

*Lockport Township Park District  
Park Board Minutes  
November 24, 2025*

Regular meeting of the Board of Commissioners of the Lockport Township Park District was held on Monday, November 24, 2025 at 7:10 p.m. at Dellwood Park Community Center, 1811 Lawrence Avenue, Lockport, IL 60441 followed by the Pledge of Allegiance.

Upon calling roll, the following Commissioners were present:

Jeff Rigoni  
Don Bauer  
Paul Nobis  
Patrick Maier

Also, present were:

Bill Riordan, Executive Director  
Nathan Krusinski, Director of Business  
Ken Tondini, Director of Park Services  
Pete Hall, Director of Facilities, Projects & Planning  
Ben Ragle, Director of Recreation  
Gina Madden, Attorney  
Lisa Bruni, Board Recording Secretary  
Jennifer Williams, Challenge Fitness Manager  
Steve Lunde, Director of Golf Course Operations  
Jeff Schenk, Chief of Police

**Consent Agenda**

Motion made by Commissioner Max Woods, second by Commissioner Don Bauer to approve consent agenda for the following:

- Minutes of October 27, 2025
- Board Workshop Minutes of October 27, 2025
- Bills & Payrolls

Roll call results were as follows:

Ayes: Jeff Rigoni, Donald Bauer, Patrick Maier, Paul Nobis, Max Woods

Nays: None

The Motion Was Duly Carried

Disbursement checks issued and recorded in the accounts payable journal for October 2025 for the following funds:

General Fund	76,832.99
Museum Fund	850.68
Police Fund	4,924.09
Recreation Fund	268,618.58
Chaney Pool Fund	4,646.93
Heritage Falls Water Park Fund	4,612.47
Challenge Fitness	76,938.58
Prairie Bluff Public Golf Club	115,879.76
Debt Service	<u>333,530.00</u>
Total	\$886,834.08

Employee payrolls for the month of October 2025 for the following funds:

General Fund	167,361.17
Museum Fund	2,044.00
Police Fund	38,526.75
Recreation Fund	261,698.89
Chaney Pool Fund	1,233.18
Heritage Falls Water Park Fund	1,233.18
Challenge Fitness	114,097.50
Prairie Bluff Public Golf Club	<u>194,500.20</u>
Total	\$780,694.87

**Treasurer's Report**

Motion made by Commissioner Paul Nobis, second by Commissioner Don Bauer to approve the Treasurer's Report as follows:

- Fiscal Treasurer's Report October 2025
- Cash & Investment Report October 2025
- PPRT Analysis
- Prairie Bluff October 2025
- Round Analysis

- Challenge Fitness October 2025
- License Agreement Payments

Roll call results were as follows:

Ayes: Jeff Rigoni, Donald Bauer, Patrick Maier, Paul Nobis, Max Woods

Nays: None

The Motion Was Duly Carried

#### Correspondence

- Thank you from the Lockport Township for participating in the presentation to Carillon Lakes residents.
- Thank you from District 91 for our donation and generous support of the District 91 5K Run/Walk.

#### Report of Officers

- A. **Attorney's Report**
  - None
- B. **Secretary's Report**
  - None
- C. **President's Report**
  - None

#### Director's Report

- **Department head meetings**  
I continue to meet with the Department Heads finalizing the budget.
- **Safety meeting**  
We continue to hold safety meetings virtually.
- **Special events**  
Attached are the special events through December 2025.
- **Haunted Hayride and Curse of the Bayou**  
With the Haunted Hayride and Curse done for the year, we are looking at renewing the agreement for next year.
- **Christmas in the Square**  
Christmas in the Square is Saturday November 29<sup>th</sup> from 1pm to 5pm with the tree lighting around 4:30. Attached is the flyer from the City.
- **Jingle Bell Jam**  
Jingle Bell Jam is Saturday December 6<sup>th</sup> at 4:30 at the PAC. Attached is the flyer.
- **Crest Hill Winterfest**  
The City of Crest Hill is having a Winterfest on Saturday December 6<sup>th</sup> from 3pm-6pm around their Administration building. We will be participating in this event.
- **Holiday event**  
The annual Holiday event is Friday December 12<sup>th</sup> at Prairie Bluff.
- **Joint Tune-up/Senior Clubs Holiday event**  
The annual Joint Tune-up/Senior Clubs Holiday event at Cog Hill is Friday December 12<sup>th</sup> at 11:30am.
- **NWCSRA Recognition Dinner Dance**  
The NWCSRA annual Recognition Dinner Dance is Wednesday December 10th at 6:00pm. Let me know if you plan on attending as they have limited space.
- **Director's annual meeting**  
I will be attending the annual Director's meeting.
- **Texaco annual advisory safety meeting**  
Commissioner Bauer and I attended the annual meeting.
- **Romeoville TIF**  
Staff will attend the annual TIF meetings in Romeoville in December.
- **Heritage Falls Water Park update**  
Pete explained that the 2" pipe replacement is still scheduled to be done this year. If it cannot be completed this year, it will be done in the spring before the pool season starts.

- **Chaney Pool**  
Pete stated that the slide and liner application was submitted to IDPH for permit. He added that the first round of comments are minor, IDPH is requesting slide drawings.
- **Dellwood Park bridges**  
Pete said that the IDNR has the permit application on the bridges and that we are currently in limbo on that part of the project. He added that the bridge manufacturer will be in town tomorrow and he will be meeting with them.
- **Lago Vista Park update**  
Pete explained that the fitness equipment is scheduled to be delivered next week. Once it is received, it will be assembled and installed. The project will then be complete.
- **Solar update**  
Pete stated that we are in discussions with ComEd for the interconnect and that the final engineering design for the DPCC roof is underway.
- **Creekside / Oak Valley Playground**  
We are working with Plainfield Park District with the design of this new park site that will be turned over to the District shortly. Pete stated that the playground equipment has been picked out and will be brought to the board for approval. He added that this will be a Spring 2026 project.
- **Sadie Ridge**  
Staff is getting proposals from the architect to design the new park site that is scheduled to be developed in the fall of 2026.
- **Other capital updates**  
The mixing pad permit for Prairie Bluff has been received and equipment will be ordered for a spring installation. The Prairie Bluff lighting contract has been signed and a deposit to order the fixtures has been provided. The equipment should be received in about two weeks and will then be installed weather permitting.
- **2026 Budget Workshop**  
The 2026 Budget Workshop took place on Nov 24<sup>th</sup> at 5:00 before the November Board meeting.
- **Community Solar**  
We are working with vendors on a Community Solar agreement for the Prairie Bluff campus. A letter of intent was given but we will need a final agreement. Bill stated that he will continue to work with vendors and bring information to the Board regarding the project.
- **IAPD Legal Symposium**  
IAPD's Legal Symposium was once again extremely informative with several staff viewing in the conference room.
- **IAPD/IPRA Conference**  
The IAPD/IPRA State Conference is January 29<sup>th</sup> – January 31<sup>st</sup>. The early bird registration deadline is early December. Please let me know if you plan to attend the conference. Attached is the schedule of events.
- **PDRMA RMI**  
PDRMA's annual Risk Management Institute was Friday November 21<sup>st</sup>. Various employees attended this annual event.
- **PDRMA Annual Risk Council meeting**  
Pete, Nathan and I attended PDRMA's Annual Risk Council meeting to review and vote on coverage changes for 2026
- **LABP Meeting**  
The next renewal is 7/1/26. Staff attended the meeting to start this process.
- **All Staff meeting**  
We will resume our All Staff meetings shortly.
- **Will County CED Summer Internship Program**  
The Park District submitted for several internship positions for next summer. The CED will then look for the best fit and send us their top candidates.

**New Business:**

**A. Adopt Ordinance 2025-3 Tax Levy Ordinance**

Attached is Ordinance #2025-3, which is the 2025 Tax Levy. At the October 27th board meeting the amount to be levied for the 2025 tax levy was determined. The amount needed for the Corporate and Special Purpose Funds is \$8,487,679. The amount needed for the bond and interest, SRA and PA 102 is \$2,122,000. The total estimated taxes to be levied for 2025 are \$10,609,679. Since the amount of the Corporate and Special Purpose Funds is less than 105% of the 2024 Tax Levy; a Public Hearing is not required. The Park District has met all requirements to adopt the 2025 Tax Levy. The Tax Levy will need to be approved and filed with the County by the last Tuesday of December.

Staff recommends adopting Ordinance #2025-3 Tax Levy Ordinance as presented.

Motion made by Commissioner Max Woods, second by Commissioner Paul Nobis to approve Ordinance 2025-3 Tax Levy Ordinance as presented.

A short discussion ensued with regards to the assessment value and impact to individual homeowners.

Roll call results were as follows:

Ayes: Jeff Rigoni, Donald Bauer, Paul Nobis, Patrick Maier, Max Woods

Nays: None

The Motion Was Duly Carried

**B. Approve Purchase of Field Paint Machine**

For the past several years we have used an autonomous field painting machine to paint lines on the ball fields and parking for special events. This has saved staff time in field / parking lot layout as well as the actual painting of the fields / parking lots. What would take 3 staff members before has been reduced to 1 staff member. In addition, this staff member can handle other tasks while the machine is painting the lines. We currently lease a field painter on a year-to-year basis in the amount of \$12,000 per year (note this amount includes subscriptions, technical support and paint allowance). Staff tested a competitor's machine over the summer. This machine is smaller and easier to use. We are using the machine more in Dellwood Park by painting lines for both soccer and for parking for special events. Having a smaller machine allows one person to move the equipment easier than our current autonomous field painter.

Attached is a proposal from Tiny Mobile Robots. The proposal has options to purchase or lease the equipment. Tiny Mobile Robots will combine NRPA conference discounts and competitor discounts until December 2, 2025. If we purchase the equipment there will be annual subscription pricing we would still have to pay. Currently this is \$1,990 per year. This fee is for the use of the software, updates to the software and cellular connectivity fees. If we lease the equipment, these fees are included. Staff recommends purchasing this equipment outright and paying the annual subscription fee. The first year of the subscription fee as well as the installation, configuration and training is included in this proposal. We have the ability to lock in multi-year subscription fees at a discounted rate for future years. The installation, configuration and training fee are a 1-time fee.

The plan was to purchase in 2026 budget. There is room in the 2025 budget to purchase this year. With the additional discounts staff recommends purchasing the autonomous field-painting machine in 2025 before the discounts expire.

Staff recommends approving the proposal from Tiny Mobile Robots for the TLM Pro X field painter in the amount of \$26,640.00.

Motion made by Commissioner Patrick Maier, second by Commissioner Paul Nobis to approve the proposal from Tiny Mobile Robots for the TLM Pro X field painter in the amount of \$26,640.00.

A short discussion ensued with regards to the annual contract and purchasing of paint.

Roll call results were as follows:

Ayes: Jeff Rigoni, Donald Bauer, Paul Nobis, Patrick Maier, Max Woods

Nays: None

The Motion Was Duly Carried

**C. Accept the Low Responsible Bid and Approve Contract for Chaney Pool Slide Renovation Project**

As discussed at the Capital Workshop we are planning to add a second slide at Chaney Pool and to install a liner for the main pool and the slide plunge pool. We received \$375,000 in Legislative grants to help fund both of these projects. In the 2026 budget there is \$100,000 in the proposed 2026 Budget for costs above the grant funding for both projects. An alternate was included in this bid to upgrade the chemical controller for the pools and provide separate chemical feeds to the slide plunge pool. This will help with balancing water quality with the load from the additional slide. We are currently in the permit application phase with Illinois Department of Public Health. The plan is to start this project in the fall of 2026. The slide is an extremely long lead item (7-8 months).

Attached is the bid notice for these projects. There were 5 bidders that took out bids with 3 contractors turning in bids by the deadline for the slide portion of this project and 3 bidders that took out bids with 2 contractors turning in bids by the deadline for the liner portion of this project. White Water was the low bidder for the slide portion of the project. As Pete was going through their bid paperwork they do not meet the scope of the project in several areas. Staff consulted with Attorney Madden and it is the

opinion of Attorney Madden to reject their bid as a "non-conforming bid". White Water's bid that was turned in does not comply with Illinois Law. Stuckey Construction is the lowest qualified bidder. Pete has worked with Stuckey Construction in the past without any major issues. Renosys Corporation was the low bidder for the liner portion of the project. Pete has not worked with Renosys Corporation in the past, but they do many Park District pools. Pete talked with Renosys Corporation to go through the bid and is comfortable with their bid.

Staff feels it is best not to accept the alternate bid for the slide package at this time. The cost of the alternate is more than staff was hoping. The chemical controller can be purchased directly and installed by staff. Having the time to install the chemical controller while taking away from other projects was the reason staff bid the chemical controller as an alternate. Staff will reevaluate to find the best solution for the installation of the chemical controller.

There will be 1 motion for each portion of the project.

**Motion #1:**

Staff recommends accepting the low responsible bid and approving the contract with Stuckey Construction for the Chaney Pool slide renovation project in the amount of \$247,247.00.

**Motion #2:**

Staff recommends accepting the low responsible bid and approving the contract with Renosys Corporation for the Chaney Pool liner installation renovation project in the amount of \$115,659.00.

Motion made by Commissioner Paul Nobis, second by Commissioner Patrick Maier to accept the low responsible bid and approving the contract with Stuckey Construction for the Chaney Pool slide renovation project in the amount of \$247,247.00.

Roll call results were as follows:

Ayes: Jeff Rigoni, Donald Bauer, Paul Nobis, Patrick Maier, Max Woods

Nays: None

The Motion Was Duly Carried

**D. Accept Low Responsible Bid and Approve Contract for Chaney Pool Liner Renovation Project**

Staff recommends accepting the low responsible bid and approving the contract with Renosys Corporation for the Chaney Pool liner installation renovation project in the amount of \$115,659.00.

Motion made by Commissioner Paul Nobis, second by Commissioner Patrick Maier to accept the low responsible bid and approving the contract with Renosys Corporation for the Chaney Pool liner installation renovation project in the amount of \$115,659.00.

Roll call results were as follows:

Ayes: Jeff Rigoni, Donald Bauer, Paul Nobis, Patrick Maier, Max Woods

Nays: None

The Motion Was Duly Carried

**E. Approve 2027 International Trip**

The Board requested staff to seek approval before offering international trips. The recent international trips have been very successful. Staff is requesting approval for the Exploring Scotland & Ireland with Collette in 2027.

Through surveys, this trip has been recommended by our patrons. Attached is the information on the Exploring Scotland and Ireland trip. This is a 13-day trip from April 11, 2027 to April 23, 2027. Attached is a summary from Katie as well as the brochure for the trip including the prices and tour highlights. This trip is through Collette Travel.

If approved by the Board, staff will set up an informational public meeting to present this trip and give our patrons the opportunity to ask questions.

Staff recommends approving the Exploring Scotland & Ireland with Collette trip in 2027 as presented.

Motion made by Commissioner Max Woods, second by Commissioner Paul Nobis to approve the Exploring Scotland & Ireland with Collette trip in 2027 as presented.

Roll call results were as follows:

Ayes: Jeff Rigoni, Donald Bauer, Paul Nobis, Patrick Maier, Max Woods

Nays: None

The Motion Was Duly Carried

**F. Review Farm License**

Attached is the farm license agreement for the southern parcel at Hassert Park with Jim Filotto. Jim has farmed this land for many years with Will County Forest Preserve and the Park District. I do not see this parcel being developed during the next 3 years. Attorney Madden prepared this license agreement that was approved in 2022. The current agreement expired on October 31, 2025. Typically farm licenses end after the harvest season. This agreement is the same as the previous agreement with the new dates. Typically, the Board reviews agreements over 2 months.

Staff recommends reviewing the Farm License Agreement with Jim Filotto and approve at the December Board meeting.

A discussion ensued with regards to the agreement and Bill stated that if there were any further questions to please reach out to him prior to the next meeting.

**G. Review Disc Golf License Agreement**

Attached is the draft of the disc golf license agreement. This license agreement is for 5 years. There is an increase of \$500 per month from the previous agreement. This increase is based on installing a patio attached to the disc golf shop. There is \$40,000 in the 2026 proposed budget for installation of the patio. The changes are highlighted in yellow (new monthly amount and dates). The current agreement expires in January 2026.

Staff will be present to answer any questions for this agreement at the November Board meeting. The plan is to review the agreement at the November Board meeting and approve the license agreement at the December Board meeting

A discussion ensued with regards to the agreement and the patio project. Bill will review with with Sean and discuss with the Board at the December Board meeting. Bill added that the approval could be pushed to the January meeting if needed.

**H. Review Haunted Hayride/Curse of the Bayou License Agreement**

Attached is the draft of the Hayride of Horror / Curse of the Bayou license agreement. This license agreement is for 1 year. There is an increase of \$2,765 for this agreement compared to last year's agreement. There is an increase of \$765 for the increase in cost for insurance and \$2,000 for the build out class expenses. Last year the \$2,000 for the build out class expenses were paid directly by the Park District. For this agreement Living Dead Girl will be responsible for these expenses. In total it is just an increase of \$765 from last year's agreement. There is some wording that staff is requesting in this agreement. Those changes are highlighted in yellow.

Staff will be present to answer any questions for this agreement at the November Board meeting. The plan is to review the agreement at the November Board meeting and approve the license agreement at the December Board meeting. The first payment will be sent out on January 2, 2026

A discussion ensued with regards to the agreement and the success of the event and changes that may take place in the future.

**Executive Session**

Motion made by Commissioner Patrick Maier, seconded by Commissioner Paul Nobis motioned to go into Closed Session pursuant to – 5 ILCS 120/2 (c) (1), Discuss the appointment, compensation, discipline, performance or dismissal of specific employees of the Park District and pursuant to – 5 ILCS 120/2 (c) (11), Pending, probable or imminent litigation.

Excutive Session started at 8:09 p.m.

Commissioners Present: Max Woods, Paul Nobis, Jeff Rigoni, Don Bauer, Patrick Maier

Others Present: Bill Riordan, Pcte Hall and Attorney Madden

At 8:31 p.m. Motion made by Commissioner Max Woods, seconded by Commissioner Paul Nobis motioned to come out of Closed Session.

All Commissioners present Voted "AYE"

At 8:31 p.m. Motion made by Commissioner Paul Nobis, seconded by Commissioner Max Woods motioned to go back into Regular Session.

All Commissioners present Voted "AYE"

There being no further business to come before the Board, a motion made by Commissioner Paul Nobis, second by Commissioner Max Woods to adjourn at 8:32 p.m.

All Commissioners Present Voted "AYE".

The Motion Was Duly Carried.

  
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Jeff Rigoni, President

  
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Max Woods, Secretary