

## **Pike Place Market PDA Executive Committee Meeting Minutes**

Wednesday, February 15, 2023

4:30 p.m. to 5:45 p.m.

Location: Economy Building Classroom (1435 First Ave, 3<sup>rd</sup> Floor) OR

Join Zoom Meeting:

OR dial +1 253 215 8782 US (alternate number 253-205-0468), Meeting ID: 825 5631 4489, Passcode: 805342

Committee Members Present: Devin McComb, Paul Neal, Patrice Barrentine

Other Council Members Present: Russell Monroe

Staff Present: Mary Bacarella, Karin Moughamer

Others Present: Heather Pihl, Bob Messina, Joan Paulson

The meeting was called to order at 4:32 p.m. by Devin McComb, Chair.

### **1. Administration**

#### **A. Approval of the Agenda**

The agenda was approved by acclamation.

#### **B. Approval of the January 18, 2023 Executive Committee Meeting Minutes**

The January 18, 2023 meeting minutes were approved by acclamation.

### **2. Announcements and/or Community Comments**

Bob Messina noted the Master Plan scope of work mentions possible uses of Pike Place. He commented the current status of Pike Place repairs and there are certain bricks that are off color and have settled in un-evenly. He would like to see those repaired and re-claimed bricks used.

*Russell Monroe joined the meeting at 4:35 pm.*

Joan Paulson seconded Bob Messina's comments regarding irregular use of bricks. She recommends public comments made at council and committee meetings be answered in meeting minutes and include who from PDA staff is responding to the comment.

### **3. Discussion Topics**

#### **A. Master Plan Update**

Mary Bacarella noted the contract is being finalized, the timeline with HR&A is being finalized as well. Staff are working on a task list for each goal, background information is being provided to HR&A, and an internal communication plan is being developed to communicate with the community about the Master Plan.

Devin McComb noted it's important for the community to remain knowledgeable about the status of the Master Plan and the internal communication plan will help with that.

Paul Neal noted an FAQ would be helpful and a useful tool that's a living document.

Mary Bacarella wants to ensure the community has an opportunity to ask questions. Staff are currently working on the plan and there will be a landing page on the website.

Patrice Barrentine commented a communication plan is useful and she's glad Mary has a plan to get out in the community and talk about the Master Plan.

Devin McComb noted it will be important for councilmembers to be involved in the process and be contact points for questions regarding the Master Plan.

Ray Ishii asked if the landing page could have a way to sign up for information about the Master Plan. He also suggested it might be nice to have a place for people to leave comments as well.

Devin McComb noted this will be an ongoing discussion topic at Executive Committee.

Mary Bacarella shared a story about how the Seattle Center has utilized their Master Plan created in 2007-2008.

Paul Neal noted it's a great time to get relevant data about how downtown Seattle is changing.

Patrice Barrentine echoed it's a great time to embark on the Master Plan to help think through all the changes taking place with retail and physical plant.

#### **4. Council Chair Report**

Devin McComb provided the following updates:

- He reiterated councilmembers will have the information to be able to answer questions about the Master Plan. The plan about how to communicate with stakeholders is underway.
- He will provide an update on the nominations committee at the council meeting next week.
- Conversations will resume again with the Market Foundation regarding the Services Agreement including inter-board communications.
- He is researching the structure of the Executive Committee to explore the option of including the vice-chair and secretary/treasurer on the committee.
- With regards to council meeting and structure, Devin suggested drafting a Council calendar that tracks year-over-year key topics and tasks. In addition he would like the hybrid format to continue but he wants to ensure meetings allow for the right tenor and there may be some meetings he would like to see councilmembers attend in person.

*David Ghoddousi joined the meeting at 5:13 pm.*

Patrice Barrentine noted at King County meetings the first public comment allows for comments on agenda items and the second comment period is open to any topic. She supports a council calendar and research on executive committee composition.

Paul Neal commented a calendar would be valuable to the meeting structure and new councilmembers. He commented it would be valuable to have councilmembers in person for the five meetings scheduled around the Master Plan.

Ray Ishii suggested placing more responsibility on councilmembers to read provided reports in order to carve out more time for discussion at council meetings. He noted having councilmembers in person builds cohesiveness and fosters communication.

David Ghoddousi commented his support of hybrid meetings. With regards to changing the executive composition, he would like to know why it was created the way it was. He also commented on making other changes to policy documents and recommends checking with the City and County before making changes.

## **5. Committee Chair's Report**

### **A. Finance & Asset Management Committee**

Ray Ishii commented it was an efficient meeting. The final 2022 financial reports were provided and he encouraged councilmembers to review the documents in the packet. A resolution regarding the allocation of the operating surplus was approved (not on consent agenda) which included funds to the CRRF and an additional \$250,000 to the employee pension fund on top of the \$400,000 in the budget. January 2023 financials were reviewed and there were several other resolutions regarding consulting funds and painting of marquees along Pike Street and First Avenue. Seven lease proposals were reviewed. BLMF (23-10) was carved out as councilmember Ghoddousi wished to recuse himself from the conversation and vote.

### **B. Market Programs Committee**

Patrice Barrentine noted the daystall rule proposals were reviewed. The 2023 marketing, programs and daystall plan was shared and is packed full of information and the goals for the year are outlined. Proposed Resolution 23-05 regarding trademark licensing agreement with The Pike Brewing Company passed unanimously and was moved to the Consent Agenda.

## **6. Executive Director's Report**

Mary Bacarella provided the following updates:

- The elevator is still on budget and she would like to schedule a council site walk sometime soon.
- There will be a presentation on the Overlook Walk and Pike/Pine corridor at Council this month.
- Close to hiring a new Director of Asset Management
- Staff are working with the community on policies and compliance.

## **7. Public Comment**

Bob Messina comment on maintaining the quality of the physical street scape in the Market. He referenced the Pike and Pine corridor work will include brick red intersections in recognition of the First and Pike intersection. He also noted the new Convention Center Summit building has a wood staircase named "The Hillclimb" in reference to the Market hillclimb.

Joan Paulson noted the use of "highest and best use" in the Master Plan and referenced the term "highest and best use" was not part of the 1974 Urban Renewal Plan as a result of Victor Steinbrueck's statements. She would like to see the term "highest and best use" removed from the Master Plan scope.

## **8. Concerns of Committee Members**

None.

## **9. Adjournment**

The meeting was adjourned at 5:48 p.m. by Devin McComb, Chair.

Meeting minutes submitted by:

Karin Moughamer, Executive Administrator