

**DAVID Y. IGE**  
GOVERNOR

**CURT T. OTAGURO**  
COMPTROLLER



**ALOHA STADIUM**

**ROSS I. YAMASAKI**  
CHAIRMAN, STADIUM AUTHORITY

**SCOTT L. CHAN**  
MANAGER

**RYAN G. ANDREWS**  
DEPUTY MANAGER

**APPROVED MINUTES  
REGULAR SESSION  
DECEMBER 19, 2019**

*An Agency of the State of Hawaii*

Stadium Authority Meeting  
99-500 Salt Lake Boulevard  
Honolulu, Hawaii 96818

December 19, 2019

Members Present:

Ross Yamasaki, Chair  
Brennon Morioka, Vice Chairman  
Audrey Abe  
John Fink  
Michael Iosua  
Scot Long  
David Uchiyama

Members Excused:

Keith Amemiya  
Hubert P. Minn

Staff

Scott Chan  
Ryan Andrews  
Andrew Chang  
Stephen Lee  
Liane Nakagawa

Trina Silva  
Samantha Spain  
Russell Uchida  
Charles Vitale

Others:

Randall Nishiyama, Deputy Attorney General (AG)  
Curt T. Otaguro, Comptroller  
Audrey Hidano, Deputy Comptroller  
Senator Glenn Wakai  
Karen Dang, Senator Wakai's Office  
Paxton Wang, Learfield/IMG College  
Greg Salas, Learfield/IMG College  
Garrett Kamemoto, Hawaii Community Development Authority (HCDA)  
Tom Peck, Honolulu Authority for Rapid Transportation (HART)  
Chris Kinimaka, Department of Accounting and General Services (DAGS)  
David DePonte, Department of Accounting and General Services (DAGS)

I. CALL TO ORDER

A quorum being present, Chairman Ross Yamasaki called the meeting to order at 8:34 a.m.

II. PUBLIC TESTIMONY

A. Nathaniel Kini from the Hawaii Construction Alliance provided testimony:

1. He represents the association of carpenters, laborers, operators, masons, and brick layers.
2. The five construction labor unions are excited about the new development project and are here to offer support.
3. As the Request for Qualifications (RFQ)/Request for Proposal (RFP) are being assembled, he is requesting the existence of a Collective Bargaining contract/relationship.
4. A collective bargaining relationship with the unions would show support for local workers.

III. APPROVAL OF MINUTES

A. Approval of minutes for the following dates:

1. Regular Session – November 21, 2019

A MOTION WAS MADE BY MEMBER IOSUA AND SECONDED BY MEMBER FINK TO ACCEPT THE MINUTES OF THE REGULAR SESSION. THE MOTION WAS UNANIMOUSLY CARRIED.

2. Executive Session – November 21, 2019

A MOTION WAS MADE BY MEMBER MORIOKA AND SECONDED BY MEMBER IOSUA TO ACCEPT THE MINUTES OF THE EXECUTIVE SESSION. THE MOTION WAS UNANIMOUSLY CARRIED.

IV. MONTHLY REPORTS

A. Chairman's Report

1. Thank you to the stadium staff and management team for their continued hard work.
2. The Master Planning workshop was well attended on December 18, 2019.
3. Chair explained and clarified Act 268. He stated that HCDA is the lead and expending agency for the New Aloha Stadium redevelopment. We are far along on the master planning and EIS process leading up to the RFQ and RFP for which the Stadium Authority through DAGS is responsible for.

B. Stadium Manager's Report

1. Quarterly Financial Report – Attached
  - a. Parking revenue increased 25% over prior year.
  - b. Food and Beverage increased \$536,000 over prior year.
  - c. Increase in these two items are attributed to the LA Rams game.
  - d. Total expenses increased, however the stadium received reimbursement from the LA Rams game that was and was recorded after the end of the first quarter.
  - e. Unbudgeted expenses:
    - i. Worker's comp payouts

- ii. Ongoing repair and maintenance costs for the LA Rams game and to maintain health and safety of the facility.
2. Farewell to stadium engineer Charles Vitale.

C. Internal Affairs Committee

1. Committee Chair's Report – Chair Iosua thanked the stadium staff for a banner year.
2. Events
  - a. Approval of Events – None
  - b. Summary of Monthly Events - Attached
  - c. Calendar of Events - Attached
3. Sales & Marketing Report - Attached
4. Security Report - Attached
5. Capital Improvement Projects/Engineering & Maintenance Report - Attached  
Engineer Charles Vitale provided an update on the water pressure issues:
  - a. Backflow preventer and pump fail to perform.
  - b. Pumps have been manufactured and are being flown in from the mainland in addition to the stadium working with the Board of Water Supply.
  - c. Pump expected to be fixed in time for the Hawaii SoFi Bowl.
  - d. Communicated with the University of Hawaii in a coordinated effort to address the guest experience.
  - e. Additional ushers and ambassadors to assist and direct guests.

D. External Affairs Committee

1. Committee Chair's Report
  - a. IMG/Learfield/Hawaii Sports Properties - Attached
  - b. Centerplate - Aloha Stadium Swap Meet / Sales and Marketing - Attached
2. Stakeholder Reports
  - a. University of Hawaii – None – AD Matlin expressed his apology for not being present.
  - b. Honolulu Authority for Rapid Transit (HART) - Attached
  - c. Transit Oriented Development (TOD) - None
  - d. Hawaii Interagency Council for Transit Oriented Development (HIC-TOD Report) – Attached
3. NASED Coordination Committee Report - Attached  
Chair Yamasaki introduced HCDA Garrett Kamemoto who provided an update:
  - a. The HCDA board approved for the executive director to negotiate with the Stadium Authority to complete the Memorandum of Agreement (MOA).
  - b. One of the tasks to complete is an annual report submitted to the legislature. DAGS and the stadium have worked closely on this report, and HCDA who is the reporting agency.

Senator Wakai provided background information on the legislative intent of Act 268 and its process.

Garrett Kamemoto of HCDA responded that he doesn't believe HCDA wants to be involved in the decision-making process, however they want to follow the laws that pertain to Act 268. He went on to say that according to the attorneys, there may be some things that need to be cleaned up in the legislation moving forward. He added they want to make sure the process was not going to be challenged.

Senator Wakai stated that clarification and streamlining will be addressed in the upcoming session.

Member Morioka asked if the annual report to the legislature will be reviewed and edited by someone from the stadium.

Mr. Kamemoto from HCDA responded that it will be vetted by the stadium.

E. Governance Committee Report

1. Committee Chair's Report – None

Chair Yamasaki provided a proposal to stand up the next Legislative Committee. He stated there will be discussion and action taken at the next board meeting.

See Exhibit A

V. EXECUTIVE SESSION

- A. To consult with the Board's attorney on questions or issues regarding the Board's powers, duties, privileges, immunities, and liabilities pursuant to section 92-5(a) (4), Hawaii Revised Statutes, regarding Stadium Operational Issues – None.

VI. UNFINISHED BUSINESS

None

VII. NEW BUSINESS

None

VIII. ANNOUNCEMENTS

- A. Next Board Meeting – January 30, 2020

IX. ADJOURNMENT

AT 9:05 A.M. A MOTION WAS MADE BY MEMBER FINK AND SECONDED BY MEMBER MORIOKA TO ADJOURN THE MEETING. THE MOTION WAS UNANIMOUSLY CARRIED.



Ross I. Yamasaki  
Chairman

Recorded by: Colette May

Date: December 19, 2019

**Stadium Authority**  
**Proposal – 2020 Legislative Committee**  
December 19, 2019

**Purpose**

Create an ad hoc committee to represent the Stadium Authority Board and its interests in the 2020 Legislature. This committee will be authorized to represent the board in all aspects of the legislative process including, but not limited to, drafting and submitting written testimony, monitoring hearings, testifying at hearings, meeting with Legislators to clarify, elaborate, and/or answer questions, and lobbying (by Committee Board members-only).

**Legislative Committee Appointment:**

- Mike Iosua - Chair
- Keith Amemiya
- Ross Yamasaki
- Scott Chan
- Russell Uchida