

**Regular Board Meeting of the Board of Directors  
1-A District Agricultural Association  
Tuesday, January 19, 2024 – 10:00am  
2600 Geneva Avenue, Daly City, California**

**MINUTES**

Chris Corgas, President	Leah Pimentel, 1 <sup>st</sup> Vice President	Al Perez, 2 <sup>nd</sup> Vice President
Mara Kopp, Director	Anthony Pantaleoni, Director	Ken Flower, Director
Tyrone Evans, Director	Leo Ma, Director	

**I. Roll Call**

President Corgas called the meeting to order at 10:16 AM. All Board Members as noted were present: Director Flower, Director Kopp, Director Ma, Director Pantaleoni, Director Perez, Director Pimentel.

Excused: Director Evans

Director Pimentel moved to excuse Director Evans. Director Pantaleoni seconded the motion. All in favor; motion carried.

**Others in Attendance:** Allison Keaney, CEO; Eric Blockie, Deputy Manager; Reno Rosser, Flying U Rodeo; Dana Stoehr, CEO San Mateo County Event Center.

- II. Approval of Board Meeting Minutes from December 12, 2023:** Motion made by Director Kopp to approve minutes of the regular Board meeting on December 12, 2023. Seconded by Director Flower. All in favor. Motion passed.
- III. Correspondence:** The Correspondence binder was made available.
- IV. Consent Agenda:** Director Pimentel moved to approve the Consent Agenda. Director Perez seconded the motion. All in favor; motion carried.
- V. Agenda:** President Corgas requested that the closed session item, regarding the salary of the CEO, be moved to take place immediately after the President’s Report. Director Pimentel moved to discuss the closed session item after the President’s Report. Director Flower seconded the motion. All in favor. Motion carried.
- VI. Public Comments:** No public comment.
- VII. President’s Report:** President Corgas recalled participation in the 2024 WFA Convention noting the value of the workshops and networking. He congratulated the Cow Palace staff on receiving six, first place awards including one for “Step into the Light” and one for the all women’s rodeo. President Corgas shared that a San Francisco supervisor requested an analysis of feasibility to use the Cow Palace parking lot for tiny homes to the Budget & Legislative Analyst office. President Corgas and CEO Keaney met with Joe Barkett, consultant, and the BLA team to review. The formal proposal has been shared with the Cow Palace. President Corgas and CEO Keaney will next meet with San Mateo Executive Mike Callagy and Supervisor David Canepa. On March 2<sup>nd</sup>,



the San Mateo County Historical Association will open the Cow Palace Exhibit, “The Extraordinary Cow Palace.” The day will include a panel discussion, ribbon cutting, and VIP reception.

President Corgas also let the Board know how much he enjoyed serving as president for the past two years.

**VIII. Closed Session:** The Board entered into closed session at 10:24 AM for the purpose of reviewing the CEO’s retention differential salary as authorized under Government Section 11126. The Board emerged from closed session at 10:35 AM. Approval of 15% retention differential, as originally offered upon hiring of CEO Keaney, was approved.

**IX. CEO/DM Report:** CEO Keaney and Deputy Manager Blockie reported on the following items:

1. **New Organization to Support California Fairgrounds:** CEO Keaney explained that some fairgrounds’ managers were planning to form a new organization that would provide advocacy, information sharing, and support for fairgrounds functions outside of the presentation of the annual event/fair. Keaney invited Dana Stoehr, CEO of the San Mateo County Event Center and one of the founders of this idea, to speak to the Board about the purpose of this new organization and the work it would undertake, including political advocacy, marketing, and education to support these properties as resiliency and centers and community gathering places. The organization will be called California Emergency Management Response and Resiliency Fairgrounds and Venues (CERRVF). Other participating fairgrounds include Sonoma County Fair, Marin County Fairgrounds, Redwood Acres, Gold Country Fair, and Tulare.
2. **GNR Sanction Options:** CEO Keaney shared that she and Reno Rosser, of Flying U, has been discussing alternatives to PRCA sanctioning that would better suit the Grand National. She invited Mr. Rosser to share with the Board, the alternative of discontinuing their sanction as a PRCA rodeo, and instead becoming a qualifying rodeo for the American Rodeo. The Grand National Rodeo dates will allow participants to qualify for the American Rodeo regionals in January and move on to the finals in March. This rodeo has several events, and the largest purse in rodeo. It also does not require tie down roping to be a qualifying rodeo.
3. **Calendar Review:** DM Blockie shared that the Kaytranada (12/28) was a unique show which sold out. Promoters are taking a new look at the Cow Palace. He will be attending the Pollstar convention next month and reported that the Cow Palace would now sit in the top 50 nationwide venues. two big events would be announced soon, that would likely sell out. Punk in Drublic will return with their new event, Punk in the Park. Pupusa and Guatemalan festival will return, and it will be likely that the Cow Palace has 6 or 7 outdoor events this year. Events are also experimenting with activating north and south hall spaces for guest use and experience. CEO Keaney reminded the Board of the upcoming “State of the Cow Palace” Town Hall on January 25<sup>th</sup>.
4. **Facility Projects:** CEO Keaney reported on the following recent work: gas line repairs, new water heater in makeup area, South Hall leaking pipe repairs, some parking lot lighting upgrades, and finish work on the Round Up Kitchen. Next projects to tackle are south livestock ramp, bathroom fans, new paint for dressing rooms. Backup generators will likely be delivered in May and a new floor in the Paddock Room kitchen needs to be installed.

**X. Committee Reports:**

1. **Finance, Budget, Audit Committee:** President Corgas shared the October final financial reports, noting the following:



**CURRENT POSITION**

- Assets in excess of liabilities is \$7,018,153
- Cash on hand is now \$7,696,949

**OPERATING REVENUES, EXPENSES, PROFITS (STOP)**

- Revenue is \$6,110,754 (\$403,482 over budget)
- Expenses are \$4,872,191 (\$325,510 over budget)

**BALANCE SHEET**

- Total assets \$8,188,665

He also shared the November financial reports, noting the following:

**CURRENT POSITION**

- Assets in excess of liabilities is \$7,528,075
- Cash on hand is now \$8,486,124

**OPERATING REVENUES, EXPENSES, PROFITS (STOP)**

- Revenue is \$6,754,223 (\$1,046,951 over budget)
- Expenses are \$5,389,715 (\$844,034 over budget)
- Net Profit (after depreciation expense) \$1,608,142 (\$658,061 over budget)

**BALANCE SHEET**

- Total assets increased \$504,089 to \$15,761,553.

**ACCOUNTS RECEIVABLE**

- Stranger Support has paid \$5,000 of their arrears.
- Boxing Ticket receivables show on AR until the event settles out.

2. **Land Development:** Director Pantaleoni reported that the Master Development Agreement is still a work in progress. Deca Catellus stated they want to move forward with the agreement with Daly City, but they would do so at their own risk. The Board is concerned about any change to the use and purpose of the developed property, wanted to make sure that it provides jobs to the area. Director Ma, commented that there is much discussion and negotiation, but nothing is set.

3. **Leadership Committee:** President Corgas, as the chair of the Leadership Committee, called up Director Flower, chair of the nominating committee, to present the officer candidates to the Board. The following candidates successfully presented their nomination and qualifications:

- |    |                                |               |
|----|--------------------------------|---------------|
| A. | President                      | Leah Pimentel |
| B. | 1 <sup>st</sup> Vice President | Al Perez      |
| C. | 2 <sup>nd</sup> Vice President | Leo Ma        |

President Corgas accepted the slate of officers, and asked CEO Keaney to perform a roll call vote.

Director Flower thanked Director Corgas for serving as President and complemented him on his service.

**XI. Action Items**

1. **Financial Reports:** Director Pimentel moved to approve the financial reports; Director Kopp seconded the motion. All in favor. Motion carried.
2. **2024 Budget:** Tabled



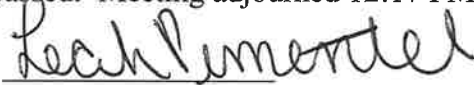
3. **2024 Officers:** Officers Leah Pimentel (President), Al Perez (1<sup>st</sup> Vice President), and Leo Ma (2<sup>nd</sup> Vice President) were approved by roll call vote.

	<b>Yay</b>	<b>Nay</b>	<b>Abstain</b>
Leo Ma	X		
Tony Pantaleoni	X		
Ken Flower	X		
Chris Corgas	X		
Leah Pimentel	X		
Mara Kopp	X		
Tyrone Evans			Absent
Al Perez	X		

**XII. Matters of Information**

- 1. **CEO Comments:** CEO Keaney reported that the removal of box office wall panels was going well. She will prepare a Board meeting Calendar to distribute at the January meeting. She also attended a Bagley Keene update course and that all committee meetings will be noticed.
- 2. **Director Comments:** none
- 3. **Next Board Meeting:** Tuesday, February 20, 2024, at 10:00 AM in the Paddock room at the Cow Palace.

**XIII. Adjournment:** Motion to adjourn made by Director Flower, seconded by Director Pantaleoni. All in favor. Motion passed. Meeting adjourned 12:17 PM.

President, Leah Pimentel 

CEO, Allison Keaney 

