



Executive Committee Meeting Agenda

Date: Wednesday, July 19th, 2017

Time: 4:30 p.m. – 5:45 p.m.

Location: Goodwin Library (Economy Building)

Committee Members: Matt Hanna (Chair), Ray Ishii, Rico Quirindongo, Betty Halfon, Gloria Skouge, and David Ghoddousi

4:30pm	I. Administrative:	Chair
	A. Approval of Agenda	
	B. Approval of the June 21 st , 2017 Executive Committee Meeting Minutes	
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4:35pm	II. Announcements and/or Community Comments	
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4:40pm	III. Council Chair Report	Chair
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5:05pm	IV. Committee Chair's Report	
	A. MarketFront	Rico Quirindongo
	B. Market Programs	Betty Halfon
	C. Finance & Asset Management	Ray Ishii
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5:15pm	V. Executive Director's Report	Ben Franz-Knight
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5:25pm	VI. Closed Session	
	A. Update, Union Contract Negotiations – <i>RCW 42.30.140 (4)(b)</i>	Ben Franz-Knight
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5:35pm	VII. Open Session	
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5:35pm	VIII. Public Comment	
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5:40pm	IV. Concerns of Committee Members	
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5:45pm	X. Adjournment	Chair



Executive Committee Meeting Minutes

Wednesday, June 21st, 2017
4:30 p.m. to 5:45 p.m.
Goodwin Library

Committee Members Present: Matt Hanna, Ray Ishii, Rico Quirindongo, Gloria Skouge, David Ghoddousi

Other Council Members Present:

Staff Present: Ben Franz-Knight, Karin Moughamer

Others Present: Howard Aller, Chris Scott, John Paulson

The meeting was called to order at 4:30 p.m. by Matt Hanna, Chair.

I. Administration

A. Approval of the Agenda

The agenda was approved by Acclamation.

B. Approval of the May 17th, 2017 Executive Committee Meeting Minutes

The May 17th, 2017 Executive Committee Meeting Minutes were approved by Acclamation.

II. Announcements and Community Comments

Chris Scott proposed an agenda item for July or September to discuss a new office for the Constituency. He invited Matt Hanna and Ray Ishii to visit the Constituency office to see the current condition. He suggested the Cedar River office as a possibility for new space and noted that the office that has been recommended is too small and cannot accommodate Howard Aller's chair and a desk.

III. Council Chair's Report

Matt Hanna requested to hold an agenda item at the Finance & Asset Management Committee to discuss office space for the Constituency.

Matt Hanna moved into the council chair report noting discussions are progressing with the Market Foundation for a Services Agreement. Together Ben Franz-Knight, Lillian Sherman and the Ad Hoc Committee will develop an agreement to be vetted by committee and council.

Hanna reported the Nominating Committee held interviews on June 20th and 21st, interviewing six very qualified candidates for two open seats. Hanna thanked Ben Franz-Knight and staff for the vetting process and requested setting a date for a 1-hour meeting prior to the full Council meeting to discuss candidates, develop consensus on a recommendation to full Council, and recommend committee chairs and officers for next year.

Hanna discussed the MarketFront project included the Grand Opening program on June 29th and the final accounting of the project, which have been discussed and will continue at Finance & Asset Management Committee. The project is ending in a strong position. The opening to Victor Steinbrueck Park will not be ready in time for Grand Opening.

Hanna wrapped up by providing an update on the waterfront and waterfront connections. A revised concept for the Overlook Walk will be presented at MarketFront Grand Opening. Conceptually, it is in alignment with Market and waterfront business needs. Hanna suggested the PDA find a way to be more involved with the City on these plans and recommended the Office of the Waterfront present the revised plans in July or August.

There was a discussion regarding the negotiations with Office of the Waterfront with regards to the existing contract and the plans for a new or revised agreement.

Ray Ishii asked if the cost certification for the LIHTC piece been done? Ben Franz-Knight responded that he had signed the engagement letter earlier in the week.

IV. Committee Chair's Report

A. MarketFront

Rico Quirindongo reported that MarketFront project is done, on schedule, on budget and there is no need to reallocate funds due to successful final negotiations. Proposed Resolution 17-27 for contract close-out was passed and put on consent agenda. Proposed Resolution 17-28 for the removal of the skybridge passed but was not put on consent agenda. Quirindongo asked that it be discussed at full council.

There was a discussion to consider renaming the MarketFront Committee to broaden the scope to include waterfront redevelopment, possibly transportation, and the work being done along First Avenue. Matt Hanna proposed Market Integration Committee. Ben Franz-Knight recommended Market Edges and Transportation Committee (MEAT). This topic will be discussed during the council retreat in the fall and asked Rico Quirindongo to provide suggestions for a new title.

Matt Hanna asked to secure a date for the 2017 council retreat in October.

B. Market Programs

None.

C. Finance & Asset Management

Gloria Skouge reported on the details of the Finance & Asset Management Committee. Peterson Sullivan reported on the 2016 audit, which was clean, and they were complimentary of staff. Proposed Resolution 17-29, approval of the audit, passed unanimously, and moved to consent agenda. Sabina Proto presented the financial statements and Skouge summarized the presentation by Ben Franz-Knight on the parking garage revenue projections and potential budget impacts. Proposed Resolution 17-26, emergency responder system, passed and moved to consent agenda. Proposed Resolution 17-30, MarketFront elevator security upgrade, passed unanimously. Proposed Resolution 17-31 to subdivide the Cedar River office space did not pass with a vote of 0-1-5. Matt Hanna clarified the resolution and a discussion followed on the conversation of the committee. Ben Franz-Knight stated that staff will review and present an

alternative. The Resolution will not be presented at full council. Proposed Resolution 17-32, graffiti protection on MarketFront windows, passed with amendment, and added to consent agenda. Proposed Resolution 17-33, June lease proposals, passed and added to consent agenda.

V. Executive Director's Report

Ben Franz-Knight said work is continuing on the 1st Avenue Streetcar and preserving loading on 1st between Pine and Pike. Franz-Knight is meeting with SDOT staff and consultants to discuss design changes. Franz-Knight provided an overview of the trip to Portland to look at their streetcar, noting integration of parking and deliveries along the route.

An overview of the parking presentation was provided, noting there will be cuts as a result of decreased revenue and identified several options to land at a 3% reduction. Franz-Knight will present a proposal in July and will include alternatives for the Finance & Asset Management Committee to consider.

Franz-Knight noted the impacts of viaduct demolition and construction of Alaskan Way and Overlook Walk, which will last roughly 3-5 years, will have significant impacts to garage access. Conversations have started with SDOT to negotiate temporary construction easements and will include funds to modify garage entrance and exit and impacts to revenue.

Victor Steinbrueck Park connections require approval by Historic Commission.

Ben Franz-Knight disclosed the emerging issues with the Historic Commission and current conversations and solutions that apply to ongoing routine maintenance, operational issues to provide safe access within the Market, and special event activity. Franz-Knight noted there are instances in which he would not seek approval before moving forward with operational issues, example being amplified sound for MarketFront Grand Opening. A memo written by John Turnbull in 1982 during his time at the Historic Commission was referenced in which he states the Historic Commission guidelines are to be interpreted liberally and used as a tool to support small business incubation and innovation in the Market in addition to preservation.

Rico Quirindongo requested a copy of the memo and asked if it would be helpful to have a memo to the Historic Commission with regards to the MarketFront that sets the right tone for how to interpret the Historic Commission guidelines.

VI. Tour Group Oversight

Matt Hanna requested that Ben Franz-Knight exercise oversight of the Tour Group Guidelines and shared instances of groups in violation of the policy.

Ben Franz-Knight noted five licenses have been issued and two more are pending. If a group without a license is seen, document the date, time, and location witnessed in the Market.

Ben Franz-Knight left the meeting at 5:20 pm to attend the Historic Commission meeting.

VII. Public Comment

Howard Aller requested the Council consider reassigning Finance & Asset Management Committee duties due to repeated instances of running late. The Constituency meets after

Finance & Asset Management and therefor pushes that meeting back. In addition he noted the Economy building is not ADA accessible after 6 pm.

Chris Scott suggested providing signage for the Constituency meeting so people know where to go and he noted that the doors to the Economy Building lock at 6 pm which might have an effect on attendance.

Joan Paulson referenced the Proposed Resolution for the removal of the skybridge and presented two points. 1.) The existing skybridge is helpful for circulation to the lower level and it's underemphasized. Removing the skybridge is not a good idea and will deteriorate circulation to lower levels and waterfront; 2.) The Joe Desimone bridge was originally built in 1933 by Joe Desimone as a foot bridge next to what is currently in place. In 1922 the City of Seattle never considered air rights for bridges but was in 1933 when the foot bridge was constructed. According to Joan's discussion with John Newell, the bridge would never be sold to the PDA, so the PDA was never conveyed the existing walkway that is now called the Joe Desimone Bridge. The Proposed Resolution is misrepresenting the existing structure and calling it something that is not historical resulting in misrepresentation and fraud. She stated that Ben Franz-Knight was requested to come up with a memo to address this. Paulson also noted she visited City Hall and did not find reference in the files.

Chris Scott asked if the Market doesn't own the bridge, who does, and if whoever does own it why is it they never claimed ownership and have they paid taxes on the structures and collected rent from the Daystalls.

Joan Paulson referenced the minutes from May 17th and asked that the word Plaza, which was noted at public comment, not be used to honor the vote from 1971.

VIII. Concerns of Committee Members

David Ghoddousi asked how negotiations were going with the Union.

Ben Franz-Knight responded saying that negotiations have been ongoing for six months and are nearing completion.

Ray Ishii asked if the board has ever had a human resources or personnel committee and Matt Hanna responded no.

IX. Adjournment

The meeting was adjourned at 5:29 p.m. by Matt Hanna, Chair.

Meeting minutes submitted by:
Karin Moughamer, Executive Administrator