

# WASHINGTON STATE PUBLIC STADIUM AUTHORITY

November 16, 2023

## BOARD MEETING

Lumen Field  
Public Stadium Authority  
800 Occidental Ave. S.  
Seattle, WA 98134

## MINUTES

### I. Call to Order

Board Chair Fred Mendoza called the meeting to order at 10:37 a.m. Other Board members present were: Vice Chair Joel Ing, Jud Marquardt, Cindy Zehnder, Jay Roberts and Sheri Brockway. Randy Loomans joined via telephone. Staff members in attendance were Executive Director John Marchione and Business Manager Jodi Todd

### II. Approval of Minutes

#### Minutes

Minutes of the September 28, 2023 regular Board meeting.

Motion by Vice Chair Ing, second by Member Brockway to approve the minutes of the September 28, 2023 regular Board meeting.

Motion carried unanimously 7-0.

### III. Public Participation

There was no public participation.

### IV. Administrative Briefings

1. Community Presentation – SODO  
Lauren Lundberg, SODO BIA Deputy Director, provided a presentation to the Board on the SODO Business Improvement Area. The BIA provides a mechanism for property owners and business to collectively obtain the improvements they want to see in their district. The SODO BIA was created under the auspices of the City of Seattle in 2014.

2. Annual Maintenance Report/Facility Audit Report  
Ethan Bernau, PSA Consultant, updated the Board on the Annual Maintenance Report submitted by First & Goal Inc. Labor hours were 9% higher than planned and contract costs were 6% higher than planned due to inflation. FGI is upgrading to a new Maintenance Management System, which will improve reliability, efficiency and functionality.  
  
Mr. Bernau also reviewed his facility audit with the Board. This year he focused on the stadium's exterior façade, surrounding sidewalks, plazas and north parking lot. He stated that Lumen Field and Event Center facility continues to be maintained in a "first class condition" by First & Goal Inc.
3. Major Maintenance and Modernization Update  
Kathy Brown, FGI Director of Facilities, provided the Board with an update on FGI's Major Maintenance and Modernization Plan. She also reviewed projects FGI would like to begin in the next few years.
4. General Manager's Report  
Kameron Durham, updated the Board on past events held at the facility, and upcoming events/games at Lumen Field.

## **V. Chair and Director's Reports**

- A. Chair's Report  
There was no report given.
- B. Director's Report  
John Marchione reported the following:
  - The PSA hired Clark Nuber PS, to provide pre-audit review of the PSA financial statements.
  - The PSA, PFD, Pioneer Square and other local groups have started to meet with SDOT to discuss Occidental Avenue repairs before World Cup 2026.
  - The Sound Transit West Seattle to Ballard track has been split it into two routes and the draft EIS has been postponed until fall 2024.
  - The stadium bowl LED light upgrade was completed in November and FGI will begin sound upgrades in the stadium bowl in January 2024.

## **VI. Unfinished Business**

There were no items for review under this section.

## **VII. New Business**

- A. Voucher Approval of Expenses  
Payroll for the periods ended August 15, August 31, September 15, and September 30, 2023 in a total amount of \$57,157.59.

Motion by Member Ing, second by Member Marquardt to approve payroll for the periods ended August 15, August 31, September 15, and September 30, 2023 in a total amount of \$57,157.59.

Motion carried 7-0.

B. Naming Rights Reimbursement

There were no items for review under this section.

C. Resolutions

1. **Resolution No. 349**

*A Resolution of the Board of the Washington State Public Stadium Ratifying the Execution of a Contract with Orlando Cano Consultants, LLC, to Represent the Authority's Interests in Olympia, and Authorizing the Executive Director to Take Related Administrative Actions.*

Motion by Vice Chair Ing, second by Member Zehnder to approve Resolution No. 349.

Motion carried 7-0.

### VIII. Executive Session

With no further business to come before the Board, Chair Mendoza announced that there would be a ten minute recess followed by an Executive Session of the Board to discuss the performance of an employee (RCW 42.30.110(1)(g) and (RCW 42.30.110 (1)(c) The meeting was expected to 45 minutes. The Board will come out of Executive Session and may or may not take action.


The meeting recessed to Executive Session at 12:15 p.m.

The Executive Session began at 12:25 p.m. and ended at 1:09 p.m.

### IX. Adjournment

The regular meeting of the Public Stadium Authority Board adjourned at 1:10 p.m.

Approved this 25<sup>th</sup> day of January 2024.

  
Frederick Mendoza, Chair

  
Jodi Todd, Clerk of the Board