

MINUTES OF THE MEETING
OF THE BOARD OF THE
SPORTS & EXHIBITION AUTHORITY OF PITTSBURGH
AND ALLEGHENY COUNTY
HELD THURSDAY, MARCH 8, 2018
AT THE DAVID L. LAWRENCE CONVENTION CENTER
PITTSBURGH, PENNSYLVANIA
COMMENCING AT 11:16 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, March 8, 2018 commencing at 11:16 A.M. E.S.T.

Members of the Authority

Present: Sen. Wayne Fontana, Chairman
Michael Dunleavy, Vice Chairman
Sala Udin, Secretary (via telephone)
Councilman Anthony Coghill, Member

Also Present: Mary Conturo, Doug Straley, Rosanne Casciato, Rosemary Carroll, Taylor Blice, Rifat Qureshi, Rachel Cohen and Maggie Pike of the Authority; Morgan Hanson, Solicitor; Tim Muldoon, Ryan Buries, Conor McGarvey, Hiedi Strothers and Cat Burton of SMG; J.J. McGraw of the Pittsburgh Pirates; Mark Hart of PSSI Stadium LLC; Mark Belko of the Pittsburgh Post-Gazette; Frederick Winkler, architect; and Aaron Becker, student at Point Park University.

Senator Wayne Fontana called the meeting to order with the Pledge of Allegiance. Mr. Morgan Hanson followed with a roll call of the Board Members. Mr. Hanson confirmed that Mr. Sala Udin was attending via telephone, and that he could hear the other Board Members and the Board Members could hear him. Mr. Hanson advised that a quorum was present.

Senator Fontana welcomed new Board Member Councilman Anthony Coghill to the Sports & Exhibition Authority Board.

Beginning with public participation, Senator Fontana asked if any members of the audience would like to address the Board. Seeing none, he moved to the next item on the agenda, approval of the minutes from the meeting of February 8, 2018. A motion was made, seconded and unanimously approved.

Senator Fontana continued on to the next item on the agenda under David L. Lawrence Convention Center, authorization to enter into an agreement with DeFinis Mechanical Contractors, LLC in a lump sum amount of \$12,000 for 10th Street ceiling plumbing repairs.

Mr. Ryan Buries explained that the drain system from the second floor loading docks flows above 10th Street on its path to the storm sewer. The system is used heavily during public show season, specifically RV Show and Auto Show. Several sections of the storm drain system have developed leaks. These leaks manifest during the times mentioned above and are revealed by leaking through the ceiling above 10th Street onto the pedestrian sidewalk below.

Three written quotes were solicited, with DeFinis Mechanical Contractors being the low written quote at \$12,000.

Once authorized, the work will be scheduled as the event schedule allows and is expected to take 3-5 business days to complete.

Senator Fontana asked if there were any questions from the Board. 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. 5526

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 DeFinis Mechanical Contractors, LLC in a lump sum amount of \$12,000 for 10th Street ceiling plumbing repairs; 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 introduced the next item, authorization to issue a final change order with Golon, Inc. in a lump sum amount of \$6,357 for additional electrical outlets and data ports for concession stands A-2 and C.

Mr. Buries explained that in October 2017 the Board authorized a new contract with Golon Inc. to complete renovations to concession stands A-2 and C located on the main exhibition hall level. During the project, Levy Convention Centers requested relocation of several electrical outlets & data ports within both stands to better accommodate the layout for their point-of-sale (POS) system.

This work was reviewed and approved and was completed by Golon's electrical subcontractor, Emerald Electrical Services, which is an MBE subcontractor. The work related to renovation of concession stands A-2 and C is complete. This change order includes 85% MBE participation.

Senator Fontana asked if there were any questions from the Board. 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. 5527

RESOLVED by the Sports & Exhibition Authority of Pittsburgh and Allegheny County that its Executive Director and other proper officers are authorized to issue a final change order with Golon, Inc. in a lump sum amount of \$6,357 for additional electrical outlets and data ports for concession stands A-2 and C; and further that the proper officers and agents of the Authority are authorized and directed to take all action and execute such documents as are related and proper to effectuate the terms of this Resolution.

Senator Fontana introduced the next item, authorization to issue a contract amendment with O&S Associates, Inc. in an amount up to \$52,000 plus reimbursable expenses to be billed on an hourly basis for design services related to glass curtainwall and interior and exterior building façade repairs.

Mr. Buries explained that in July 2017, the Board authorized a new contract with O & S Associates to conduct routine inspection services of the glass curtain walls located throughout the building, as well as evaluation of the condition and integrity of the vertical building envelope on the second level north, east and west facades and the third floor northwest.

Separate reports were received in December with recommended repairs. These reports were reviewed by SMG and SEA personnel and the recommended repairs were deemed necessary. The O&S recommendations included repairs to the glass curtain wall and the exterior and interior vertical walls.

O&S provided a proposal to provide additional professional services including design, bidding assistance and construction administration for the recommended remediation work based on hourly rates provided in the original publicly procured proposal. This proposal is divided into three phases. The first two phases, which are design and bidding assistance, are not-to-exceed \$37,000, with an allowance of \$15,000 for construction administration based on hourly rates.

If authorized, the design work will begin in March 2018 with a goal of bidding the remediation work in May 2018. O&S is a 100% MBE design firm.

Senator Fontana asked if there were any questions from the Board. 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. 5528

RESOLVED by the Sports & Exhibition Authority of Pittsburgh and Allegheny County that its Executive Director and other proper officers are authorized to issue a contract amendment with O&S Associates, Inc. in an amount up to \$52,000 plus reimbursable expenses to be billed on an hourly basis for design services related to glass curtainwall and interior and exterior building façade repairs; 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 introduced the next item under Heinz Field, authorization to reimburse PSSI Stadium Corporation in a not-to-exceed amount of \$4,036,901 from the Heinz Field Capital Reserve Account for south end zone videoboard project and north, east and west ribbon board replacement project.

Mr. Taylor Blice explained that PSSI requested a reimbursement of \$3,004,100 for the installation of the south end zone videoboard. The project included replacing the existing videoboard with a larger videoboard with a higher definition. The larger board also replaced the two TriVision boards and most of the static advertising boards.

SEA staff reviewed the request as well as the reports from the annual inspection performed by CannonDesign. SEA staff also inspected the site and consulted with the SEA's technology consultant Anthony James Partners (AJP).

Upon review of the project and in accordance with the definitions of the terms of the lease for capital repair, the Authority is recommending to reimburse PSSI in the amount of \$1,846,556. The project was completed in August 2017. There was 24.4% MBE participation and 3.5% WBE participation.

The second project, the ribbon boards, is a new request to replace the existing north, east, west ribbon boards. AJP, the SEA's technology consultant, reviewed the ribbon board bid package and advised that the specified boards, based on functionality, were a fair replacement for the existing boards.

The Steelers received two bids, with Daktronics being the recommended contractor with a bid of \$2,092,950, which would include the equipment and installation. Staff is also recommending a reimbursement request for soft costs up to \$97,395.

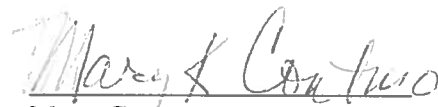
The total reimbursement cost to complete the ribbon board project is an amount of \$2,190,345. The project will begin in May 2018 and will be completed prior to the upcoming season. The MBE participation is estimated to be 25.4% and the WBE at 4.26%. There were no warranties remaining on the original equipment. The new equipment, both the south end zone videoboard and the ribbon boards, has a warranty of 10 years. The current balance of the Capital Reserve Account is \$5,138,904.

Senator Fontana asked if there were any questions from the Board. 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. 5529

RESOLVED by the Sports & Exhibition Authority of Pittsburgh and Allegheny County that its Executive Director and other proper officers are authorized to reimburse PSSI Stadium Corporation in a not-to-exceed amount of \$4,036,901 from the Heinz Field Capital Reserve Account for south end zone videoboard project and north, east and west ribbon board replacement project; and further that the proper officers and agents of the Authority are authorized and directed to take all action and execute such documents as are related and proper to effectuate the terms of this Resolution.

The next item was public participation, and Senator Fontana asked if anyone in the audience desired to address the Board. There being no additional comments or business, Senator Fontana asked for a motion to adjourn. Upon a motion duly made, seconded and unanimously carried, the meeting was adjourned at 11:25 A.M.


Mary Copturo
Assistant Secretary

