



NOTICE OF PUBLIC MEETING

Pursuant to Louisiana law, **Public Notice** is hereby given that the Louisiana Stadium and Exposition District (“LSED”) has scheduled a meeting to be held at the date and time shown, with the Agenda as set forth hereinbelow:

Regular Meeting of the
LOUISIANA STADIUM AND EXPOSITION DISTRICT (LSED)

To Be Held at:
The Claiborne Lounge of the Superdome
1500 Sugar Bowl Dr, New Orleans, LA 70112
Parking: Gate F Parking Garage

Virtual Access Registration: [LSED Board Meeting - October 31, 2024](#)

Thursday, October 31, 2024
1:30 PM

AGENDA

I. Call to Order and Opening Remarks

II. Public Comment/ADA Participation: Pursuant to the provisions of Louisiana Revised Statutes Title 42, Section 23(A), “... any non-elected board or commission that has the authority to levy a tax shall video or audio record, film or broadcast live all proceedings in a public meeting” In addition, pursuant to and in accordance with the provisions of Louisiana Revised Statutes Title 42, Section 14(E), **any member of the public with a disability recognized by the Americans with Disabilities Act and/or a designated caregiver of such person is invited to participate in the meeting** via the virtual access link that is provided for herein.

In accordance with the foregoing statutory requirements, the LSED will provide the public with the option to attend this meeting virtually (via the virtual access link above) and provide input to the LSED via e-mail. **A person may e-mail a comment related to a particular actionable agenda item upon which a vote is to be taken until 12:00 PM (Noon) CDT on Thursday, October 31, 2024.** This e-mail will be read aloud by the Chairman at the meeting. All e-mail comments for those individuals who are attending the meeting virtually (including your name and the agenda item that you wish to comment on) should be sent to: LSEDboardmeetings@asmneworleans.com. All individuals who are in attendance in person and wish to address the Commission may speak during the course of the meeting between Agenda items or at the time designated in the Agenda for public comment.

III. Approval of Minutes of the September 26, 2024, LSED Board Meeting

(Tab 1) On Motion of Commissioner _____, seconded by Commissioner _____, the Minutes of the September 26, 2024, Board of Commissioners meeting were adopted. All Commissioners present voted in favor of this Motion.

IV. Reports by SMG/ASM Representatives

- (Tab 2) General Matters - Doug Thornton (or his designee)
LSED Services Report – Evan Holmes
- (Tab 3) Facility Operations Report – Evan Holmes
Sales and Marketing Report – Abby Jones
Finance Report – David Weidler and Daniel Burke
- (Tab 4) LSED Capital Projects Report – Eileen Long
- (Tab 5) Live Entertainment Report – Alex Bowen
Diversity and Business Opportunity Report – Kathleen Turner

V. Review of Resolutions / Legal Report (see Resolutions below)

LSED Legal Counsel

VI. Review and Approval of Resolutions for this Public Meeting

The following Resolutions may be adopted at this Public Meeting:

(Tab 6) Resolved that the Louisiana Stadium & Exposition District (“LSED”) hereby authorizes, approves, and ratifies the execution of the Master Plan Phase 3b Guaranteed Maximum Price Adjustment No. 26 (“Phase 3b GMP Adjustment No. 26”) to the Guaranteed Maximum Price Amendment for the Construction Manager at Risk Contract by and between the LSED and Broadmoor, LLC with respect to Phase 3b of the 2019 Superdome Capital Improvements Project (“Project”). Phase 3b GMP Adjustment No. 26 provides for a credit-deduction adjustment to the Phase 3b Guaranteed Maximum Price in the amount of \$542,312.73 that consists of the following:

DESCRIPTION	RFC #	DATE	AMOUNT
RFC # 382 – Impacted Rooms #141, #151, & #152	382	10/07/2024	\$0.00
RFC #383 - New Mounting Boxes for WAPs & All Star/ADS Tax Deduct CO - Owner	383	10/08/2024	\$1,151.11
RFC #384R1 – Impacted Room #159 Column Reveal Infill per RFI 1625	384R1	10/25/2024	\$0.00
RFC #386 -South Endzone Smoke Exhaust Duct Modifications per RFI 1470	386	10/15/2024	\$98,189.95
RFC #387 - Modify Ductwork for L600 E & W SEF per RFI 1468	387	10/21/2024	\$174,192.38
RFC #388R1 - RFC #388 - IR #0153, IR #154, IR #0156, & IR #0157	388R1	10/22/2024	\$0.00
RFC #389 – Owner Allowance Reconciliation	389	10/25/2024	-\$815,846.17
		Original GMP Value	\$234,923,000.00
		Current GMP Value including CCD #4	\$312,179,889.89
		Subtotal GMP Adjustment #26	-\$542,312.73
		NEW GMP TOTAL	\$311,637,577.16

Phase 3b GMP Adjustment No. 26 has been reviewed and approved by the Master Plan Project Team consisting of Representatives of the LSED, ASM Global, and the New Orleans Louisiana Saints, LLC, the Project Manager (Legends Hospitality), the Project Architect (Trahan Architects), and by LSED Counsel. The source of funds for Phase 3b GMP Adjustment No. 26, whether for increases or decreases, is the Project Budget, and there are sufficient funds to support the Resolution. The signatures of Chairman Robert A. Vosbein, Jr. and/or Vice Chair Hilary H. Landry are hereby authorized, approved, and/or ratified.

(Tab 7) The 2019 Superdome Capital Improvements Project (“Master Plan Project”) is coming to a close. To facilitate the closeout of the Project, ASM has requested a Resolution to approve the movement of

funding from the LSED operating accounts into the Master Plan Project Account to assure the completion of the Master Plan Project timely and to pay outstanding invoices related to the Master Plan Project. This Resolution authorizes and ratifies the transfer of \$4,250,000.00 from the LSED operating accounts into the Master Plan Project Account. This Resolution has been approved by LSED Legal Counsel, the LSED Construction Committee, and LSED Bond Counsel, and LaPorte, A.P.A.C. has no objection to the contemplated transfer of funds from the LSED Operating Accounts to the Master Plan Project Account.

Resolved that the Louisiana Stadium & Exposition District (“LSED”) hereby authorizes, approves and ratifies the transfer of \$4,250,000 from one or more of the LSED operating accounts to the LSED Master Plan Project Account to pay outstanding invoices related to the Master Plan Project. This Resolution has been approved by LSED Legal Counsel, the LSED Construction Committee, LSED Bond Counsel, and LaPorte, A.P.A.C. has no objection to the contemplated transfer of funds from the LSED Operating Accounts to the Master Plan Project Account. There are sufficient LSED operating funds available to support this Resolution.

(Tab 8) Resolved, that the Louisiana Stadium and Exposition District (“LSED”) hereby authorizes and approves the execution of a Certificate of Substantial Completion (copy attached to the Resolution) pursuant to the Contract for Construction Manager at Risk with Broadmoor, L.L.C. (“Broadmoor”) for the 2019 Superdome Capital Improvements – Phase 3B Caesar’s Superdome Project (“Project”). This Certificate of Substantial Completion is limited in scope to cover Elevators 2 and 8; L000S Sprinklers; and the L200SW Fire Alarm only.

This Resolution and the Certificate of Substantial Completion have the support of Trahan Architects (Project Architect), Legends Hospitality (as Project Manager), Broadmoor, and the Project Team which consists of the LSED Project Representative, the ASM Project Representative, and the New Orleans Saints Project Representative. It has been reviewed and approved by LSED Legal Counsel and provides that, subject to the completion of Scope Items Excluded from this Certificate (L300 North and South End Zone Corridors, ceiling, and lighting enhancements), with a cost estimate of work to be completed or corrected at \$32,500. The portion of work that is described in this Certificate of Substantial completion is sufficiently complete for the LSED to occupy and utilize the work for its intended purpose. The LSED Legal Counsel recommends the approval of this Resolution. Chairman Robert A. Vosbein, Jr. is authorized to sign the Certificate of Substantial Completion.

(Tab 9) The Louisiana Stadium and Exposition District (“LSED”) previously approved and entered into a contract with Amagine Technologies LLC for Phase 3b TV displays and mounts as part of the Superdome Capital Improvements/Master Plan Project. As this Project reaches Contract Close-out, there is a need for a Change Order to reflect a credit in favor of the LSED.

Resolved, that the Louisiana Stadium and Exposition District (“LSED”) hereby authorizes and approves Change Order No. 05 to the Contract between the LSED and Amagine Technologies LLC in the sum of \$3,017.00 to reflect a Contract Close-out Credit. This Change Order has the approval and recommendation of ASM Global, Legends (as Project Manager), and Trahan Architects (as Project Architect) and has been approved by the Project Team, consisting of ASM, LSED and New Orleans Saints Representatives. The Change Order has been signed by Trahan Architects and Amagine Technologies LLC. This Resolution authorizes and approves the signature on Change Order No. 05 by the Chairman and/or Vice Chair of the LSED, whose signature is hereby approved and ratified.

(Tab 10) Resolved, that the Louisiana Stadium & Exposition District (“LSED”) hereby authorizes and approves a Right-of-Way Instrument – Entergy New Orleans LLC (copy attached). This Right-of-Way Instrument has been requested by Entergy to ensure that Entergy has access to the underground high voltage circuit and transformer that is being installed for T-Mobile’s upgraded Equipment Room in Garage 5 for the

new Cellular DAS System. This Right-of-Way Instrument is consistent with prior right-of-way instruments granted for AT&T and Verizon and will be the final Right-of-Way instrument required for this Project. LSED hereby authorizes Chairman Robert A. Vosbein, Jr. to execute the Right-of-Way Instrument – Entergy New Orleans, LLC. There is no financial cost to the LSED. The Right-of-Way Instrument and this Resolution have been approved by LSED’s Legal Counsel. The signature of Chairman Robert A. Vosbein, Jr. is hereby authorized, approved, and ratified.

(Tab 11) At the request of the Louisiana Stadium and Exposition District (“LSED”), ASM conducted a Bid/Proposal Process to secure a Contractor for the Superdome Press Level Restroom Renovation Project (“Project”) pursuant to specifications and drawings prepared by Holly & Smith Architects (“Project Architect”). Bids/Proposals were submitted to the LSED through ASM on October 28, 2024. A determination has been made that Voelkel McWilliams has submitted the lowest responsive Bid/Proposal for the Project in the amount of \$147,000.

Resolved, that the Louisiana Stadium and Exposition District (“LSED”) hereby accepts the Bid/Proposal submitted by Voelkel McWilliams for a not-to-exceed sum of \$147,000 for the completion of the Superdome Press Level Restroom Renovation Project. This Resolution has the recommendation of ASM (as Project Manager), Holly & Smith Architects (as Project Architect), and the Construction Committee. The Funding Source for this Project will be the LSED Operating Accounts. Sufficient funds exist to Support this Resolution and this Project. LSED Legal Counsel are directed to prepare the Contract between the LSED and Voelkel McWilliams to be signed by Chairman Robert E. Vosbein, Jr., whose signature is hereby authorized and approved, with ratification to occur at a future LSED Board Meeting.

(Tab 12) Pursuant to Resolution 24-75 adopted July 31, 2024, the Louisiana Stadium and Exposition District (“LSED”) approved a contract with Voelkel McWilliams LLC (“Voelkel McWilliams”) for the Smoothie King Center Hub Club Renovation Project (“Project”) for a total sum of \$402,200. There is now a need for a Change Order No. 3 to the Voelkel McWilliams contract for a not-to-exceed sum of \$29,369, which sum will compensate Voelkel McWilliams for the following additional labor, material, and tasks:

Cost and expense to move sprinkler heads	\$2,047
Cost and expense to add VCT flooring to the storerooms	\$1,155
Cost to rework plumbing lines at the Bar area for a new equipment layout	\$3,175
Cost for new beer lines and related equipment	\$15,522
Cost to remove and repair ceiling materials due to condensation leaks above the Hub Club Bar	\$7,470
TOTAL	\$29,369

Resolved, that the Louisiana Stadium and Exposition District (“LSED”) hereby authorizes and approves a Change Order No. 3 to the Voelkel McWilliams Contract for a not-to-exceed sum of \$29,369. This Resolution has been approved by the LSED Construction Committee and is recommended by ASM and by Jessica Becker (Project Architect). The Funding Source for Change Order No. 3 is the Smoothie King Center Reserve and Replacement Fund. There are sufficient funds available to support Change Order No. 3 and this Resolution. Chairman Robert A. Vosbein, Jr. and/or Vice Chair Hilary Landry are hereby authorized to sign Change Order No. 3, and said signature is hereby approved and ratified.

(Tab 13) Pursuant to Resolution 24-75 adopted July 31, 2024, the Louisiana Stadium and Exposition District (“LSED”) approved a contract with Voelkel McWilliams LLC (“Voelkel McWilliams”) for the Smoothie King Center Hub Club Renovation Project (“Project”) for a total sum of \$402,200.00. There is now a need for a Change Order No. 4 to the Voelkel McWilliams contract for a not-to-exceed sum of

\$6,933.00 which sum will compensate Voelkel McWilliams for the following additional labor, material, and tasks:

Cost and expense to paint serving tables, remove and install base for columns new rubber base in bar area, and add aluminum transition strips for carpet	\$5,754
Furnish and install LED Baseline 3 tier wrap at base bar and countertop	\$1,179
TOTAL	\$6,933

Resolved, that the Louisiana Stadium and Exposition District (“LSED”) hereby authorizes and approves a Change Order No. 4 to the Voelkel McWilliams Contract for a not-to-exceed sum of \$6,933.00. This Resolution has been approved by the LSED Construction Committee and is recommended by ASM and by Jessica Becker (Project Architect). The Funding Source for Change Order No. 4 is the Smoothie King Center Reserve and Replacement Fund. There are sufficient funds available to support Change Order No. 4 and this Resolution. Chairman Robert E. Vosbein, Jr. and/or Vice Chair Hilary Landry are hereby authorized to sign Change Order No. 4, and said signature is hereby approved and ratified.

(Tab 14) Resolved, that the Louisiana Stadium and Exposition District (“LSED”) hereby authorizes and approves Change Order No. 3 to the Contract between the LSED and Trimark USA Strategic Equipment, LLC (“Trimark”) for the Westwego Complex a/k/a John Alario Event Center (“Westwego Sports Complex Project”) for the exchange of an ice bin to meet Code clearance requirements.

The net increase for Change Order No. 3 will be \$1,104.81, which brings the Purchase Order Agreement value to \$155,323.47, which remains below the not-to-exceed Budget Amount previously authorized by the LSED. This Change Order No. 3 has been recommended by ASM Global, by the Project Construction Committee, by Legends (as Project Manager), and by Duplantis Design Group (Project Architect). The funding source for this Change Order No. 3 and Resolution is the Project Budget, and sufficient funds exist to support the Change Order and Resolution. The signature of Chairman Robert A. Vosbein, Jr. and/or Vice Chair Hilary Landry are hereby authorized, approved, and ratified.

(Tab 15) Resolved, that the Louisiana Stadium and Exposition District (“LSED”) hereby authorizes and approves the execution of Change Order No. 10 to the Contract with Ratcliff Construction Company, L.L.C. for the Westwego Sports Complex a/k/a John A. Alario, Jr. Sports Complex Project (“Project”). Change Order No. 10 provides for:

An increase of \$9,873.43 to provide for electrical service from a distribution panel to power an irrigation pump and water meter; and

Change Order No. 10 for a not to exceed sum is \$9,873.43 and has been recommended by Legends (Project Manager) and by Duplantis Design Group (Project Architect) and has been approved by the LSED Construction Committee and the Project Construction Committee. The funding source for Change Order No. 10 and this Resolution is the Project Budget, and there are sufficient funds to support the Change Order and Resolution. The execution of Change Order No. 10 by Chairman Robert A. Vosbein, Jr. and/or Commissioner Hilary Landry is hereby authorized, approved, and ratified.

(Tab 16) Resolved, that the Louisiana Stadium and Exposition District (“LSED”) hereby authorizes and approves the negotiation and execution of Amendment No. 008 (“DDG Amendment No. 008”) to the Agreement for Professional Architectural Services by and between the LSED and Duplantis Design Group, PC dated August 25, 2017 (“DDG Contract”) for the John Alario, Jr. Westwego Sports Complex Project (“Project”). Pursuant to DDG Amendment No. 008 (copy attached to this Resolution), the DDG Contract

Term is extended by 254 days for additional construction administration services for the construction, completion, and close-out services for Field 4 at the Project site, inclusive of design, permitting, and other construction-related functions. DDG Amendment No. 008 also increases the DDG Contract Amount by a not-to-exceed sum of \$208,325, inclusive of permitting, geotechnical services, construction drawings, and contract administration.

This Resolution has been recommended by Legends Hospitality (Project Manager) and has been approved by the Project Construction Committee. The source of funds for DDG Amendment No. 008 is the Project Budget, and there are sufficient funds to support Amendment No. 8 and the Resolution. Chairman Robert A. Vosbein, Jr. and/or Vice Chair Hilary Landry are hereby authorized to execute DDG Amendment No. 008 on behalf of the LSED, and their signatures are hereby approved and ratified.

(Tab 17) Pursuant to previously authorized and duly enacted Resolutions by the Louisiana Stadium and Exposition District (“LSED”) Board of Commissioners, the following described agreements, contracts, change orders, and/or GMP adjustments (“Documents”) have been executed by Chairman Robert A. Vosbein, Jr. and/or Vice Chairman Hilary H. Landry on the respective dates as shown on each Document and/or signed at or following the September 26, 2024, Board meeting:

- a) All Tax Exemption Certificates signed by Chairman Vosbein for the Superdome Renovation Project since the September 26, 2024, Board meeting.
- b) All Change Orders on all Projects signed by the Chairman and/or Vice Chair of the LSED.

VII. Other Business Matters

The October meeting of the Louisiana Sports and Entertainment District is canceled, there being no business to be addressed at this time.

VIII. Additional Persons Wishing to Address the Commission (limit 5 minutes, please)

IX. Adjournment