



**Minnesota Ballpark Authority Board Meeting Minutes – October 8, 2015**

Chair Margaret Anderson Kelliher called the board meeting of the Minnesota Ballpark Authority for October 8, 2015 to order at 1:00 p.m. The roll was taken. Commissioners Barb Sykora, Martin Olav Sabo, and Paul Williams were present. Commissioner Joan Campbell was absent.

Commissioner Sabo moved approval of the agenda, seconded by Commissioner Williams and approved unanimously – 4 YEAS, 0 NAYS.

**APPROVED**

Commissioner Sykora moved approval of the July 9, 2015 meeting minutes seconded by Commissioner Sabo and approved unanimously – 4 YEAS, 0 NAYS.

**APPROVED**

**Chair's Report** – Chair Anderson Kelliher had no report.

**Executive Director's Report** – Executive Director Dan Kenney reported that the state auditors are finished with their MBA Audit for 2014. Ahmann-Martin has been hired as the new insurance broker for the MBA and are working on insurance renewals for the MBA. The MBA is working on finalizing easement agreements with Hennepin County and the Twins which relates to both Target Field and the Target Field Station. The MBA is also working with the City of Minneapolis and Target Center regarding the plaza extension easement agreement.

**ACTION ITEMS**

**RESOLUTION 113**

**Purpose:**

To authorize the Executive Director to proceed with publication of the Minnesota Ballpark Authority 2014 Annual Financial Report, upon receipt of the State Auditor's opinion letter.

**Background:**

The State Auditor's Office is completing their review of financial statements of the Minnesota Ballpark Authority for the period ended December 31, 2014. When the State Auditor's Opinion Letter is submitted, the MBA Audit Committee will participate in an Audit Exit Meeting. After the Exit meeting, the MBA Executive Director can proceed with publication of the Annual Financial Report with authorization from the MBA Board.

**Action Requested:**

**BE IT RESOLVED** that the Minnesota Ballpark Authority Board authorizes the Executive Director to proceed with publication of the Annual Financial Report, upon receipt of the State Auditor's opinion letter.

**APPROVED**

**RESOLUTION 114**

**Purpose:**

To adopt a final 2016 MBA operating budget and Special Revenue Fund budget for the Minnesota Ballpark Authority.

**Background:**

The proposed 2016 Minnesota Ballpark Authority operating budget of \$848,000 was presented to the MBA Board on July 9, 2015. The Board then authorized the Executive Director to submit the proposed 2016 MBA budget to Hennepin County for approval, as called for in the Grant Agreement between the Minnesota Ballpark Authority and Hennepin County. The proposed budget was presented to Hennepin County Board of Commissioners on September 8, 2015. Hennepin County Board of Commissioners is scheduled to adopt a final budget in December.

The MBA is requesting a grant from Hennepin County Sales Tax in the amount of \$790,000, to fund the General Fund in 2016. No changes or amendments to the proposed General Fund budget are being submitted at this time. The General Fund budget for 2016 is shown in Schedule A, as attached.

Per the Lease Agreement between the Minnesota Ballpark Authority and Twins Ballpark, LLC, a capital reserve fund was established, upon completion of the ballpark, to account for future ballpark improvements. Annual contributions to the Twins Ballpark Capital Reserve Fund include rent from Twins Ballpark, LLC and a capital contribution from Hennepin County. Contributions from the County are provided in the amount of \$1,100,000, indexed for inflation. The annual requested capital contribution from Hennepin County for 2016 is \$1,211,433, and annual rent from the Twins, indexed for inflation, is calculated at \$960,782. A proposed Twins Ballpark Capital Reserve Fund budget of \$2,208,000 is hereby recommended, and is shown in Schedule B attached.

**Action Requested:**

**BE IT RESOLVED** that the Minnesota Ballpark Authority Board hereby adopts a final 2016 General Fund budget of \$790,000, as incorporated herein and attached as Schedule A, pending final approval by the Hennepin County Board on December 15, 2015; and

**BE IT FURTHER RESOLVED** that the Minnesota Ballpark Authority Board hereby adopts a 2016 Special Revenue Fund budget of \$2,208,000, for the Ballpark Capital Reserve Fund, as incorporated herein and attached as Schedule B.

**\*\*\*\*\*Please note that 2015 A & B schedules were attached to this resolution and the resolution was amended to the proper budget schedules for 2016.**

**APPROVED WITH AMENDMENT**

## **RESOLUTION 115**

### **Purpose:**

To set the 2016 Minnesota Ballpark Authority board meeting schedule.

### **Background:**

The Minnesota Open Meeting Law anticipates that public bodies will set regular meetings. In August of 2006, the Authority passed a resolution establishing regular monthly board meetings. In June of 2010, upon completion of ballpark construction and the opening of Target Field, the MBA changed their meeting schedule from monthly to quarterly meetings.

### **Action Requested:**

**BE IT RESOLVED** that the Minnesota Ballpark Authority 2016 quarterly board meetings will be held on Thursday, January 7th, Thursday, April 7th, Thursday, July 7th, and Thursday, October 6th. All meetings will begin at 1:00 p.m. in the Target Field Tour Theatre. Staff is directed to post the new schedule on the website and to post notification by such other means as they determine necessary and appropriate.

## **APPROVED**

## **RESOLUTION 116**

### **Purpose:**

To authorize the expenditure of Minnesota Ballpark Authority funding from the Ballpark Capital Projects Fund for pedestrian lighting along 6<sup>th</sup> Avenue North; to authorize MBA staff to finalize the scope, design and cost details with the City of Minneapolis; and to authorize the Chair and Executive Director to enter into any necessary inter-agency agreements to achieve these improvements.

### **Background:**

In April 2008, the Minnesota Ballpark Authority adopted Resolution 08-MBA-05R1 which created the Ballpark District Enhancements and Public Art Incentive fund.

The fund was set up to allow the MBA to work with other government agencies, private developers, and other interested parties to encourage the coordinated development of amenities that would serve both the long-term interests of the ballpark and this emerging area of the City. Priorities for this fund include public art, streetscape and way-finding enhancements.

As summarized in the attached document, over the past several years the Minnesota Ballpark Authority has worked with the Minnesota Twins, Target Corporation, Hennepin County, the Minnesota Department of Transportation, the City of Minneapolis, and other partners to complete several public realm improvement projects around both Target Field and Target Field Station.

In 2016, the City of Minneapolis will be investing \$4 million in the reconstruction of 6th Avenue North from 5th Street through Washington Avenue. While this is a key connection from the North Loop to Target Field and Target Field Station, the existing project scope does not include pedestrian lighting.

Consistent with the MBA's previous efforts, there is an opportunity to further enhance the pedestrian environment and the connections between the North Loop and Target Field. MBA staff is requesting

authorization to work with the City of Minneapolis to enter into a cost participation agreement in an amount not-to-exceed \$300,000 to add pedestrian lighting to the 6<sup>th</sup> Avenue North project.

**Action Requested:**

**BE IT RESOLVED** that the Minnesota Ballpark Authority authorizes the expenditure of funds from the Ballpark Capital Projects Fund in an amount not-to-exceed \$300,000, for the purpose of adding pedestrian lighting on 6<sup>th</sup> Avenue North, as part of the street reconstruction project being led by the City of Minneapolis.

**BE IT FURTHER RESOLVED** that MBA staff is authorized to finalize the scope, design and cost details with the City, and the Chair and Executive Director are authorized to enter into any necessary inter-agency agreements to achieve these improvements.

**APPROVED**

**DISCUSSION ITEMS**

**Target Field Operations Update – Matt Hoy, MN Twins, Senior VP Operations** – Mr. Hoy gave a recap on the 2015 season of the Minnesota Twins. Their record in 2014 was 70 wins and 92 losses, this year it was 83 wins and 79 losses. Attendance was at 2.2 million, walk-up sales were very good this year. The Twins are predicting that next year’s attendance and sales will improve. End of season cleaning and winterization has begun. The most substantial off season work will be the reconstruction of Centerfield. Renderings for this new project are being developed and should be complete soon. In addition to this project, the strobe lights on the celebration sign will be replaced and some of the supports for the main scoreboard advertising signs will also be replaced. The Twins are in discussion with the City of Minneapolis to buy 1500 pieces of granite pavers that are available due to the Nicollet Avenue reconstruction project. These pavers would be used outside of the Champions Club for the drive up/valet area.

**Delaware North Sportservice Update – Pete Spike, General Manager** – Mr. Spike discussed recent issues that were brought forth by a neighborhood organization, Neighborhoods Organizing for Change (NOC) concerning some Target Field temporary workers. Mr. Spike addressed those grievances with a letter that was written to Anthony Newby, Executive Director of NOC and a statement from Minnesota Sportservice. Many of the issues to be resolved would be between the workers and the temporary staffing agency that employs them, but Delaware North continues discussions with NOC and the agencies to address these issues.

**MBA Financial Report - Brenda Juneau, MBA Finance Coordinator** –Ms. Juneau reported on MBA financials through the end of September, 2015. She reported General Fund expenditures are about the same as this time last year. The MBA authorized the fifth OCIP payment to the Twins in an amount just over \$12,000. Revenue from the Twins rent payment and Hennepin County’s capital contribution is expected annually in November.

**Meeting adjourned at 1:54 p.m. for Closed Session** – Performance Evaluation of Executive Director, Dan Kenney.

**Reconvened meeting at 2:10 p.m.** – Summary of Conclusions of Evaluation and Resolution. Resolution 15-MBA-117 approved.

**RESOLUTION 117**

**10-8-15 Proposed Resolution 15-MBA-117**

**Purpose:**

To authorize the Chair to execute an amendment to the employment agreement with the Executive Director of the Authority.

**Background:**

On August 18, 2006, the Minnesota Ballpark Authority entered into an employment agreement with Dan Kenney, Executive Director of the Authority. Among other terms and conditions, the agreement states that each year of the Executive Director's employment, the Authority shall review and may adjust the Executive Director's base salary in its sole discretion. This resolution authorizes the Chair to enter into an amendment to that agreement.

**Action Requested:**

**BE IT RESOLVED** that the Minnesota Ballpark Authority authorizes the Chair to enter into an amendment to the Employment Agreement with the Executive Director with the following terms:

1. Base Salary: Increase the annual base salary to an annual base salary of \$164,317.00, effective August 21, 2015.
2. Employment Term: Extend the term of employment through August 21, 2017.
3. All other terms and conditions of the employment agreement to remain the same.

**APPROVED**

*There being no further business, Chair Anderson Kelliher moved to adjourn. The motion was approved unanimously - 4 YEAS, 0 NAYS. The board meeting of the Minnesota Ballpark Authority for October 8, 2015 was adjourned at 2:12 P.M.*

**Next Meeting: January 7, 2016 at Target Field Tour Theatre**