

**MINUTES OF THE REGULAR MEETING OF THE
PUBLIC PARKING AUTHORITY OF PITTSBURGH
THURSDAY NOVEMBER 17, 2022**

Having been duly advertised in accordance with the Sunshine Act No. 84 of 1986, a virtual meeting of the Public Parking Authority of Pittsburgh was held at 9:06 a.m. on November 15, 2022. The following Board members were present at the start of the meeting: Jeff Cohen, Bobby Wilson and Kimberly Lucas. Present from staff were David Onorato, Christopher Speers, Chris Holt, Gwen Bolden, Jo-Ann Williams, Mark DiNatale, David Perry, Tracy Sowinski, Scott McNaugher, Karla Stanger, Matt Engleson and Anide Michel. Also present were Jason Wrona of Buchanan, Ingersoll & Rooney, Mark McCall of Assured Partners, Alison Keating, Jared Wright and a caller from 412-690-5556.

Mr. Cohen welcomed Ms. Lucas to the Board as he was not in attendance at last month's meeting and wasn't available to welcome her then.

MINUTES

Mr. Cohen asked for approval of the minutes from the October 20, 2022 meeting.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, the minutes were approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

PUBLIC COMMENT

Mr. Cohen asked if there were any public comments.

There were none.

EXECUTIVE DIRECTOR'S REPORT

Mr. Onorato advised the Board that the Authority complied with a request to light up the sails at our Grant Street Transportation Center to publicize the importance of Injury Prevention day.

Mr. Onorato advised the Board that we are working with the City on a Disparity Study and possibly will make a financial donation supporting the measure at a later date. He advised that he would give the Board more details in the future, noting that at this time no money has been committed.

Mr. Onorato advised that following the Board's request for information on the revenues at the Mon Wharf, reported that there were four full-day closures due to flooding and in 2022, 21 days of closure during 2019 2020 and 2021. He compared those numbers with the 50 full days of closure recorded in 2012. He also advised that we were working with the City to resolve a

persistent homelessness problem at the Mon Wharf location. Mr. Onorato noted that the reduced number of employees commuting for work downtown has had a direct effect on the revenue and usage numbers. He advised that he would have a more detailed report for the Board at our next meeting.

Mr. Onorato discussed the Finance Report, stating that the estimated \$3.7 million revenue for October 2022 was higher than we recorded last year, although continuing to be well below the \$5 million total reached in the 2019 base year. He advised that both this month's parking facility receipts, meter on-street and off-street meter, results were up from last year. He advised that the year-to-date estimate for 2022 is up from \$27 million last year to \$34 million this year but is still off the 2019 base year amount of \$47 million. He advised that parking garage revenues and meter receipts are also up despite being a little below the budget, adding that meter revenues are exceeding the budget projection.

Mr. Onorato discussed the Facility Report, noting that it reflects the same trends contained in the Finance Report. He advised that facility receipts for October 2022 were \$3.7 million, down from September's total but noted that street meter revenue is coming back faster than returns from garage operations where utilization is running at between 60-and-63 percent capacity. He added that meter revenue is averaging about 80-85 percent of pre-pandemic total.

Mr. Onorato discussed the Facilities Report, which shows that all the facilities are operating well with the exception of Forbes Semple where construction activity and a slowing of business along Walnut are continuing to reduce parking volume. He also noted that we will watch results there and at the Mon Wharf closely. He said that both are ahead of last year's pace but significantly off from the 2019 base. In total, Mr. Onorato advised that garage receipts for 2022 were \$20 million compared to the \$15 million recorded in 2021.

Ms. Lucas asked how the Mon Wharf was affected by all of the construction occurring on Ft. Pitt Blvd.

Mr. Onorato responded that the work is now completed but said its related closures had a significant impact on the Mon Wharf by blocking its entrance and preventing customers and our employees from accessing the Wharf. He said the contractor also failed to communicate the timing and duration of intended closings of the site. He said the poor quality of the communication contributed to reduced parking volume and accompanying loss of revenue. Ms. Lucas recommended that any future difficulties of that type be referred to her at DOMI.

Mr. Onorato discussed the Enforcement Report, which showed that there were over 20,000 tickets issued in October of 2022 compared to the 16,000 issued in 2021. He advised that almost 40 percent of the 2022 tickets issued were for meter violations while 20 percent were for street cleaning violations. He advised that there were 175,000 tickets issued year to date compared to 140,000 reported at this time last year. He noted that we are anticipating approximately 190,000 tickets to be issued in 2022.

Mr. Onorato discussed the Meter Revenue Report, which he stated shows the same trend as the Finance Report with street collections be up this year from this time last year. He noted that lot

collections are off slightly but total meter revenues are up almost three percent for the month compared to last year. He said the number is short \$400,000 from 2019's base total. He added that lot leases have declined from 335 last year to 318 today, currently both still lower than 2019's 370.

Mr. Onorato discussed the Parking Court Report, stating that October's fines and collection revenues were \$850,000 compared to \$680,000 in 2021. He advised that this was the first 2022 month that fines and collections were greater than the \$800,000 mark. He said the increase reflected a rise in tickets issued.

Mr. Wrona suggested that in the interest of saving time and to maintain a quorum for the meeting that the Chairman read only the first sentence, the bolded section of each resolution.

Mr. Onorato asked if Resolution No. 45 could be presented first as it pertains to the Authority's Insurance while our broker Mr. McCall is available to participate, he said Mr. McCall has a scheduled commitment requiring him to leave the meeting early.

RESOLUTION NO. 45 OF NOVEMBER 2022, "A RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO ENTER INTO A CONTRACT WITH VARIOUS INSURANCE COMPANIES TO OBTAIN INSURANCE COVERAGES FOR THE PUBLIC PARKING AUTHORITY OF PITTSBURGH FOR A ONE-YEAR PERIOD BEGINNING JANUARY 1, 2023, AND CONTINUING THROUGH DECEMBER 31, 2021, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised the Board that in 2018 the Authority circulated a bid for insurance coverage in the form of a three-year contract with two one-year options. He said this resolution is requesting to initiate the second option of that agreement. He advised that the carriers would remain the same and noted that our Broker, Mr. McCall, obtained and reviewed coverages that realizes a little over 14 percent increase in insurance coverage, with the new annual premium being \$655,000. He advised that the premium was about the same as 2016-2017. He advised that we will be going out to bid next year for all the coverages we contract for.

Mr. Cohen stated that he is really unhappy with the 15-percent increase, stating that he believes that it is too much of an increase unless there were numerous claims that justified it.

Mr. Onorato responded that the largest increases were on the Cyber Insurance and Property and Casualty Insurance. Mr. Onorato asked Mr. McCall if he could explain the reasons to the Board.

Mr. McCall stated that in 2018 the Authority changed a multitude of carriers and increased coverages significantly, reporting that the program went from \$655,000 down to \$514,000. He stated that the Board's comments at that time focused on the significant reduction in premium. He stated that not only have we been able to maintain stability over the past four years but there have also

been significant changes in the insurance coverage and adding most prominently the rise in cyber from \$1 million to \$5 million, adding active-shooter and active-assailant coverage and increasing the price of umbrella and the public officials coverage from \$5 million to \$10 million. He stated that the insurance industry is looking at the significant development in claims, with several still in litigation, noting that just in the last two months there have been over \$80,000 in claim awards that have impacted premium costs overall. He stated that there is good news in the program's Worker's Compensation. He said that, although the experience modification increased in excess of 20 percent and payroll increased three percent, our premium increase was held to seven percent. He certified that our guidance in that important sector as excellent. Mr. McCall stated that he views these numbers as fair and feels that 2024 would be a good time to go out to test the market. He stated that he wanted to note that property and cyber are two areas of coverage that have yet to be finalized because of insurance marketplace reinsurance requirements. He advised that the \$148,000 we projected as the premium for property is awaiting final premium numbers from the carrier and it's because of the significant values that the underwriters are assuming. Regarding cyber, he noted the environment has not improved and in fact with the issue in Ukraine has only gotten worse. He stated that the 14.3 percent increase projected today accurately reflects the marketplace and the past experience of the Parking Authority.

Mr. Cohen stated that he is concerned about the Authority's expenses in general as our incoming revenues are not back to the level recorded prior to the pandemic. He also noted that we have one less garage than we had previously and said he doesn't understand why property would increase if we now have one less property to cover. He asked if the Authority went out for bid this year.

Mr. McCall responded that the only portion of the insurance that went out to bid this year was for the cyber liability because of the volatility of that environment.

Mr. Cohen asked for a quick explanation of cyber liability.

Mr. McCall stated that the insurance includes coverage of expenses created by a breach, such as credit monitoring, notification costs and it also includes coverage of extortion claims, and increasingly common component of breach. He stated that it also provides a consultant who takes you through the entire process involved from a legal standpoint, from notification claims to credit monitoring. He noted that if the Authority is breached, liability for damage to a customer's credit due to a breach coverage extends to those losses. He stated that another important piece is that if the Parking Authority is forced to suspend operations because of a cyber breach, this coverage also protects business income as an element on its first party's side.

Mr. Cohen asked if this was an immediate recovery or if there was a waiting period to receive the lost income.

Mr. McCall stated that it is immediate subject to the deductible retention, which on this \$5 million dollar policy is \$25,000.

Ms. Lucas asked that this being an option year why the original contract terms didn't stipulate the increase in costs.

Mr. McCall stated that the contract was based on more from an equity portion in the marketplace and how the carriers typically responded. He stated that given the number of claims involved, the response from the insurance carriers to date have been adequate based on market conditions. So, although there was no specific percentage provided, the form and content of the carrier's response has been viewed as reasonable and responsible.

Mr. Cohen stated again that our approach should be more conservative than in past years, just from a numbers standpoint and the fact that we have less people parking. He asked how often the Authority goes out to bid for insurance coverage.

Mr. Onorato responded that the last time we bid this was 2018.

Mr. Cohen stated that in his business dealings he does not bid insurance coverage every year but said he does try to stay with his existing carriers. He said he does put a lot of pressure on his vendors to keep premiums from rising at unexpected or unreasonable levels.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 45 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 36 OF NOVEMBER 2022, "A RESOLUTION ADOPTING THE REGULARLY SCHEDULED PARKING AUTHORITY OF PITTSBURGH'S BOARD OF DIRECTOR'S MEETING DATES FOR 2023, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised that this is setting the monthly board meetings for next year, which may continue on in zoom format or revert at some point back to in-person meetings.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Ms. Lucas and seconded by Mr. Wilson, Resolution No. 36 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 37 OF NOVEMBER 2022, "A RESOLUTION AUTHORIZING FREE PARKING FOR TRANSIENT CUSTOMERS ON

“SMALL BUSINESS SATURDAY”, NOVEMBER 26, 2022, AT ALL AUTHORITY-OWNED METERED LOTS AND ON-STREET METERS, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised that we have done this the past couple of years in recognition of Small Business Saturday’s custom of offering free parking at on and off-street meters.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 37 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 38 OF NOVEMBER 2022, “A RESOLUTION ADOPTING THE GENERAL FUND, TRUSTEE REVENUE FUND AND CAPITAL ADDITIONS BUDGETS FOR FISCAL YEAR 2023 WHICH BEGINS ON JANUARY 1, 2023, AND ENDS ON DECEMBER 31, 2023, was read by Mr. Cohen and considered by the Board.

He advised that we are projecting \$28.5 million in operating expenses, with the top three being for payroll and benefits, parking taxes and security which noting that they combine, combining make up 67 percent of the Authority’s expense total. He advised that this budget also meets the Board requirements of retaining 15 percent of revenues in excess of budgeted expenses and also accounts for the change in the City Co-Op agreement. He said we now keep \$1.9 million from the Pilot payment and receive additional \$1 million of annual meter revenues.

He stated that a brief summary of the documents show operating revenues of just over \$1 million, with garage receipts of \$24.9 million, being our highest revenue source, pushing those results to just about 60 percent of the Authority revenue total. He said meter receipts, meanwhile, rose to \$14.8 million, or 36 percent of the year’s revenue volume. Mr. Onorato said that, together, the two sources record just 97 percent of 2022’s revenue volume.

He advised that we are also presenting a Capital Budget of \$7.1 million, which includes three principal projects. He said those line items are garage structural repairs, garage revenue control equipment, and HVAC replacement adding that they are projected at \$6.5 million or 85 percent of the 2023 Capital Budget.

Mr. Cohen stated that he is very concerned about the Authority’s finances going forward and stated that we are going to have to take some measures in the next few years as at the rate we are going, we are going to lose our \$5 million in our Capital Revenue Fund.

He stated that unless we get back to the revenue levels we were at prior to the pandemic we are going to have to make some hard decisions. He noted that if we don’t hit our debt ratio our

rating will go down and our interest rate will increase. He also stated that if we hadn't refinanced our debt at the start of the pandemic we would be in a really worse state. He stated that we need to be able to fund our capital improvements or it will be detrimental to the garage operations.

Ms. Lucas stated that while we are looking at cutting expenses, she wants to understand better what we are doing to try to bring in business. She stated that DOMI is facing a similar situation and is looking for potential areas to install more parking meters or implement automated enforcement which both the City Solicitors and her department believes can be done today. She questioned if we are looking at our rate structures, adding wayfinding for those garages and brokering new relationships because we are not going to see a return to downtown of some of those that used to be downtown. She said the City is working on actively diversifying its base by building up residential areas and said she would like to see what the Authority is doing to try to increase revenues or reducing access to on-street parking by reducing access to garages, if that's what's on the table, because off-street parking is really important to the circulation of our roadways.

Mr. Cohen stated that if more people move into the downtown area, then that could possibly increase garage leases. He stated that the Authority has never been in this position before, that we've always been solid in relying on commuters. He said his biggest concern is the \$5 million that we have dropping in our fund balance.

Mr. Wilson stated that after his budget conversations with the Director and Mr. DiNatale he is trying to see where the City can increase support the Authority. He said there is a host of things that can be looked at such as having an overview of the Residential Permit Parking program to possibly allowing for additional districts and hybrid districts that could increase the concept's revenues.

Mr. Onorato responded that he hears what the Board is saying and said he appreciates the suggestions and comments. He stated that he agrees with the Board on the automated enforcement but it's the opinion of both our and the City's legal counsel and the city's legal counsel that we do not have sole authorization to implement these objectives. He said we are working with both of them to try to get legislation changed to make that permissible. He noted that we are working with a pilot program right now that if we were permitted to enforce with ticketing-by-mail we could probably start within a month in our surface lots. He advised that we are continuing to work with DOMI to determine additional areas for of meter placement but cautioned that simple meter placement doesn't guarantee its use by the parking public. He stated that another thing that should be noted is that the changes to the street grid is good for the city and the public, but we lost significant revenues by removing street meters for bike lanes, restaurants, bus lanes. He also noted that we are going to lose a significant amount next year due to the BRT (Bus Rapid Transit) program, so it's not only that we are trying to get people back into the garages, but our older spaces that were prime locations are going off the map for the Authority. He stated that we will continue to look at all these options but said as we continue to add revenue we are losing volume at a more rapid pace than we can find reliable new payment sources to replace it.

Mr. Wilson asked about the asset study that was being completed.

Mr. Onorato responded that we anticipate that report being released within two to four weeks. He noted that the lot behind St. Joseph Church has not been developed. He said the lot data excludes the Ninth and Penn site that we demolished in 2019.

Mr. Wilson stated he was referring to the Ninth and Penn site.

Mr. DiNatale responded that if the Authority were to sell the Ninth and Penn site it doesn't do anything operationally for us because we need to send that back for the bond

Ms. Lucas stated she was glad that the BRT was mentioned as she stated that it is going to be transformative in a lot of ways and she stated that Mr. Onorato was correct in that it is going to clear a lot of curb space downtown. She stated that while this may be displacing people off the street, their vehicles are going to need to go somewhere, most likely into garages, so she does believe that there is going to be opportunity to be proactive work with DOMI on ways to make sure that people know where off-street parking is located and making sure that it's priced appropriately for people to use it. She stated that she is looking forward to sinking her teeth into some of these strategies and to help in securing the permitting the Authority needs to advance it's initiatives,. She also said she's looking forward to learning on what happens when development changes metered spaces, either temporarily, for construction or long term for other reasons. She stated that we need to work together to make those systems as robust as possible to strengthen the Authority's revenue.

Mr. Cohen asked if there were any additional questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 38 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 39 OF NOVEMBER 2022, "A RESOLUTION ADOPTING THE PITTSBURGH PARKING COURT BUDGET FOR FISCAL YEAR 2023 WHICH BEGINS ON JANUARY 1, 2023, AND ENDS ON DECEMBER 31, 2023, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised that this is the Parking Court Budget and that he met individually with Board Members to review its budget in detail. He noted that the Parking Court Budget is kept outside of the General Budget so that the money didn't have to be dedicated to the bonds. He advised that the 2023 Parking Court Budget has operating expenses of \$2.3 million and said net revenues of \$5.8 million will all go to the City based on the current Co-Op agreement. He stated that our Trust Revenue and parking Court Revenue, if combined, total operating revenues of \$49.2 million for 2023.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 39 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 40 OF NOVEMBER 2022, “A RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO AWARD A CONTRACT TO HINDMARCH HOME IMPROVEMENTS (HHI) FOR SNOW PLOWING AND/OR SNOW REMOVAL AT AUTHORITY-OPERATED GARAGES AND SURFACE LOTS, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised that our current snow removal contract with Snow and Ice Management having expired required that we go out to bid for that service . He said we received three bids, noting that the bid sheet is attached for reference. He advised that Hindmarch Home Improvements submitted the lowest bid at \$427,000 and advised that it is based on assuming there are six call-outs for the year with 100 percent snow removal. He stated that we bid this in zones based on neighborhoods and garages and on the amount of snowfall which may require the use of heavy equipment to remove. He advised that to date in 2022, \$236, 000 was spent for this coverage, up from \$162,000 in 2021 and \$35,000 in 2020. He noted that the contract is an as-needed basis depending on the amount of snow and said that we call them out if there is over three inches of snow.

Ms. Lucas asked the timeliness of response and if all of the bidders had to adhere to the same turnaround time once they are called.

Mr. Onorato responded that they all had to adhere to the same turnaround requirements. He stated that we monitor the weather conditions and stay in contact with the firm when the need for service seems imminent. He said the service is usually on-site within 24 hours of the snowfall.

Ms. Lucas noted that salting is mentioned and said it does not need to be discussed now, but stated it would be good to talk thorough what materials and quantity we are using to make sure its uses are not further degrading the infrastructures.

Mr. Onorato responded that they would only supply salt for our neighborhood surface lots and said that a separate in-house removal using salt and calcium that we purchase outside of this contract.

Mr. Cohen asked if they are called out to remove snow system-wide if the cost would be \$70,000 for the day.

Mr. Onorato stated that it would assuming that they need to bring front loaders to remove the snow. He said that, while we haven't had that happen in the last two years, we need to be prepared for the possibility.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 40 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 41 OF NOVEMBER 2022, "A RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO APPROVE FINAL PAYMENT TO GTECHNA USA CORPORATION FOR COMPLEE INSTALLATION OF LICENSE PLATE RECOGNITION EQUIPMENT, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised that we are required by the Board to bring change orders and final payments to the Board for approval. He advised that this work was approved in Resolution No. 16 of July 2020 for LPR equipment and installation. He advised that all items have been received and installed on the vehicles and we are asking for approval of final payment in the amount of \$2,400 to GTechna. He advised that all of the work is completed to the Authority's satisfaction.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 41 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 42 OF NOVEMBER 2022, "A RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO APPROVE FINAL PAYMENT TO PUGLIANO CONSTRUCTION CO., INC. FOR THE CONCRETE REPAIRS AT THE MON WHARF, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised that we are asking to approve final of payment to Pugliano Construction for repairs to the concrete at the Mon Wharf. He advised that the work has been completed and the punch list items also completed to the satisfaction of the Authority and said we are asking for

release of the final payment in the amount of \$80,000 and noted that there were no change orders for this work.

Mr. Cohen asked if the damage was caused by the flooding.

Mr. Onorato responded that it was just normal wear and tear over the years.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 42 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 43 OF NOVEMBER 2022, “A RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO AWARD A CONTRACT TO NATHAN CONTRACTING, LP FOR THE REHABILITATION OF THE BROOKLINE PARKING DECK PHASE II, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised that this project was part of our Capital Repair Plan to repair the ramp and the lower portion of the deck itself replacing steel structures and deck slabs on the ramp. He advised that there were three bids received and Nathan Contracting submitted the lowest bid in the amount of \$241,888 for this Phase 2 portion of the work in our Brookline Lot.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 43 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

RESOLUTION NO. 44 OF NOVEMBER 2022, “A RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO AWARD A CONTRACT TO PULLMAN SST, INC. FOR LIMITED SCOPE OF REPAIRS AT THE WOOD-ALLIES PARKING GARAGE, was read by Mr. Cohen and considered by the Board.

Mr. Onorato advised that based on our annual inspection report from our outside engineering firm, it was noted that work was required at our Wood-Allies Garage. He said this resolution authorizes the start of the work to repair the roof level including membrane, deck and

steel beam repairs. He advised that the lowest bid was received from Pullman SST in the amount of \$473,385.

Ms. Lucas asked if the Authority inquired of the vendors that did not bid as to why they did not submit a bid.

Mr. Holt responded that he did reach out to them and many of the contactors, specifically Carl Walker, are currently overwhelmed with on-going work and therefore could not bid due to the logistics and timing.

Mr. Onorato added that we have worked with all of these companies in the past and said they are familiar with our process in bidding. He noted that a few of these firms are currently completing projects at some of our facilities.

Ms. Lucas stated she asked because she wanted to make sure that there was not a problem with our RFP process.

Mr. Cohen asked if Pullman SST, Inc. has worked with the Authority in the past.

Mr. Holt responded that they completed some structural repairs at the First Avenue Garage about six years ago and we were satisfied with their work.

Mr. Cohen asked if there were any questions or comments.

There were none.

Upon motion by Mr. Wilson and seconded by Ms. Lucas, Resolution No. 44 of 2022 was approved as follows: Mr. Wilson, yes; Ms. Lucas, yes; Mr. Cohen, yes.

NEW BUSINESS

Mr. Cohen asked if there were any new or old business matters to discuss.

Ms. Lucas asked if the Authority could update its website with the current Board Member information as the data regarding the full Board is now outdated.

Mr. Onorato responded that we are in the process of designing an entirely new website that will be removed from the City's server and hosted by the Authority itself. He stated that the city notified us about a year ago that it would no longer be housing the Authority's website, requiring us to issue an RFP for this service. He advised that the contract was awarded, the bulk of the work has been completed and we will be launching our newly designed website shortly. He stated that in the meantime, we can update the existing website.

Mr. Cohen advised that Mr. Barron's term on the Board was expired and said his term was not renewed. He stated that he was a tremendous Board member, always contributing with well-thought-comments and proposals, and with good common sense, he provided will be a major loss to the Parking Authority. He stated Mr. Barron understood our operation and always brought value to the Board and said he personally is very disappointed that he was not reappointed. He stated that he wished Mr. Barron well.

Mr. Onorato added that Mr. Barron stated that he would have liked to attend today's meeting but was out of town and therefore could not attend. He said there is a chance that he may joint next month's meeting just to say his goodbyes.

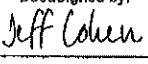
Mr. Onorato wished everyone a happy Thanksgiving.

Mr. Cohen asked if there was any additional new or old business matters to discuss.

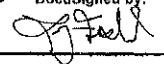
There were none.

The meeting was adjourned at 10:02 a.m. with all Board members in approval.

APPROVED TO CONTENT

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Chairman

ACCEPTED FOR FILING IN THE AUTHORITY'S BOOK OF MINUTES

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Approval