

**LOUISIANA STADIUM AND EXPOSITION DISTRICT**  
**BOARD OF COMMISSIONERS MINUTES**  
**FROM THE MEETING OF DECEMBER 19, 2019**

**PRESENT:** Commissioners Kyle M. France, Henry N. Baptiste, Hilary H. Landry, Renee A. Lapeyrolerie, Gregory A. Morrison, Casey J. Robin, and Wells T. Watson

**ABSENT:** None.

**I. ROLL CALL and WELCOME**

Chairman Kyle France welcomed everyone to the December 19, 2019 meeting, calling it to order at approximately 1:14 p.m., and Commissioner Morrison led everyone in attendance in the Pledge of Allegiance. Present were: Commissioners Kyle M. France, Henry N. Baptiste, Hilary H. Landry, Renee A. Lapeyrolerie, Gregory A. Morrison, Casey J. Robin, and Wells T. Watson. Absent: None. There was a full quorum.

**II. APPROVAL OF MINUTES OF DECEMBER 19, 2019 MEETING**

Chairman France asked for a motion for approval of the Minutes of the November 14, 2019 Board Meeting. Commissioner Landry moved for approval of same, seconded by Commissioner Watson. All were in favor, and the Minutes of the November 14, 2019 Board meeting were adopted.

**III. SMG REPORT**

Doug Thornton begins the SMG report, commenting that financials are still good, but just slightly behind on the hotel tax from 2018 of about \$66,000. From the recent New Orleans & Company annual meeting, it appears that 2020 will be bleak in terms of citywide convention business.

Mr. Thornton reminds everyone that the Superdome is scheduled to close for renovations following the College or NFC Championship; the net impact for this closure is estimated at \$3.0 million, which is already forecast in the operating budget.

Meetings have been ongoing with respect to the Sugar Bowl and College Football Championship games. Discussion concerning ticket access for college football playoffs, the conferences involved, bids and requirements to be met, negotiations for tickets and suites, technology, and staging areas for networks.

With respect to the Westwego Sports Complex, Mr. Thornton believes a meeting with the new Jefferson Parish administration will be necessary to determine its operation and management strategy and then focus on advance of the design aspects.

Other items to be resolved are the long-term use of the baseball stadium for the Shrine on Airline, the LaSalle Street issue with the City of New Orleans, and a close-out of the Superdome roof litigation. The construction project for the Dome will begin in Spring.

[This ends the General Matters report.]

Chairman France takes a moment to recognize Lenny Martinsen, who was awarded Employer of the Year for the 2019 Governor's Outstanding Leadership in Disabilities Award.

Evan Holmes presents the Services Report, beginning with the Dome renovations and Trahan Architects delivery of its 100% construction documents for Phase I, the non-commissary work, which includes the stairwells, ramp removal, and some freight elevators. Advancement has been made in construction documents for the Commissary. We're beyond 50% CDs, 100% to be around the New Year or right after, and are now entering the true preconstruction phase to allow contractor entry and work to begin. Preliminary work includes testing, clearing rooms, etc., with multiple phases beyond that. Discussions continue with the architect and contractor to advance into the next design phases beyond Phase I. Mr. Holmes refers to an agenda item which would authorize and approve negotiation of an agreement with the contractor, Broadmoor, LLC, to provide comprehensive preconstruction and construction services for Phase II through V for the 2019 Superdome Capital Improvements Project.

Informative meetings were conducted with operational users and the Saints organization as to ticketing and food service. Discussions will continue with the contractor to refine project concepts. Phase I, I-A, and I-B is \$100 million, with \$80 million being hard costs, the project being \$300 million on a much larger scope.

Mr. Holmes notes that Nola Gold Rugby has gone public with its intent to use the Shrine on Airline for a series of rugby games. There is an item on the agenda today to memorialize the deal, which will allow Nola Gold's use and host the events. The market study Mr. Thornton mentioned earlier will assist in determining this facility's long-term use. We will then have the ability to recalibrate capital improvements for user groups. With SMG to manage the facility, it is working with its operational team to assure that all ushers and radios are there, all equipment needed to facilitate events.

Turning to the Capital Project Report, Mr. Holmes refers to three agenda items relating to the Alario Center's waterproofing project by Pelican Waterproofing for a change order credit, and substantial completion certificate. There is also a recommendation for awarding of a contract to Rycars Construction for the TPC Clubhouse roof replacement project.

[This concludes the Services Report and Capital Project Report.]

Mike Shelling presents Alan Freeman's Facility Operations Report, beginning with review of events following the November Board meeting, which include the Urban League School Expo, Saints/Carolina Panther game, Battle of the Bands, Bayou Classic, Saints/San Francisco game, and the Louisiana High School Athletic Association Football Championships.

Brief discussion concerning number of games and participants. Review continues on past events and attendance at Smoothie King Center for Pelicans games, Cher in concert, and the Trans-Siberian Orchestra performance. Champions Square hosted all pre-game events for the Bayou Classic and Saints.

Venues are operating at or above budget.

Upcoming events will include the R+L Carriers New Orleans Bowl, the Allstate Sugar Bowl, CFP Championship Game, and at least one Saints playoff game. SKC will host six Pelicans games at home, then there will be Comedy Laugh Fest. Other performances include the B-52s, with Berlin, will perform at Champions Square, Tool, Alan Jackson, Keith Sweat & Friends, the Sunbelt Conference Men's and Women's Basketball, Jojo Siwa in concert, Elton John, Lauren Daigle, Practical Jokers, Doobie Brothers, and with Michael McDonald.

Mr. Schilling reiterates that planning for the CFP continues, ESPN will set up in Lot 4, and stadium moving plans are fluid, subject to a playoff game.

[This concludes the Facility Operations Report.]

#### **IV. FINANCE REPORT**

David Weidler presents the Finance Report, noting it is his belief that excess funds will be lower than the previous year, perhaps \$4.0/4.5 million. The yearly audit is complete, with the final audit report being released within the next week or two. He refers to an agenda item for \$176,000 in additional capital needs for operation. Mr. Weidler confirms that ownership of the Alario Center is the LSED, which is captured in the audit report to be released. The original capital investment is \$13 million.

[This ends the Finance Report.]

No report was presented by Jennifer Cooke (Director of Sales & Marketing).

#### **V. CONSTRUCTION REPORT**

No report was presented.

#### **VI. LEGAL REPORT**

Shawn M. Bridgewater introduced the LSED Legal Report and presented the following seven (7) Resolutions, which were approved by the Board of Commissioners as noted below:

On motion of Commissioner Lapeyrolerie, seconded by Commissioner Morrison, the LSED authorized and approved an appropriation from the LSED Capital Reserve Account in the amount of \$176,880.12 to purchase equipment and make repairs/renovations necessary to maintain and operate the Mercedes Benz Superdome, the Smoothie King Center, and Champions

Square for the 2019-2020 fiscal year. SMG has received competitive proposals for the equipment and the repairs/renovations related thereto. The funding source is the LSED Capital Reserve Account, and sufficient funds exist to support this Resolution. Approval of the Resolution was recommended.

Voting in favor were Commissioners France, Baptiste, Landry, Lapeyrolerie, Morrison, Robin, and Watson. Voting against: None. Abstaining: None. Absent: None. Motion **19-81** passed.

On motion of Commissioner Landry, seconded by Commissioner Watson, the LSED authorized and approved the negotiation and execution of an agreement with Broadmoor, LLC to provide comprehensive pre-construction and construction services with respect to Phases 2 – 5 of the 2019 Superdome Capital Improvements Project. Pursuant to the Resolution, Chairman Kyle M. France was authorized to execute an agreement with Broadmoor to perform the Master Plan Phases 2 – 5 pre-construction services on terms and conditions acceptable to the LSED Project Representative and LSED Legal Counsel for a not to exceed sum of \$550,000. This Resolution had the Staff Analysis Support and Recommendation of SMG and the LSED Project Representative. The source of funding for the pre-construction services to be performed by Broadmoor is the Project Budget, and sufficient funds exist to support this Resolution. Approval of the Resolution was recommended.

Voting in favor were Commissioners France, Baptiste, Landry, Lapeyrolerie, Morrison, Robin, and Watson. Voting against: None. Abstaining: None. Absent: None. Motion **19-82** passed.

On motion of Commissioner Robin, seconded by Commissioner Watson, the LSED ratified the Non-Exclusive Facility Use Agreement executed on December 9, 2019 by and between the LSED and NOLA Gold for the use by Nola Gold of the stadium located on Airline Drive for its upcoming rugby season. Approval of the Resolution was recommended.

Voting in favor were Commissioners France, Baptiste, Landry, Lapeyrolerie, Morrison, Robin, and Watson. Voting against: None. Abstaining: None. Absent: None. Motion **19-83** passed.

On motion of Commissioner Morrison, seconded by Commissioner Landry, the LSED authorized and approved the negotiation and execution of a Cooperative Endeavor Agreement between the LSED and the Sugar Bowl organization for use of the locker room facilities located at the Shrine on Airline by the Baylor University Football Team. Approval of the Resolution was recommended.

Voting in favor were Commissioners France, Baptiste, Landry, Lapeyrolerie, Morrison, Robin, and Watson. Voting against: None. Abstaining: None. Absent: None. Motion **19-84** passed.

On motion of Commissioner Lapeyrolerie, seconded by Commissioner Robin, the LSED authorized and approved Change Order No. 001 to the Contract between the LSED and Pelican Restoration & Waterproofing with respect to the Alario Center 2019 Exterior Façade Waterproofing Project. Change Order No. 001 reflects a credit of \$234.00 to the Project Contract amount to account for the deletion of gutter and downspout painting from the scope of work for the Project. This Resolution had the Staff Analysis Support and Recommendation of The Tobler Company, SMG, and NANO, LLC and was approved by the LSED Construction Committee. Approval of the Resolution was recommended.

Voting in favor were Commissioners France, Baptiste, Landry, Lapeyrolerie, Morrison, Robin, and Watson. Voting against: None. Abstaining: None. Absent: None. Motion **19-85** passed.

On motion of Commissioner Baptiste, seconded by Commissioner Watson, the LSED authorized and approved execution of a Certificate of Substantial Completion with respect to the Contract between the LSED and Pelican Restoration & Waterproofing for the Alario Center 2019 Exterior Façade Waterproofing Project. The Certificate provided that the work performed under the Project Contract was sufficiently complete in accordance with the Contract Documents to allow the owner to utilize the work for its intended purpose. This Resolution had the Staff Analysis Support and Recommendation of The Tobler Company, SMG, and NANO LLC and was approved by the LSED Construction Committee. Approval of the Resolution was recommended.

Voting in favor were Commissioners France, Baptiste, Landry, Lapeyrolerie, Morrison, Robin, and Watson. Voting against: None. Abstaining: None. Absent: None. Motion **19-86** passed.

On motion of Commissioner Robin, seconded by Commissioner Morrison, the LSED authorized and approved the selection of Rycars Construction LLC as the lowest responsive bidder with respect to the 2019 TPC Clubhouse Roof Replacement Project. On or about December 6, 2019, three bids were received for the Project and following a review of the bids, it was determined that the bid submitted by Rycars Construction, LLC in the amount of \$150,000 was the lowest responsive bid for the Project. Pursuant to the Resolution the LSED was authorized to negotiate and execute a contract with Rycars Construction, LLC. This Resolution had the Staff Analysis Support and Recommendation of The Tobler Company and SMG and was approved by the LSED Construction Committee. The source of funds for the Project was TPC Capital Outlay, and sufficient funds existed to support the Resolution. Approval of the Resolution was recommended.

Voting in favor were Commissioners France, Baptiste, Landry, Lapeyrolerie, Morrison, Robin, and Watson. Voting against: None. Abstaining: None. Absent: None. Motion **19-87** passed.

[This concludes the Legal Report.]

**VII. BOARD REPORTS**

None.

**VIII. OTHER BUSINESS**

None.

**IX. ADJOURNMENT**

On motion by Commissioner Morrison, seconded by Commissioner Watson, the LSED December 19, 2019 monthly meeting adjourned at 1:53 p.m.