

MINUTES OF THE MEETING
OF THE BOARD OF THE
SPORTS & EXHIBITION AUTHORITY OF PITTSBURGH
AND ALLEGHENY COUNTY
HELD THURSDAY, July 9, 2015
AT THE DAVID L. LAWRENCE CONVENTION CENTER
PITTSBURGH, PENNSYLVANIA
COMMENCING AT 10:37 A.M. E.S.T.

A meeting of the Board of Directors of the Sports & Exhibition Authority of Pittsburgh and Allegheny County (the "Authority") was held upon proper notice in Room 333 at the David L. Lawrence Convention Center in Pittsburgh, PA 15222, on Thursday, July 9, 2015, commencing at 10:37 A.M. E.S.T.

Members of the Authority

Present: Senator Wayne Fontana, Chairman
Michael Dunleavy, Vice-Chairman
Councilman Dan Gilman, Member
Reverend John Welch, Member
Sala Udin, Member (via telephone)

Absent: Councilman James Ellenbogen, Member
Jill Weimer, Member

Also Present: Mary Conturo, Doug Straley, Rosanne Casciato, Rosemary Carroll, Taylor Blice, Rifat Qureshi, Christina Lynch, Theresa Bissell, Allison Botti, Sara Payne and Brenda Henry of the Authority; Clarence Curry of CFC-3; Ryan Buries, Tim Muldoon of SMG; JJ McGraw and Chris Hunter of Pittsburgh Associates; Frederick Winkler, architect; Tom Fontaine from Pittsburgh Tribune Review, Mark Belko from Pittsburgh Post-Gazette and Mr. Kenneth Miller of Pittsburgh Anti-Sweatshop Community Alliance

Senator Fontana called the meeting to order with the Pledge of Allegiance, followed by a roll call of the Board Members. Mr. Hanson confirmed with Sala Udin attending via telephone, that he could hear the other Board Members and be heard by them. It was determined that a quorum was achieved.

Beginning with public participation, Senator Fontana asked if any members of the audience would like to address the Board. Kenneth Miller of Pittsburgh Anti-Sweatshop Community Alliance expressed an interest. Senator Fontana asked him to state his name and address for the record and gave him three minutes to speak. Mr. Miller indicated that he resides at 1306 Sheffield Street in Manchester. Mr. Miller extended an invitation to the Board to attend an annual barbecue on August 1st to “stop police brutality” in Schenley Park at Overlook Shelter. Mr. Miller stated at the event, police issues, with respect to secondary employment will be discussed. Mr. Miller stated that Mayor Peduto went into negotiations with the Fraternal Order of Police and that he would address overtime and secondary employment. He expected the Mayor would have reached out to the Board and teams. Mr. Miller offered that restructuring the police department would include eliminating overtime and secondary employment and explain to the teams that it doesn’t matter how much you pay.

Mr. Miller stated that he requested an update on minority labor participation. He felt that the number of minorities in the labor unions have been going down, he would like to see government as a place where they try to achieve equity as opposed to private industry, and have an impact throughout the region on minority labor participation. Mr. Miller suggested doing a special screening of a recent movie on Nate Smith for the members of the SEA. He stated that government has a role in building the workforce, who has access to jobs, and providing greater equity.

Mr. Miller then addressed the issue of sweatshops. He pointed out that the alliance still does major league sweatshop education. The educational work that they do at PNC Park includes information about the Sweatshops National Garment Workers Federation of Bangladesh. He said he has provided the SEA information on this in the past few years. Senator Fontana thanked Mr. Miller and informed him that his time was up.

The meeting continued with the approval of minutes from the meeting of June 11, 2015. A motion was made, seconded, and unanimously approved.

Senator Fontana addressed new business with the first item on the agenda, a request for authorization to approve a purchase order with Baltimore Aircool Company in a lump sum amount of \$36,560 for purchase of hand rail, ladder and replacement of air intake louvers, and authorization to enter into a contract with Powell Mechanical, Inc. in an amount not-to-exceed \$15,491, to be billed based on time and material, for installation of hand rail, ladder and air intake louvers on the west cooling towers at the David L. Lawrence Convention Center.

Mr. Buries explained that the chilled water plant at the David L. Lawrence Convention Center utilizes two cooling towers located on the roofs. The cooling towers are original to building construction and are in need of upgrades and maintenance. The building load results in only one cooling tower being operated at a time. Currently, the east tower is in operation and the west cooling tower is isolated for maintenance.

Veolia Energy, the operator of the chilled water plant, has recommended improvements for each of the cooling towers. One improvement as addressed in this request, is adding a ladder and hand railing and the other improvement is the replacement of intake louvers. The West Cooling Tower is scheduled to be repaired in 2015 and the East Cooling Tower in 2016.

The cooling towers are manufactured by Baltimore Aircool Company (BAC). BAC engineers design and manufacture after-market safety equipment and louvers to install exclusively on its cooling towers. There are no other manufacturers that provide parts to fit BAC equipment. Veolia received a quote from Filter Tech, the local authorized distributor for BAC, for replacement intake louvers (totaling \$15, 476) and ladder and hand rail (totaling \$21, 084) for the West Cooling Tower. Filter Tech has exclusive rights to distribute BAC products in this area, and BAC is not registered on the PA COSTARS website. The louvers, ladder and hand rail

materials will be purchased directly from Filter Tech by the SEA. The materials are expected in 3 to 4 weeks after Board approval, and include a one-year parts warranty.

Veolia contacted five mechanical contractors to request quotes for installation, including one MBE-owned firm and one WBE-owned firm. A notice was also posted on the SEA's website. Powel Mechanical, Inc. provided the low bid in the amount of \$15,491 for the installation. It is a not-to-exceed contract to be billed based on time and material, and there is a 5% WBE participation on the contract.

Senator Fontana asked if there was any question from the Board. Rev Welch inquired if these parts were replacements or enhancements or addition for safety. Mr. Buries explained that the louvers were replacements and the handrails were an addition for safety for access by maintenance.

Senator Fontana asked if there were any additional questions. Councilman Gilman indicated he had a comment. He said that he would be supportive given the importance of the work and need for long term maintenance; however he was concerned that companies say they have exclusive local subcontractors. He believed it took away from the ability of local government to adequately bid out and find new contracts due to the narrow specification. He was uncertain if that was disclosed in the original contract. Councilman Gilman indicated that he would approve today but he requested before the next meeting that some analysis be done regarding the number of instances of exclusive providers, especially the cooling tower/unit with only one authorized dealer and no real ability to bid out the projects. Mr. Buries explained that a conversation was held with the single provider and they indicated that the quotes given were in line with others they have seen.

Senator Fontana asked if there were any additional questions. Hearing none he asked for a motion to approve. On a motion duly made, seconded, and unanimously carried, the following resolution was approved:

RESOLUTION NO. 5335

RESOLVED by the Sports & Exhibition Authority of Pittsburgh and Allegheny County that its Executive Director and other proper officers are authorized to approve a purchase order with Baltimore Aircool Company in a lump sum amount of \$36,560 for purchase of hand rail, ladder and replacement of air intake louvers, and authorization to enter into a contract with Powell Mechanical, Inc. in an amount not-to-exceed \$15,491, to be billed based on time and material, for installation of hand rail, ladder and air intake louvers on the west cooling towers at the David L. Lawrence Convention Center.

Senator Fontana introduced the next item, which was a request for authorization to enter a contract with Pecora Glass Company in a lump sum amount of \$94,900 for replacement of cracked glass at Passenger Elevator #11.

Mr. Buries explained that the Passenger Elevator #11 (The Glass Elevator or PE-11) travels from the second floor concourse to the roof terrace. Due to its location on the 2nd Floor Concourse and the 3rd Floor Prefunction area, it is a highly visible architectural feature on the north side of the building. Over time, the glass hoistway enclosure developed cracking. These cracks are unsightly, but also, due to their dual purpose as the hoistway enclosure, have been called out for repair by the PA Bureau of Labor and Industry (the agency responsible for ensuring elevator code compliance).

Thornton Tomasetti was tasked, as part of their open-ended contract for the building to provide structural engineering services, to provide a design for the glass replacement. This design was put out to public February 2014. Two bids were received, but due to a wide range of bids, they were rejected. The design was reviewed and modified for re-bid in January 2015. Due to the specialty nature of the project, specifically the process used to curve annealed glass and

the tight tolerances and specifications, procuring bidders proved to be difficult. In order to ensure a fair process, and in an effort to secure multiple bids, we extended the bid due date multiple times. Working with Thornton Tomasetti, we revised the specification with the hope of encouraging more bidders to participate.

The January 2015, re-bid was advertised in the Tribune Review and the Courier. A pre-bid meeting was held on January 15, 2015, which was attended by 3 firms. Multiple efforts were made to contact glass contractors directly to solicit bids. Ultimately 2 bids (Thompson Electrical Construction - \$94, 965 and Pecora Glass Company - \$94,900) were received with Pecora submitting the low responsible bid.

Upon authorization, we will work with Pecora Glass Company to develop a timeline for completion of the project. Due to the location of PE-11 in high traffic areas of the 2nd & 3rd Floor, the project schedule will be significantly influenced by the convention center events schedule.

There is also a significant lead time for the manufacture of the curved glass panels. It is our goal to complete this project by the end of 2015. There is a 5-year warranty on the glass panels and on the installation and Pecora Glass Company is a WBE firm with certification pending.

Senator Fontana asked if there were any additional questions. Hearing none he asked for a motion to approve. On a motion duly made, seconded, and unanimously carried, the following resolution was approved:

RESOLUTION NO. 5336

RESOLVED by the Sports & Exhibition Authority of Pittsburgh and Allegheny County that its Executive Director and other proper officers are authorized to enter a contract with Pecora Glass Company in a lump sum amount of \$94,900 for replacement of cracked glass at Passenger Elevator #11; and further that the proper officers and agents wo the Authority are authorized to take all action and execute such documents as are necessary and proper to effectuate the terms of the Resolution.

Senator Fontana introduced the next item, a request for authorization to enter into an agreement with I.D. Ritter Jr. Company Inc. in a lump sum amount of \$34,292 for railing painting on the North Shore Riverfront Park.

Mr. Blice explained that the SEA staff performs routine inspections of the North Shore Riverfront Park to note any repairs needed in regards to the Esplanade, Riverfront Park Walk, steps, railings landscaping, benches, water steps, among other items. This year, due to the surface rust on the railings, it was decided to address the painting of the railings. The paint on the railings is the original coating from 2001 to 2004.

The SEA advertised in Tribune Review, the Courier, Pittsburgh Builders Exchange, and posted the Notice to Bidders on the SEA website. Three bids were received with I.D. Ritter Jr. Company Inc. being the lowest responsible bidder.

I.D. Ritter has warranted the work for a period of one year. A scope review was conducted and SEA staff is satisfied with the contractor's understanding of the scope. There is a 100% MBE participation with this project.

Senator Fontana asked if there were any questions. Councilman Gilman asked if Mr. Blice was 100% confident that the bidders were aware what the scope of service was given the

disparity in the bids. Mr. Blice confirmed that he had clarified the bidders' understanding of the scope of service.

Senator Fontana asked if there were any additional questions. After hearing none, Senator Fontana asked for a motion to approve. On a motion duly made, seconded, and unanimously carried, the following resolution was approved:

RESOLUTION NO. 5337

RESOLVED by the Sports & Exhibition Authority of Pittsburgh and Allegheny County that its Executive Director and other proper officers are authorized to enter into an agreement with I.D. Ritter Jr. Company Inc. in a lump sum amount of \$34,292 for railing painting on the North Shore Riverfront Park; and further that the proper officers and agents of the Authority are authorized to take all action and execute such documents as are necessary and proper to effectuate the terms of this Resolution.

Senator Fontana continued on to the next item, a request for authorization to accept the Law Enforcement Officers' Memorial K-9 Memorial as part of the existing Law Enforcement Officers Memorial located at North Shore Riverfront Park.

Ms. Lynch explained that the Law Enforcement Officers' Memorial ("LEOM") is located in the North Shore Riverfront Park next to Tribute to Children. It is owned and maintained by Law Enforcement Officer Memorial of Allegheny County. The memorial was first installed in 1996 and was re-installed at its current location and rededicated in 2003.

The idea of a K-9 statue addition to the LEOM dates back to 2008 but received renewed interest following the death of Pittsburgh Police K-9 Rocco on January 30, 2014. The memorial would honor all police K-9s killed in the line of duty. The K-9 statue was designed by the artist of the original memorial, Susan Wagner, and will be placed on the same granite pedestal as the *Ever Watchful* police officer statue. The K-9 statue will be of the same material and at a proportional scale to the human police officer.

The City of Pittsburgh Arts Commission performed a courtesy review of the LEOM K-9 Officer statue at their meeting on May 27, 2015. The K-9 statue was approved unanimously by the Commission. Following that, the SEA Art Committee reviewed the K-9 officer memorial at their meeting of June 10, 2015. Committee members agreed that this proposal did not violate the moratorium on future memorials and public art proposals for the North Shore Riverfront Park that was enacted on February 4, 2008 as it is not a new memorial but rather an alteration to an existing memorial as the statue is being placed on the existing pedestal. The SEA Art Committee therefore recommends unanimously approving this artwork.

All costs for the commission of the artwork and its installation are being paid by the Law Enforcement Officers' Memorial. LEOM will also be responsible for insurance and maintenance costs. There is no cost to the SEA.

Senator Fontana asked if there were any questions from the Board, and hearing none, Senator Fontana asked for a motion to approve. On a motion duly made, seconded, and unanimously carried, the following resolution was approved:

RESOLUTION NO. 5338

RESOLVED by the Sports & Exhibition Authority of Pittsburgh and Allegheny County that its Executive Director and other proper officers are authorized to accept the LEOM K-9 Memorial as part of the existing Law Enforcement Officers Memorial located at North Shore Riverfront Park; and further that the proper officers and agents of the Authority are authorized to take all action and execute such documents as are necessary and proper to effectuate the terms of this Resolution.

Finishing new business, Senator Fontana asked if any members of the audience would like to address the Board or if there were comments from the Board Members. There being no

comments or other business, Senator Fontana asked for a motion to adjourn. Upon a motion duly made, seconded and unanimously carried, the meeting was adjourned at 10:54 A.M.



Mary Conturo
Assistant Secretary