

Minutes

Washington State Convention Center  
Public Facilities District

Special Meeting of the Board of Directors  
February 28, 2017

I. CALL TO ORDER

Frank K. Finneran, Board Chairman, convened a special meeting of the Washington State Convention Center Public Facilities District (WSSC) Board of Directors at 12:30 p.m. in Room 206, of the Convention Center. Mr. Finneran called the meeting to order and performed a roll call of the Directors in attendance and via teleconference to confirm a quorum of Board Directors.

MEETING ATTENDANCE

Board Directors in Attendance

Frank K. Finneran, Chair  
Jerry Hillis  
Denise Moriguchi  
Craig Schafer

Board Directors in Attendance by teleconference

Deryl Brown-Archie, Vice Chair  
Robert J. Flowers

Board Directors Absent

Susana Gonzalez-Murillo  
Nicole Grant  
J. Terry McLaughlin

Officers in Attendance

Jeffrey A. Blosser, President / CEO  
Linda Willanger, Vice President of Administration / AGM  
Ed Barnes, Vice President of Operations  
Chip Firth, Director of Finance and Administration / CFO

Legal Counsel

Joseph Bennett, Hendricks – Bennett, PLLC

Consultants / Vendors in Attendance

Becky Bogard, Bogard & Johnson  
Terry McCann, EA Engineering  
Gary Fluhrer, Foster Pepper, PLLC  
Ryan Durkan, Hillis Clark Martin & Peterson  
Matt Griffin, Pine Street Group  
Jane Lewis, Pine Street Group  
Brock Bradley, PSAV  
Colin Green, PSAV  
Mike Swenson, Transpo Group  
Tom Norwalk, Visit Seattle

Staff in Attendance

Daniel Johnson  
Michael McQuade  
Michael Murphy  
Paul Smith  
Lorrie Starkweather

II. DISCUSSION AND POTENTIAL ACTION REGARDING RESOLUTION # 2017-6, FEIS NOTICE OF ACTION RESOLUTION

A. FEIS: WSCC Board Meeting Discussion Outline

Mr. Finneran requested Mr. Griffin to provide an overview of the King County site work and the WSCC Addition FEIS. Mr. Griffin introduced Ms. Lewis, who had headed up the EIS (Environmental Impact Study), to speak to the Board. Ms. Lewis provided a review of the chronology of the EIS process, which began in 2015 with an agreement being entered into with King County providing the Convention Center would be the lead agency on environmental review, including 4 of the King County components. A scoping period was held from February to May of 2015, including a public meeting to elicit scope comments. The draft EIS was published February 26, 2016. A 45-day public comments period was allotted and a public meeting was held as part of that public comment period. Over the past year, we have reviewed the questions and the comments that we received. There has been a large team working on the EIS, including Pine Street Group, EA Engineering Science & Technology, and Transpo Group. We've worked very closely with the City of Seattle, particularly Seattle Department of Transportation to coordinate with them and address their issues and questions that they had on DEIS. We also coordinated with King County on the review and they concur that the FEIS appropriately identifies the impacts of the project.

Ms. Lewis introduced Mr. McCann from EA Engineering Science & Technology, and Mr. Swenson from Transpo Group to provide a brief update on their respective research and analysis on the EIS.

The FEIS (Final Environmental Impact Study) was published on February 17, 2017. Ms. Lewis briefly described the content of that document.

Mr. Finneran advised that this report is the culmination of almost two years of work by a varied project team, and extended thanks for their efforts to bring the EIS to its final stage. Mr. Finneran advised that the consultants are recommending that this is an adequate evaluation of the environmental impacts and that the site is suitable for the project that we want to build. Mr. Griffin stated that this is an item that is critical for the Addition Project to move forward and the Addition Committee appreciate the Board's support.

B. WSCC Resolution # 2017-6 – FEIS Notice of Action Resolution

A RESOLUTION approving the Selection of a Site for the Washington State Convention Center ("WSCC") Addition Project and Accepting the Adequacy Determination Regarding the Final Environmental Impact Statement ("EIS").

Mr. Hillis made a motion to approve Resolution 2017-6, approving the selection of a site for the Washington State Convention Center Addition Project and approving the acceptance of the adequacy determination regarding the final Environmental Impact Statement. Mr. Schafer seconded the motion. Resolution 2017-6 was approved by a 6-0 vote of the Directors (Finneran, Brown-Archie, Flowers, Hillis, Moriguchi, Schafer voting in favor of the Resolution).

III. DISCUSSION AND POTENTIAL ACTION REGARDING RESOLUTION # 2017-7, APPROVING THE PURCHASE OF CONVENTION PLACE STATION FROM KING COUNTY FOR THE ADDITION PROJECT.

Mr. Finneran requested Mr. Griffin to provide an overview of the Convention Place Station (CPS) site and the purchase agreement. Mr. Griffin advised that now that a resolution has been taken on the FEIS, the next step is the CPS site. As the Board recalls, the CPS site is the site that we've been negotiating on with King County for a long time. The King County Executive and Mr. Finneran held a press conference regarding the potential purchase of the property approximately one year ago. The terms of the agreement have not changed significantly since that point in time. An agreement has been recommended and provided to the King County Executive for signature. The next step is for the King County Executive to transmit the agreement to the King County Council for approval. The Addition Committee is recommending approval of Resolution 2017-7 and for the Board to authorize the Chairman or the President/CEO to sign the CPS Agreement in substantially the form attached to the Resolution 2017-7. If we find that King County Council has substantial changes, the revised agreement will be brought before the Board for subsequent approval by Resolution. Mr. Finneran advised that this document has been before this body before in a similar context.

A. WSCC Resolution # 2017-7 – Approving the Purchase of Convention Place Station from King County for the Addition Project.

A RESOLUTION of the Board of Directors of the Washington State Convention Center Public Facilities District (“District”) approving the purchase of Convention Place Station from King County (the “Property”) to utilize for its Addition Project (“Addition Project”).

Mr. Hillis made a motion to approve Resolution 2017-7, approving the purchase of Convention Place Station from King County to utilize for the Addition Project. Mr. Schafer seconded the motion. Resolution 2017-7 was approved by a 6-0 vote of the Directors (Finneran, Brown-Archie, Flowers, Hillis, Moriguchi, Schafer voting in favor of the Resolution).

IV. ADJOURNMENT

Mr. Schafer moved to adjourn the February 28, 2017 special meeting at 1:00 p.m. Mr. Hillis seconded and the motion was carried by the unanimous affirmative vote of all Directors present, in person and via teleconference.