

WASHINGTON STATE PUBLIC STADIUM AUTHORITY

March 27, 2025

BOARD MEETING

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

MINUTES

I. Call to Order

Chair Mendoza called the meeting to order at 10:31 a.m. Other Board members present were: Vice Chair Joel Ing, Randy Loomans, Jud Marquardt, Jay Roberts, and Sheri Brockway. Cindy Zehnder was excused. Staff members in attendance included Executive Director John Marchione, Director of Operations Jodi Todd and PSA Consultant Ethan Bernau.

II. Approval of Minutes

Minutes

Minutes of the January 23, 2025 regular Board meeting.

Motion by Member Marquardt second by Member Roberts to approve the minutes of the January 23, 2025 regular Board meeting.

Motion carried 6-0.

III. Public Participation

Mr. Greg Stewart of Orbiter, Inc., addressed the board about Zebra Technologies that the NFL uses during football games.

IV. Administrative Briefings

1. Major Maintenance and Modernization Plan Update
Kathy Brown, FGI Director of Facilities, updated the Board on the major maintenance and modernization projects underway at Lumen Field. She highlighted the HVAC replacement, interior and exterior painting, structural coatings and elevator upgrades. Ms. Brown also reviewed the FIFA World Cup 26 projects under construction.
2. 2025-2029 Maintenance and Modernization Update
Ethan Bernau, PSA Project Manager, reviewed the 2025-2029 Maintenance and Modernization report submitted by First & Goal Inc.

He stated that the plan prioritizes major maintenance, including:

- HVAC replacement
- Exterior coatings and waterproofing
- Information technology network upgrades
- Security and access control upgrades
- Plumbing, fire protecting and electrical systems.

The plan proposes approximately \$41 million of projects in FY2025, of which \$30m are major maintenance. The planned capital investment totals approximately \$154 million over five years.

3. World Cup Update

David Young, COO First & Goal Inc., provided a World Cup update to the Board. He stated that they are still working on funding with the Legislature and stadium staff have started FIFA projects funded by the 2024 legislative grant.

4. General Manager's Report

Mr. Hensley provided a summary of events at the stadium. FGI staff continues to work with the FIFA, SeattleFWC26, and PSA staff on World Cup 2026 projects.

V. Chair and Director's Reports

A. Chair's Report

There was no report given.

B. Director's Report

Mr. Marchione stated that staff continues to work with FGI and SeattleFWC26 staff on World Cup 2026 activities. He stated that staff is following the capital and transportation budget releases and HB1576 regarding historical landmarks. He also stated that the stadium district housing initiative is before the Seattle City Council and staff will continue to monitor the process.

VI. Unfinished Business

There were no items for review under this section.

VII. New Business

A. Voucher Approval of Expenses

Vouchers included in blanket Vouchers #745-748 and payroll for the periods ended December 15, 2024, December 31, 2024, January 15, 2025, January 31, 2025 in a total amount of \$149,859.55.

Motion by Vice Chair Ing, second by Member Brockway to approve Vouchers #745-748 and payroll for the periods ended December 15, 2024, December 31, 2024, January 15, 2025, and January 31, 2025 in a total amount of \$149,859.55.

Motion carried 6-0.

B. Capital Projects Reimbursement

Reimbursement of Capital Projects costs to First & Goal Inc. from Admissions and Parking Taxes and Naming Rights Revenue Funds for the repair, reequipping and capital improvements of such stadium and exhibition center facilities, as required under applicable State law, in a total amount not to exceed \$15,205,195 pursuant to the Master Lease Agreement.

Motion by Vice Chair Ing, second by Member Marquardt to approve the capital projects reimbursement not to exceed \$15,205,195 pursuant to the Master Lease Agreement.

Motion carried 6-0

C. Resolutions

1. **Resolution No. 362**

A Resolution of the Board of the Washington State Public Stadium Authority. Approving the 2025-2029 Major Maintenance and Modernization Plan for Lumen Field and Event Center.

Motion by Vice Chair Ing, second by Member Marquardt to approve proposed Resolution No. 362.

Motion carried 6-0

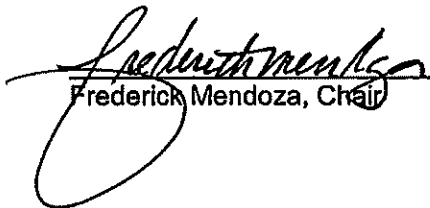
D. Executive Session

There was no Executive Session.

VIII. Adjournment

The regular meeting adjourned at 11:50 a.m.

Approved this 26th day of June 2025.


Frederick Mendoza, Chair


Jodi Todd, Clerk of the Board