

LOUISIANA STADIUM AND EXPOSITION DISTRICT

**BOARD OF COMMISSIONERS MINUTES
FROM THE MEETING OF AUGUST 24, 2023**

PRESENT: Chairman Kyle M. France, John A. Alario, Jr., Henry N. Baptiste, Hilary H. Landry and Casey J. Robin

ABSENT: Commissioners Glen D. Smith and Wells T. Watson

ROLL CALL and WELCOME

Chairman Kyle M. France called the August 24, 2023, meeting to order at approximately 1:11 p.m.

I. APPROVAL OF MINUTES OF JULY 27, 2023 MEETING

Chairman France asked for a motion for approval of the Minutes for the July 27th, 2023 LSED Board of Commissioners Meeting. Commissioner Landry moved for approval of same, seconded by Commissioner Smith. All were in favor, and the Minutes of the July 27th, 2023 Board meeting were adopted.

II. ASM REPORT

Mr. Thornton began his report by discussing the challenges of preparing the Superdome for the football season after the completion of Phase 3 of the Master Plan Project. There was a time crunch that created a scramble to get things ready, but through all of that, the patron reviews were positive and affirming. The concourse flow was noticeably more efficient. There is a stark difference between the West and East sides of the Dome with one side being fully renovated and the other being prepped for construction. Overall, despite a few glitches concerning some equipment, things went pretty well.

Financially, the LSED began the new fiscal year in July. With the past few months in review, specifically hotel tax collections fluctuated between the months of May and June but numbers are on track with what was forecasted and will be more clear when numbers from July are available.

[This concludes Mr. Thornton's Report]

III. OPERATIONS REPORT

Mr. Holmes began his report by his report by thanking the ASM staff and highlighting the employee appreciation event from the previous weekend. The employees are the ones who make everything happen and it is very important to show them appreciation for all of their hard work. Everyone had a lot of fun at this event and were able to let their hair down for bit.

The Saints have one final preseason game against the Texans before things heat up further with the regular season and the next day will be the setup for the Garth Brooks show on the follow Saturday, September 2nd. The Garth Brooks show leads in terms of the most tickets ever sold in the building, especially because of the round-stage configuration which allows for more ticket sales. Garth Brooks is looking at a potential 65,000 tickets available to sell in contrast to Beyonce and Taylor swift who will have 52,000 tickets for sale due to their stage configurations. These are all big shows that we are excited to have in our market; They will help to show the capacity and

potential of our venue for future large market shows. In addition to these larger ticket shows, the 50th Anniversary of the Bayou Classic is this year and there are a number of ancillary events surrounding that, including the Battle of the Bands and a Maxwell concert at the Smoothie King Center.

Mr. Holmes introduced a new ASM team member, Daniel Burke who will be the new Director of Business Operations and work closely with Corey and Finn in business intelligence as well as other initiatives. We will also have another booker coming in the next month to keep the momentum that Gus built while he was here. This person has deep relationships within the industry and the experience to pick up where Gus left off.

In other news regarding the Shrine on Airline, there will be a whole year's worth of Friday Night Football lead by John Curtis actively promoting the Catholic league. This will help the facility to stay active and bring the community together throughout the week. It also provides different schools without home facilities a venue to use throughout the year.

Kathleen Turner updated the Board regarding the DBE spending, which is at 29 percent, which surpasses the previous goal set. ASM has completed a Supplier Diversity Program and New Orleans has been selected to be an evaluator in the Business Incubator program they've created. The focus is to ensure diverse supply inclusion and to enhance the global strategic sourcing and procurement process. Also, the YouthForce NOLA internship is now complete and was so successful that they are interested in incorporating the program for not only the summer but also in the fall.

[This concludes Mr. Holmes' report]

IV. FINANCE REPORT

Mr. Weidler began his report by referring to the 2022-2023 Fiscal year LSED statements that were disbursed to the Commissioners for review. The compilation of the reports are being prepared by LaPorte accountants and will be available once the audit is complete.

[This concludes Mr. Wielder's report]

V. CONSTRUCTION REPORT

Ms. Long began her report by giving an update regarding the Westwego Sport Complex, a.k.a. the John Alario, Jr. Sports Complex Construction Project. The contractor Ratcliff is mobilized on the site and are in process of laying out site utilities, driving timber piles and installation of sanitary and sewer infrastructure. The only issue is the timeline for Entergy to install the permanent transformer and they're working with different sources to reduce the timeline to less than a year. Ratcliff sends over a weekly progress report for your review and it is included with your meeting packet.

The LED ribbon board installation is in progress at the Smoothie King Center- all of the ribbon boards on the 200 and 300 level have been ordered and delivery will be sometime this fall. However, the ribbon boards will not be replaced until after the Pelicans Season in the spring.

Two bids have been received for the Lot 4 storage renovation project and they are currently under review.

[This concludes Ms. Long's report]

VI. LEGAL REPORT

Shawn M. Bridgewater begins her LSED Legal Report, presenting the following Resolutions, which were approved by the Board of Commissioners as noted below:

On motion of Commissioner Robin, seconded by Commissioner Alario, the Louisiana Stadium and Exhibition District authorized and approved an appropriation from the LSED Capital Reserve Account in the amount of \$41,043.34 to purchase equipment and make repairs necessary to maintain and operate the Caesar's Superdome, the Smoothie King Center, and Champions Square for the 2023-2024 Fiscal Year, including the specific items described on the Capital Reserve Request attached to the resolution. ASM has received competitive proposals for the equipment and the repairs related to the resolution. ASM (acting on behalf of the LSED) and/or Chairman Kyle M. France are authorized to sign the respective purchase requisitions and related documents for the work that is to be performed and the items that are to be purchased from CommTech, American Signal Co., Ferguson, Louisiana AAB Electrical Industries, Inc., AllTemp Insulations and Brazos_Copies of each of the Purchase Requisition forms and related documents are attached to the resolution. The source of funds for this Resolution is the LSED Capital Reserve Account, and there are sufficient funds to support this Resolution. This Resolution was recommended.

Voting in favor were Chairman Kyle M. France and Commissioners John A. Alario Jr., Henry N. Baptiste, Hilary H. Landry, Casey J. Robin. **Motion 23-49** passed.

On motion of Commissioner Landry, seconded by Commissioner Baptiste, the Louisiana Stadium and Exhibition District authorized, approved and ratified the execution of the Master Plan Phase 3b Guaranteed Maximum Price Adjustment No. 12 ("Phase 3b GMP Adjustment No. 12") to the Guaranteed Maximum Price Amendment for the Construction Manager at Risk Contract by and between the LSED and Broadmoor, LLC with respect to Phase 3b of the 2019 Superdome Capital Improvements Project ("Project"). Phase 3b GMP Adjustment No.12 provides for an increase of \$392,043.97 to the Phase 3b Guaranteed Maximum Price that consists of the following:

- (i) An increase in the amount of \$115,462.54 for additional costs that are associated with the new walls and finishing at Levels 450-650 of the Project site;
- (ii) An increase in the amount of \$53,383.79 for additional costs that are associated with the event level demolition and pour-back at the Project site;
- (iii) An increase in the amount of \$26,298.87 for additional costs that are associated with rework of the pavers at the Project site;
- (iv) An increase in the amount of \$102,689.11 for additional costs that are associated with reworking of the grease duct on Level 300 of the Project site; and

(v) An increase in the amount of \$94,209.66 for additional costs that are associated with smoke exhaust duct changes at the Northeast and Northwest Level 100 of the Project site;

This Resolution has been recommended by Legends Hospitality (the Project Manager) and Trahan Architects (Project Architect) and has been approved by the Project Team, consisting of the LSED Project Representative, the ASM Project Representative, and the New Orleans Saints Project Representative. The source of funds for the Phase 3b GMP Adjustment No. 12 is the Project Budget and there are sufficient funds to support this Resolution. The execution of Phase 3b GMP Adjustment No. 12 by Commissioner Hilary H. Landry was by authorized, approved and ratified. This Resolution was recommended.

Voting in favor were Chairman Kyle M. France and Commissioners John A. Alario Jr., Henry N. Baptiste, Hilary H. Landry, Casey J. Robin. **Motion 23-50** passed.

On motion of Commissioner Alario, Seconded by Commissioner Robin, the Louisiana Stadium and Exhibition District authorized, approved, and ratified the execution of the Certificate of Substantial Completion (“Certificate of Substantial Completion”) with respect to the Contract for Construction Manager at Risk Contract by and between the LSED and Broadmoor, LLC dated December 18, 2020 (“Contract”), and Phase 3b of the 2019 Superdome Capital Improvements Project (“Master Plan Project”). The Certificate of Substantial Completion (a copy of which is attached to the resolution) provided that the portions of the work with respect to Phase 3b of the Master Plan Project is, subject to the completion of certain punch list items, is sufficiently complete in accordance with the Contract documents to allow the owner to occupy and/or utilize certain described portions of the work for its intended use.

This Resolution was recommended by Legends Hospitality (Master Plan Project Manager) and Trahan Architects (Project Architect), and was approved by the Master Plan Project Team, consisting of the LSED Project Representative, the ASM Project Representative, and the New Orleans Saints Project Representative. The signature of Commissioner Hilary H. Landry to the Certificate of Substantial Completion is hereby authorized, approved, and ratified. This Resolution was recommended.

Voting in favor were Chairman Kyle M. France and Commissioners John A. Alario Jr., Henry N. Baptiste, Hilary H. Landry, Casey J. Robin. **Motion 23-51** passed.

On motion of Commissioner Alario, Seconded by Commissioner Landry, the Louisiana Stadium and Exhibition District authorized and approved the negotiation and execution of a Project Development Agreement by and between the LSED and the Parish of Jefferson (“Agreement”) that sets forth the terms and conditions pursuant to which the LSED and the Parish will engage professionals, develop, administer and implement the construction required to convert the Facility known as the “Shrine On Airline” from its current configuration as a baseball stadium into a multi-sports complex to accommodate other sports activities such as, soccer, rugby, football, and lacrosse and other event uses

(“Project”). The Agreement shall set forth a governance structure for purposes of the management and administration of the Project and shall provide for other services that may be necessary and required in connection therewith. The Agreement will be on terms and conditions that are approved by Chairman Kyle M. France and LSED legal counsel; once executed the Agreement will be ratified by the LSED at a subsequent meeting. The source of funds for the Project is a combination of Jefferson Parish contributed funds and LSED Capital Outlay funds. This Resolution was recommended.

Voting in favor were Chairman Kyle M. France and Commissioners John A. Alario Jr., Henry N. Baptiste, Hilary H. Landry, Casey J. Robin. **Motion 23-52** passed.

On motion of Commissioner Robin, Seconded by Commissioner Landry, the Louisiana Stadium and Exhibition District authorized and approved the execution of Change Order No.001 to the Ratcliff Contract (“Ratcliff Contract Change Order No.001”). Ratcliff Change Order No.001 provided for an increase in the amount of \$174,651.99 to the Ratcliff Contract that consists of the following:

- (i) An increase in the amount of \$756.18 for additional costs that are associated with the removal of a beehive at the Project site;
- (ii) An increase in the amount of \$38,490.85 for additional costs that are associated with additional tree clearing and debris removal from the Project site; and
- (iii) An increase in the amount of \$135,404.96 for additional costs that are associated with an increase in the Project domestic water pipe size from 2 inches to 4 inches.

Ratcliff Contract Change Order No.001 was recommended by Legends Hospitality (Project Manager) and was approved by the LSED Construction Committee and the Project Construction Committee. The source of funds for Ratcliff Contract Change Order No.001 is the Project budget and there are sufficient funds to support the Resolution. The execution of Ratcliff Contract Change Order No.001 by Chairman Kyle M. France was authorized and approved. This Resolution was recommended.

Voting in favor were Chairman Kyle M. France and Commissioners John A. Alario Jr., Henry N. Baptiste, Hilary H. Landry, Glen D. Smith. **Motion 23-53** passed.

[This concludes the Legal Report]

VII. BOARD REPORTS

None.

VIII. OTHER BUSINESS

None.

IX. ADJOURNMENT

Chairman France asks for a motion to adjourn. On motion of Commissioner Smith, the August 24 LSED Board meeting adjourned at 1:45 p.m.