



Pike Place Market Preservation and Development Authority (PDA)

OPERATIONS & COMMUNICATIONS COMMITTEE
Meeting Minutes

Thursday, February 12th, 2009
4:00 p.m. to 6:00 p.m.
PDA Conference Room

Committee Members Present: Patrick Kerr, Jackson Schmidt, Ann Magnano, David Ghoddousi

Other Council Members Present: Gloria Skouge, Bruce Lorig

Staff Present: Anita Neill, James Haydu, Ellen von Wandruszka, Bill Stalder, Noa O'Hare, John Turnbull, Scott Davies, Teri Wheeler, Carol Binder, Brittney Farrow, Cecilia Hall, Matt Holland, Coyle Jefferson, Kateesha Atterberry, Marlys Erickson

Others Present: Joe Fulton, Charmaine Slaven, Charles Beck, Jonny Hahn, Terry Berg, Henry Kent, Chad VanDam, Haley Land, Savori Rardin

The meeting was called to order at 4:00 p.m. by Patrick Kerr, Chair.

I. Administration

A. Approval of Agenda

James asked to amend the agenda to include the Daystall update before the Marketing report. The agenda, as amended, passed unanimously and was approved by acclamation.

B. Approval of January 15th, 2009 Minutes

The minutes were approved by acclamation

C. Announcements and Community Comments

Several buskers and crafts vendors were in attendance to voice their concern and opposition regarding proposed changes to the Daystall rules. They noted that the proposed change to have the buskers face east towards the street instead of west at the spot under the clock would negatively affect their income and the acoustics' of their music. Additionally there were grievances voiced towards certain aspects of the seniority system for craft vendors.

Several letters of opposition to the proposed Daystall rule changes noted above were circulated to Council members.

Haley encouraged everyone to submit their questions or comments of concern to PDA staff by February 19th.

James clarified the rumor that today was a discussion of the Daystall rules only and no decisions were to be made. David Dickenson proceeded to hand out several forms and briefly describe the list of proposed rule changes, the review process and schedule. Teri Wheeler noted that there would be a

full presentation and discussion at the March 12th OPSCOM meeting, with a final vote at the March 26th Full Council meeting.

II. Marketing

James gave the following Marketing report; the Santa Held Over promotion was successful with approximately 68 tenants participating. Results varied among participants but most tenants appreciated the efforts and would like to see similar programs in the future. Currently James was working on similar promotions for March.

Tenant communications for Phase I renovation construction continued last night with a public meeting in the Senior Center. It was well attended by tenants, staff and neighbors. A briefing would be given to Council. The next public meeting was scheduled for Monday March 23rd at 6 p.m. in the Senior Center. Visit the PDA website for additional information on all things regarding the renovations.

III. Farm Program

A. Staff Reports

Noa gave the following Farm report; preparations for the 2009 season have begun with renewals and ensure that compliance requirements were being met. Recruitment was in full swing with mailings and attendance at several conferences. The Farm and Food strategy would be presented to the Council at the February 26th full Council meeting.

IV. Property Management

A. Residential Property Management Report

Coyle gave the following residential report; vacancy was at 4% and this was due in part to several units in the Livingston Baker being remodeled and the loss of several tenants over the past few months, REAC inspections were scheduled for the Market and Stewart houses on February 18th. Patrick questioned the steps being taken for the relocation of tenants in the Downunder. John T. noted that he and other PDA staff worked closely with tenants and helping them with their relocation and the expenses associated with it.

B. Closed Session Closed Session (RCW 41.30.110 [c])

The meeting went into closed session at 4:42 p.m.

- i. Review of Lease Proposals
- ii. Review of Delinquency Report
- iii. Vacancy Report
- iv. Current Lease Negotiations

Closed session ended at 5:13 p.m.

A proposal was introduced for rent abatement for the Pike Place Market Preschool during the time they have to be moved to temporary location and construction of their new space.

Patrick moved and Jackson seconded.

For: Patrick Kerr, Jackson Schmidt, Ann Magnano, David Ghoddousi

Opposed:

Abstained:

The lease abatement passed unanimously.

C. **ACTION ITEM:** Approval of Lease Proposals

Patrick moved that the leases be put on the consent agenda, David seconded.

For: Patrick Kerr, Jackson Schmidt, Ann Magnano, David Ghoddousi

Opposed:

Abstained:

The lease proposals were passed unanimously.

V. Items for Consent Agenda

Patrick suggested that the Preschool lease abatement and three leases be moved to the consent agenda. Jackson moved and Ann seconded, it passed unanimously.

VI. Public Comments

Ellen gave thanks to Council for passing the rent abatement for the Preschool.

VII. Concerns of Committee Members

Jackson noted that next month there would be a policy discussion regarding tenant relocation and hardships related to the poor economic conditions.

VIII. Adjournment

The meeting was adjourned at 5:16 p.m. by Patrick Kerr, Chair.

Meeting minutes submitted by:
Anita Neill, Executive Assistant