



Oakland-Alameda County
Coliseum Authority

**OAKLAND-ALAMEDA COUNTY COLISEUM AUTHORITY
BOARD MEETING**

NOTICE AND AGENDA
BOARD OF COMMISSIONERS
OAKLAND ARENA PLAZA CLUB
7000 COLISEUM WAY
OAKLAND CA 94621
November 21, 2025

9:00 A.M.

REMOTE ATTENDANCE

David Haubert
Heritage House, 4501 Pleasanton Ave.
Pleasanton, CA 94566

Ken Houston
16816 426th PL. SE.,
North Bend, WA 98045

You are invited to a Zoom webinar!

When: Nov 21, 2025 09:00 AM Pacific Time (US and Canada)

Topic: OACCA Board Meeting 11/21/25

Join from PC, Mac, iPad, or Android:

<https://us06web.zoom.us/j/82618933808?pwd=CqSMzeyfp1ToK8X5uo5ehZvT6yki-A.uKf8RAaQWRRC0bO3>

Passcode:507691

Phone one-tap:

+16694449171,,82618933808#,,, *507691# US

+16699006833,,82618933808#,,, *507691# US (San Jose)

Join via audio:

+1 669 444 9171 US+1 669 900 6833 US (San Jose)

+1 253 205 0468 US+1 253 215 8782 US (Tacoma)+1 346 248 7799 US (Houston)

+1 719 359 4580 US+1 564 217 2000 US+1 646 931 3860 US+1 689 278 1000 US

+1 929 205 6099 US (New York)+1 301 715 8592 US (Washington DC)

+1 305 224 1968 US+1 309 205 3325 US+1 312 626 6799 US (Chicago)

+1 360 209 5623 US+1 386 347 5053 US+1 507 473 4847 US

Webinar ID: 826 1893 3808

Passcode: 507691

International numbers available: <https://us06web.zoom.us/j/82618933808?pwd=CqSMzeyfp1ToK8X5uo5ehZvT6yki-A.uKf8RAaQWRRC0bO3>

Oakland-Alameda County Coliseum Authority
October 3, 2025
Special Board Meeting Minutes

CALL TO ORDER

The meeting was called to order at 8:55 am

ROLL CALL

Chair Miley (remote)	David Haubert (remote)
Commissioner Beam	Commissioner Jenkins
Commissioner Vukasin (remote)	Commissioner Iglesias (remote) 9:00a.m.

OPEN FORUM

No Speakers

NEW BUSINESS

- a. OAKLAND-ALAMEDA COUNTY COLISEUM AUTHORITY RESOLUTION NO. 2025 -15 RESOLUTION APPROVING THE FIRST AMENDMENT TO AMENDED AND RESTATED MANAGEMENT AGREEMENT was submitted for approval. Commissioner Jenkins moved to approve, and Commissioner Haubert seconded the motion, Roll Call: Miley, Beam, Vukasin, Haubert, Iglesias, Jenkins. Motion approved by six

- b. OAKLAND-ALAMEDA COUNTY COLISEUM AUTHORITY RESOLUTION NO. 2025 - 16 RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR OF THE OAKLAND-ALAMEDA COUNTY JOINT POWERS AUTHORITY TO ENTER INTO A LICENSE AGREEMENT WITH OAKLAND PRO SOCCER LLC, SUBJECT TO APPROVAL BY THE CITY OF OAKLAND AND THE COUNTY OF ALAMEDA, AND CERTAIN OTHER CONTINGENCIES, FOR A TERM ENDING THE EARLIER OF DECEMBER 21, 2026 OR THE DATE WHEN EITHER THE CITY OR COUNTY CONVEY ITS OWNERSHIP INTEREST IN THE COLISEUM COMPLEX, AND FOR FLAT EVENT EXPENSE FEES BETWEEN \$135,000 TO \$297,000 PER GAME DAY EVENT AND A BASE LICENSE FEE OF \$1,500 PER MONTH FOR A STORAGE AREA was submitted for approval with an amendment to the fee amount to 138,000 to 300,000. Commissioner Haubert moved to approve, and Commissioner Beam seconded the motion Roll Call: Miley, Jenkins, Haubert, Vukasin, Beam, Iglesias. Motion was approved by six

OPEN FORUM Lindsey president of Roots Soccer extended a thank you to the Authority and ask board to approve the license agreement

ADJOURNMENT

The meeting adjourned at 9:34 a.m.

____ Jan / Secretary

Oakland-Alameda County Coliseum Authority
September 19, 2025
Board Meeting Minutes

CALL TO ORDER

Chair Miley called the meeting to order at 9:14 am

ROLL CALL

Chair Miley

Commissioner Iglesias

Commissioner Houston

Commissioner Haubert (remote)

Commissioner Thompson (remote)

OPEN FORUM

Zennie Abraham spoke regarding concern of the sports teams that have left Oakland.

Damien Rainey voiced concern about the parking price. This will be addressed

APPROVAL OF MINUTES

The minutes were submitted for July 18, 2025 . Commissioner Iglesias moved to approve, and Commissioner Haubert seconded the motion. Roll Call: Commissioners, Haubert, Houston, Iglesias, Thompson, and Miley approved. The minutes were approved by 5 votes.

REPORTS

Executive Director Henry Gardner introduced the interim Secretary Jan Mazyck

5a.

ED Henry Gardner discussed the Ad Hoc committee formed to oversee the events scheduled post February 2026. Mr. Gardner discussed the Empower Retirement Plan; it is hoped for the sale of the plan. Mr. Gardner will report back to the board in September.

Mr. Gardner explained the details of the resolution to extend his contract as Executive Director for one year,

5b.

General Manager Nicole Strange updated the Board of Commissioners on all events, added, upcoming and canceled. The update to the board included the community events. Ms. Strange announced the 2 exciting new murals at the Coliseum.

Open Forum

Zennie Abraham asked if ED Gardner in an emergency situation could be called back if needed.

NEW BUSINESS

RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF THE SIXTH AMENDMENT TO THE AGREEMENT FOR CONSULTING SERVICES BETWEEN THE OAKLAND-ALAMEDA COUNTY COLISUEM AUTHORITY AND HENRY L. GARDNER, EXTENDING THE TERM FOR UP TO ONE YEAR, WITH A SIX (6%) INCREASE TO THE ANNUAL COMPENSATION FOR A TOTAL AMOUNT NOT TO EXCEED \$214,400.00, WITH A \$332.25 MONTHLY AUTOMOBILE ALLOWANCE was submitted for approval Commissioner Iglesias moved to approve and Commissioner Houston seconded the motion Roll Call: Commissioners Haubert, Houston, Iglesias, Thompson, and Miley

Open Forum:

Zennie Abraham, commended

Commissioners Houston, Thompson , Haubert and Chair Miley commended ED Gardner on the excellent leadership role he provides to OACCA

Zennie Abrahams agreed that Mr. Gardner is a good OACCA Executive Director

ADJOURNMENT

The meeting adjourned at 9:49 a.m.

Erin Roseman / Secretary

November 21, 2025

Honorable Chairperson Nate Miley and Commissioners of the Authority

5.a

1. Empower Retirement Plan Termination

We have engaged the consulting firm Sage View to assist in the review and analysis of the most effective way to terminate the Empower Retirement Plan as part of the wind-down process. The plan was established in the mid 1960's under the management and governance of the Oakland-Alameda County Coliseum, Inc., (OACC, Inc.), the predecessor to the Oakland-Alameda County Coliseum Authority. The plan was established to provide a defined benefit pension plan for OACC, Inc., employees. When the Authority was created, the plan was closed since the employees did not become employees of the Authority, and the Authority has never had employees. There are currently approximately thirty (30) participants in the plan. There are thirteen (13) participants who are vested but are not currently receiving benefits, of which four (4) are deceased. We are searching the records to locate participants who are not receiving benefits so they can apply for retirement or elect to receive their cash balances. We are working with Sage View and Empower to try to locate as many of these people or their beneficiaries as possible so we can determine their status or cash them out. Empower has indicated they are interested in taking over the plan for the current retirees and any of the remaining participants if they are retirement eligible for a yet to be determined cost, which preliminarily looks favorable. We will have an update at the December meeting.

2. Post June 30, 2026, Event Requests

The Board has approved event requests post June 30, 2026, for the Arena and established an Ad Hoc committee to provide guidance to the staff for requests after December 31, 2026, and for Stadium event requests after June 30, 2026. There are several event requests pending for both the Arena and the Stadium and the Ad Hoc committee has a meeting scheduled for November 21, 2025 to consider these. We may need the consent from both of the proposed buyers of the property for some of the requests. JPA counsel is reviewing these and will be providing guidance. It is in all of the parties' interest to book as many of the events possible to maximize event revenues no matter who owns the properties. This is becoming a challenge because promoters need to book events well into the future and the more we can tell them with certainty, the better the chance for success.

3. Final Bond Payments

The Authority issued bonds in 1995 to renovate the Stadium and in 1996 to renovate the Arena. The Stadium bonds were paid off in February 2025, and the Arena bonds will be paid off in February 2026. There are no other bonds outstanding. The bond covenants had certain restrictions regarding what the JPA could and could not do, principal among these were both facilities were to be operational and maintained and could not be sold until both Stadium and Arena bonds are retired. Once the final payments are made on the Arena bonds next February, all restrictions related to the bonds are removed and the City and County are no longer bound by any of the bond restrictions. The City and County will be free to do whatever it chooses, subject to the terms of their purchase-sale agreements and disposition agreements.

Respectfully submitted,

Henry L. Gardner
Executive Director

Legends Global Oakland
General Manager's Board Report
November 21, 2025

Event Activity

Added Events:

- Cyndi Wang – (November 22, 2025)
- Chelo – (November 28, 2025)
- Cash Money Millionaires 30th Anniversary – (December 12, 2025)
- TWICE – (January 17+18, 2026)
- New Edition, Boyz II Men, and Toni Braxton (January 29, 2026)
- Disney on Ice – (February 26 - March 1, 2026)
- Bad Omens – (March 27, 2026)
- Monster Jam – (April 3-5, 2026)
- We Them One's Comedy Tour – (April 12, 2026)
- Ariana Grande – (June 6, 9, 10, 2026)