



WISCONSIN PROFESSIONAL BASEBALL PARK DISTRICT
BOARD OF DIRECTORS
MEETING MINUTES
December 18, 2024

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

Board members present in person: Jenni Dye, *Chairperson*; Representative Robert Brooks, *Vice Chairperson*; Preston D. Cole, *Secretary*; John T. Zapfel, *Treasurer*; Representative Tyler August; Michael Cantor; Craig Dickman; Andrew Disch; Senator Dan Feyen; Corey Gall; Dale Kooyenga; Kevin Newell; Senator Duey Stroebel

Others present: Pat Goss, Kristi Kreklow, Shannon Schwingle, Lisa Wozny, *District staff*; Susan Schellinger, *Amundsen Davis LLC*; Mike Wittenwyler, Marvin Bynum II, Liz Johnson, *Godfrey & Kahn S.C.*; Mike Brockman, *Milwaukee Brewers Baseball Club*; media and other interested parties

1) Call to Order

Chairperson Dye called the meeting to order at 10:02 am and asked for a roll call of Board members. All members were present in person. Chairperson Dye stated for the record that a quorum of Board members was present in person to conduct business.

a) Review Open Meeting Notice

Chairperson Dye noted that the agenda was properly noticed pursuant to open meeting laws.

b) Approval of Meeting Minutes – November 12, 2024 *

Chairperson Dye presented the draft meeting minutes from the last meeting of the Board of Directors.

MOTION: It was moved by Mr. Zapfel and seconded by Representative August to approve the November 12, 2024 Board of Directors meeting minutes as presented. The meeting minutes were approved by a unanimous voice vote.

2) Chairperson / Executive Director Report

a) Chairperson Report

i) Agreement Regarding Club Level Kitchen Project

ii) RFI for Facility Management

Chairperson Dye provided the final Agreement Regarding Club Level Kitchen Project and a draft Request for Information (RFI) for Facility Management Services. Discussion ensued on the agreement and draft RFI.

b) Executive Director Report

Chairperson Dye called upon the Pat Goss, to provide an update. Mr. Goss highlighted upcoming Board meeting and noted that more information on 2025 meetings dates would be forthcoming.

3) Report Updates

a) Financial Update

b) Segregated Reserve Fund (SRF) Update

c) Quarterly Maintenance Report

Chairperson Dye introduced the financial, Segregated Reserve Fund (SRF), and quarterly maintenance report updates. She noted they were provided for informational purposes and called upon Kristi Kreklow for additional details. Ms. Kreklow commented on the financial update. Discussion ensued on the funding of 2024 capital projects.

4) Consider Resolution #2024-17, relating to Authorizing Continued Use of Stabilization Fund for Previously Approved 2024 Segregated Reserve Fund (SRF) Projects *

Chairperson Dye presented Resolution #2024-17 and called upon Ms. Kreklow to provide an overview of the resolution. Ms. Kreklow provided an overview of Resolution #2024-17.

MOTION: It was moved by Mr. Gall and seconded by Mr. Dickman that the Board of Directors approve Resolution #2024-17 as presented. The motion passed by a unanimous voice vote.

5) Discussion relating to District staff contracts*

a) Chairperson Dye indicated it was appropriate to convene into Closed Session under Wis. Stat. 19.85(1)(c) (for purposes of considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility) to review staff contracts.

MOTION: It was moved by Senator Feyen and seconded by Mr. Zapfel that the Board of Directors convene the meeting in closed session. The motion passed by a unanimous roll call vote and the meeting convened in closed session at 10:10 am.

b) MOTION: It was moved by Representative August and seconded by Mr. Dickman that the Board of Directors reconvene the meeting in open session. The motion passed by a unanimous roll call vote and the meeting reconvened in open session at 10:19 am.

Chairperson Dye stated that during the closed session, the District Board of Directors reviewed a staff contract under Wis. Stat. 19.85(1)(c) and voted to return to open session.

MOTION: It was moved by Mr. Zapfel and seconded by Senator Feyen that the Board of Directors amend the Executive Director's contract to extend it for a term of 3 months. The motion passed by a unanimous voice vote.

6) Discussion relating to Lease and Non-Relocation Agreement required by Wis. Stat. 229.6802, and related documents *

- a) Chairperson Dye introduced agenda item six and indicated that it was appropriate to move the Board into closed session to deliberate the Lease and Non-Relocation Agreements and related documents under Wis. Stat. 19.85(1)(e) for competitive or bargaining reasons.

MOTION: It was moved by Representative August and seconded by Mr. Zapfel that the Board of Directors convene the meeting in closed session. The motion passed by a unanimous roll call vote and the meeting convened in closed session at 10:23 am. *(Mr. Cantor was excused from the meeting.)*

- b) **MOTION:** It was moved by Representative August and seconded by Mr. Cole that the Board of Directors reconvene the meeting in open session. The motion passed by a unanimous roll call vote and the meeting reconvened in open session at 11:40 am.

Chairperson Dye indicated that during the closed session the District Board of Directors discussed Lease and Non-Relocation Agreements and related documents with legal counsel and the Board of Directors voted to return to open session.

7) Consider Resolution #2024-18, relating to Authorizing the District to Enter into an Updated Lease, Non-Relocation Agreement and Shared Ownership Agreement with the Team*

Chairperson Dye provided an overview of Resolution #2024-18.

MOTION: It was moved by Senator Feyen and seconded by Representative Brooks that the Board of Directors approve Resolution #2024-18. The motion passed by a roll call vote (11-1), with Senator Stroebel voting 'no'.

8) Adjourn

MOTION: It was moved by Mr. Zapfel and seconded by Representative August to adjourn the meeting. The motion passed by a unanimous voice vote and the Board of Directors meeting was adjourned at 11:45 am.