

**PROCEEDINGS OF THE BOARD OF PARK COMMISSIONERS
JUNE 25, 2007**

AGENDA

ROLL CALL

The Board of Park Commissioners met for their mid-month meeting on Monday, June 25, 2007, at 12 noon in the Park District Board meeting room. Present were Commissioners Bollman, Hutchison, Panzer and Jeske. Commissioner LaDouceur was absent.

FOR DISCUSSION

CONSIDERATION OF BELMONT TRAILHEAD LEASE

John Staley presented the latest draft of the lease to the Commissioners. The Park District will take care of the facility as far as repair and maintenance up to \$200.00. The Commissioners want that stipulation put into the lease.

A motion was made by Commissioner Hutchison to accept the lease with the addition of cost of maintenance and repair at \$200.00. Seconded by Commissioner Panzer; motion carried.

DEVELOPER PROPOSAL

Craig Tweten, Community Contractors, Mike Kuntz of ICON Architects, and Kevin Ritterman of Dakota Commercial addressed the Commissioners with their idea of a developer proposal for the proposed wellness center.

They propose the development of the wellness center through a non-traditional method that is catching hold with contractors: A Development Proposal.

This method gets all parties involved in developing the facility from financing, fundraising, the contractors, to ownership. Craig stated there are lots of ways and ideas to put this thing together and save dollars. The bottom line to this type of development is to save dollars on the project.

Mike Kuntz stated this type of project is a true partnership. All parties sit at a table to design. He also stated it would do well to go with a geo-thermal type of heat system. In the long run it is a much more efficient and economic system.

This type of project also would get someone with wellness involved in the planning to use ideas, but no one party takes control of the project.

In the proposed wellness facility, of 10,000 to 20,000 square feet, Craig projects from the day the contract is awarded to finished product could be 15 months.

The land could be owned or leased. When the Park District is ready to move forward with this, they need to call for a Development Proposal and then start fundraising.

Commissioner Hutchison stated this project has been “on the burner” for over two years and the Park District is no closer to getting it done than we were two years ago.

Commissioner Bollman stated this facility has to be self-funding.

Craig stated the facility could be a build and lease facility. A Community Family Wellness Center is what is needed here.

The next step is to get together and have some chats about the possibility. When IBIS submits their information, that would be the time to meet.

The discussion ended on that note.

Commissioner Hutchison related to the Board he has had conversations with a couple of council people regarding their proposals for opening & maintaining Riverside Pool.

ADJOURNMENT

A motion was made by Commissioner Jeske to adjourn. Seconded by Commissioner Panzer; motion carried.

John Staley, Clerk

Jim Bollman, President