



## SOUTHEAST WISCONSIN PROFESSIONAL BASEBALL PARK DISTRICT

ADDRESS: 1 BREWERS WAY MILWAUKEE, WI 53214 E-MAIL: CONTACT@WIBASEBALLDISTRICT.COM PHONE: (414)902-4040



### SOUTHEAST WISCONSIN PROFESSIONAL BASEBALL PARK DISTRICT BOARD OF DIRECTORS MEETING MINUTES Tuesday, September 19, 2023

American Family Field  
SEWPBPD Conference Room  
1 Brewers Way  
Milwaukee, WI 53214

**Board members present:** Tim Sheehy, *Chairperson*; Danielle Bergner, *Vice-Chairperson*; Terry Janssen, *Treasurer*; Deb Dassow, *Secretary*; Tony Berndt; Frank Busalacchi; Troy Dennhof; Dominic Ortiz; Jason Rae; Kraig Sadownikow; Doug Stansil; John Zapfel

**Others present:** Pat Goss, Kristi Kreklow, Lisa Wozny, *SEWPBPD Staff*; Mike Brockman, *Milwaukee Brewers Baseball Club*; Tim Carpenter; media and other interested parties

#### 1) Call to Order

Chairman Sheehy called the meeting to order at 3:00 pm. and welcomed Kraig Sadownikow to the board of directors. He asked for a roll call of Committee members. All members except Danielle Bergner were present. Chairman Sheehy stated for the record that a quorum of Board members was present to conduct business.

##### a) Review Open Meeting Notice

Mr. Sheehy noted that the agenda was properly noticed pursuant to open meeting laws.

##### b) Approval of Meeting Minutes - Meeting of June 26, 2023

*Danielle Bergner joined the meeting at 3:02 p.m.*

**MOTION:** It was moved by Mr. Busalacchi and seconded by Mr. Dennhof to approve the minutes of the June 26, 2023 Board of Directors meeting as presented. The meeting minutes were approved by a unanimous voice vote.

#### 2) Report of Chairman / Executive Director

##### a) Chairman Report

Chairman Sheehy provided an overview of a new bill related to the district in the state legislature. He noted the bill proposes a new board, jurisdiction, funding plan and lease.

**b) Executive Director Report**

Mr. Sheehy called upon the Executive Director, Pat Goss to provide a brief update. Mr. Goss highlighted the upcoming meeting dates and presented the annual report of the Milwaukee Brewers contributions to local youth sports.

**c) Draft Committee Meeting Minutes**

Chairman Sheehy noted a copy of the meeting minutes from the June 9<sup>th</sup>, 2023, Joint Meeting of the Finance and Operations Committee and the June 13<sup>th</sup>, 2023, Finance Committee meeting was provided for informational purposes.

**3) Report of the Project Participation Committee**

**a) Project Participation Report**

Chairman Sheehy called upon Mr. Rae to present the report of the Project Participation Committee. Mr. Rae summarized the report, noting that currently the District has achieved 47% participation for professional services and 35% for improvement projects for an overall diverse participation rate of 37.9%. He also noted that, since the District began its voluntary post-construction participation goals in 2004, an overall rate of 22.3% diverse firm participation has been achieved.

**b) Brewers Community Foundation Annual Brewers Community Scholarship Report**

Mr. Rae presented the Brewers Community Foundation Annual Brewers Community Scholarship Report highlighting there were four \$2,500.00 scholarship recipients and the June 2023 fund balance.

**4) Report of the Operations Committee**

**a) 2022 and 2023 Segregated Reserve Fund Update**

Chairman Sheehy called upon Mr. Busalacchi to provide a report of the Operations Committee. Mr. Busalacchi introduced the Segregated Reserve fund update and Shannon Schwingle. Ms. Schwingle and Ms. Kreklow provided an overview of the 2022 and 2023 Segregated Reserve fund projects, including environmental case closure, chiller replacement, steel painting, security gate/bollard installation, scoreboard installation and broadcast room updates. Discussion ensued on the 2022 and 2023 Segregated Reserve fund projects.

**b) Quarterly Maintenance Report**

Mr. Busalacchi called upon Ms. Schwingle to present the quarterly maintenance report. Ms. Schwingle provided a summary of the report, noting the exemplary safety record and explaining any changes in preventative and demand-based maintenance performance.

**c) Discretionary Team Project Update**

Mr. Busalacchi presented the Discretionary Team Project update and asked Ms. Schwingle to provide more information. Ms. Schwingle and Ms. Kreklow provided a picture of the Right Field LED display. Discussion ensued on the discretionary team project.

**5) Report of the Finance Committee**

**a) Report on Current Financial Status**

Chairman Sheehy called upon Mr. Stansil to provide a report of the Finance Committee. Mr. Stansil introduced the Report on Current Financial Status dated September 19, 2023, and called upon Ms.

Kreklow to provide a financial update. Ms. Kreklow reviewed the August 2023 treasurer's report, noting the current account balances. She also reviewed the current budget, highlighting the legal, insurance and outside services expenditures and \$4.9m transfer from the Stabilization fund to the Segregated Reserve fund.

**b) Associated Investment Report**

Mr. Stansil presented the Associated investment report and economic update, noting that short term interest rates were high, and the rate of return has increased.

**6) Other Business**

**a) Consideration of Resolution #2023-03 Amending the By-laws**

Chairman Sheehy called upon legal counsel to introduce Resolution #2023-03. Sue Schellinger and Ryan Spott from Amundsen Davis provided an overview of the proposed amendments to the by-laws. Discussion ensued on the by-laws.

**MOTION:** It was moved by Mr. Busalacchi and seconded by Ms. Dassow to approve Resolution #2023-03. The motion passed by a unanimous voice vote.

**b) Correspondence to be Discussed**

Chairman Sheehy noted the recent communication provided to the Board of Directors.

**c) Other Communications**

Chairman Sheehy indicated that tab 6(c) contained correspondence and other news articles published since the last meeting of the Board of Directors.

**7) Closed Session**

Chairman Sheehy asked to move the meeting into closed session pursuant to Wis. Stats. Section 19.85(1)(e) regarding deliberating or negotiating the purchase of public property, investing of public funds, or conducting other specified business whenever competitive and/or bargaining reasons require a closed session (specifically regarding the Segregated Reserve Fund).

**MOTION:** It was moved by Mr. Busalacchi and seconded by Mr. Janssen to commence the meeting in closed session. The motion passed by a unanimous roll call vote and the Board of Directors meeting commenced in closed session at 3:28 pm.

**MOTION:** It was moved by Mr. Dennhof and seconded by Mr. Rae to resume the meeting in open session. The motion passed by a unanimous roll call vote and the Board of Directors meeting resumed in open session at 4:17 pm.

Chairman Sheehy stated that during the closed session the District Board of Directors discussed matters with its legal counsel where competitive and/or bargaining reasons require a closed session pursuant to Wis. Stats. Section 19.85(1)(e) (specifically regarding the Segregated Reserve Fund).

**8) Adjourn**

**MOTION:** It was moved by Mr. Busalacchi and seconded by Mr. Janssen to adjourn the meeting. The motion passed by a unanimous voice vote and the Board of Directors meeting was adjourned at 4:18 pm.