

WILL COUNTY METROPOLITAN EXPOSITION AND AUDITORIUM AUTHORITY

Date: June 26, 2019

Authority Memo Number **025-2019 May 22, 2019 Regular Meeting Minutes**

The May 22, 2019 regular meeting of the Will County Metropolitan Exposition and Auditorium Authority Board was held at 15 E. Van Buren Street, Joliet, Illinois 60432. Chairman Bob Filotto welcomed Board members and the public and invited those present to rise for the Pledge of Allegiance to the Flag. The meeting was called to order with a quorum present. Chairman Bob Filotto opened the meeting at 4:00 P.M. with a quorum present and welcomed Board members and the public.

Present: Donnie Chestnutt, Jane Condon, Bob Filotto, Tom Osterberger, Jeff Pierson, Kathy Trizna and Council Liaison Pat Mudron

Absent: (Joe Carlasare's resignation resulted in an open slot ending December 1, 2021.)

Others: Legal Counsel David Silverman, Mahoney, Silverman, Cross Law Firm; John Gimenez, Vice President, Event Programming & Content, VenuWorks; Rialto Square Theatre Foundation Board member(s), IATSE Local 124 member(s) as well as members of the public and the press

Staff: Val Devine, Jack Ericksen, Jan Gilligan, Micah McDade, and other staff who were able to attend.

APPROVAL OF MINUTES

Authority Memo Number **018-2019 March 27, 2019 Regular Meeting Minutes**

**Motion:** Condon moved and Chestnutt seconded approval of March 27, 2019 as presented.

The Chair invited questions or comments with no response. The Chair then called a voice vote. Ayes were heard. No negative votes were expressed. Motion passed.

Public to be Heard Re: Agenda Items – No response.

Authority Memo Number **019-2019 April Operational Bills Paid and Payable**

**Motion:** Pierson moved and Chestnutt seconded approval of April accounts paid and payable in the amount of \$495,180.75.

AYES: Members Chestnutt, Condon, Osterberger, Pierson, Trizna and Filotto

NAYS:

**Discussion:** The Chair invited comments and questions. Hearing no response, he requested a motion and, with the motion on the floor, directed roll be called. Motion passed.

Authority Memo Number **021-2019 May Operational Bills Paid and Payable**

**Motion:** Condon moved and Chestnut seconded approval of May 2019 accounts paid and payable in the amount of \$527,470.02.

AYES: Members Chestnutt, Condon, Osterberger, Pierson, Trizna and Filotto

NAYS:

The Chair invited questions regarding May bills paid or payable. Hearing no questions or comments, the Chair noted the payables are well under control. He then, directed roll be called. Motion passed.

Authority Memo Number **020-2019 April Financial Statements** – To Place on File

**Motion:** Condon moved and Chestnutt seconded acceptance of April financial statements into the minutes.

The Chair requested a motion and, with the motion on the floor, called a voice vote. The motion passed unanimously.

Authority Memo Number **022-2019 May Financial Statements** – To Place on File

**Motion:** Condon moved and Chestnutt seconded acceptance of May financial statements into the minutes.

**Discussion:** With regard to the profit / loss relative to budget, there are five unbudgeted line items, therefore the year-to-date budget shows a loss of \$508,000. Removing unbudgeted line items, the loss is approximately \$284,000. The depreciation expense of \$358,000 is included in that loss, therefore the Authority is in a positive cash flow position. With the motion of the floor, the Chair called a voice vote. Motion passed unanimously.

#### OLD BUSINESS

Authority Memo Number **051-2017 Dedicated Funding Source(s) for the Rialto Square Theatre**

**Report:** The Chair reminded noted that he had been meeting with Lynne Lichtenauer and Dale T. Evans and informed those present that Devine, Mudron, Jim Roof and Terry D'Arcy have become involved in this endeavor. Lichtenauer, Evans, Roof and D'Arcy are developing a comprehensive funding plan inclusive of other Will County organizations. When completed, the group will offer presentations to each entity's board of directors.

Authority Memo Number **005-2019 Review of Approved, but Not Released, Executive Session Minutes dated April 25, May 23, July 25, August 22 and September 26, 2018**

**Motion:** Pierson moved and Chestnutt seconded tabling this matter to allow members the opportunity to review the minutes of executive sessions held April 25, 2018, May 23, 2018, July 25, 2018, August 22, 2018 and September 26, 2018.

Legal Counsel noted each of these minutes were reviewed and approved at the next meeting and are now presented for a decision to release or withhold distribution. Following a silence, the Chair asked the body if they were prepared to decide on this matter. Chestnutt noted the question had been met with silence suggesting the members were not prepared to vote. Pierson withdrew his motion to approve and restated the motion, above. The Chair called a voice vote. "Ayes" were heard. The Chair asked if there was any opposition; hearing none, he declared this item shall be considered at the next meeting.

#### NEW BUSINESS

Authority Memo Number **023-2019 John Gimenez, VenuWorks' Vice President of Event Programming and Content**

Gimenez reported on Rialto programming: where we began, where we are and where we expect to be, going forward. His primary objectives were to re-establish the Rialto as a reliable venue for shows; maximizing revenue and raising the venue's prestige. He reported that, since VenuWorks has managed the theatre, 131 events were held; VenuWorks promoted 53 at a cost of \$2 Million dollars. ▪ Staff has also been involved in programming: Devine suggested bringing theatrical plays to the theatre. Although they hadn't been successful in the past, Devine's experience at the Paramount and McDade's knowledge of marketing and the effort he puts forth to promote these performances have garnered success. Ericksen encouraged bringing movies back to the theatre. He noted that sponsors have stepped in to support films that allow families to enjoy movies at the Rialto. ▪ Gimenez has priced tickets below Chicago venues, which, along with low parking fees and fairly priced concessions, enhance the patron experience in Joliet. He said a good foundation has been developed and there is room to grow. He hopes all employees realize their efforts have generated a renewed sense of pride in this building, which appears to be reflected throughout the community.

#### Authority Memo Number **024-2019 Tyus Insurance Lease**

**Motion:** Chestnutt moved and Osterberger seconded approval of a motion to extend the terms of the Tyus & Associates Office Lease for a period of one year.

AYES: Members Chestnutt, Condon, Osterberger, Pierson, Trizna and Filotto

NAYS:

**Report:** When the meeting reopened, the Chair requested a motion and, with the motion on the floor, directed roll be called. See above.

#### EXECUTIVE REPORTS

**RST Foundation:** Ericksen reported on working with Jeff Hettrick and a ComEd efficiency manager who is coming in at the end of the month to assess, not only the marquee and vertical blade, but and the entire facility.

**Executive Director's Report:** Devine reported 7,004 tickets were issued to public theatre events that included a movie, a Local Music Monday performance, as well as Aaron Lewis, Tusk, the Church Basement Ladies performance of *Rise Up, O Men*, Local Music Monday, Straight No Chaser and Tony Bennett. In addition the theatre was rented for a three-day National Dance Competition and a Plainfield Park District two-day rehearsal/recital; a children's theatre company rental for a performance based on Barbara Park's Junie B Jones books; also seven theatre tours, two private tours with organ concerts, the USF Bernie Awards, an IPA Breakfast, a graduation rehearsal and two weddings. As of this report, 37 weddings have been booked in 2019 and 16 in 2020. ▪

**Participation in City Events:** Rialto staff will participate in the Chamber's New Orleans North, Paws on 66 and Race Fan Rally. Devine will also collaborate with Mike Trizna on a wine tasting event, a second beer bash and a half-way to St. Patrick's Day Bash. ▪ **Building Operations:** Charles Melvin was hired as a fulltime engineer and David DeLaCruz has joined Operations as a part time employee; both men are capable staff members. ▪ Air conditioning repairs were completed; a spare condensate tank had been on site and was used for the repair. ▪ Devine is working replacing broken glass, designing and hanging new window clings, replacing the awning and exchanging old bulbs with LED lights on the marquee which will involve an application for a CCP grant, which if successful, would make us eligible for approximately \$20,400 toward the \$61k estimated project

cost. In response to the question, Devine explained that Tim Placher, a Plainfield Middle School teacher, uses video of local musical performances to prepare his students' participation live on stage with the featured group(s).

**Board Chair:** The Chair acknowledged those who have expressed interest in the status of the open Board position. In a conversation with the Mayor, he learned that numerous persons had previously expressed interested in serving on the WCMEAA Board.

### **Executive Session**

Legal Counsel advised those present that the executive session was required to discuss lease matters.

**Motion:** Chestnutt moved and Pierson seconded the meeting into executive session to discuss lease matters.

AYES: Carlasare, Chestnutt, Condon, Pierson, Trizna and Filotto

NAYS:

The Chair directed roll be called. Motion passed.

**Note:** The only matters that may be discussed in executive session are those stated in the motion. Members anticipate the regular meeting will reopen to make a motion based on their discussion. The open meeting adjourned at 4:42 P.M. and reopened at 4:49 P.M.

**Public to Be Heard** – No response.

**Adjournment:** **Motion:** Chestnutt moved and Osterberger seconded adjournment.

The Chair called a voice vote. There were no dissenting votes; the motion passed unanimously. The meeting adjourned at 4:50 P.M.

Minutes respectfully submitted by Jan Gilligan, Recording Secretary

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Kathy Trizna, Board Secretary

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