



PEORIA CIVIC CENTER AUTHORITY

August 31, 2023 at 4:00PM – Regular Meeting No. 11

MINUTES

Chairwoman Greer-Batton called the regular meeting of the Peoria Civic Center Authority to order at 4:01 pm, Thursday, August 31, 2023 at the Peoria Civic Center, 201 SW Jefferson Ave in Peoria, Illinois in the Lexus Clubroom.

Voting Authority Members Present:

Chairwoman Yvonne Greer-Batton
Commissioner Richard Semonis
Commissioner Karrie Ross
Commissioner Lon Lyons
Commissioner Matt Bartolo

Voting Authority Members Absent:

Commissioner Christell Frausto Aboytes
Commissioner Norris Chase

Non-Voting Authority Members Present:

Commissioner Timothy Riggerbach – Left at 4:51 p.m.
Commissioner Joseph Dalfonso

Non-Voting Authority Members Absent:

Commissioner Deborah O’Fallon Roethler

PCC / ASM Global Staff Present:

Rik Edgar, General Manager
Mindi Baumann, Director of Finance
Will Kenney, Director of Operations
Beau Sutherland, Director of Sales and Marketing
Ashley Clayton, Programming Coordinator
Robert Gates, PCCA Legal Counsel

Others Present:

Kimberly Richardson, Assistant City Manager - City of Peoria
Kyle Cratty, Finance Director / Comptroller - City of Peoria

Chairwoman Greer-Batton called the meeting to order at 4:01 pm. She requested that roll call be taken, Quorum present.

OPERATING REPORTS:

Venue Report:

General Manager Rik Edgar submitted the Venue Report. Most of the report will be reviewed during the Budget Presentation at the end of this meeting. Falling in Reverse was one of our top selling shows of the year. It has been announced that Wicked will be returning to the Peoria Civic Center in 2025.

PACVB Report:

Commissioner Joseph Dalfonso submitted the PACVB Report. Discover Peoria will be utilizing the Huddle Up Group + Scout Platform to specifically target sporting events capable of filling the PCC. The PACVB will be working with the PCC to target lost business from the past 7 years. Commissioner Dalfonso reported hotel stays are up and a commercial is currently in the works highlighting Peoria.

COMMITTEE REPORTS:

Finance Committee:

Commissioner Ross informed the PCCA that the Finance Committee met on Tuesday and have 3 actions items they are bringing to the PCCA today.

Director of Finance Mindi Baumann reviewed the July 2023 Financial Statements. In July we had 12 event days with an attendance of 11,527. Successful events included Falling in Reverse, Ted Nugent, and Quad Con. Repairs and Maintenance included a waterproofing repair and some meeting room electrical work. Operational Supplies included a bulk purchase of janitorial supplies, maintenance tools, plumbing supplies, and a hot water heater. HRA included the June remittance. July had not been processed prior to closing the month. Interest Income was \$27,042. Net Income was up \$90,008 Actual vs Budget. The Operating Cash Balance at the end of July was \$3.1 million.

Commissioner Ross stated the Finance Committee has approved the Intergovernmental Agreement with the City of Peoria. Legal Counsel Robert Gates stated for the record, in 2028/2029 we will be continuing our dialog with the City as it relates to the general flow of funds from City Hall to the PCC as the first set of bonds will be rolling off. The Intergovernmental Agreement has been approved by both parties.

Commissioner Lyons gave an update on the Naming Rights RFP. They will be following up with those that have not responded. They will be expanding their search both regionally and nationally.

Capital Committee:

Commissioner Bartolo reported the Capital Committee did meet. Director of Operations Will Kenney gave an update on the status of the DCEO projects. Projects included the Current Roofing Project, Seating, Sound System, and LED Boards. Bond money spent to date is \$2.6 million. They are continuing to work on proposals. Electrical energy usage is down about 20% and natural gas is down about 50% due to the projects that have been completed and the effort staff has made for energy conservation.

Commissioner Bartolo stated the additional money from the City has been super impactful in a couple of ways. First it has helped us meet our BEP goals by giving us the availability to pivot with some of the DCEO funded projects and reprioritize projects to meet the necessary goals. It has also allowed us to bring Midwest Engineering on board to help with the entire process.

CONSENT AGENDA ITEM:

- 1. Revised Minutes from Special Meeting March 31, 2023**
- 2. Minutes from July 27, 2023 PCCA Meeting**

Motion to Approve the Consent Agenda Items:

Moved: Commissioner Lyons. Seconded: Commissioner Ross. Passed unanimously by roll call vote.

PUBLIC HEARING – FY24 BUDGET:

Legal Counsel Robert Gates stated the FY24 Budget has been publicly posted for the required period of time. Staff did not receive any comments or questions from the public regarding the FY24 Budget.

Motion to Open the Public Hearing – FY24 Budget

Moved: Commissioner Semonis. Seconded: Commissioner Bartolo.

A call for comments from the public was requested. Hearing none, a motion was made to close the Public Hearing – FY24 Budget.

Motion to Close the Public Hearing – FY24 Budget

Moved: Commissioner Bartolo. Seconded: Commissioner Ross.

ACTION ITEMS:

1. Receive, File, Approve Committee Reports and Recommendations

Motion to Receive, File, Approve Committee Reports and Recommendations:
Moved: Commissioner Ross. Seconded: Commissioner Lyons. Passed unanimously by roll call vote.

2. Capital Committee Memo – Arena Ice Plant

Motion to Table Capital Committee Memo – Arena Ice Plant Until There is a Consideration of a Lease AND No Later Than the June 2024 PCCA Meeting:
Moved: Commissioner Semonis. Seconded: Commissioner Bartolo. Passed unanimously by roll call vote.

3. Capital Committee Memo – Exhibit Hall A, B, C Roofing Project

Motion to Approve Capital Committee Memo – Exhibit Hall A, B, C Roofing Project from Anderson and Shah Roofing Inc. for \$2,636,450.00:
Moved: Commissioner Bartolo. Seconded: Commissioner Ross. Passed unanimously by roll call vote.

4. Capital Committee Memo August 18, 2023 – Project Approval

Motion to Accept the Proposals from the Following Vendors and Proceed with the Projects for the Costs Listed Below:

<u>VENDOR</u>	<u>PROJECT</u>	<u>COST</u>
REMSHO	Wireless Camera and Transmitter	\$31,207.29
Edward Don & Company	Podium Lecterns (8)	\$33,087.44
Altorfer	Skyjack 4740 Scissor Lift	\$36,255.28
MTN Shop	Rigging Motors and Chain (9)	\$46,613.90
Stageright	Risers (24)	\$55,588.00
Heart	Door Access and Alarms	\$61,002.58
Wiese	Caterpillar GP25 Forklifts (2)	\$77,864.00
Horner	Pro-King Basketball Court	\$165,190.00

Moved: Commissioner Bartolo. Seconded: Commissioner Semonis. Passed unanimously by roll call vote.

5. ASM Management Agreement Amendment

Motion to Approve ASM Management Agreement Amendment:
Moved: Commissioner Ross. Seconded: Commissioner Lyons. Passed unanimously by roll call vote.

6. Concession Stand Remodel – Coffee Café

Motion to Approve the Capital Build-Out for the Coffee Café Up to \$35,000.00:

Moved: Commissioner Ross. Seconded: Commissioner Lyons. Passed unanimously by roll call vote.

7. FY24 Budget

Commissioner Cratty and Legal Counsel Robert Gates met with the City's Bond Council. On an annual basis, as the current budget is being presented, the Peoria Civic Center will share its last year's operating performance with the City's Bond Council.

This is critical to the tax-exempt status of the bonds.

Motion to Approve FY24 Budget:

Moved: Commissioner Ross. Seconded: Commissioner Semonis. Passed unanimously by roll call vote.

DISCUSSION/INFORMATIONAL ITEMS:

1. Preview of City Hall Presentation for FY24 Budget

General Manager Rik Edgar presented the City Hall Presentation of the FY24 Budget. This will be presented at the Peoria City Council meeting on September 26, 2023.

Public Comment:

None.

Executive Session:

There was no need for an Executive Session.

Adjournment:

Chairwoman Greer-Batton informed the committee that the next regular PCCA Meeting will be on Thursday, September 28, 2023. Chairwoman Greer-Batton requested a motion to adjourn.

Motion of Unanimous Consent to Adjourn:

Moved: Commissioner Semonis. Seconded: Commissioner Ross. Passed with no objection.

Meeting adjourned at 5:05 pm.