



STATE OF WASHINGTON  
**PUBLIC DISCLOSURE COMMISSION**

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BEFORE THE PUBLIC DISCLOSURE COMMISSION  
OF THE STATE OF WASHINGTON

IN RE COMPLIANCE	)	PDC CASE NO: 5562
WITH RCW 42.17A	)	
	)	
Officials of Kennewick Public	)	
Facilities District	)	
	)	REPORT OF INVESTIGATION
	)	
Respondents.	)	
_____	)	

I. BACKGROUND

- 1.1 Kennewick Public Facilities District (hereafter, "Kennewick PFD") is a Washington public facilities district which owns the Three Rivers Convention Center and manages the City of Kennewick's Toyota Center indoor stadium in Kennewick, Washington. At the time the complaint was filed, the board members of Kennewick PFD were Barbara Johnson, President; John Givens, Treasurer; Kathy Blasdel, Secretary; and Calvin Dudney and John Neil, Members at large.
- 1.2 Kennewick PFD contracts with VenuWorks of Kennewick, LLC, a private Washington limited liability company, for the management of Three Rivers Convention Center and Toyota Center. Corey Pearson is an employee of VenuWorks and serves as the Executive Director for those facilities. Tyler Borders is a director of "Go Big Tri-Cities," a Washington State non-profit corporation working for the advancement and improvement of the Tri-Cities region.
- 1.3 On April 28, 2016, Kennewick PFD officials formally acted to place Proposition 16-8 on the August 2, 2016 primary election ballot in the City of Kennewick. The proposition would have authorized a sales and use tax increase of 0.2 percent (2 cents per \$10 purchase) to fund "the Link," a facility that would include a Broadway-style theater, Toyota Center improvements, and other entertainment and event space, plus expansion of the Convention Center and other improvements authorized on the Three Rivers campus.

- 1.4 Proposition 16-8 required a simple majority of 50% plus one vote to pass. City of Kennewick voters rejected the proposition in the August 2, 2016 primary election, with 52.46% voting "no."
- 1.5 On June 1, 2016, Victor Epperly filed a complaint against officials of Kennewick PFD, alleging violations of RCW 42.17A.555. **(Exhibit 1.)**
- 1.6 On July 22, 2016, the PDC received a complaint from Victor Epperly alleging that Go Big Tri-Cities had not filed documents identifying itself as a political committee, that a mobile billboard and a newspaper advertisement did not identify who paid for those promotions, and that it had not filed required periodic reports. Those issues, and others found by Commission staff, were handled by the Commission during an enforcement hearing held April 26, 2018, when the Commission accepted a Stipulation as to Facts, Violations, and Penalty, with two modifications, and assessed a \$1,000 penalty, in PDC Case 6954.

## II. ALLEGATIONS IN COMPLAINT

- 2.1 In his June 1, 2016 complaint, Mr. Epperly alleged that officials of Kennewick PFD authorized the use of public facilities for the promotion of Proposition 16-8, in violation of RCW 42.17A.555. As evidence of this authorization, he cited activity to promote the proposition undertaken by "Go-Big Tri-Cities" director Tyler Borders, alleging that he did so with the support of facilities manager and Kennewick PFD contractor VenuWorks. Mr. Epperly stated that Kennewick PFD officials were made aware of the promotional activity, at a minimum, from statements that Corey Pearson made at a March 24, 2016 meeting of the Kennewick PFD board. Mr. Epperly alleged that to the extent Kennewick PFD officials authorized information being communicated in support of the ballot proposition, that authorization of communication violated RCW 42.17A.555 because it failed to accurately portray the anticipated impacts of the proposition.

## III. FINDINGS

### **Kennewick PFD**

- 3.1 PDC staff reviewed the minutes of the March 24, 2016 Kennewick PFD board meeting, and noted that they reflect a description by Corey Pearson of what Mr. Epperly described in his complaint as campaign activity conducted by Tyler Borders in relation to The Link expansion proposal. The minutes state, "what a tremendous job Tyler Borders has done with campaigning with social media sites, radio ads, yard signs and window signs for businesses." **(Exhibit 1, p 3.)** In a supplement to his complaint, Mr. Epperly provided an example of a yard sign sponsored to promote The Link expansion. **(Exhibit 1, p 7.)** However, in the initial response to the complaint filed by Leland Kerr on June 8, 2016, Mr. Kerr pointed out that Mr. Pearson's March 24, 2016 comments were a description of Mr. Borders' non-profit corporation's past experience with campaigns, and that no campaign activity had taken place as

of March 24, 2016 because the Kennewick PFD had not yet approved the measure for the ballot. It appears this misconception occurred because the complaint was filed June 1, 2016, after the campaign had started.

- 3.2 PDC staff reviewed a Facebook page established to promote The Link expansion proposal. The page, located at the address *facebook.com/linktc*, included a significant level of overtly promotional content related to the expansion proposal. **(Exhibit 2)** Staff noted that the author of the page spoke as a person deeply involved in the expansion proposal, making statements such as "we are working with bond council," (sic) and referring to "our architecture firm," and "our executive director." The author of the page also purported to be in a position to influence design decisions for the proposed facility, based on the features that users (and voters) desired. The page did not identify its author or administrator.
- 3.3 On June 8, 2016 a preliminary response to the complaint was received from Leland Kerr, counsel to officials of Kennewick PFD. **(Exhibit 3)** The preliminary response confirmed that "Go Big Tri-Cities" and Tyler Borders were conducting activity to promote Proposition 16-8, with the support of VenuWorks. However, Mr. Kerr noted that VenuWorks is a private entity, and that its executive director, Corey Pearson, is not an employee, officer, or director of KPFD. Further, he stated that the promotional Facebook page referenced in the complaint is not the property of Kennewick PFD, that Kennewick PFD officials have not participated in or approved of any of the content included on the page, and that Kennewick PFD is not responsible for the accuracy of the content of the page. Addressing Mr. Epperly's allegations directly, Mr. Kerr stated that officials of KPFD have not used any of the agency's resources to advocate for a "yes" vote on Proposition 16-8, or disseminated any inaccurate information concerning the proposal.
- 3.4 In response to PDC staff's question, Mr. Kerr stated in a supplemental response received July 16, 2016 that Kennewick PFD officials understood Tyler Borders to be the administrator of *facebook.com/linktc*, the Facebook page established to promote The Link. **(Exhibit 4.)** Mr. Borders also confirmed that the Facebook page was the page of Go Big Tri-Cities.
- 3.5 To assess whether officials of Kennewick PFD provided any concrete support for ballot proposition campaign activity conducted by VenuWorks or "Go-Big Tri Cities," PDC staff reviewed copies of all contracts Kennewick PFD entered into with VenuWorks. Staff noted that the contracts included discussion of VenuWorks' contracted services that included "a promotional campaign for the Facilities." **(Exhibit 5, p 2.)** However, this discussion was included as part of marketing responsibilities assumed by the contractor "to maximize the use of the Facilities so as to provide maximum Revenue." Further, staff noted that this language was similar in substance to provisions found in Kennewick PFD contracts with other facilities management companies, dating from as far back as 2003. **(Exhibit 5, p 4.)**

- 3.6 Separately, staff noted an apparent discussion of ballot proposition campaign activity by VenuWorks, in an addendum to Kennewick PFD's contract with the vendor executed May 12, 2014:

*Expansion Extension. In the event VenuWorks participates in the funding and management of a campaign, as permitted by Title 72.17A RCW and Title 390 WAC, for the expansion of a convention center pursuant to a ballot item approved by the District and contingent upon approval of the expansion, this Agreement shall be extended to May 31, 2022, to facilitate the expansion.*

**(Exhibit 5, p 9.)** Based on the reference to Title 390, the regulations of the Public Disclosure Commission, the contract's discussion of "RCW 72.17A" appears intended to reference RCW 42.17A, Washington's campaign finance and disclosure laws. The context of this discussion appears to focus on the term of Kennewick PFD's contract with VenuWorks, and the extension of that contract in the event of a voter-approved facilities expansion. The contract included no discussion of specific campaign activities to be funded or conducted by VenuWorks, or of any source of funding for such activities. The contract was signed by Kennewick PFD President Barbara Johnson.

- 3.7 To further assess whether Kennewick PFD provided any tacit support for activities to promote Proposition 16-8, PDC staff requested copies of all emails, communications, or other documents sent or received by Kennewick PFD staff or officials that refer or relate in any way to "Go Big Tri-Cities" or Tyler Borders. The district responded with 89 email conversations that included Mr. Borders as a sender or recipient; they explained that in addition to communications sent or received by Kennewick PFD officials, they had included communications in the possession of VenuWorks. **(Exhibit 6.)**
- 3.8 The messages reviewed by PDC staff demonstrated Mr. Borders' intimate involvement with The Link expansion proposal, both in assisting Kennewick PFD officials with the formal Proposition 16-8 proposal, in earlier efforts to coordinate area stakeholders, and in communicating information about an expanded Kennewick arts center to members of the public.
- 3.9 In addition to showing Mr. Borders corresponding with Corey Pearson, the documents provided by Kennewick PFD show emails that Mr. Borders exchanged with representatives of ALSC Architects, who designed the proposed Link expansion; with Barbara Johnson, Kennewick PFD board President; John Givens, Kennewick PFD board Treasurer; and Calvin Dudney, Kennewick PFD Member at large. **(Exhibit 6.)** The documents also show Mr. Borders corresponding with Marie Mosely, Kennewick City Manager; and Steve Young, Mayor of Kennewick. Of all local government officials included in these email exchanges, the only official who used a local agency's email address to send email to or receive email from Mr. Borders was Kennewick City Manager Marie Mosely. **(Exhibit 6, p 4.)** (Kennewick Mayor Steve Young used an *rl.gov* address, which is associated with the US

Department of Energy's Hanford cleanup efforts.) Otherwise, the communications appeared to be conducted with private email facilities.

- 3.10 As noted by Leland Kerr in his supplemental response to the complaint received on July 13, 2016, the emails produced by Kennewick PFD do not show any exchanges involving Kennewick PFD officials in which Tyler Borders' promotional Facebook page was discussed. However, the emails (**Exhibit 6, pp 16 – 42**) do show Mr. Borders communicating with Kennewick PFD's architectural firm, ALSC Architects. These emails show the firm working with Mr. Borders on animation related to design features of the proposed Link facilities, making changes to suit Mr. Borders' needs in marketing the expansion on Facebook.
- 3.11 Staff interviewed Tyler Borders concerning the complaint, including the receipt of in-kind contributions. Go Big Tri-Cities received in-kind contributions totaling \$7,522.50 from ALSC Architects for animation services used to produce advertising messages. Mr. Borders was introduced to ALSC by Corey Pearson of VenuWorks. ALSC had provided design renderings for a similar ballot measure in 2012, and made modifications to those renderings in 2016. Mr. Borders worked with Rustin Hall, the production artist for ALSC, who prepared the renderings. (**Exhibits 10 and 11**)
- 3.12 Staff interviewed Rustin Hall about providing in-kind contributions to Go Big Tri-Cities. Mr. Hall confirmed that ALSC was not paid by Go Big Tri-Cities or anyone else for the animation work used by Go Big Tri-Cities in its advertising. Mr. Hall said ALSC had an interest in the ballot proposition passing, and said it is not unusual for firms that could benefit from a project to support that project through contributions. Mr. Hall said he was not aware at the time he was performing the animation services of the need to inform Mr. Borders of the value of the work, and Mr. Borders said he was unaware of the need to report the value as an in-kind contribution. (**Exhibits 12 and 13**)
- 3.13 No information was found showing that KPFDD officials paid ALSC for the architectural services they provided to Go Big Tri-Cities or that KPFDD officials otherwise used public facilities to facilitate the transfer of the services to Go Big Tri-Cities.
- 3.14 Further, the emails provided by Kennewick PFD show that, at the request of Corey Pearson, Mr. Borders worked on the ballot title and argument for Proposition 16-8, providing revisions to the materials on April 27, 2016. (**Exhibit 6, pp 43 - 44.**) One day later, on April 28, 2016, Mr. Borders attended the meeting of the Kennewick PFD at which the board took formal action to call for the Proposition 16-8 election. (**Exhibit 7.**) The minutes of the April 28, 2016 meeting indicate that Mr. Borders presented two separate resolutions concerning the ballot proposition, and urged the board to approve the resolutions.

### **Interview of Barbara Johnson (Exhibits 14 & 15)**

- 3.15 Ms. Johnson said the KPFDD had no formal relationship with Tyler Borders, and said the research he presented to the KPFDD board about a potential ballot proposition was done at the request of VenuWorks through a contract he had with VenuWorks. Ms. Johnson said the KPFDD did not direct VenuWorks to conduct research on behalf of the KPFDD concerning a future ballot proposition.
- 3.16 Ms. Johnson said the KPFDD paid ALSC Architects in 2012 for design work, and paid an additional amount in 2016 for conceptual design work. Ms. Johnson said the KPFDD did not authorize ALSC to work with Tyler Borders and Go Big Tri-Cities during the 2016 campaign for Proposition 16-8.
- 3.17 Ms. Johnson stated that in 2016 the KPFDD included information on its website about the proposed facility that had been created by the ALSC Architects. Ms. Johnson said the KPFDD had fact sheets they gave out at an open house held for the public. Ms. Johnson said the KPFDD made presentations to the Chamber and for media that requested information.
- 3.18 Ms. Johnson stated that the KPFDD did not work with Tyler Borders to create the Facebook page that promoted Proposition 16-8. She said it was created by Tyler Borders and was used by him on his website.
- 3.19 Ms. Johnson stated that Tyler Borders was listed as a consultant in the KPFDD's minutes for its April 2016 meeting because he was a consultant to VenuWorks, and was addressing the board on behalf of VenuWorks.
- 3.20 Ms. Johnson stated that Go Big Tri-Cities was its own entity, and that it did not interact with the KPFDD. She acknowledged that the KPFDD certainly had some interactions with Mr. Borders in his role as a consultant with VenuWorks, but said that was the extent of the district's relationship with Mr. Borders. She said the KPFDD did not pay for any of the work performed by Mr. Borders.

### **Interview of Corey Pearson**

- 3.21 Corey Pearson is the Executive Director of VenuWorks, a corporation that manages the facilities that are under the control of the Kennewick Public Facilities District.
- 3.22 Mr. Pearson said VenuWorks was involved in the 2012 ballot measure effort by making monetary contributions to a pro committee. He said VenuWorks staff also developed a plan that included a needs assessment, and worked with ALSC, the architect hired by the KPFDD.
- 3.23 Mr. Pearson said after the 2012 ballot measure failed, VenuWorks pulled back to evaluate what the needs were for the facilities, and what the

community wanted. Mr. Pearson said VenuWorks hired Tyler Borders around 2014 which was before he formed the non-profit corporation Go Big Tri-Cities. Mr. Pearson said VenuWorks hired Mr. Borders to conduct survey work, to determine what the residents of Kennewick felt the community was lacking, and what they were looking for in public facilities.

- 3.24 Mr. Pearson said the research work conducted by Tyler Borders was done on behalf of, and paid for by, VenuWorks, not the Kennewick PFD. He said VenuWorks was willing to spend its money on research because its contract with the KPFD was incentivized such that if Proposition 16-8 passed, VenuWorks would receive a three-year extension in its contract to manage the facilities under the control of the KPFD. Mr. Pearson said Mr. Borders' work was primarily to find out what residents wanted, and was not conducted to find out what level of taxation voters would support.
- 3.25 Mr. Pearson said Tyler Borders attended the PFD meetings, such as the April 2016 meeting, on behalf of Corey Pearson and VenuWorks. He said Mr. Borders had a firm grasp on the results of the survey work and how it related to the proposed ballot proposition.
- 3.26 Mr. Pearson said Tyler Borders worked with the ALSC Architects to come up with the best visual representations of what was being proposed in the ballot proposition. He said the visuals were used by VenuWorks on its website, at the local fair, in its promotional materials, and in a press kit to show their intentions to the public. He said VenuWorks used the material as an educational component. He said this work was not part of the political work of Go Big Tri-Cities. He said the videos of the Link Project are run on the in-house video system at the facilities. He said it is something they use all the time to educate users of the facility.
- 3.27 [www.Facebook.com/LinkTC](http://www.Facebook.com/LinkTC) was a Facebook page that included a significant amount of promotional material. The statements on the Facebook page left the impression that it might be part of the PFD, using terms such as "our bond counsel" and "our architect." However, the page was authored by Tyler Borders, and was part of Mr. Borders' effort to promote Proposition 16-8 through the Facebook page of Go Big Tri-Cities. Mr. Pearson said he has never seen the Facebook page and does not know anything about it.
- 3.28 Mr. Pearson said he did not recall using a PowerPoint slide show to present the 2016 proposal to the Kennewick City Council.

### **Go Big Tri-Cities**

- 3.29 On July 11, 2016, Go Big Tri-Cities registered with the PDC as a political committee supporting Proposition 16-8, and also filed a series of contribution and expenditure reports. Tyler Borders was listed on the committee's C-1pc registration as Treasurer and Campaign Manager. **(Exhibit 8.)** The reports disclose approximately \$24,000 in contributions received and approximately

\$19,500 in expenditures made to promote Proposition 16-8. As disclosed in the committee's C-3 Monetary Contributions reports, Go Big Tri-Cities received its first monetary contribution on May 2, 2016, a \$5,000 contribution from the Central Washington Building and Trades Council. The C-3 reports show several other sources of monetary support, but notably, no monetary support was received from VenuWorks. The committee's C-4 Summary, Full Reports of Receipts and Expenditures report shows that the committee sponsored Facebook advertising, and also yard signs, roadside signs, billboards, radio advertising, pamphlets, and other print materials.

- 3.30 The reports by Go Big Tri-Cities' political committee described above became the subject of a separate complaint filed by Victor Epperly. In responding to that complaint, Mr. Borders stated that contrary to Mr. Epperly's allegations, Go Big Tri-Cities received no unreported contributions from VenuWorks. **(Exhibit 9.)**

#### IV. SCOPE

4.1 PDC staff reviewed the following documents:

1. A complaint against officials of KPFDD, received from Victor Epperly on June 1, 2016;
2. *facebook.com/linktc*, a Facebook page established to promote The Link expansion proposal;
3. A preliminary response to the complaint, received on June 8, 2016 from Leland Kerr, counsel to officials of KPFDD;
4. A supplemental response to the complaint, received from Leland Kerr on July 16, 2016;
5. Contracts between KPFDD and facilities management companies, including VenuWorks and Compass of Kennewick, executed from 2003 through 2014;
6. Copies of all emails, communications, or other documents sent or received by KPFDD staff or officials, or by the district's contractor VenuWorks, that refer or relate in any way to "Go Big Tri-Cities" or Tyler Borders;
7. The minutes of the April 28, 2016 meeting of the KPFDD board;
8. PDC campaign finance reports and data submitted by the Go-Big Tri Cities political committee; and
9. A preliminary response to a separate complaint filed against Go-Big Tri Cities by Victor Epperly, received on August 2, 2016 from Tyler Borders.
10. Conducted interviews of Tyler Borders, Director Go Big Tri-Cities; Rustin Hall, ALSC Architects; Barbara Johnson, President, Kennewick PFD; and Corey Pearson, Executive Director, VenuWorks.

V. LAW

**RCW 42.17A.555** states, in part:

“No elective official nor any employee of his office nor any person appointed to or employed by any public office or agency may use or authorize the use of any of the facilities of a public office or agency, directly or indirectly, for the purpose of assisting a campaign for election of any person to any office or for the promotion of or opposition to any ballot proposition.

...[T]he foregoing provisions of this section shall not apply to the following activities:

...(3) Activities which are part of the normal and regular conduct of the office or agency.”

**WAC 390-05-271** states that (1) RCW 42.17A.555 does not restrict the right of any individual to express his or her own personal views concerning, supporting, or opposing any candidate or ballot proposition, if such expression does not involve a use of the facilities of a public office or agency. (2) RCW 42.17A.555 does not prevent a public office or agency from (a) making facilities available on a nondiscriminatory, equal access basis for political uses or (b) making an objective and fair presentation of facts relevant to a ballot proposition, if such action is part of the normal and regular conduct of the office or agency.

**WAC 390-05-273** defines “normal and regular conduct” as conduct that is 1) lawful, i.e., specifically authorized, either expressly or by necessary implication, in an appropriate enactment, and 2) usual, i.e., not effected or authorized in or by some extraordinary means or manner. The rule states that no local office or agency may authorize a use of public facilities for the purpose of assisting a candidate's campaign or promoting or opposing a ballot proposition, in the absence of a constitutional, charter, or statutory provision separately authorizing such use.

Respectfully submitted this 25<sup>th</sup> day of May 2018.



Philip E. Stutzman  
Sr. Compliance Officer

**EXHIBIT LIST**

**Exhibit 1** A complaint against officials of KPF, received from Victor Epperly on June 1, 2016.

- Exhibit 2** Excerpted content from *facebook.com/linktc*, a Facebook page established to promote The Link expansion proposal.
- Exhibit 3** A preliminary response to the complaint, received on June 8, 2016 from Leland Kerr, counsel to officials of KPFD.
- Exhibit 4** A supplemental response to the complaint, received from Leland Kerr on July 16, 2016.
- Exhibit 5** Excerpted contracts between KPFD and facilities management companies, including VenuWorks and Compass of Kennewick.
- Exhibit 6** Copies of all emails, communications, or other documents sent or received by KPFD staff or officials, or by the district's contractor VenuWorks, that refer or relate in any way to "Go Big Tri-Cities" or Tyler Borders.
- Exhibit 7** The minutes of the April 28, 2016 meeting of the KPFD board.
- Exhibit 8** C-1pc Political Committee Registration, and C-3 and C-4 contribution and expenditure reports, filed by the Go-Big Tri Cities political committee.
- Exhibit 9** A preliminary response to a separate complaint filed against Go-Big Tri Cities by Victor Epperly, received from Tyler Borders on August 2, 2016.
- Exhibit 10** Interview Summary – Tyler Borders
- Exhibit 11** Recording of Tyler Borders Interview (available on request)
- Exhibit 12** Interview Summary – Rustin Hall
- Exhibit 13** Recording of Rustin Hall Interview (available on request)
- Exhibit 14** Interview Summary – Barbara Johnson
- Exhibit 15** Recording of Barbara Johnson Interview (available on request)
- Exhibit 16** Interview Summary – Corey Pearson
- Exhibit 17** Recording of Corey Pearson Interview (available on request)

## File a Formal Complaint - Victor Epperly

**Victor Epperly** reported 35 minutes ago (Wed, 1 Jun at 2:19 PM) via Portal Meta

The Kennewick Public Facilities District has filed with the Benton County Auditor a ballot measure to gain voter approval to levy a 0.2 of 1% sales tax to pay for expansion of the Three Rivers Convention Center. In the March 24, 2016 Meeting Minutes (attached files 1,2,and 3) Corey Pearson, the Executive Director of the Kennewick PFD stated, in Item 3 of New Business, 'what a tremendous job Tyler Borders has done with campaigning with social media sites, radio ads, yard signs and window signs for businesses'. Either directly, or indirectly through its facility operator Venue Works, the Kennewick PFD has been advocating a yes vote on the measure. Attached are copies of the meeting minutes of March 24, 2016, a page of information from <https://www.facebook.com/linktc> (attached file 4), and a copy of the Broadway series announcement on the web page for the Kennewick PFD (Attached file 5) Also on this web page was a link to the <https://www.facebook.com/linktc> facebook page. Please note the contradictory information on the facebook web page. Broadway shows have been coming to the TriCities for a number of years and have been presented at the Toyota Center/Windermere Theater, a venue operated for the City of Kennewick by the Kennewick Public Facilities District. The Kennewick PFD is not only advocating a 'yes' vote, but also disseminating false information. If my assertions are correct, then at the very least the KPFDD should notify the public via each of these social media outlets that they have acted in an illegal manner and have been directed to abstain.

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The Kennewick Public Facilities District  
Regular Meeting  
Three Rivers Convention Center  
Boardroom

March 24, 2016

Agenda

5:01 p.m.

Ca  
II

**to Order**

President Barbara Johnson called the meeting to order at 5:01 pm.

**Roll Call**

Elizabeth Lutz called the roll.

Present: President, Barbara Johnson; Secretary, Kathy Blasdel; Treasurer, John Neill; John Givens, Board Member; Calvin Dudney Board Member.

A quorum was established.

Also present: Corey Pearson, Executive Director; Heather Breymeyer, Sales Director; Joseph Potts, Finance Director; Elizabeth Lutz, Executive Assistant; Steve Mallory, Arculus Design; Rob Chapin, Food and Beverage Director; Gayle Carrasco, Accounting Assistant; Lara Watkins, Visit Tri-Cities; Kathy Moore, SpringHill Suites; Jude Strode, Marketing Manager; John Siehl, VenuWorks Corporate; Rebecca Williamson, SpringHill Suites.

Rebecca Williamson led in the Pledge of Allegiance.

**Approval of Agenda**

John Neill moved to approve the agenda as presented; John Givens second the motion. The motion carried.

**Consent Agenda**

*All matters listed within the Consent Agenda have been distributed to each Board Member of the Public Facilities District for reading and study, are considered to be routine, and will be enacted by one motion of the Board with no separate discussion. If separate discussion is desired, that item may be removed from the Consent Agenda and placed on the Regular Agenda by request.*

- a) Minutes of February 25, 2016 Board Meeting
- b) Claims roster dated February 2016 for \$727,159.68 (TC)  
Warrants: 17193-17314      Voids: none
- c) Claims roster dated February 2016 for \$175,889.34 (TRCC)  
Warrants: 14069-14158      Voids: none
- d) Claims roster date February 2016 for \$2,399.18 (Box Office)  
Warrants: none written      Voids: none  
Total February 2016 payroll paid out: \$285,530.31

John Neill reported that all claims rosters and warrants have been reviewed and accounted for and motioned for approval of Consent Agenda as presented. John Givens seconded the motion. The motion carried.

### **Visitors**

Barbara Johnson opened the floor to any visitors who wished to address the Board regarding matters that are not currently on the agenda.

### **New Business**

**a) Financial Reports- February 2016**

John Neill gave the financial reports and announced that food and beverage are currently bringing in the majority of revenue for the Toyota Center. The Brew and Bacon event held at the convention center grossed approximately \$40,000. John Neill made a motion to accept the February financial reports as presented. Calvin Dudney seconded the motion. The motion carried.

**b) Expansion**

Corey Pearson discussed meeting with the Visit Tri-Cities board and gaining support for The Link. Discussion was held on meeting with the Port of Kennewick Commissioners on April 26<sup>th</sup>, to give presentation on The Link. Corey brought up what a tremendous job Tyler Borders has done with campaigning with social media sites, radio ads, yard signs and window signs for businesses. The Board anticipates making a final decision whether The Link will be place on the ballet in August at the April board meeting.

**c) Art Center Task Force MOU**

Barbara Johnson discussed the MOU overview between the KPF and The Vista Arts Group. Steve Mallory is the design lead/ programming specialist for the Vista Art Center and discussed how they hope to complete the project in three years. John Neill motioned to accept the MOU and sign with the Arts Center Task Force. Kathy Blasdel second the motion. The motion carried.

**d) VenuWorks Update**

John Siehl discussed updates from VenuWorks including a new venue in Bloomington, Illinois, and how we will have a new in house production theatrical called Noel Ireland which will be coming Christmas of 2017. Steve Peters sends his warm wishes and hopes to be visiting soon.

**e) Executive Director Report**

Corey Pearson gave an update about the carpet samples, hoping to have approval from Board by next meeting. On May 16<sup>th</sup>, The Association of Washington State Public Facilities Districts Annual Membership Meeting will take place and the Board members were asked to attend. John Neill and Calvin Dudney will be going to represent the Board.

**f) Visit Tri-Cities Report**

Lara Watkins from Visit Tri-Cities reported on booked and lost events. They are working on their Olympia Sales Blitz and Customer Appreciation Luncheon.

**g) SpringHill Suites Report**

Kathy Moore brought Rebecca Williamson who does sales for SpringHill Suites. Williamson gave a sales report, discussing how we have six organizations who would like to come tour and during their recent sales blitz, 30% of questions were asked regarding expansion of the TRCC.

**Board Comments/Discussion**

The Board members thanked Kathy Blasdel for her 8 years of hard work and dedication with all the different perspectives she has brought to the Board and what a pleasure it was for her to be a part of the group. Barbara Johnson also thanked John Siehl for visiting from VenuWorks. Jude Strode discussed the update on Numerica entrance which will be complete on April 14<sup>th</sup>.

**Adjournment/Recess**

Meeting adjourned at 6:10pm

*The KPFD Board's minutes are intended to be a reasonable summary of the Board's deliberations and actions. The minutes are not a verbatim record of everything said at the meeting. The minutes include all actions taken by the Board.*

Elizabeth Lutz  
Approved by the Board of Directors



Cover Photos  
2 Photos



Timeline Photos  
10 Photos

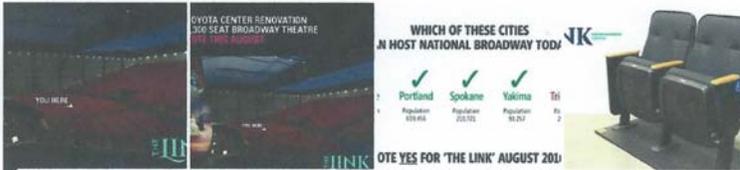


Profile Pictures  
2 Photos



The Link (Kennewick, WA)  
7 Photos

All Photos



## WHICH OF THESE CITIES CAN HOST NATIONAL BROADWAY TODAY?

✓	✓	✓	✓	✗
<b>Seattle</b>	<b>Portland</b>	<b>Spokane</b>	<b>Yakima</b>	<b>Tri-Cities</b>
Population 652,405	Population 609,456	Population 210,721	Population 93,257	Population 209,777

**VOTE YES FOR 'THE LINK' AUGUST 2016.**

Populations based on 2014 U.S. Census Bureau estimates



# BROADWAY

at the Windemere Theatre in TOYOTA CENTER

Subscribe Today! Toyota Center



THE **LINK**  
facebook.com/linktc

BROADWAY EVENTS SPORTS

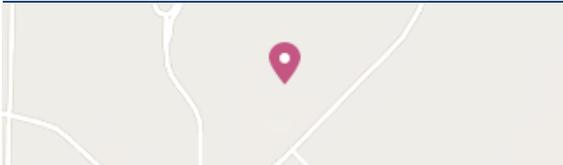
**VOTE YES**

07.07.2016 11:00

The Link—Entertainment Center



Tony Home 20+



7016 W Grandridge Blvd  
Kennewick, WA

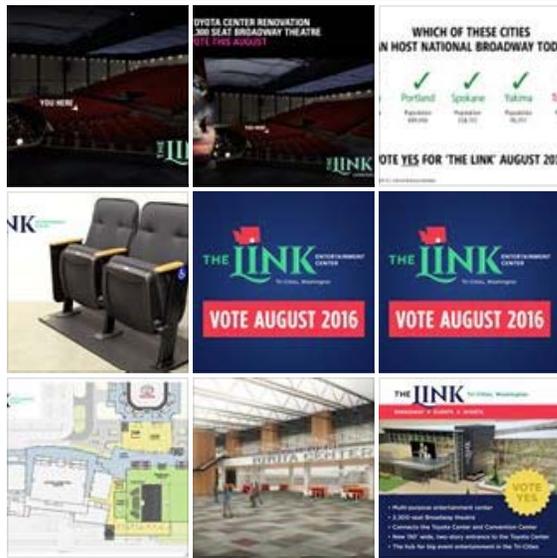
Save

Ask for The Link—Entertainment Center's phone

Ask for The Link—Entertainment Center's hours

<http://www.facebook.com/linktc>

PHOTOS



VIDEOS

30 shares



Write a comment...



**The Link—Entertainment Center**

June 12 at 1:45pm ·

Chicago-based C.H. Johnson Consulting, an economic development and research firm, recently concluded an impact study of the expansion potential of The Link. The firm reported:

"The expansion is estimated to generate additional \$66.8 million of total spending, \$13.5 million of increased earnings, and 540 full-time equivalent jobs in its stabilized year of operation."

**We are good for the Tri-Cities, and that's not just our opinion. Vote YES this August!**

Like Comment Share

233

Chronological

69 shares



**Brian Bradford** Okay, so the transit district has a 30 million annual budget, collects 6/10ths of one percent (0.6%) sales tax, and gives mobility to the entire region. It is hamstrung on growth in service to the community because of a widely-held perception of tax sensitivity. A 2/10ths of one percent sales tax increase would provide the district with more funds than they would need. So tell me how this is more beneficial to the community at large. Did your group even plan for the traffic and parking impacts? Our transit shuts down earlier than any other in the state of Washington. If you're not on your way home by 5pm, you're not going to make it where you're going. If your group had done their homework and come up with a fairer tax package, I would support it. As it stands, I'm not.

Like · Reply · 10 · June 12 at 5:46pm



**Brad Schultz** You have a tax boner for mass transit

Like · Reply · June 18 at 7:57pm

Chat (11)

The Link—Entertainment Center



Tony Home 20+

Like · Reply · June 19 at 10:09am



Write a reply...



**Michael Eisele** So is this vote up city, county? Who is voting on this?

Like · Reply · June 18 at 5:35pm



**Cory Bennett** Kennewick residents

Like · Reply · June 18 at 6:16pm · Edited



**Michael Eisele** Hm, good luck kennewick. Hope you guys make the right decision. Which one it is only time will tell.

Like · Reply · June 18 at 10:06pm



Write a reply...



Write a comment...

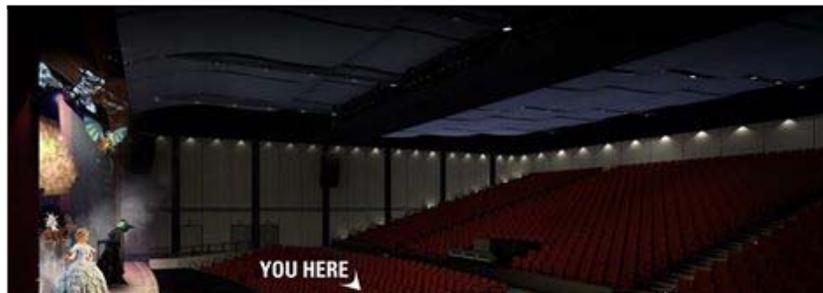


**The Link—Entertainment Center** updated their cover photo.

May 25 at 8:44pm ·

The Link is a proposed 110,000 square foot multi-purpose entertainment venue in Kennewick, WA, including a 2,300-seat Broadway-quality theatre and Toyota Center renovation. If Tri-Citians make The Link a reality, Kennewick will finally be able to attract and host national-caliber entertainment.

**VOTE YES!**



Chat (11)

The Link—Entertainment Center



Tony

Home

20+



Like

Comment

Share

61

Chronological

25 shares



**Cathy Haven** I say just do it!

Like · Reply · 1 · May 26 at 6:27pm



**The Link—Entertainment Center** Thanks, Cathy! We need a majority vote this July/August! I would love to be like Nike and just do it, but we do have to obey the laws

Like · Reply · May 27 at 8:33am



**Cathy Haven**

Like · Reply · May 27 at 9:12am



**Cathy Haven** Gotcha!

Like · Reply · May 27 at 9:12am



Write a reply...



**Brandon Curtis** What's the projected total cost?

I see the 2/10 of one cent sales tax increase is the proposed fundraising idea.

How long is that tax set to last?

Is that tax applicable in Kennewick only?

Like · Reply · May 28 at 10:14pm



**The Link—Entertainment Center** Hi, Brandon. The actual funding generated will ultimately be dependent on the sales generated in

Chat (11)

The Link—Entertainment Center



Tony Home 20+



**The Link—Entertainment Center** Hi, Karen. The theatre component will be approached as bid-build construction, meaning nothing is yet absolutely finalized. What you see in the rendering is **our architecture firm's** concept of how the exact square footage and footprint can be used. What we know for sure is that the following will be permanent: backstage, mainstage, fly loft, orchestra pit, prime recessed seating, and the orientation of the theatre. The riser seating has the option of being "telescopic" using Irwin's programmable seating. This is a luxury line of seating that weighs many tons, is electronic, and is full-size and fully-padded. To consider this option "bleacher" would be an overstatement, but telescopic theatre seating can be mechanically programmed into different variations for different show sizes. This allows for versatility of The Link's square footage for other events and conventions. ALSA Architects usage of the space for versatility is a very novel approach in this way. That said, again it's a bid-build, meaning the technicals--even the placement and curvature of the seating can be adjusted for the better if The Link proposition passes.

[Like](#) · [Reply](#) · June 3 at 10:10am



**The Link—Entertainment Center** Furthermore, the KPF through convention operations have been able to build up a \$2m reserve over the years. Fiscal responsible is important to the city and KPF. Just because something is "public" doesn't mean it's a loser.

[Like](#) · [Reply](#) · June 3 at 10:20am



Write a comment...



**The Link—Entertainment Center**

May 6 ·

The following official list of improvements to the Toyota Center will be made possible through The Link proposition!

- New Arena Seating Throughout
- 15,000 sq. ft. Main Lobby
- Concession Stand Upgrades
- 4 New Group Suites
- New Sound System
- Aisle Lighting
- 3 New Video Boards

Chat (11)

The Link—Entertainment Center



Tony Home 20+

...they will support the project in that city (becoming the first to do so...  
them into existence).

Like · Reply · April 16 at 4:12pm



Write a comment...



### The Link—Entertainment Center

March 29 ·

What types of shows are you most excited for The Link to feature? Let us know what entertainment matters most to you!

Like

Comment

Share

27

Chronological



**Autumn Chamberlin** Country concerts.

Like · Reply · March 29 at 9:26am



**The Link—Entertainment Center** Jason Aldean, perhaps? Noted

Like · Reply · 1 · March 29 at 12:07pm



**Autumn Chamberlin** Actually I work with a lot of up and comers. It would be great to have a showcase show of those on the brink of huge success. Perhaps an all day event with many artists doing a short set. I would love to partner with you to make this happen.

Like · Reply · March 29 at 12:11pm · Edited



**The Link—Entertainment Center** Yes! **I'll introduce you to our Executive Director when we pass this vote.** Passing the vote in Kennewick is the first hurdle, as only 14.5% of Kennewick voted for a related proposition in 2013. Spread the word! We will win at the "dinner table" when people who care fill out a ballot.

Like · Reply · 1 · March 29 at 12:14pm



Write a reply...



**Lindsay McMeen-Gruetzmacher** Broadway shows

Like · Reply · 3 · March 29 at 9:37am

Chat (11)

The Link—Entertainment Center



Tony Home 20+

 **Robert Moore** Ok so far the tri cities lacks, a venue big enough to have any sizable concerts, theater, conventions etc. we don't have a aquatics center(unlike hermiston, Moses lake, or even Connell). However what we do have is the 3rd most populist area in the state. It would be nice to bring acts, concerts, conventions ect. That would help the area by brining more jobs, more monies to smaller business. If you are that concerned lobby to have people from Oregon pay sales tax when they buy products and services in our state.

Like · Reply · 1 · March 20 at 6:12pm

 **The Link—Entertainment Center** Thanks for sharing your perspective, Mr. Stanfield. We are very well aware of your feelings and your website, and welcome your counter perspectives. While we don't agree with your viewpoint, this is freedom of speech at its finest.

Like · Reply · March 20 at 7:32pm



Write a reply...

 **Shaleen Rae Wood** Why don't we use tax money to renovate or rebuild the animal shelter that so desperately needs it, or add on to the gospel mission to get homeless people off the streets?

Like · Reply · March 19 at 6:44pm

 **Brandon Curtis** Give a man a fish and he eats for a day. Teach a man to fish and he'll eat for a lifetime.

Like · Reply · March 21 at 11:24am



Write a reply...

 **Brandon Curtis** The Link—Entertainment Center, is there anywhere I can get info on the desired Toyota Center renovations?

Like · Reply · March 21 at 11:22am

 **The Link—Entertainment Center** We are working with Bond Council to determine what we can accomplish within the Toyota Center, and a finalized list will be forthcoming on this page. We are targeting improvements to seating, concessions, ADA accessibility, and video boards.

Like · Reply · 1 · March 22 at 9:42am



**Cheryl Amber Sanker** Why is it going to be called "the link" just curious

Chat (11)



June 7, 2016

**Leland B. Kerr**  
Attorney at Law  
lkerr@kerrlawgroup.net

**Eric W. Ferguson**  
Attorney at Law  
eferguson@kerrlawgroup.net

Sent via Electronic Mail & USPS First Class Mail

Mr. Jacob Berkey  
Washington State Public Disclosure Commission  
711 Capitol Way #206  
PO Box 40908  
Olympia, WA 98504-0908  
E-Mail: [pdc@pdc.wa.gov](mailto:pdc@pdc.wa.gov)

Re: Complaint No. 5562 -- Kennewick Public Facilities District ("KPF") – Victor Epperly  
(*Alleged Violation of RCW 42.17A.555*)

Dear Mr. Berkey:

On behalf of our client, Kennewick Public Facilities District, we have been asked to respond to the complaint filed by the Victor Epperly on June 1, 2016.

Kennewick Public Facilities District ("KPF") is a Washington Public Facilities District which owns the Three Rivers Convention Center and manages City of Kennewick's Toyota Center indoor stadium in Kennewick, Washington. KPF contracts with VenuWorks of Kennewick, LLC, a private Washington limited liability company, for the management of both facilities. Mr. Pearson is an employee of VenuWorks and serves as the Executive Director for those facilities. He is not an employee, officer, or director of KPF.

At its March 24, 2016 meeting, KPF considered placing an item on the August 2016 Ballot for expansion of that Facility. As is evident by the Minutes of March 24, 2016, the feasibility of such action was under discussion. Mr. Pearson reported on the potential expansion. The abbreviated Minutes also speak of his discussions with VISIT Tri-Cities, the local Visitors & Convention Bureau, and upcoming meeting with the Port of Kennewick Commissioners, other entities affected by the District's potential decision. Mr. Pearson also made reference to Tyler Borders, describing his non-profit corporation's past experience with campaigns. As the Minutes reflect, the Board had still not made a decision whether to place the expansion effort, known as "The Link", on the August 2016 Ballot.

That decision was eventually made one month later on April 28, 2016.

As is obvious from the Minutes, the District Board was acting in its usual and ordinary capacity in receiving the Report, and took no action, nor utilized or committed any resources of the District "for the promotion of or opposition to any ballot proposition" in compliance with RCW 42.17A.555.

Ltr. to Mr. Jacob Berkey  
Washington State Public Disclosure Commission  
Re: KPFD – Victor Epperly Complaint Re: Alleged Violation of RCW 42.17A.555  
June 7, 2016  
Page 2

Mr. Borders is not an employee of either KPFD, or the Facility third-party manager, Venuworks. Mr. Borders is a director of “Go Big Tri-Cities”, a Washington non-profit corporation, dedicated to the advancement and improvement of the Tri-Cities region.

Go Big Tri-Cities has subsequently elected to support “The Link” expansion and has received support from the third-party manager, Venuworks.

In compliance with the law, KPFD has been faithful to its statutory mandates, reserving the individual members’ rights to their expression as provided in WAC 390-05-271.

The Facebook page referenced by Mr. Epperly is not the property of KPFD, nor has KPFD participated or approved of any of the content included on that site, nor is KPFD responsible for any of the content whether it is contradictory or not. It was noticed that the site does include one of KPFD’s neutral informational signs that simply states “Vote August 2016”.

As pointed out in AGO 2006-1, discussing the precursor to RCW 42.17A.555,

“Two characteristics of this statute are important to note. First, the statute relates to the use of public resources, not to actions that public officials may take without actually expending public resources. This includes expression of personal opinion that do not involve use of the facilities of a public agency. WAC 390-05-271(1). Second, the statute prohibits the use of public resources to aid one side or another of a ballot measure campaign; it does not prohibit efforts to provide information about a proposed measure where the office or agency providing the information would be affected, or where information is shared as a part of its responsibilities.”

In the case at hand, KPFD was acting in compliance with the law. Neither has it used any of its resources to advocate a “Yes” vote, nor has it disseminated any false information.

Mr. Epperly’s complaint while well intended, is unfounded.

If you have any questions or concerns in this regard, please don’t hesitate to give me a call.

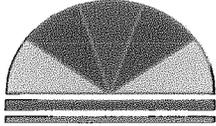
Sincerely yours,



Leland B. Kerr  
KERR LAW GROUP

LBK/kad

cc: Ms. Barbara Johnson, President of KPFD  
Mr. Corey Pearson, Executive Director



KERR | LAW | GROUP

**Leland B. Kerr**  
Attorney at Law  
lkerr@kerrlawgroup.net

**Eric W. Ferguson**  
Attorney at Law  
eferguson@kerrlawgroup.net

July 11, 2016

RECEIVED

JUL 13 2016

Sent via Priority Mail

Mr. Tony Perkins  
PDC Compliance & Enforcement Staff  
Washington State Public Disclosure Commission  
711 Capitol Way #206  
PO Box 40908  
Olympia, WA 98504-0908

Public Disclosure Commission

Re: Complaint No. 5562 -- Kennewick Public Facilities District ("KPF") -- Victor Epperly  
(*Alleged Violation of RCW 42.17A.555*)

Dear Mr. Perkins:

In response to your email of June 27, 2016, my client, Kennewick Public Facilities District, has secured the information and documentation as requested, and responds as follows:

1. Please provide complete copies of KPF's contract(s) with VenuWorks.

***Response:*** Included in the enclosed thumb drive are copies of the following contracts by and between KPF and VenuWorks of Kennewick (*fka Compass of Kennewick, LLC*):

- (a) Tri-Cities Convention Center Management Agreement dated September 18, 2003;
- (b) Kennewick Public Facilities District Revised Facilities Management Agreement dated June 1, 2004;
- (c) Kennewick Public Facilities District Extended Facilities Management Agreement dated June 1, 2009; and
- (d) Addendum #1 to the Extended Facilities Management Agreement dated June 28, 2012.

2. Is KPF aware which person administers the Facebook page for *The Link - Entertainment Center*, found at <https://www.facebook.com/linktc>? If so, please identify that person, and provide any emails, communications, or other documents in KPF staff or officials' possession concerning that web page.

Ltr. to Mr. Tony Perkins

Washington State Public Disclosure Commission

Re: KPFDD – Victor Epperly Complaint Re: Alleged Violation of RCW 42.17A.555

July 11, 2016

Page 2

**Response:** To the best of my client's knowledge, the person who administers the above-referenced Facebook page is Tyler Borders. As indicated in my letter of June 7, 2016 to Mr. Berkey, Mr. Borders is not an employee of KPFDD or Venuworks. Mr. Borders is a Director of "Go Big Tri-Cities". There are **no** emails or other communications between KPFDD staff or officials concerning the Facebook page for *The Link – Entertainment Center*. For the purpose of full disclosure, copies of any emails between KPFDD's contracted Facility Manager, Venuworks, and Tyler Borders or his agents, staff, or employees are included on the enclosed thumb drive.

3. Please provide copies of all emails, communications, or other documents sent or received by KPFDD staff or officials that refer or relate in any way to "Go Big Tri-Cities" or Tyler Border.

**Response.** There are **no** emails or other communications sent or received by KPFDD staff regarding or related to "Go Big Tri-Cities" or Tyler Border. For the purpose of full disclosure, copies of any emails sent or received by KPFDD's contracted Facility Manager, Venuworks, regarding or related to "Go Big Tri-Cities" or Tyler Border are enclosed thumb drive.

If you have any questions, please don't hesitate to give me a call.

Sincerely yours,



Leland B. Kerr  
KERR LAW GROUP

LBK/kad

cc: Ms. Barbara Johnson, President of KPFDD  
Mr. Corey Pearson, Executive Director

## ARTICLE 3

### MANAGEMENT SERVICES

3.1 Provision of Services. During the term and any renewal term of this Agreement, VenuWorks shall provide the District with the services set forth in this Article

3.2 Reserved

3.3 Reserved

3.4 VenuWorks Management Responsibilities. District hereby retains VenuWorks to manage, market, promote, operate and maintain the Facilities, and, subject to District approval, to sell sponsorships and advertising at the Facilities. VenuWorks will maintain management responsibilities which will include, though not necessarily be limited to, the obligations set forth below.

VenuWorks shall maintain and provide to the District separate schedules, books of account, and reports of management services rendered to The Toyota Center, The Toyota Arena, and the Convention Center.

It is understood and agreed that, as to any obligation set forth below, where VenuWorks is required to direct or arrange for services, supplies and materials, VenuWorks shall employ all persons performing such services or shall contract with a third party for the performance of such services. However, no such contract shall be negotiated or entered into pursuant to this Section that jeopardizes the tax-exempt status of interest on the Bonds. With the exception of event contracts, service contracts that exceed \$10,000 annually must be reviewed with the District's budget committee.

Intellectual property developed on behalf of the District by VenuWorks personnel while working under this contract including, without limitation, facility operating and procedure manuals, advertising materials, and the web page and

the contents thereof, shall be the property of the District.

3.4.1 Marketing and Promotion. VenuWorks shall direct all marketing activities which shall be undertaken so as to maximize the use of the Facilities so as to provide maximum Revenue, as defined in Paragraph 3.4.14 below for each Facility and accessibility for the community. VenuWorks will conduct a promotional campaign for the Facilities in accordance with a plan for promotion which shall be prepared and submitted to the District for approval. The plan for promotion shall be reviewed and updated at least once each year with the proposed update delivered to the District simultaneously with the delivery of the annual budgets for each Facility.

3.4.2 Scheduling. VenuWorks shall develop and maintain all schedules for events held at the Facilities subject to the booking policy approved by the District. VenuWorks shall use best efforts to maximize scheduling of both Facilities and shall not discriminate between the Facilities for the purpose of increasing its compensation under the terms of this Agreement. VenuWorks shall use an event rental agreement acceptable in form to the District. The parties understand and agree that VenuWorks shall be empowered to negotiate rental agreements as the District's agent, subject to the District's reasonable approval, which may deviate from the standard rental rate, when such negotiation is deemed by both parties to this agreement to be in the best interests of the District. However, no contract shall be negotiated or entered into pursuant to this Section that jeopardizes the tax-exempt status of interest on the Bonds.

3.4.3 Business Plan and Budget. VenuWorks shall prepare, develop and update as needed an annual Business Plan, including an Annual Budget, as defined below, which shall be submitted to the District for approval each year by a date to be determined by the District for the following year. To the extent possible, the goals of

**Tri-Cities Convention Center**

COPY

**Management Agreement**

This MANAGEMENT AGREEMENT ("Agreement"), made and entered into as of this 18th day of September, 2003, by and between The Kennewick Public Facilities District, a Washington municipal corporation, located at 210 West 6<sup>th</sup> Avenue, Kennewick, Washington, 99336 ("*District*"), and COMPASS OF KENNEWICK, LLC, an Iowa company, with offices at 103 East 6<sup>th</sup> Street, PO Box 625, Ames, Iowa, 50010 ("*Compass*").

WITNESSETH

WHEREAS, the District is the Owner of a Regional Center, as defined by RCW 35.57.020 known as *The Tri-Cities Convention Center*, (hereinafter referred to as the "Location"), and

WHEREAS, Compass is in the business of providing management, operation and marketing services to public assembly facilities such as the Location and possesses the knowledge and expertise to manage and market the Location; and

WHEREAS, Compass is a wholly owned subsidiary of Compass Facility Management, Inc. (CFMI) and is supported by a consulting and support services agreement with CFMI; and

WHEREAS, the District is authorized pursuant to RCW 35.57.070 to enter into service provider agreements to provide for the management and marketing services for the Location and further is desirous of having Compass provide said management and marketing services, and Compass desires to accept such engagement on the terms and conditions set forth herein.

NOW, THEREFORE, in consideration of the mutual promises contained herein and other consideration the sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

where Compass is required to direct or arrange for services, supplies and materials, Compass shall employ all persons performing such services or shall contract with a third party for the performance of such services.

3.3.1 Marketing and Promotion. Compass shall direct all marketing activities which shall be undertaken so as to maximize the use of the Location so as to provide maximum Revenue, as defined in Paragraph 3.3.14 below for the Location and accessibility for the community to the Location. Compass will conduct a promotional campaign for the Location in accordance with a plan for promotion which shall be prepared and submitted to the District for approval. The plan for promotion shall be reviewed and updated at least once each year with the proposed update delivered to the District simultaneously with the delivery of the annual budget for the Location.

3.3.2 Scheduling. Compass shall develop and maintain all schedules for events held at the Location subject to the booking policy approved by the District. Compass shall use an event rental agreement acceptable in form to the District. The parties understand and agree that Compass shall be empowered to negotiate rental agreements as the District's agent, subject to the District's reasonable approval, which may deviate from the standard rental rate, when such negotiation is deemed by both parties to this agreement to be in the best interests of the District.

3.3.3 Business Plan and Budget. Compass shall prepare and develop and update as needed an annual Business Plan, including an Annual Budget, as defined below, which shall be submitted to the District for approval each year by a date to be determined by the District for the following year. To the extent possible, the goals of the Business Plan shall be reflected in the Annual Budget. Compass will cooperate and will work with the District to ensure that the operations plan meets the reasonable requirements and expectations of the District and meet its public reporting requirements.

ADDENDUM #1 TO THE  
EXTENDED FACILITIES MANAGEMENT AGREEMENT

This addendum ("Addendum") to the Extended Facilities Management Agreement ("Agreement"), is made and entered into effective June 28, 2012 by and between The KENNEWICK PUBLIC FACILITIES DISTRICT, a Washington Municipal Corporation, located at 7016 Grandridge Blvd., Kennewick, Washington, 99336 ("District"), and VENUWORKS OF KENNEWICK, LLC, an Iowa Limited Liability Company, with head offices at 4611 Mortensen Road, Suite 111, Ames, Iowa, 50014, and a local office at 7016 Grandridge Blvd., Kennewick WA 99336 ("VenuWorks").

W I T N E S S E T H

WHEREAS, the District is the Owner of a Regional Center, as defined by RCW 35.57.020, known as The Three Rivers Convention Center (hereinafter referred to as the "Convention Center"); and

WHEREAS, the District has, pursuant to an Inter-local Agreement with the City of Kennewick, Washington (the "City"), dated the 27th day of April, 2004, been granted full operational rights of management and possession of a multi-purpose coliseum facility, known as The Toyota Center, and practice ice rink designated as "Rink B" and known as The Toyota Arena, located at 7100 West Quinault Avenue, Kennewick, Washington, (hereinafter referred to collectively as "Coliseum"); and

WHEREAS, the District entered into an Extended Facilities Management Agreement with VenuWorks for the management of the Convention Center and Coliseum, (hereinafter referred to collectively as "Facilities") effective June 1, 2009, as originally contracted for between the District and VenuWorks (then called Compass Facility Management) in an agreement dated June 1, 2004; and

WHEREAS, the District and VenuWorks are desirous of revising that Extended Facilities Management Agreement, with certain modifications and updates, as set forth herein;

NOW, THEREFORE, in consideration of the mutual promises contained herein and other consideration the sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

The following language is added to Section 5.1.3: Commissions Payable to VenuWorks:

“For any event in the Convention Center for which room rental is discounted in favor of food and beverage revenues, beginning January 1, 2012, VenuWorks will deduct the amount of the room rental discount from the food beverage gross revenues before calculating the VenuWorks fee.”

IN WITNESS WHEREOF, the parties hereto have caused this Addendum to be executed .

For the KENNEWICK PUBLIC FACILITIES DISTRICT

Barbara Johnson  
President

For VENUWORKS OF KENNEWICK, LLC

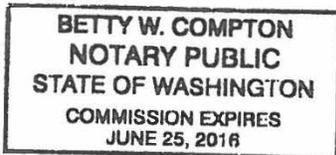
[Signature]  
Manager

STATE OF WASHINGTON

County of Benton

On this day, personally appeared before me BARBARA JOHNSON, the President of the Kennewick Public Facilities District to be known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 2<sup>nd</sup> day of July 2012.



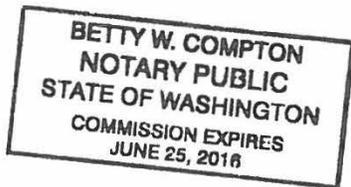
Betty W. Compton  
Notary Public in and for the State of Washington  
Residing at: Kennewick, WA  
My Commission Expires: 6-25-12

STATE OF WASHINGTON

County of Benton

On this day, personally appeared before me Coley Pearson, the Manager of VenuWorks Kennewick, LLC, to be known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 2<sup>nd</sup> day of July, 2012.



Betty W. Compton  
Notary Public in and for the State of Washington  
Residing at: Kennewick wa  
My Commission Expires: July 25, 2012

ADDENDUM #2 TO THE  
EXTENDED FACILITIES MANAGEMENT AGREEMENT

This addendum ("Addendum") to the Extended Facilities Management Agreement ("Agreement"), is made and entered into effective June 1, 2014, by and between The KENNEWICK PUBLIC FACILITIES DISTRICT, a Washington Municipal Corporation, located at 7016 Grandridge Blvd., Kennewick, Washington, 99336 ("District"), and VENUWORKS OF KENNEWICK, LLC, an Iowa Limited Liability Company, with head offices at 4611 Mortensen Road, Suite 111, Ames, Iowa, 50014, and a local office at 7016 Grandridge Blvd., Kennewick WA 99336 ("VenuWorks").

W I T N E S S E T H

WHEREAS, the District is the Owner of a Regional Center, as defined by RCW 35.57.020, known as The Three Rivers Convention Center (hereinafter referred to as the "Convention Center"); and

WHEREAS, the District has, pursuant to an Interlocal Agreement with the City of Kennewick, Washington (the "City"), dated the 29th day of April, 2004, been granted full operational rights of management and possession of a multi-purpose coliseum facility, known as The Toyota Center, and practice ice rink designated as "Rink B" and known as The Toyota Arena, located at 7100 West Quinault Avenue, Kennewick, Washington, (hereinafter referred to collectively as "Coliseum"); and

WHEREAS, the District entered into an Extended Facilities Management Agreement with VenuWorks for the management of the Convention Center and Coliseum, (hereinafter referred to collectively as "Facilities") effective June 1, 2009, as amended by Addendum #1 effective June 28, 2012, and as originally contracted for between the District and VenuWorks (then called Compass Facility Management) in an agreement dated June 1, 2004; and

WHEREAS, the District and VenuWorks are desirous of revising that Extended Facilities Management Agreement, with certain modifications and updates, as set forth herein;

NOW, THEREFORE, in consideration of the mutual promises contained herein and other consideration the sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

Section 1. Amendment of Article 2 "Commencement Date and Term". Article 2 entitled "Commencement Date and Term" is hereby amended providing for a new term and shall read as follows:

## ARTICLE 2

### COMMENCEMENT DATE AND TERM

2.1 Base Term. This Agreement shall be for a term of sixty (60) months, commencing the 1st day of June, 2014 (the "Commencement Date"). This Agreement shall terminate on the 31st day of May, 2019, unless otherwise terminated or extended as set forth herein.

2.2 Expansion Extension. In the event VenuWorks participates in the funding and management of a campaign, as permitted by Title 72.17A RCW and Title 390 WAC, for the expansion of a convention center pursuant to a ballot item approved by the District and contingent upon approval of the expansion, this Agreement shall be extended to May 31, 2022, to facilitate the expansion.

2.3 This Agreement may be renewed, or extended, from time to time as may be mutually agreed in writing between the Parties.

Section 2. That Article 5 of the Extended Facilities Management Agreement entitled "Management Fees; Reimbursement of Expenses" shall be amended to include the following additional subsection:

5.6 VenuWorks Payments to District: VenuWorks shall pay the District \$277,080 over the course of the Base Term of the Agreement, said funds to be applied to the funding and interest for the construction of an enclosed lobby connector between the Convention Center and the hotel being added to the site. Payments shall be made quarterly in equal amounts of \$13,854, beginning on the Commencement Date of the Agreement. Subsequent payments shall be made on the first day of September, December, March and June during the Base Term of the Agreement.

5.7 Creation of Event Promotion Line of Credit: VenuWorks shall extend a Line of Credit in the amount of \$100,000 to be used for the promotion and co-promotion of "at-risk" events at the Coliseum. "At-risk" events are those events which pose a greater risk of achieving a net profit, however, expand the number of eligible events to be conducted within the

## Tony Perkins

---

**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Thursday, September 03, 2015 11:17 AM  
**To:** Shelley Ellis  
**Cc:** Steve Young; Steve Young; Marie.Mosley@ci.kennewick.wa.us; Paul Parish; Gregory Jones; Greg Jones; Givens John; John Givens (givensjk@owt.com); Barbara Johnson; Kris Watkins (kris@visittri-cities.com); Corey Pearson; Joe Potts  
**Subject:** Re: JCAC Workshop - Friday, September 11 1p-5p

I'm looking forward to it. Thanks, Shelley.

...

### Tyler Borders

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Sep 3, 2015, at 10:53 AM, Shelley Ellis <[sellis@3riverscampus.com](mailto:sellis@3riverscampus.com)> wrote:

Hello,

Can everyone make the worship on Friday, September 11<sup>th</sup> from 1p-5p? Due to the importance of this meeting, we would like to have everyone in attendance. Please let me know your availability soon.

Thank you!

Shelley

---

**From:** Steve Young [<mailto:Steve.Young@ci.kennewick.wa.us>]  
**Sent:** Wednesday, September 02, 2015 6:25 PM  
**To:** Shelley Ellis <[sellis@3riverscampus.com](mailto:sellis@3riverscampus.com)>; 'Young, Steve C Vice President' <[Steve\\_C\\_Young@rl.gov](mailto:Steve_C_Young@rl.gov)>; Marie Mosley <[Marie.Mosley@ci.kennewick.wa.us](mailto:Marie.Mosley@ci.kennewick.wa.us)>; 'Paul Parish' <[paulparish36@msn.com](mailto:paulparish36@msn.com)>; 'Gregory Jones' <[gregory.jones@rl.doe.gov](mailto:gregory.jones@rl.doe.gov)>; Greg Jones <[Greg.Jones@ci.kennewick.wa.us](mailto:Greg.Jones@ci.kennewick.wa.us)>; 'John Givens (john.givens@homestreet.com)' <[john.givens@homestreet.com](mailto:john.givens@homestreet.com)>; 'John Givens (givensjk@owt.com)' <[givensjk@owt.com](mailto:givensjk@owt.com)>; Barbara Johnson <[bajohnso@simon.com](mailto:bajohnso@simon.com)>; 'Kris Watkins (kris@visittri-cities.com)' <[kris@visittri-cities.com](mailto:kris@visittri-cities.com)>; Corey Pearson <[cpearson@3riverscampus.com](mailto:cpearson@3riverscampus.com)>; Joe Potts <[jpotts@3riverscampus.com](mailto:jpotts@3riverscampus.com)>; 'Tyler Borders' <[tb@tylerborders.com](mailto:tb@tylerborders.com)>  
**Subject:** RE: JCAC Workshop - Friday, September 11 8am-noon

Shelley both Greg and I have a commitment that morning. We are available from 1:00 on in the afternoon

Sent from my Windows Phone

---

**From:** [Shelley Ellis](#)  
**Sent:** 9/2/2015 2:04 PM  
**To:** [Steve Young](#); 'Young, Steve C Vice President'; [Marie Mosley](#); 'Paul Parish'; 'Gregory Jones'; [Greg](#)

Jones; 'John Givens (john.givens@homestreet.com)'; 'John Givens (givensjk@owt.com)'; Barbara Johnson; 'Kris Watkins (kris@visittri-cities.com)'; Corey Pearson; Joe Potts; 'Tyler Borders'

**Subject:** JCAC Workshop - Friday, September 11 8am-noon

Dear Committee Members,

We would like to schedule a workshop to be held Friday, September 11 from 8am-noon to discuss the expansion and master planning of the Three Rivers Campus.

At the JCAC meeting today it was discussed that we would like to hold a workshop soon in order to make some decisions that are important in order to move forward.

Please let me know your availability to attend.

Thank you,

Shelley

**Shelley Ellis**

Associate Director

Three Rivers Convention Center

Toyota Center and Toyota Arena

[sellis@3riverscampus.com](mailto:sellis@3riverscampus.com)

Phone: 509-737-3702

Fax: 509-735-9431

Visit Us at:

[www.threeriversconventioncenter.com](http://www.threeriversconventioncenter.com)

[www.yourtoyotacenter.com](http://www.yourtoyotacenter.com)

[www.yourtoyotaarena.com](http://www.yourtoyotaarena.com)

<image001.png>

**Three Buildings**

**One Campus**

**Our Goal**

**YOU!**

Buy your tickets at [www.ticketmaster.com](http://www.ticketmaster.com), any Ticketmaster outlet or the Toyota Center ticket office!



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509 554 4350

## Tony Perkins

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**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Monday, January 04, 2016 2:41 PM  
**To:** Marie.Mosley@ci.kennewick.wa.us; Steve Young; Barbara Johnson; Corey Pearson  
**Subject:** Re: Tri-City Regional PFD - Sharing Information

He's certainly very visible at this point... I have distanced myself from Adam and this Coalition to an appropriate degree following our initial conversations. He's certainly making a lot of noise and no doubt hoping to make up for lost time. Certainly from a campaign strategy perspective I would love to go to ballot with three projects on one ticket, because it virtually triples our chances of success—vote 'no' for one and you're voting no for all, etc. However, as we know Richland seems like long shot to pick a project, as has been their history. Between their indecision and Reach pressure, there's plenty of work to do to get Richland in consensus for a concept like this. The issue that the Coalition is now generating is heightened community awareness of the regional RFP "pause" which puts another barrier in front of a Kennewick-only vote. We have plenty to talk about at JCAC!

...

### Tyler Borders

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Jan 4, 2016, at 10:44 AM, Marie Mosley <[Marie.Mosley@ci.kennewick.wa.us](mailto:Marie.Mosley@ci.kennewick.wa.us)> wrote:

FYI – I am surprised to see Adam communicating directly with the Regional PFD. Seems premature to me. The CM's and Mayors are meeting next Wednesday (January 13<sup>th</sup>) and we have our JCAC meeting this Wednesday, January 6<sup>th</sup>. I am not aware of any decision to change direction from our previous discussions. I also have not heard how the discussions have gone with the City of Richland and the Richland PFD. I suspect this will be one of the main topics for discussion at our JCAC meeting on Wednesday.

 **Marie Mosley**

City of Kennewick

City Manager

O: 509.585.4238 | C: 509.440.3994

[marie.mosley@ci.kennewick.wa.us](mailto:marie.mosley@ci.kennewick.wa.us)

---

**From:** Brian Malley [<mailto:BMalley@bfcog.us>]

**Sent:** Monday, January 04, 2016 9:20 AM

**To:** Bob Parks; Fred Raab; Greg Jones; Kathy Blasdel ([maddkat@charter.net](mailto:maddkat@charter.net)); [kathy@kiskafarms.com](mailto:kathy@kiskafarms.com); Matt Watkins; Rebecca Francik; Sandra Kent; Saul Martinez

**Cc:** Ayers, Jackie; Cindy Johnson; Dave Zabell ([zabell@pasco-wa.gov](mailto:zabell@pasco-wa.gov)); Jackie Aman; John Ziobro; Marie Mosley; Rick Terway; Stan Strebel; Toni Zunker

**Subject:** Tri-City Regional PFD - Sharing Information

Tri-City Regional PFD Board Members and affiliated City Contacts -

Adam Brault contacted me a couple of weeks ago, with some questions about the TCRPFD Board, process, and projects considered. Mr. Brault has been working upon public market concept in City of Richland. I believe that he's likely had some correspondence with some of you already, but want to pass along his **below message** for your information, so that you aware he's looks to be working with a group supportive of proposing multiple projects. Outside of our short conversation, I really don't have any details - just sharing his message below.

**Brian Malley**

**Executive Director**

**Benton-Franklin Council of Governments**

<image001.png>[bmalley@bfcog.us](mailto:bmalley@bfcog.us) | 509.943.9185 | [www.bfcog.us](http://www.bfcog.us)

*BFCG fully complies with Title VI of the Civil Rights Act of 1964 and related statutes and regulations in all programs and activities. For more information or to obtain a Title VI Complaint Form call (509) 943-9185 or online at [www.bfcog.us](http://www.bfcog.us).*

*This institution is an equal opportunity provider and employer.*

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**From:** Adam Brault [<mailto:adam@andyet.com>]

**Sent:** Thursday, December 31, 2015 1:01 PM

**To:** Brian Malley <[BMalley@bfcog.us](mailto:BMalley@bfcog.us)>

**Subject:** Re: Can I cite you?

Thank you very much.

That makes more sense to me—I wasn't sure exactly what the relationship between the COG and TCRPFD was.

Just as a heads up, we are contacting all members of area councils and PFD boards, and informing them in advance of stating that there is a group of people who are looking to push forward a grand bargain approach that would include an aquatic center in Pasco, live entertainment complex in Kennewick, and public market in Richland. A press release that will be going out sharing this information with local media soon.

We had a great conversation with Craig Maloney and Stan Strebel this morning on the topic in order to dig in deeper on the PFD bond numbers and how they work.

Thank you again for all your help, Brian.

—Adam

## Tony Perkins

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**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Wednesday, February 10, 2016 9:46 AM  
**To:** Steve Young  
**Cc:** Corey Pearson; Barbara Johnson; Marie.Mosley@ci.kennewick.wa.us  
**Subject:** Re: Update

I'm sorry to hear it... Seems like it's everywhere right now. Rest up.

...

### **Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Feb 10, 2016, at 9:43 AM, Young, Steve C Vice President <[Steve\\_C\\_Young@rl.gov](mailto:Steve_C_Young@rl.gov)> wrote:

Feel like crap. This flu bug is really bad and is very contagious. Get your shots.

### **Steve C. Young**

Vice President, Portfolio Management  
Mission Support Alliance  
(509) 521.5220  
<image001.png>

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**From:** Corey Pearson [<mailto:cpearson@3riverscampus.com>]  
**Sent:** Wednesday, February 10, 2016 9:42 AM  
**To:** Young, Steve C Vice President; 'Tyler Borders'; Barbara Johnson  
**Cc:** Marie Mosley  
**Subject:** RE: Update

We missed you last night, I hope you are feeling better! Tyler really nailed it last night and you would have been proud of him. Now let's see where this goes!!

Corey

---

**From:** Young, Steve C Vice President [[mailto:Steve\\_C\\_Young@rl.gov](mailto:Steve_C_Young@rl.gov)]  
**Sent:** Wednesday, February 10, 2016 9:41 AM  
**To:** 'Tyler Borders'; Corey Pearson; Barbara Johnson  
**Cc:** Marie Mosley  
**Subject:** RE: Update

Well done kid.

### **Steve C. Young**

Vice President, Portfolio Management  
Mission Support Alliance

**From:** Tyler Borders [<mailto:tb@tylerborders.com>]  
**Sent:** Wednesday, February 10, 2016 9:36 AM  
**To:** Corey Pearson; Barbara Johnson; Young, Steve C Vice President  
**Subject:** Fwd: Update

**From:** Tyler Borders <[tb@tylerborders.com](mailto:tb@tylerborders.com)>  
**Date:** February 10, 2016 at 9:34:12 AM PST  
**To:** Kathryn Lang <[kslang@frontier.com](mailto:kslang@frontier.com)>, H Steven Wiley  
<[hswiley@me.com](mailto:hswiley@me.com)>  
**Subject:** Update

Hi Kathryn and Steve,

As I mentioned last week, we had our Kennewick City Council meeting yesterday evening to introduce the expansion campaign. Now the Council makes a determination on our campaign package. The presentation—attended by the Tri-City Herald—went quite well in my estimation. I spent a fair bit of time talking about our facility, your performing arts center, the distinctions between them and the need for both. Some of the points I emphasized were:

- We have been collaborating with leaders of the Arts Center Task Force (I didn't use your names as I didn't want to overstep).
- We support both projects, and are working to develop a mutually beneficial project outcome.
- We are seeking a 2,300-seat big show entertainment venue. The ACTF is seeking an 800-seat performing arts center.
  - I clarified the differences in shows provided by these two venues.
- Both parties are primarily focused on the development of a Mid-Columbia Entertainment District.
  - I talked about Vista Field and how we're thinking about this area holistically.
  - Emphasized the new eastern grand entrance that leads to Vista Field (which wasn't included in the previous design in 2013).
- Our team hopes that the ACTF's performing arts center ends up close to our facility, to generate collaboration and benefits to citizens.
- We are continuing discussions with the ACTF in our desire to strike a more formal partnership.

I hope the Herald is fair in their article and assessment, and states our position accurately. I felt very good about the presentation as a launching pad for both of us.

I am talking with both Corey and Barb to determine a suitable time for the 5-6 of us to get together for an initial talk.

Let me know if you have questions or concerns. Thank you!

...  
**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)

Just checking in to make sure we've provided what you need. Let us know – thanks.

**Rustin Hall, AIA**

509.838.8568

<image001.gif>

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**From:** Adam Rouns  
**Sent:** Tuesday, April 19, 2016 11:26 AM  
**To:** Tyler Borders ([tb@tylerborders.com](mailto:tb@tylerborders.com))  
**Cc:** Rustin Hall  
**Subject:** RE: Animation First Draft

Tyler,  
Just want to make sure you received my emails with the animation and floor plans?  
Thanks,

**Adam Rouns**

509.838.8568

<image001.gif>

---

**From:** Adam Rouns  
**Sent:** Monday, April 18, 2016 10:21 AM  
**To:** 'Tyler Borders'  
**Cc:** Rustin Hall; Pearson Corey  
**Subject:** RE: Animation First Draft

This message contains attachments delivered via [ShareFile](#).

- TRCC FINAL.mp4 (116.5 MB)

Download the attachments by [clicking here](#).

Tyler,  
Use the link above to download the updated video of “The Link” animation. Please let me know if you have any questions on my edits. I will also export our latest floor plans shortly and email them to you.  
Thanks,

**Adam Rouns**

509.838.8568

<image001.gif>

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**From:** Tyler Borders [<mailto:tb@tylerborders.com>]  
**Sent:** Tuesday, April 12, 2016 10:46 PM  
**To:** Adam Rouns  
**Cc:** Rustin Hall; Pearson Corey  
**Subject:** Re: Animation First Draft

Thanks, Adam.

These look good—only change is that on the two exterior logo applications, the “LINK” portion is still horizontally condensed. See the Facebook profile logo for comparison: [www.facebook.com/linktc](http://www.facebook.com/linktc)

Proceed once that’s tweaked. Thanks!

...  
**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)  
509 554 4350

On Apr 12, 2016, at 10:07 PM,  
Adam Rouns  
<[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

I should be able to slow down the initial pan into the building to time everything with the music. Here are some updated images with the changes you defined. Let me know how these look and if we can move forward with creating the animation.  
Thanks,

**Adam Rouns**  
509.838.8568

<image001.gif>

---

**From:** Tyler Borders  
[<mailto:tb@tylerborders.com>]  
**Sent:** Tuesday, April 12, 2016 10:20 AM  
**To:** Adam Rouns  
**Cc:** Rustin Hall; Pearson Corey  
**Subject:** Re: Animation First Draft

Thanks, Adam. Can you slow down your initial pan into the building, and perhaps elongate the rise action from the left side of the building as well, in order to omit the walk alongside the sideway? I understand your need to fit the timing to music. The rise action to the left of the door highlights The Link, it’s just the sidewalk move isn’t very effective for a Tri-Citian, because we’re trying to minimize the TRCC component of this.

...  
**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)

## Tony Perkins

---

**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Monday, April 25, 2016 9:48 AM  
**To:** Adam Rouns  
**Cc:** Rustin Hall  
**Subject:** Re: Animation First Draft

Thank you, Adam. We will launch the animation as soon as you turn these edits.

...

### **Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 25, 2016, at 9:38 AM, Adam Rouns <[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

Tyler,  
I'm out of the office today and will need 2 to 3 days to re-render the interior of the performing arts. I will try and have something to you by Thursday morning.  
Thanks,

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: Tyler Borders <[tb@tylerborders.com](mailto:tb@tylerborders.com)>  
Date: 4/25/16 9:29 AM (GMT-08:00)  
To: Adam Rouns <[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)>  
Subject: Re: Animation First Draft

Hi, Adam. Any progress or updates on the below tweaks? I'm excited to launch this today/tomorrow. Thanks!

...

### **Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 22, 2016, at 8:33 AM, Tyler Borders <[tb@tylerborders.com](mailto:tb@tylerborders.com)> wrote:

Adam,

This looks awesome! I love the night sequence near the end.

If you're able to make a couple small tweaks without a lot of hassle I would suggest:

1. Fill the theatre to about 80% full—right now there are about 60 people in that audience and that create a politically disastrous narrative for our opponents (e.g. We're paying \$35 million and they can't fill the theatre!). I realize you want to show the seats so you left most of them open, but hopefully there's a creative way to demonstrate the size of the theater and a packed house?

2. At the very end text slide, put a period at the end: It is in your hands now, Tri-Cities.

I'm very happy with this product! Great work.

Will you also send me the best version to use for social media/digital launch?

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 22, 2016, at 8:28 AM, Tyler Borders  
<[tb@tylerborders.com](mailto:tb@tylerborders.com)> wrote:

Hi, Adam. I just got back in to town and I am downloading the MP4 now. I'll review today. As for the floorplans, I didn't see a separate email with those.

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 20, 2016, at 2:55 PM, Rustin Hall  
<[rhall@alscarchitects.com](mailto:rhall@alscarchitects.com)> wrote:

Hi Tyler-

## Tony Perkins

---

**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Monday, May 30, 2016 10:47 AM  
**To:** Barbara Johnson  
**Cc:** Corey Pearson; Watkins Kris  
**Subject:** Re: Toyota Center/Link

Between the four of us on this email, can we arrive at and stamp quantifiable numbers for the following?

- 1) Revenue/Entertainment increase if The Link exists (e.g. more, better shows)
- 2) Jobs impact if The Link exists
- 3) Tourism dollars if The Link exists

Any way we want to frame this is a-okay with me, as long as it's simple and certifiable.

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On May 30, 2016, at 10:10 AM, [bajohnso@simon.com](mailto:bajohnso@simon.com) wrote:

We should be getting the CH Johnson report any day that will help substantiate the numbers.

Sent from my iPhone

On May 30, 2016, at 10:05 AM, Tyler Borders <[tb@tylerborders.com](mailto:tb@tylerborders.com)> wrote:

Thanks, Barb. I like Jeff's concept of showing an economic benefit/loss illustration. I could see a simple infographic for this. It is something that has come up at JCAC meetings over the months, and is somewhat predicated on the Economic Impact plan we're about to receive, and knowledge that Kris Watkins and Corey Pearson have.

Whatever we put out there in terms of making this case we have to make sure we can stand behind on solid rock. Because a billboard like this will bring the bean-counters screaming, and asking for reports and proof! That said, I love the objective nature of an ad approach like this, and will happily make it.

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

Begin forwarded message:

**From:** [bajohnso@simon.com](mailto:bajohnso@simon.com)  
**Subject: Re: Toyota Center/Link**  
**Date:** May 28, 2016 at 8:24:20 AM PDT  
**To:** "jeff groce" <[jkmdad@hotmail.com](mailto:jkmdad@hotmail.com)>  
**Cc:** [tb@tylerborders.com](mailto:tb@tylerborders.com)

Thank Jeff. I appreciate the feedback.

Sent from my iPhone

On May 28, 2016, at 8:19 AM, jeff groce <[jkmdad@hotmail.com](mailto:jkmdad@hotmail.com)> wrote:

Barbie; I am giving you an unsolicited comment regarding the upcoming vote on the facility. I had a rousing conversation last evening about the merits/cost of the expansion, and concluded the following;

In whatever advertising communication you do about the expansion I am suggesting that the material should be short, concise and simple. Additionally rather than communicate in a manner that focus' on cost (increase in taxes) focus on lost revenue/benefits.

As an example an ad might say that in 2014 we lost X potential conventions to Spokane/Yakima because we could not accommodate the size. That translates to losing Y \$'s to the community that we could have had.

Another approach might be along the lines of how well managed the facility has been in spite of not having access to large conventions. The people managing the complex have done what they were asked to do, and that is to show the community they know what they're doing and operate professionally and ethically. The result is that there is a priority in the stewardship of your money.

Show the facts in simple detail; Revenue, Expense of the facility. Community benefits; Hotel taxes restaurants etc.

Anyways, I hope the comment is helpful. If not....too bad I am

an obnoxious person as you know



Jeff Groce  
Real Estate Broker  
Everstar Realty  
1920 N. Pittsburgh St. Suite A  
Kennewick Wa. 99336  
509 735 4042 Office  
509 492 0081 Cell  
509 735 4093 fax  
[jeff@everstarrealty.com](mailto:jeff@everstarrealty.com)  
[www.everstarrealty.com](http://www.everstarrealty.com)  
[jkmdad@hotmail.com](mailto:jkmdad@hotmail.com)

## Tony Perkins

---

**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Thursday, July 07, 2016 1:53 PM  
**To:** Corey Pearson  
**Subject:** Re:

I'm ready i just need his email.

I contacted Darrell and we have apples and cheese ready.

...

### **Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Jul 7, 2016, at 1:49 PM, Corey Pearson <[cpearson@3riverscampus.com](mailto:cpearson@3riverscampus.com)> wrote:

Have you reached out to Gregg the Publisher of the Herald yet? I know at the Editorial Board he was really wanting whatever you could get to him and get it up on their site.

Let me know if you need his contact info. CP

---

**From:** Tyler Borders [<mailto:tb@tylerborders.com>]  
**Sent:** Thursday, July 07, 2016 1:47 PM  
**To:** Corey Pearson <[cpearson@3riverscampus.com](mailto:cpearson@3riverscampus.com)>  
**Subject:** Re:

Thank you.

...

**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)  
509 554 4350

On Jul 7, 2016, at 1:46 PM, Corey Pearson <[cpearson@3riverscampus.com](mailto:cpearson@3riverscampus.com)> wrote:

Tyler,

Here is what Calvin sent to me. Thanks. Corey

---

**From:** Dudley, Calvin E [[mailto:Calvin\\_E\\_Dudney@rl.gov](mailto:Calvin_E_Dudney@rl.gov)]  
**Sent:** Wednesday, July 06, 2016 9:13 AM  
**To:** Corey Pearson <[cpearson@3riverscampus.com](mailto:cpearson@3riverscampus.com)>  
**Subject:** FW:

Corey, Darrell said yes and for you to call him. His number is 585-0888 or cell 302-1330. Calvin

---

**From:** Kennewick Manager [<mailto:kwmgr@yokesfoods.com>]  
**Sent:** Tuesday, July 05, 2016 4:10 PM  
**To:** Dudney, Calvin E <[Calvin\\_E\\_Dudney@rl.gov](mailto:Calvin_E_Dudney@rl.gov)>  
**Subject:**

Darrell Toombs  
Store Manager  
Yokes Fresh Market  
1410 W 27<sup>th</sup> Ave  
Kennewick, WA 99337  
1 (509) 585 0888

<D - Donation Request KW.doc>

## Tony Perkins

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**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Monday, April 11, 2016 10:29 AM  
**To:** Adam Rouns  
**Cc:** Rustin Hall  
**Subject:** Re: Animation First Draft

Thanks, Adam. I think you can dispense with the still images and only feature the animation. I have pushed the still images heavily in other advertising, and I'm wanting to keep this product focused on the wow-factor of movement, and allowing people to go "inside" this facility. Thanks,

...

### **Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 11, 2016, at 8:52 AM, Adam Rouns <[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

Tyler,

I'm working on developing a new video for you to review. I should have it completed by this afternoon. I would like to incorporate some of the high quality renderings that have been produced. Do you have images you can email me that include new title for the project "The Link"?

Thanks,

### **Adam Rouns**

509.838.8568

<image001.gif>

---

**From:** Tyler Borders [<mailto:tb@tylerborders.com>]  
**Sent:** Friday, April 08, 2016 1:46 PM  
**To:** Adam Rouns  
**Cc:** Rustin Hall  
**Subject:** Re: Animation First Draft

Hi, Adam. Can you provide a Quicktime ready file?

...

### **Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 6, 2016, at 7:30 AM, Adam Rouns <[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

The file is set to play on windows media player. I can produce another file that works with quicktime if you don't have windows media player.

**Adam Rouns**

509.838.8568

<image001.gif>

---

**From:** Tyler Borders [<mailto:tb@tylerborders.com>]

**Sent:** Wednesday, April 06, 2016 7:27 AM

**To:** Adam Rouns

**Cc:** Rustin Hall

**Subject:** Re: Animation First Draft

Thanks, Adam. For some reason my Quicktime isn't able to open the file:

<image004.png>

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

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509.838.8568

<image001.gif>

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**To:** Tyler Borders ([tb@tylerborders.com](mailto:tb@tylerborders.com))

**Cc:** Adam Rouns

**Subject:** Animation First Draft

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**Rustin Hall, AIA**

ALSC Architects

203 North Washington, Suite 400

## Tony Perkins

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Spokane, WA 99201-0234  
P 509.838.8568 F 509.458.3710

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We bring our clients' **stories** to life.

## Tony Perkins

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One more comment: Put a Phantom of the Opera billboard on the current black billboard space at 1:17. I have a still photo that shows how I handled this on Facebook. Thanks!

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Thanks, Adam. Can you slow down your initial pan into the building, and perhaps elongate the rise action from the left side of the building as well, in order to omit the walk alongside the sidewalk? I understand your need to fit the timing to music. The rise action to the left of the door highlights The Link, it's just the sidewalk move isn't very effective for a Tri-Citian, because we're trying to minimize the TRCC component of this.

...

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**Subject:** Re: Animation First Draft

**Importance:** High

Great idea. I like "Soft Ambient" the best from this list to set the right mood. "Teaser" was close but perhaps bordering on over-dramatic for the project. Thank you! Looking forward to seeing the animation.

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)  
509 554 4350

On Apr 11, 2016, at 10:46 AM, Adam Rouns  
<[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

Tyler,

I would like to provide some music to bring the “WOW” factor we want for this. Below are links to four options. Do you have a preference which one I use in the animation?

Soft Ambient: [http://audiojungle.net/item/soft-ambient/15400828?s\\_rank=38](http://audiojungle.net/item/soft-ambient/15400828?s_rank=38)

Documentary

Background: [http://audiojungle.net/item/documentary-background/15375296?s\\_rank=82](http://audiojungle.net/item/documentary-background/15375296?s_rank=82)

Epical: [http://audiojungle.net/item/epical/15418273?s\\_rank=3](http://audiojungle.net/item/epical/15418273?s_rank=3)

Teaser: [http://audiojungle.net/item/teaser-/15412013?s\\_rank=30](http://audiojungle.net/item/teaser-/15412013?s_rank=30)

Once we have the music selected I will fit our animation to the music and send you a preview later this afternoon.

Thanks,

**Adam Rouns**  
509.838.8568

<image001.gif>

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**From:** Tyler Borders [<mailto:tb@tylerborders.com>]  
**Sent:** Monday, April 11, 2016 10:29 AM  
**To:** Adam Rouns  
**Cc:** Rustin Hall  
**Subject:** Re: Animation First Draft

Thanks, Adam. I think you can dispense with the still images and only feature the animation. I have pushed the still images heavily in other advertising, and I’m wanting to keep this product focused on the wow-factor of movement, and allowing people to go “inside” this facility. Thanks,

...

**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)  
509 554 4350

## Tony Perkins

---

**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Friday, April 22, 2016 9:36 AM  
**To:** Adam Rouns  
**Cc:** Rustin Hall; Corey Pearson  
**Subject:** Re: Animation First Draft

Adam,

Will you please make a couple floorplan updates:

1. Please update 2,071 seats to 2,300.
2. Add the "C" in Convention Center
3. Label the Toyota Center in the same style as the Convention Center.

Thanks!

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 22, 2016, at 8:38 AM, Adam Rouns <[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

Tyler,  
Here are the floor plans you requested.  
Thanks,

**Adam Rouns**  
509.838.8568

<image001.gif>

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**From:** Tyler Borders [<mailto:tb@tylerborders.com>]  
**Sent:** Friday, April 22, 2016 8:28 AM  
**To:** Rustin Hall  
**Cc:** Adam Rouns  
**Subject:** Re: Animation First Draft

Hi, Adam. I just got back in to town and I am downloading the MP4 now. I'll review today. As for the floorplans, I didn't see a separate email with those.

...

**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)  
509 554 4350

On Apr 20, 2016, at 2:55 PM, Rustin Hall <[rhall@alscarchitects.com](mailto:rhall@alscarchitects.com)> wrote:

Hi Tyler-

Just checking in to make sure we've provided what you need. Let us know – thanks.

**Rustin Hall, AIA**

509.838.8568

<image001.gif>

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**From:** Adam Rouns  
**Sent:** Tuesday, April 19, 2016 11:26 AM  
**To:** Tyler Borders ([tb@tylerborders.com](mailto:tb@tylerborders.com))  
**Cc:** Rustin Hall  
**Subject:** RE: Animation First Draft

Tyler,

Just want to make sure you received my emails with the animation and floor plans?

Thanks,

**Adam Rouns**

509.838.8568

<image001.gif>

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**From:** Adam Rouns  
**Sent:** Monday, April 18, 2016 10:21 AM  
**To:** 'Tyler Borders'  
**Cc:** Rustin Hall; Pearson Corey  
**Subject:** RE: Animation First Draft

This message contains attachments delivered via [ShareFile](#).

- TRCC FINAL.mp4 (116.5 MB)
- Download the attachments by [clicking here](#).

Tyler,

Use the link above to download the updated video of “The Link” animation. Please let me know if you have any questions on my edits. I will also export our latest floor plans shortly and email them to you.

Thanks,

**Adam Rouns**

509.838.8568

<image001.gif>

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**From:** Tyler Borders [<mailto:tb@tylerborders.com>]  
**Sent:** Tuesday, April 12, 2016 10:46 PM  
**To:** Adam Rouns  
**Cc:** Rustin Hall; Pearson Corey  
**Subject:** Re: Animation First Draft

Thanks, Adam.

These look good—only change is that on the two exterior logo applications, the “LINK” portion is still horizontally condensed. See the Facebook profile logo for comparison: [www.facebook.com/linktc](http://www.facebook.com/linktc)

Proceed once that’s tweaked. Thanks!

...  
**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)  
509 554 4350

On Apr 12, 2016, at 10:07 PM, Adam Rouns  
<[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

I should be able to slow down the initial pan into the building to time everything with the music. Here are some updated images with the changes you defined. Let me know how these look and if we can move forward with creating the animation.

Thanks,

**Adam Rouns**  
509.838.8568

<image001.gif>

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**From:** Tyler Borders [<mailto:tb@tylerborders.com>]  
**Sent:** Tuesday, April 12, 2016 10:20 AM  
**To:** Adam Rouns  
**Cc:** Rustin Hall; Pearson Corey  
**Subject:** Re: Animation First Draft

Thanks, Adam. Can you slow down your initial pan into the building, and perhaps elongate the rise action from the left side of the building as well, in order to omit the walk alongside the sidewalk? I understand your need to fit the timing to music. The rise action to the left of the door highlights The Link, it’s just the sidewalk move isn’t very effective for a Tri-Citian, because we’re trying to minimize the TRCC component of this.

...  
**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)  
509 554 4350

On Apr 12, 2016, at 7:50 AM, Adam Rouns  
<[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

Tyler,

Thanks for the feedback on the video. We will need about 5 business days to incorporate all the changes to re render the scenes with the changes. The only big comment I have back is with the opening scene. I think one of the powerful parts of the current video is the transition of the music as you enter the building, we

should try to hold on to this big transition to really captivate people. If we shorten the opening video I will need to splice the music if we cut out 0:18 to 0:30 to keep that transition, which may be difficult to pull off.

Thanks,

**Adam Rouns**

509.838.8568

<image001.gif>

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**From:** Tyler Borders [<mailto:tb@tylerborders.com>]

**Sent:** Monday, April 11, 2016 5:48 PM

**To:** Adam Rouns

**Cc:** Rustin Hall; Pearson Corey

**Subject:** Re: Animation First Draft

Adam,

Thank you very much. This is looking really strong! Here are my initial comments/revs (nothing major):

1. Enlarge the logo treatment in the opening slide by about 50% ("Tri-Cities, Washington" is quite small at this scale)
2. Go to black, then add the URL "[www.facebook.com/linktc](http://www.facebook.com/linktc)" then go to back to black, before moving into the animation.
3. I think we can remove 0:18-0:30 entirely—the move along the Convention Center sidewalk could be replaced by simply entering the building from the aerial position at 0:16 instead. Rather than cutting, let's just simply continue to move into the building at 0:16. (like you do with the dramatic entrance at 0:45)—I think we can shave off a lot of time (and gain user attention) by entering the building sooner.
4. The Link logos on the two main entrances and on the theatre wall are squished horizontally—by seemingly 20% or so.
5. Love the Beauty and the Beast banner. Good idea.
6. Replace "Link" above "THEATER" with "The Link" in the original logo (and also not squished) I would suggest enlarging this logo too, to rival the size of TOYOTA across the way. We want to brand the heck out of this moment.

7. Hold for 2 more seconds at 1:04—let them soak in the theatre and stage for a moment before fading.

8. At 1:10 continue to pivot and face the Toyota Center entrance more, and hold for more seconds—this is a MAJOR selling point.

9. At 1:37, go to white text (bank gothic font is fine) in all caps that says, “IT IS IN YOUR HANDS NOW, TRI-CITIES.”

10. Fade to black then emerge with [www.facebook.com/linktc](http://www.facebook.com/linktc)

11. Face to the same larger logo as the opening title slide.

12. Love the music.

Thank you!

...  
**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)  
509 554 4350

On Apr 11, 2016, at 4:56 PM, Adam Rouns <[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

This message contains attachments delivered via [ShareFile](#).

- TRCC\_1.mp4 (109 MB)

Download the attachments by [clicking here](#).

Tyler,  
Use the link above to download the animation I have developed thus far. Please provide any and all feedback concerning the video and edits you would like to discuss.  
Thanks,

**Adam Rouns**  
509.838.8568

<image001.gif>

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**From:** Tyler Borders  
[<mailto:tb@tylerborders.com>]

**Sent:** Monday, April 11, 2016 12:00 PM  
**To:** Adam Rouns  
**Cc:** Rustin Hall  
**Subject:** Re: Animation First Draft

Adam -

That plan works for me. Let's try the Teaser and see how it feels. Also, are you able to show the Theatre component with the seats filled, and a show on the stage during the flythrough? Something that bring it to life and makes the benefits evident. If not, not a deal killer, but it would certainly be awesome.

Thanks again,

...

**Tyler Borders**  
[tylerborders.com](http://tylerborders.com)  
509 554 4350

On Apr 11, 2016, at  
11:12 AM, Adam  
Rouns  
<[arouns@alscarchitects.com](mailto:arouns@alscarchitects.com)> wrote:

Tyler,  
The Teaser track is a little dramatic, but I do really like that it gives us that "WOW" factor we're looking for. Could we try a video with the "Teaser" song and then if it is too intense we can develop one using the "Soft Ambient" track.  
Thanks for all your input, I'm excited for this video and its influence on the project.  
Thanks,

**Adam Rouns**  
509.838.8568

<image001.gif>

## Tony Perkins

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**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Friday, April 22, 2016 8:34 AM  
**To:** Rustin Hall  
**Cc:** Adam Rouns  
**Subject:** Re: Animation First Draft

Adam,

This looks awesome! I love the night sequence near the end.

If you're able to make a couple small tweaks without a lot of hassle I would suggest:

1. Fill the theatre to about 80% full—right now there are about 60 people in that audience and that create a politically disastrous narrative for our opponents (e.g. We're paying \$35 million and they can't fill the theatre!). I realize you want to show the seats so you left most of them open, but hopefully there's a creative way to demonstrate the size of the theater and a packed house?

2. At the very end text slide, put a period at the end: It is in your hands now, Tri-Cities.

I'm very happy with this product! Great work.

Will you also send me the best version to use for social media/digital launch?

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 22, 2016, at 8:28 AM, Tyler Borders <[tb@tylerborders.com](mailto:tb@tylerborders.com)> wrote:

Hi, Adam. I just got back in to town and I am downloading the MP4 now. I'll review today. As for the floorplans, I didn't see a separate email with those.

...

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 20, 2016, at 2:55 PM, Rustin Hall <[rhall@alscarchitects.com](mailto:rhall@alscarchitects.com)> wrote:

Hi Tyler-

Just checking in to make sure we've provided what you need. Let us know – thanks.

**Rustin Hall, AIA**

509.838.8568

<image001.gif>

---

**From:** Adam Rouns

**Sent:** Tuesday, April 19, 2016 11:26 AM

**To:** Tyler Borders ([tb@tylerborders.com](mailto:tb@tylerborders.com))

**Cc:** Rustin Hall

**Subject:** RE: Animation First Draft

Tyler,

Just want to make sure you received my emails with the animation and floor plans?

Thanks,

**Adam Rouns**

509.838.8568

<image001.gif>

---

**From:** Adam Rouns

**Sent:** Monday, April 18, 2016 10:21 AM

**To:** 'Tyler Borders'

**Cc:** Rustin Hall; Pearson Corey

**Subject:** RE: Animation First Draft

This message contains attachments delivered via [ShareFile](#).

- TRCC FINAL.mp4 (116.5 MB)

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Tyler,

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Thanks,

**Adam Rouns**

509.838.8568

<image001.gif>

---

**From:** Tyler Borders [<mailto:tb@tylerborders.com>]

**Sent:** Tuesday, April 12, 2016 10:46 PM

**To:** Adam Rouns

**Cc:** Rustin Hall; Pearson Corey

**Subject:** Re: Animation First Draft

Thanks, Adam.

Spokane, WA 99201-0234  
P 509.838.8568 F 509.458.3710

<image001.gif>

We bring our clients' **stories** to life.

## Tony Perkins

---

**From:** Tyler Borders <tb@tylerborders.com>  
**Sent:** Wednesday, April 27, 2016 1:12 PM  
**To:** Corey Pearson  
**Cc:** Liz Lutz  
**Subject:** Re: Ballot resolution

Hi Corey and Liz,

I've prepared statements for review based on the legislative requirements:

- - -

> *250 Word Argument (with Headlines)*

### **The Link Entertainment Center**

The Link is a proposed 110,000 square foot multi-purpose entertainment center in Kennewick, WA, including a 2,300-seat big show Broadway-sized theatre, as well as an expansion to and enhancement of the Toyota Center and Three Rivers Convention Center. The Link delivers much-needed entertainment, event, and activity space to meet growing demand and support a diverse populace. The Link will be funded by a Kennewick sales tax measure, which will sunset, and benefit Tri-Citians both in terms of entertainment opportunities and economic development.

### **Growth and Progress**

For decades, Tri-Citians and community leaders have shared the common goal of creating a unified Mid-Columbia arts and entertainment district. The Tri-Cities is lacking adequate arts and entertainment amenities and venues to sustain a populace now exceeding 250,000. As a result, we are losing national-caliber entertainment options to other regions, and the subsequent commerce and economic development benefits that such entertainment delivers. The Link will provide significant educational, recruitment, and quality of life benefits to citizens and companies considering to re-locate here. The Link is a necessary facility to sustain diverse arts and entertainment options of all sizes, to attract and sustain top shows and talent, and to benefit Mid-Columbians long-term. The geographic areas surrounding the Toyota Center, the Three Rivers Convention Center and Vista Field, are the ideal location to continue to build the Mid-Columbia's arts and entertainment district, and The Link is an integral facility to serve as the foundation for this district.

> *27 Words Max Ballot Title*

### **The Link Multi-Purpose Entertainment Center, 2,300-Seat Big Show Broadway-Sized Theatre, Toyota Center Enhancements and Renovations, and Convention Center Expansion.**

> *10 Words Max Ballot Title*

### **The Link Multi-Purpose Entertainment Center and Big Show Broadway Theatre**

> *75 Words Max Ballot Description*

The Link is a 110,000 square foot multi-purpose entertainment center in Kennewick, WA, including a 2,300-seat Broadway-sized theatre, and an expansion to and enhancement of the Toyota Center and Three Rivers Convention Center. The Link delivers much-needed entertainment, event, and activity space to meet growing

demand and support a diverse populace. The Link will be funded by a limited sales tax measure and benefit Tri-Citians both in terms of entertainment opportunities and economic development.

- - -

Let me know if you'd like me to circulate this for comment, and who is on that short list for review.

Thanks!

. . .

**Tyler Borders**

[tylerborders.com](http://tylerborders.com)

509 554 4350

On Apr 25, 2016, at 2:44 PM, Corey Pearson <[cpearson@3riverscampus.com](mailto:cpearson@3riverscampus.com)> wrote:

Tyler,

Have you had a chance to come up with the ballot language yet? We need to circulate it amongst the board this week and I want to make sure we have covered all our bases.

Corey

---

The Kennewick Public Facilities District  
Regular Meeting  
Three Rivers Convention Center  
Boardroom

April 28, 2016

Agenda

5:00 p.m.

---

### **Call to Order**

President Barbara Johnson called the meeting to order at 5:00 pm.

### **Roll Call**

Elizabeth Lutz called the roll.

Present: President, Barbara Johnson; Treasurer, John Neill; John Givens, Board Member, Phoned in; Calvin Dudney Board Member; Ron Hue Board Member.

A quorum was established.

Also present: Corey Pearson, Executive Director; Heather Breymeyer, Sales Director; Elizabeth Lutz, Executive Assistant; Steve Mallory, Arculus Design; Rob Chapin, Food and Beverage Director; Kim Shugart, Visit Tri-Cities; Jude Strode, Marketing Manager; Rebecca Williamson, SpringHill Suites, Rob Gierke, Operations Manager. Tyler Borders, Consultant.

Kim Shugart, led in the Pledge of Allegiance.

### **Approval of Agenda**

John Neill moved to approve the agenda as presented; Ron Hue second the motion. The motion carried.

### **Election of Secretary**

Elizabeth Lutz read the rules and procedures explaining how the vote will proceed. John Givens could be in discussion of who to elect but he may not cast a vote. John Givens was unanimously elected Secretary by the voting Board Members present.

### **Consent Agenda**

*All matters listed within the Consent Agenda have been distributed to each Board Member of the Public Facilities District for reading and study, are considered to be routine, and will be enacted by one motion of the Board with no separate discussion. If separate discussion is desired, that item may be removed from the Consent Agenda and placed on the Regular Agenda by request.*

- a) Minutes of March 24, 2016 Board Meeting
- b) Claims roster dated March 2016 for \$556,784.90 (TC)  
Warrants: 17315 -17473      Voids: 17331

- c) Claims roster dated March 2016 for \$92,754.18 (TRCC)  
Warrants: 14159- 14230            Voids: none
- d) Claims roster date March 2016 for \$97.12 (Box Office)  
Warrants: none written            Voids: none  
Total March 2016 payroll paid out: \$290,603.51

John Neill reported that all claims rosters and warrants have been reviewed and accounted for and motioned for approval of Consent Agenda as presented. Calvin Dudney seconded the motion. The motion carried.

## **Visitors**

Barbara Johnson opened the floor to any visitors who wished to address the Board regarding matters that are not currently on the agenda. Nick Bumpaous, Randy Walli, and Justin Raffa were visitors in attendance. No requests to speak were made.

## **New Business**

### **a) Financial Reports- March 2016**

John Neill gave the financial reports. At the completion of his reports and after some discussion by the Board related to certain items Mr. Neill made a motion to accept the February financial reports as presented. Calvin Dudney seconded the motion which was unanimously carried.

### **b) Expansion Update Link**

Tyler Borders made a presentation of the Link expansion project. At the completion of his presentation Mr. Borders recommended the Board adopt Resolutions 116-6 and 117-16 to place the Link expansion project on the August 2<sup>nd</sup> ballot.

### **c) Resolution 116-16: A resolution providing for the submission of a proposition to the qualified voters of the Kennewick Public Facilities District imposing a 2/10 of 1% sales and use tax for the purpose of funding expansion and improvements to the Three Rivers Campus; and requesting that the Benton County Auditor place the proposition on August 2, 2016 ballot.**

Tyler Borders and Barbara Johnson presented Resolution 116-16. It was noted the revision was the ballot title.

John Neill moved to approve Resolution 116-16 as presented; Calvin Dudney second the motion. The motion unanimously carried. Mr. Givens mentioned by phone that while he could not vote by phone he was a supporter of the Link project.

### **d) Resolution 117-16: A resolution establishing Pro and Con Committee to develop ballot pamphlet statements.**

Tyler Borders presented Resolution 117-16. Establishing pro and con committees required by law with Tyler Borders, Erik Van Winkle, and William C Smith representing

the pro committee and Davis Price and Elijah Stanfield representing the con committee. The statements by these committees will be placed on August 2<sup>nd</sup> ballot for Kennewick voters to view.

Ron Hue moved to approve Resolution 117-16 as presented. John Neill seconded the motion. The motion unanimously carried.

**e) Community Work Force Agreement**

Corey Pearson and Tyler Borders presented the Community Work Force Agreement MOU to the Board with recommendation to adopt. This agreement would keep a certain amount of the construction jobs local creating more work opportunities for our local labor workforce.

Calvin Dudney motioned to accept the MOU with the Community Work Force; Ron Hue second the motion. The motion carried unanimously.

**f) KPFD Committee Appointments- Regional Convention Center Advisory Board, Tri Cities Regional Public Facilities District Appointment recommendation to City of Kennewick**

John Givens was appointed to Tri Cities Regional Public Facilities District committee to fill the vacant position.

**g) Executive Director Report**

Corey Pearson discussed the Toyota Center Roof repairs with one bid coming in at \$115,000, which was less than expected.

Washington Association of Wine Grape Growers signed a five-year contract with the Convention Center. It is anticipated with possibilities the Link expansion may become a reality more conventions will sign longer contracts.

Heather Breymeyer discussed the addition of an additional holiday party with the possibility of 1,800 guests attending, which would be our third holiday party for the year.

**h) TRCC Carpet Replacement**

Corey Pearson presented the bid from Great Floors to replace the existing carpet in the Great hall of the Convention Center. Barbara Johnson motioned to accept the bid with Great Floors to purchase the carpet. Calvin Dudney seconded the motion. The motion carried unanimously.

**i) Visit Tri-Cities Report**

Kim Shugart discussed the recent west side Sales Blitz leading to 54 appointments and 12 bookings, which was considered very successful. The focus is creating interest in bookings over the next several years.

**j) SpringHill Suites Report**

Rebecca Williamson reported on Conventions coming to the area and using all block rooms. Their staff will be attending another sales blitz on May 9<sup>th</sup> looking to fill dates for the last quarter of this year.

### **Board Comments/Discussion**

Board congratulated Barbara Johnson on being named Tri-Citian of the year.

The Board was reminded of the upcoming Washington State Public Facilities District meeting in Spokane which all Board members indicated they would like to attend.

### **Adjournment/Recess**

Meeting adjourned at 6:26pm

*The KPFDD Board's minutes are intended to be a reasonable summary of the Board's deliberations and actions. The minutes are not a verbatim record of everything said at the meeting. The minutes include all actions taken by the Board.*

Elizabeth Lutz  
Approved by the Board of Directors

 <b>PUBLIC DISCLOSURE COMMISSION</b> 711 CAPITOL WAY RM 206 PO BOX 40908 OLYMPIA WA 98504-0908 (360) 753-1111 Toll Free 1-877-601-2828		<b>Political Committee Registration</b>		<b>C1PC</b> (1/12)		100706776  07-11-2016	
Committee Name (Include sponsor in committee name. See next page for definition of "sponsor." Show entire official name. Do not use abbreviations or acronyms in this box.) GO BIG TRI-CITIES				Acronym:			
				Telephone: 509-554-4350			
Mailing Address 8836 W GAGE BLVD				Fax:			
City KENNEWICK		County BENTON		Zip + 4 99336		E-mail: TYLERBORDERS@GMAIL.COM	
NEW OR AMENDED REGISTRATION? <input checked="" type="checkbox"/> NEW. Complete entire form. <input type="checkbox"/> AMENDS previous report. Complete entire form.			COMMITTEE STATUS <input type="checkbox"/> Continuing (On-going; not established in anticipation of any particular campaign election.) <input checked="" type="checkbox"/> 2016 election year only. Date of general or special election: <u>08/02/2016</u> (Year)				
1. What is the purpose or description of the committee? <input type="checkbox"/> <b>Bona Fide Political Party Committee</b> - official state or county central committee or legislative district committee. If you are not supporting the entire party ticket, attach a list of the names of the candidates you support.							
<input checked="" type="checkbox"/> <b>Ballot Committee</b> - Initiative, Bond, Levy, Recall, etc. Name or description of ballot measure: THE LINK ENTERTAINMENT CENTER						Ballot Number    FOR    AGAINST <u>1</u> <input checked="" type="checkbox"/> <input type="checkbox"/>	
<input type="checkbox"/> <b>Other Political Committee</b> - PAC, caucus committee, political club, etc. If committee is related or affiliated with a business, association, union or similar entity, specify name:							
<b>For single election-year only committees (not continuing committees):</b> Is the committee supporting or opposing (a) one or more candidates? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, attach a list of each candidate's name, office sought and political party affiliation. (b) the entire ticket of a political party? <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, identify the party:							
2. Related or affiliated committees. List name, address and relationship. <span style="float: right;"><input type="checkbox"/> Continued on attached sheet.</span>							
3. How much do you plan to spend during this entire election campaign, including the primary and general elections? Based on that estimate, choose one of the reporting options below. (If your committee status is continuing, estimate spending on a calendar year basis.) <b>If no box is checked you are obligated to use Full Reporting. See instruction manuals for information about reports required and changing reporting options.</b> <input type="checkbox"/> <b>MINI REPORTING</b> Mini Reporting is selected. No more than \$5,000 will be raised or spent <u>and</u> no more than \$500 in the aggregate will be accepted from any one contributor.							
						<input checked="" type="checkbox"/> <b>FULL REPORTING</b> Full Reporting is selected. The frequent, detailed campaign reports mandated by law will be filed as required.	
4. Campaign Manager's or Media Contact's Name and Address TYLER I BORDERS 3801 E LATTIN RD., WEST RICHLAND WA 99353						Telephone Number: 509-554-4350	
5. Treasurer's Name and Address. Does treasurer perform <u>only</u> ministerial functions? Yes ___ No <u>X</u> . See WAC 390-05-243 and next page for details. List deputy treasurers on attached sheet. <span style="float: right;"><input type="checkbox"/> Continued on attached sheet.</span> TYLER I BORDERS 3801 E LATTIN RD., WEST RICHLAND WA 99353						Daytime Telephone Number: 509-554-4350	
6. Persons who perform only ministerial functions on behalf of this committee <u>and</u> on behalf of candidates or other political committees. List name, title, and address of these persons. See WAC 390-05-243 and next page for details. <span style="float: right;"><input type="checkbox"/> Continued on attached sheet.</span>							
7. Committee Officers and other persons who authorize expenditures or make decisions for committee. List name, title, and address. See next page for definition of "officer." <span style="float: right;"><input type="checkbox"/> Continued on attached sheet.</span>							
8. Campaign Bank or Depository NUMERICA CREDIT UNION			Branch 3045 DUPORTAIL ST			City RICHLAND	
9. Campaign books must be open to the public by appointment between 8 a.m. and 8 p.m. during the eight days before the election, except Saturdays, Sundays, and legal holidays. In the space below, provide contact information for scheduling an appointment and the address where the inspection will take place. It is not acceptable to provide a post office box or an out-of-area address. <b>Street Address, Room Number, City where campaign books will be available for inspection</b> 8836 W GAGE BLVD, KENNEWICK In order to make an appointment, contact the campaign at (telephone, fax, e-mail): (509) 554-4350 TYLERBORDERS@GMAIL.COM							
10. <b>Eligibility to Give to Political Committees and State Office Candidates:</b> A committee must receive \$10 or more each from ten Washington State registered voters before contributing to a Washington State political committee. Additionally, during the six months prior to making a contribution to a state office candidate your committee must have received contributions of \$10 or more each from at least ten Washington State registered voters. <input checked="" type="checkbox"/> A check here indicates your awareness of and pledge to comply with these provisions. Absence of a check mark means your committee does not qualify to give to Washington State political committees and/or state office candidates.				11. <b>Signature and Certification.</b> I certify that this statement is true, complete and correct to the best of my knowledge.  <div style="display: flex; justify-content: space-between;"> <span><b>Committee Treasurer's Signature</b> TYLER I BORDERS</span> <span><b>Date</b> 07-11-2016</span> </div>			



**CASH RECEIPTS  
MONETARY  
CONTRIBUTIONS**

**C3**  
(1/02)

THIS SPACE FOR OFFICE USE

100706960

07-11-2016

Candidate or Committee Name (Do not abbreviate. Use full name.)  
Go Big Tri-Cities

Mailing Address  
8836 W Gage Blvd

City: Kennewick, WA      Zip + 4: 99336      Office Sought (candidates):      Election Date: 2016

1. MONETARY CONTRIBUTIONS DEPOSITED IN ACCOUNT

Date Received		Amount	Total
	a. Anonymous .....		
	b. Candidate's personal funds deposited in the bank (include candidate loans in 1c).....		
	c. Loans, notes, security agreements. Attach Schedule L .....		
	d. Miscellaneous receipts (interest, refunds, auctions, other). Attach explanation .....		
	e. Small contributions \$25.00 or less not itemized and number of persons giving _____ (persons)		

2. CONTRIBUTIONS OVER \$25.00

Date Received	Contributor's Name, Address, City, State, Zip	Contributions of more than \$100:*	P R I	G E N	Amount	Aggregate* Total
06/28/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025				4,185.86	4,185.86
	Occupation					
	Occupation					
	Occupation					
	Occupation					
	Occupation					
	<input type="checkbox"/> Check here if additional pages are attached	<b>Sub-total</b>			4,185.86	<b>*See reverse for details.</b>
		<b>Amount from attached pages</b>			0.00	

3. TOTAL FUNDS RECEIVED AND DEPOSITED OR CREDITED TO ACCOUNT  
Sum of parts 1 and 2 above. Enter this amount in line 1, Schedule A to C4.

4,185.86

4. Date of Deposit: 06/28/16

Treasurer's Daytime Telephone No.: (509) 554-4350

I certify that this report is true and complete to the best of my knowledge

Treasurer's Signature: Tyler I Borders      Date: 07-11-2016



**CASH RECEIPTS  
MONETARY  
CONTRIBUTIONS**

**C3**  
(1/02)

THIS SPACE FOR OFFICE USE

100706961

07-11-2016

Candidate or Committee Name (Do not abbreviate. Use full name.) Go Big Tri-Cities			
Mailing Address 8836 W Gage Blvd			
City Kennewick, WA	Zip + 4 99336	Office Sought (candidates)	Election Date 2016

1. MONETARY CONTRIBUTIONS DEPOSITED IN ACCOUNT

Date Received		Amount	Total
	a. Anonymous .....		
	b. Candidate's personal funds deposited in the bank (include candidate loans in 1c).....		
	c. Loans, notes, security agreements. Attach Schedule L .....		
	d. Miscellaneous receipts (interest, refunds, auctions, other). Attach explanation .....		
	e. Small contributions \$25.00 or less not itemized and number of persons giving _____ (persons)		

2. CONTRIBUTIONS OVER \$25.00

Date Received	Contributor's Name, Address, City, State, Zip	Contributions of more than \$100:*	P R I	G E N	Amount	Aggregate* Total
05/18/16	WASHINGTON STATE ASSOCIATION OF 7030 Tacoma Mall Blvd STE 310 Tacoma, WA 98409				3,000.00	3,000.00
	Occupation					
05/16/16	WASHINGTON STATE BUILDING AND 906 Columbia St SW, Suite 107 Tacoma, WA 98409				5,000.00	5,000.00
	Occupation					
05/17/16	LABORERS INTERNATIONAL UNION 2505 Duportail St Richland, WA 99352				500.00	500.00
	Occupation					
05/27/16	OPERATIVE PLASTERERS AND 2505 Duportail Street STE B Richland, WA 99352				250.00	250.00
	Occupation					
06/24/16	SOUTHEASTERN WASHINGTON PO Box 1324 Pasco, WA 99301				1,000.00	1,000.00
	Occupation					
	<input checked="" type="checkbox"/> Check here if additional pages are attached					
		<b>Sub-total</b>			9,750.00	
		<b>Amount from attached pages</b>			10,000.00	

**\*See reverse for details.**

3. TOTAL FUNDS RECEIVED AND DEPOSITED OR CREDITED TO ACCOUNT  
Sum of parts 1 and 2 above. Enter this amount in line 1, Schedule A to C4.

19,750.00

4. Date of Deposit 07/11/16	I certify that this report is true and complete to the best of my knowledge
Treasurer's Daytime Telephone No.: (509) 554-4350	Treasurer's Signature Tyler I Borders
	Date 07-11-2016

# RECEIPTS CONTINUATION SHEET (Attachment to C-3 Form)

Candidate or Committee Name (Do not abbreviate. Use full name.)  
Go Big Tri-Cities

Deposit Date  
07/11/16

2. CONTRIBUTIONS OVER \$25.00						
Date Received	Contributor's Name, Address, City, State, Zip	Contributions of more than \$100:* Employer's Name, City and State	P R I	G E N	Amount	Aggregate Total*
05/02/16	CENTRAL WASHINGTON BUILDING & PO Box 2381 Pasco, WA 99302	Occupation			5,000.00	5,000.00
05/27/16	PLUMBERS & STEAMFITTERS LOCAL 1328 N Road 28 Pasco, WA 99301	Occupation			5,000.00	5,000.00
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				

Page Total 10,000.00



# SUMMARY, FULL REPORT RECEIPTS AND EXPENDITURES

<b>C4</b> <small>(3/97)</small>	<b>PDC OFFICE USE</b>
	100706963
	07-11-2016

Candidate or Committee Name (Do not abbreviate. Include full name)  
 Go Big Tri-Cities

Mailing Address  
 8836 W Gage Blvd

City  
 Kennewick, WA

Zip + 4 99336	Office Sought (Candidates)	Election Date 2016
Report Period Covered 02/09/16	From (last C-4) 02/09/16	To (end of period) 02/29/16
		Final Report? Yes No X

**\*For PACs, Parties & Caucus Committees:** During this report period, did the committee make an **independent expenditure** (i.e., an expense not considered a contribution supporting or opposing a state or local candidate?)

**RECEIPTS**

\*See next page                      Yes              No

1. Previous total cash and in kind contributions (From line 8, last C-4) (if beginning a new campaign or calendar year, see instruction booklet) .....	\$	0.00
2. Cash received (From line 2, Schedule A) .....	\$	0.00
3. In kind contributions received (From line 1, Schedule B).....		0.00
4. Total cash and in kind contributions received this period (Line 2 plus 3).....		0.00
5. Loan principal repayments made (From line 2, Schedule L).....		0.00
6. Corrections (From line 1 or 3, Schedule C)..... Show + or (-)		0.00
7. Net adjustments this period (Combine line 5 & 6)..... Show + or (-)		0.00
8. Total cash and in kind contributions during campaign (Combine lines 1, 4 & 7) .....		0.00
9. Total pledge payments due (From line 2, Schedule B).....	0.00	

**EXPENDITURES**

10. Previous total cash and in kind expenditures (From line 17, last C-4) (If beginning a new campaign or calendar year, see instruction booklet) .....	0.00
11. Total cash expenditures (From line 4, Schedule A) .....	0.00
12. In kind expenditures (goods & services) (From line 1, Schedule B) .....	0.00
13. Total cash and in kind expenditures made this period (Line 11 plus line 12).....	0.00
14. Loan principal repayments made (From line 2, Schedule L).....	0.00
15. Corrections (From line 2 or 3, Schedule C)..... Show + or (-)	0.00
16. Net adjustments this period (Combine lines 14 & 15)..... Show + or (-)	0.00
17. Total cash and in kind expenditures during campaign (Combine lines 10, 13 and 16).....	0.00

**CANDIDATES ONLY**

	Won	Lost	Unopposed	Name not on ballot
Primary election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
General election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Treasurer's Daytime Telephone No.:**  
 (509) 554-4350

**CASH SUMMARY**

18. Cash on hand (Line 8 minus line 17) .....	0.00
<small>[Line 18 should equal your bank account balance(s) plus your petty cash balance.]</small>	
19. Liabilities: (Sum of loans and debts owed) .....	0.00
20. Balance (Surplus or deficit) (Line 18 minus line 19) .....	0.00

**CERTIFICATION:** I certify that the information herein and on accompanying schedules and attachments is true and correct to the best of my knowledge.

Candidate's Signature	Date	Treasurer's Signature	Date
		Tyler I Borders	

# CASH RECEIPTS AND EXPENDITURE

**SCHEDULE A**  
 to C4  
(11/93)

2

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

02/09/16 02/29/16

1. CASH RECEIPTS (Contributions) which have been reported on C3. List each deposit made since last C4 report was submitted.

Date of deposit	Amount	Date of deposit	Amount	Date of deposit	Amount	Total deposits

2. TOTAL CASH RECEIPTS Enter also on line 2 of C4 \$ 0.00

**CODES FOR CLASSIFYING EXPENDITURES:** If one of the following codes is used to describe an expenditure, no other description is generally needed. The exceptions are:

- 1) If expenditures are in-kind or earmarked contributions to a candidate or committee or independent expenditures that benefit a candidate or committee, identify the candidate or committee in the Description block;
- 2) When reporting payments to vendors for travel expenses, identify the traveler and travel purpose in the Description block; and
- 3) If expenditures are made directly or indirectly to compensate a person or entity for soliciting signatures on a statewide initiative or referendum petition, use code "V" and provide the following information on an attached sheet: name and address of each person/entity compensated, amount paid each during the reporting period, and cumulative total paid all persons to date to gather signatures.

<b>CODE DEFINITIONS ON NEXT PAGE</b>	C - Contributions (monetary, in-kind & transfers) I - Independent Expenditures L - Literature, Brochures, Printing B - Broadcast Advertising (Radio, TV) N - Newspaper and Periodical Advertising O - Other Advertising (yard signs, buttons, etc.) V - Voter Signature Gathering	P - Postage, Mailing Permits S - Surveys and Polls F - Fundraising Event Expenses T - Travel, Accommodations, Meals M - Management/Consulting Services W - Wages, Salaries, Benefits G - General Operation and Overhead
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**3. EXPENDITURES**

- a) Expenditures of \$50 or less, including those from petty cash, need not be itemized. Add up these expenditures and show the total in the amount column on the first line below..
- b) Itemize each expenditure of more than \$50 by date paid, name and address of vendor, code/description, and amount.
- c) For each payment to a candidate, campaign worker, PR firm, advertising agency or credit card company, attach a list of detailed expenses or copies of receipts/invoices supporting the payment.

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
N/A	Expenses of \$50 or less	N/A	N/A	

4. TOTAL CASH EXPENDITURES Total from attached pages \$ 0.00  
 Enter also on line 11 of C4 \$ 0.00



# SUMMARY, FULL REPORT RECEIPTS AND EXPENDITURES

<b>C4</b> <small>(3/97)</small>	<b>PDC OFFICE USE</b>
	100706964
	07-11-2016

Candidate or Committee Name (Do not abbreviate. Include full name)  
 Go Big Tri-Cities

Mailing Address  
 8836 W Gage Blvd

City  
 Kennewick, WA

Zip + 4 99336	Office Sought (Candidates)	Election Date 2016
Report Period Covered 03/01/16	From (last C-4) 03/01/16	To (end of period) 03/31/16
		Final Report? Yes No X

**\*For PACs, Parties & Caucus Committees:** During this report period, did the committee make an **independent expenditure** (i.e., an expense not considered a contribution supporting or opposing a state or local candidate?)

**RECEIPTS**

\*See next page                      Yes              No

1. Previous total cash and in kind contributions (From line 8, last C-4) (if beginning a new campaign or calendar year, see instruction booklet) .....	\$	0.00
2. Cash received (From line 2, Schedule A) .....	\$	0.00
3. In kind contributions received (From line 1, Schedule B).....		0.00
4. Total cash and in kind contributions received this period (Line 2 plus 3).....		0.00
5. Loan principal repayments made (From line 2, Schedule L).....		0.00
6. Corrections (From line 1 or 3, Schedule C)..... Show + or (-)		0.00
7. Net adjustments this period (Combine line 5 & 6)..... Show + or (-)		0.00
8. Total cash and in kind contributions during campaign (Combine lines 1, 4 & 7) .....		0.00
9. Total pledge payments due (From line 2, Schedule B).....	0.00	

**EXPENDITURES**

10. Previous total cash and in kind expenditures (From line 17, last C-4) (If beginning a new campaign or calendar year, see instruction booklet) .....	0.00
11. Total cash expenditures (From line 4, Schedule A) .....	0.00
12. In kind expenditures (goods & services) (From line 1, Schedule B) .....	0.00
13. Total cash and in kind expenditures made this period (Line 11 plus line 12).....	0.00
14. Loan principal repayments made (From line 2, Schedule L).....	0.00
15. Corrections (From line 2 or 3, Schedule C)..... Show + or (-)	0.00
16. Net adjustments this period (Combine lines 14 & 15)..... Show + or (-)	0.00
17. Total cash and in kind expenditures during campaign (Combine lines 10, 13 and 16).....	0.00

**CANDIDATES ONLY**

	Won	Lost	Unopposed	Name not on ballot
Primary election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
General election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Treasurer's Daytime Telephone No.:  
 (509) 554-4350

**CASH SUMMARY**

18. Cash on hand (Line 8 minus line 17) .....	0.00
<small>[Line 18 should equal your bank account balance(s) plus your petty cash balance.]</small>	
19. Liabilities: (Sum of loans and debts owed) .....	0.00
20. Balance (Surplus or deficit) (Line 18 minus line 19) .....	0.00

**CERTIFICATION:** I certify that the information herein and on accompanying schedules and attachments is true and correct to the best of my knowledge.

Candidate's Signature	Date	Treasurer's Signature Tyler I Borders	Date
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# CASH RECEIPTS AND EXPENDITURE

**SCHEDULE A**  
 to C4  
(11/93)

2

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

03/01/16 03/31/16

1. CASH RECEIPTS (Contributions) which have been reported on C3. List each deposit made since last C4 report was submitted.

Date of deposit	Amount	Date of deposit	Amount	Date of deposit	Amount	Total deposits

2. TOTAL CASH RECEIPTS Enter also on line 2 of C4 \$ 0.00

**CODES FOR CLASSIFYING EXPENDITURES:** If one of the following codes is used to describe an expenditure, no other description is generally needed. The exceptions are:

- 1) If expenditures are in-kind or earmarked contributions to a candidate or committee or independent expenditures that benefit a candidate or committee, identify the candidate or committee in the Description block;
- 2) When reporting payments to vendors for travel expenses, identify the traveler and travel purpose in the Description block; and
- 3) If expenditures are made directly or indirectly to compensate a person or entity for soliciting signatures on a statewide initiative or referendum petition, use code "V" and provide the following information on an attached sheet: name and address of each person/entity compensated, amount paid each during the reporting period, and cumulative total paid all persons to date to gather signatures.

CODE DEFINITIONS ON NEXT PAGE	C - Contributions (monetary, in-kind & transfers) I - Independent Expenditures L - Literature, Brochures, Printing B - Broadcast Advertising (Radio, TV) N - Newspaper and Periodical Advertising O - Other Advertising (yard signs, buttons, etc.) V - Voter Signature Gathering	P - Postage, Mailing Permits S - Surveys and Polls F - Fundraising Event Expenses T - Travel, Accommodations, Meals M - Management/Consulting Services W - Wages, Salaries, Benefits G - General Operation and Overhead
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**3. EXPENDITURES**

- a) Expenditures of \$50 or less, including those from petty cash, need not be itemized. Add up these expenditures and show the total in the amount column on the first line below..
- b) Itemize each expenditure of more than \$50 by date paid, name and address of vendor, code/description, and amount.
- c) For each payment to a candidate, campaign worker, PR firm, advertising agency or credit card company, attach a list of detailed expenses or copies of receipts/invoices supporting the payment.

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
N/A	Expenses of \$50 or less	N/A	N/A	

4. TOTAL CASH EXPENDITURES Total from attached pages \$ 0.00  
Enter also on line 11 of C4 \$ 0.00



# SUMMARY, FULL REPORT RECEIPTS AND EXPENDITURES

<b>C4</b> <small>(3/97)</small>	<b>PDC OFFICE USE</b>
	100706965
	07-11-2016

Candidate or Committee Name (Do not abbreviate. Include full name)  
 Go Big Tri-Cities

Mailing Address  
 8836 W Gage Blvd

City  
 Kennewick, WA

Zip + 4 99336	Office Sought (Candidates)	Election Date 2016
Report Period Covered 04/01/16	From (last C-4) 04/01/16	To (end of period) 04/30/16
		Final Report? Yes No X

**\*For PACs, Parties & Caucus Committees:** During this report period, did the committee make an **independent expenditure** (i.e., an expense not considered a contribution supporting or opposing a state or local candidate?)

**RECEIPTS**

\*See next page                      Yes                      No

1. Previous total cash and in kind contributions (From line 8, last C-4) (if beginning a new campaign or calendar year, see instruction booklet) .....	\$	0.00
2. Cash received (From line 2, Schedule A) .....	\$	0.00
3. In kind contributions received (From line 1, Schedule B).....		0.00
4. Total cash and in kind contributions received this period (Line 2 plus 3).....		0.00
5. Loan principal repayments made (From line 2, Schedule L).....		0.00
6. Corrections (From line 1 or 3, Schedule C)..... Show + or (-)		0.00
7. Net adjustments this period (Combine line 5 & 6)..... Show + or (-)		0.00
8. Total cash and in kind contributions during campaign (Combine lines 1, 4 & 7) .....		0.00
9. Total pledge payments due (From line 2, Schedule B).....	0.00	

**EXPENDITURES**

10. Previous total cash and in kind expenditures (From line 17, last C-4) (If beginning a new campaign or calendar year, see instruction booklet) .....	0.00
11. Total cash expenditures (From line 4, Schedule A) .....	0.00
12. In kind expenditures (goods & services) (From line 1, Schedule B) .....	0.00
13. Total cash and in kind expenditures made this period (Line 11 plus line 12).....	0.00
14. Loan principal repayments made (From line 2, Schedule L).....	0.00
15. Corrections (From line 2 or 3, Schedule C)..... Show + or (-)	0.00
16. Net adjustments this period (Combine lines 14 & 15)..... Show + or (-)	0.00
17. Total cash and in kind expenditures during campaign (Combine lines 10, 13 and 16).....	0.00

**CANDIDATES ONLY**

	Won	Lost	Unopposed	Name not on ballot
Primary election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
General election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Treasurer's Daytime Telephone No.:  
 (509) 554-4350

**CASH SUMMARY**

18. Cash on hand (Line 8 minus line 17) .....	0.00
<small>[Line 18 should equal your bank account balance(s) plus your petty cash balance.]</small>	
19. Liabilities: (Sum of loans and debts owed) .....	0.00
20. Balance (Surplus or deficit) (Line 18 minus line 19) .....	0.00

**CERTIFICATION:** I certify that the information herein and on accompanying schedules and attachments is true and correct to the best of my knowledge.

Candidate's Signature	Date	Treasurer's Signature	Date
		Tyler I Borders	

# CASH RECEIPTS AND EXPENDITURE

**SCHEDULE A**  
 to C4  
(11/93)

2

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

04/01/16 04/30/16

1. CASH RECEIPTS (Contributions) which have been reported on C3. List each deposit made since last C4 report was submitted.

Date of deposit	Amount	Date of deposit	Amount	Date of deposit	Amount	Total deposits

2. TOTAL CASH RECEIPTS Enter also on line 2 of C4 \$ 0.00

**CODES FOR CLASSIFYING EXPENDITURES:** If one of the following codes is used to describe an expenditure, no other description is generally needed. The exceptions are:

- 1) If expenditures are in-kind or earmarked contributions to a candidate or committee or independent expenditures that benefit a candidate or committee, identify the candidate or committee in the Description block;
- 2) When reporting payments to vendors for travel expenses, identify the traveler and travel purpose in the Description block; and
- 3) If expenditures are made directly or indirectly to compensate a person or entity for soliciting signatures on a statewide initiative or referendum petition, use code "V" and provide the following information on an attached sheet: name and address of each person/entity compensated, amount paid each during the reporting period, and cumulative total paid all persons to date to gather signatures.

<p>CODE DEFINITIONS ON NEXT PAGE</p>	<p>C - Contributions (monetary, in-kind &amp; transfers) I - Independent Expenditures L - Literature, Brochures, Printing B - Broadcast Advertising (Radio, TV) N - Newspaper and Periodical Advertising O - Other Advertising (yard signs, buttons, etc.) V - Voter Signature Gathering</p>	<p>P - Postage, Mailing Permits S - Surveys and Polls F - Fundraising Event Expenses T - Travel, Accommodations, Meals M - Management/Consulting Services W - Wages, Salaries, Benefits G - General Operation and Overhead</p>
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**3. EXPENDITURES**

- a) Expenditures of \$50 or less, including those from petty cash, need not be itemized. Add up these expenditures and show the total in the amount column on the first line below..
- b) Itemize each expenditure of more than \$50 by date paid, name and address of vendor, code/description, and amount.
- c) For each payment to a candidate, campaign worker, PR firm, advertising agency or credit card company, attach a list of detailed expenses or copies of receipts/invoices supporting the payment.

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
N/A	Expenses of \$50 or less	N/A	N/A	

4. TOTAL CASH EXPENDITURES Total from attached pages \$ 0.00  
 Enter also on line 11 of C4 \$ 0.00



# SUMMARY, FULL REPORT RECEIPTS AND EXPENDITURES

<b>C4</b> <small>(3/97)</small>	<b>PDC OFFICE USE</b>
	100706966
	07-11-2016

Candidate or Committee Name (Do not abbreviate. Include full name)  
 Go Big Tri-Cities

Mailing Address  
 8836 W Gage Blvd

City  
 Kennewick, WA

Zip + 4 99336	Office Sought (Candidates)	Election Date 2016
Report Period Covered 05/01/16	From (last C-4) 05/01/16	To (end of period) 05/31/16
		Final Report? Yes No X

**\*For PACs, Parties & Caucus Committees:** During this report period, did the committee make an **independent expenditure** (i.e., an expense not considered a contribution supporting or opposing a state or local candidate)?

**RECEIPTS**

	*See next page	Yes	No
1. Previous total cash and in kind contributions (From line 8, last C-4) (if beginning a new campaign or calendar year, see instruction booklet) .....			\$ 0.00
2. Cash received (From line 2, Schedule A) .....	\$ 0.00		
3. In kind contributions received (From line 1, Schedule B).....	0.00		
4. Total cash and in kind contributions received this period (Line 2 plus 3).....			0.00
5. Loan principal repayments made (From line 2, Schedule L).....	0.00		
6. Corrections (From line 1 or 3, Schedule C)..... Show + or (-)	0.00		
7. Net adjustments this period (Combine line 5 & 6)..... Show + or (-)			0.00
8. Total cash and in kind contributions during campaign (Combine lines 1, 4 & 7) .....			0.00
9. Total pledge payments due (From line 2, Schedule B).....	0.00		

**EXPENDITURES**

10. Previous total cash and in kind expenditures (From line 17, last C-4) (If beginning a new campaign or calendar year, see instruction booklet) .....		0.00
11. Total cash expenditures (From line 4, Schedule A) .....	4,906.28	
12. In kind expenditures (goods & services) (From line 1, Schedule B) .....	0.00	
13. Total cash and in kind expenditures made this period (Line 11 plus line 12).....		4,906.28
14. Loan principal repayments made (From line 2, Schedule L).....	0.00	
15. Corrections (From line 2 or 3, Schedule C)..... Show + or (-)	0.00	
16. Net adjustments this period (Combine lines 14 & 15)..... Show + or (-)		0.00
17. Total cash and in kind expenditures during campaign (Combine lines 10, 13 and 16).....		4,906.28

**CANDIDATES ONLY**

	Won	Lost	Unopposed	Name not on ballot
Primary election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
General election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Treasurer's Daytime Telephone No.:  
 (509) 554-4350

**CASH SUMMARY**

18. Cash on hand (Line 8 minus line 17) .....	-4,906.28
[Line 18 should equal your bank account balance(s) plus your petty cash balance.]	
19. Liabilities: (Sum of loans and debts owed) .....	0.00
20. Balance (Surplus or deficit) (Line 18 minus line 19) .....	-4,906.28

**CERTIFICATION:** I certify that the information herein and on accompanying schedules and attachments is true and correct to the best of my knowledge.

Candidate's Signature	Date	Treasurer's Signature	Date
		Tyler I Borders	

# CASH RECEIPTS AND EXPENDITURE

**SCHEDULE A**  
to C4  
(11/93)

2

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

05/01/16      05/31/16

1. CASH RECEIPTS (Contributions) which have been reported on C3. List each deposit made since last C4 report was submitted.

Date of deposit	Amount	Date of deposit	Amount	Date of deposit	Amount	Total deposits

2. TOTAL CASH RECEIPTS Enter also on line 2 of C4 \$ 0.00

**CODES FOR CLASSIFYING EXPENDITURES:** If one of the following codes is used to describe an expenditure, no other description is generally needed. The exceptions are:

- 1) If expenditures are in-kind or earmarked contributions to a candidate or committee or independent expenditures that benefit a candidate or committee, identify the candidate or committee in the Description block;
- 2) When reporting payments to vendors for travel expenses, identify the traveler and travel purpose in the Description block; and
- 3) If expenditures are made directly or indirectly to compensate a person or entity for soliciting signatures on a statewide initiative or referendum petition, use code "V" and provide the following information on an attached sheet: name and address of each person/entity compensated, amount paid each during the reporting period, and cumulative total paid all persons to date to gather signatures.

CODE DEFINITIONS ON NEXT PAGE	C - Contributions (monetary, in-kind & transfers) I - Independent Expenditures L - Literature, Brochures, Printing B - Broadcast Advertising (Radio, TV) N - Newspaper and Periodical Advertising O - Other Advertising (yard signs, buttons, etc.) V - Voter Signature Gathering	P - Postage, Mailing Permits S - Surveys and Polls F - Fundraising Event Expenses T - Travel, Accommodations, Meals M - Management/Consulting Services W - Wages, Salaries, Benefits G - General Operation and Overhead
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**3. EXPENDITURES**

- a) Expenditures of \$50 or less, including those from petty cash, need not be itemized. Add up these expenditures and show the total in the amount column on the first line below.
- b) Itemize each expenditure of more than \$50 by date paid, name and address of vendor, code/description, and amount.
- c) For each payment to a candidate, campaign worker, PR firm, advertising agency or credit card company, attach a list of detailed expenses or copies of receipts/invoices supporting the payment.

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
N/A	Expenses of \$50 or less	N/A	N/A	
05/16/16	GO UNION PRINTING 5018 TAMPA WEST BLVD Tampa, FL 33634		Printed pamphlets	321.30
05/16/16	TOWNSQUARE MEDIA 2621 W A St Pasco, WA 99301		Radio advertising	2,600.00
05/25/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.83
05/26/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.54
05/27/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.86
05/28/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.52

Total from attached pages \$ 982.23

4. TOTAL CASH EXPENDITURES

Enter also on line 11 of C4 \$ 4,906.28





# SUMMARY, FULL REPORT RECEIPTS AND EXPENDITURES

<b>C4</b> <small>(3/97)</small>	<b>PDC OFFICE USE</b>
	100706967
	07-11-2016

Candidate or Committee Name (Do not abbreviate. Include full name)  
 Go Big Tri-Cities

Mailing Address  
 8836 W Gage Blvd

City  
 Kennewick, WA

Zip + 4 99336	Office Sought (Candidates)	Election Date 2016
Report Period Covered 06/01/16	From (last C-4) To (end of period) 07/11/16	Final Report? Yes No X

**\*For PACs, Parties & Caucus Committees:** During this report period, did the committee make an **independent expenditure** (i.e., an expense not considered a contribution supporting or opposing a state or local candidate)?

**RECEIPTS**

\*See next page                      Yes              No

1. Previous total cash and in kind contributions (From line 8, last C-4) (if beginning a new campaign or calendar year, see instruction booklet) .....	\$	0.00
2. Cash received (From line 2, Schedule A) .....	\$	23,935.86
3. In kind contributions received (From line 1, Schedule B).....		0.00
4. Total cash and in kind contributions received this period (Line 2 plus 3).....		23,935.86
5. Loan principal repayments made (From line 2, Schedule L).....		0.00
6. Corrections (From line 1 or 3, Schedule C)..... Show + or (-)		0.00
7. Net adjustments this period (Combine line 5 & 6)..... Show + or (-)		0.00
8. Total cash and in kind contributions during campaign (Combine lines 1, 4 & 7) .....		23,935.86
9. Total pledge payments due (From line 2, Schedule B).....		0.00

**EXPENDITURES**

10. Previous total cash and in kind expenditures (From line 17, last C-4) (If beginning a new campaign or calendar year, see instruction booklet) .....	4,906.28
11. Total cash expenditures (From line 4, Schedule A) .....	14,104.26
12. In kind expenditures (goods & services) (From line 1, Schedule B) .....	0.00
13. Total cash and in kind expenditures made this period (Line 11 plus line 12).....	14,104.26
14. Loan principal repayments made (From line 2, Schedule L).....	0.00
15. Corrections (From line 2 or 3, Schedule C)..... Show + or (-)	0.00
16. Net adjustments this period (Combine lines 14 & 15)..... Show + or (-)	0.00
17. Total cash and in kind expenditures during campaign (Combine lines 10, 13 and 16).....	19,010.54

**CANDIDATES ONLY**

	Won	Lost	Unopposed	Name not on ballot
Primary election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
General election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Treasurer's Daytime Telephone No.:  
 (509) 554-4350

**CASH SUMMARY**

18. Cash on hand (Line 8 minus line 17) .....	4,925.32
<small>[Line 18 should equal your bank account balance(s) plus your petty cash balance.]</small>	
19. Liabilities: (Sum of loans and debts owed) .....	0.00
20. Balance (Surplus or deficit) (Line 18 minus line 19) .....	4,925.32

**CERTIFICATION:** I certify that the information herein and on accompanying schedules and attachments is true and correct to the best of my knowledge.

Candidate's Signature	Date	Treasurer's Signature	Date
		Tyler I Borders	

# CASH RECEIPTS AND EXPENDITURE

<b>SCHEDULE</b> to C4 <b>A</b> <small>(11/93)</small>
--

2

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

06/01/16      07/11/16

1. CASH RECEIPTS (Contributions) which have been reported on C3. List each deposit made since last C4 report was submitted.

Date of deposit	Amount	Date of deposit	Amount	Date of deposit	Amount	Total deposits
07/11/2016	19,750.00					
06/28/2016	4,185.86					

2. TOTAL CASH RECEIPTS Enter also on line 2 of C4 \$ 23,935.86

**CODES FOR CLASSIFYING EXPENDITURES:** If one of the following codes is used to describe an expenditure, no other description is generally needed. The exceptions are:

- 1) If expenditures are in-kind or earmarked contributions to a candidate or committee or independent expenditures that benefit a candidate or committee, identify the candidate or committee in the Description block;
- 2) When reporting payments to vendors for travel expenses, identify the traveler and travel purpose in the Description block; and
- 3) If expenditures are made directly or indirectly to compensate a person or entity for soliciting signatures on a statewide initiative or referendum petition, use code "V" and provide the following information on an attached sheet: name and address of each person/entity compensated, amount paid each during the reporting period, and cumulative total paid all persons to date to gather signatures.

CODE DEFINITIONS ON NEXT PAGE	C - Contributions (monetary, in-kind & transfers) I - Independent Expenditures L - Literature, Brochures, Printing B - Broadcast Advertising (Radio, TV) N - Newspaper and Periodical Advertising O - Other Advertising (yard signs, buttons, etc.) V - Voter Signature Gathering	P - Postage, Mailing Permits S - Surveys and Polls F - Fundraising Event Expenses T - Travel, Accommodations, Meals M - Management/Consulting Services W - Wages, Salaries, Benefits G - General Operation and Overhead
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**3. EXPENDITURES**

- a) Expenditures of \$50 or less, including those from petty cash, need not be itemized. Add up these expenditures and show the total in the amount column on the first line below..
- b) Itemize each expenditure of more than \$50 by date paid, name and address of vendor, code/description, and amount.
- c) For each payment to a candidate, campaign worker, PR firm, advertising agency or credit card company, attach a list of detailed expenses or copies of receipts/invoices supporting the payment.

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
N/A	Expenses of \$50 or less	N/A	N/A	41.51
06/02/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.51
06/03/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	263.36
06/03/16	TRI-CITY HERALD 333 W. Canal Drive Kennewick, WA 99336		Newspaper print and digital advertising	2,945.00
06/04/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.02
06/06/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.41
06/06/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.06

Total from attached pages \$ 9,853.39

4. TOTAL CASH EXPENDITURES Enter also on line 11 of C4 \$ 14,104.26

# EXPENDITURES CONTINUATION SHEET (Attachment to Schedule A)

Page 3

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

06/01/16 07/11/16

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
06/07/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.56
06/09/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.81
06/10/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.15
06/11/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.32
06/12/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.40
06/14/16	JACOBS RADIO 2617 W Falls Ave Kennewick, WA 99336		Billboard advertising	1,786.00
06/14/16	GO UNION PRINTING 5018 TAMPA WEST BLVD Tampa, FL 33634		Yard signs	1,057.02
06/14/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.48
06/15/16	TOWNSQUARE MEDIA 2621 W A St Pasco, WA 99301		Radio advertising	2,421.00
06/15/16	RED LION 1101 N Columbia Center Blvd Kennewick, WA 99336		Billboard advertising	868.80
06/15/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.15
06/16/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.14

Page Total \$ 8,135.83

# EXPENDITURES CONTINUATION SHEET (Attachment to Schedule A)

Page 4

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

06/01/16 07/11/16

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
06/17/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	251.52
06/18/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.19
07/07/16	GO UNION PRINTING 5018 TAMPA WEST BLVD Tampa, FL 33634		Flier printing	397.71
07/07/16	PLUMBERS AND STEAMFITTERS UA 1328 N 28th Ave Pasco, WA 99301		Walk the block supplies	500.00
07/08/16	THE DIGITAL IMAGE 2950 George Washington Way # C Richland, WA 99354		4 roadside signs	222.63
07/09/16	ALBERTSON'S 5204 W Clearwater Ave Kennewick, WA 99336		Materials for Walk the Block event	95.51

Page Total \$ 1,717.56



# SUMMARY, FULL REPORT RECEIPTS AND EXPENDITURES

<b>C4</b> <small>(3/97)</small>	<b>PDC OFFICE USE</b>
	100706968
	07-11-2016

Candidate or Committee Name (Do not abbreviate. Include full name)  
 Go Big Tri-Cities

Mailing Address  
 8836 W Gage Blvd

City  
 Kennewick, WA

Zip + 4 99336	Office Sought (Candidates)	Election Date 2016
Report Period Covered 07/12/16	From (last C-4) 07/12/16	To (end of period) 07/25/16
Final Report?		Yes No X

**\*For PACs, Parties & Caucus Committees:** During this report period, did the committee make an **independent expenditure** (i.e., an expense not considered a contribution supporting or opposing a state or local candidate)?

**RECEIPTS**

\*See next page                      Yes              No

1. Previous total cash and in kind contributions (From line 8, last C-4) (if beginning a new campaign or calendar year, see instruction booklet) .....	\$	23,935.86
2. Cash received (From line 2, Schedule A) .....	\$	0.00
3. In kind contributions received (From line 1, Schedule B).....		0.00
4. Total cash and in kind contributions received this period (Line 2 plus 3).....		0.00
5. Loan principal repayments made (From line 2, Schedule L).....		0.00
6. Corrections (From line 1 or 3, Schedule C)..... Show + or (-)		0.00
7. Net adjustments this period (Combine line 5 & 6)..... Show + or (-)		0.00
8. Total cash and in kind contributions during campaign (Combine lines 1, 4 & 7) .....		23,935.86
9. Total pledge payments due (From line 2, Schedule B).....		0.00

**EXPENDITURES**

10. Previous total cash and in kind expenditures (From line 17, last C-4) (If beginning a new campaign or calendar year, see instruction booklet) .....	19,010.54
11. Total cash expenditures (From line 4, Schedule A) .....	0.00
12. In kind expenditures (goods & services) (From line 1, Schedule B) .....	0.00
13. Total cash and in kind expenditures made this period (Line 11 plus line 12).....	0.00
14. Loan principal repayments made (From line 2, Schedule L).....	0.00
15. Corrections (From line 2 or 3, Schedule C)..... Show + or (-)	0.00
16. Net adjustments this period (Combine lines 14 & 15)..... Show + or (-)	0.00
17. Total cash and in kind expenditures during campaign (Combine lines 10, 13 and 16).....	19,010.54

**CANDIDATES ONLY**

	Won	Lost	Unopposed	Name not on ballot
Primary election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
General election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Treasurer's Daytime Telephone No.:  
 (509) 554-4350

**CASH SUMMARY**

18. Cash on hand (Line 8 minus line 17) .....	4,925.32
[Line 18 should equal your bank account balance(s) plus your petty cash balance.]	
19. Liabilities: (Sum of loans and debts owed) .....	0.00
20. Balance (Surplus or deficit) (Line 18 minus line 19) .....	4,925.32

**CERTIFICATION:** I certify that the information herein and on accompanying schedules and attachments is true and correct to the best of my knowledge.

Candidate's Signature	Date	Treasurer's Signature	Date
		Tyler I Borders	

# CASH RECEIPTS AND EXPENDITURE

**SCHEDULE A**  
 to C4  
(11/93)

2

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

07/12/16 07/25/16

1. CASH RECEIPTS (Contributions) which have been reported on C3. List each deposit made since last C4 report was submitted.

Date of deposit	Amount	Date of deposit	Amount	Date of deposit	Amount	Total deposits

2. TOTAL CASH RECEIPTS Enter also on line 2 of C4 \$ 0.00

**CODES FOR CLASSIFYING EXPENDITURES:** If one of the following codes is used to describe an expenditure, no other description is generally needed. The exceptions are:

- 1) If expenditures are in-kind or earmarked contributions to a candidate or committee or independent expenditures that benefit a candidate or committee, identify the candidate or committee in the Description block;
- 2) When reporting payments to vendors for travel expenses, identify the traveler and travel purpose in the Description block; and
- 3) If expenditures are made directly or indirectly to compensate a person or entity for soliciting signatures on a statewide initiative or referendum petition, use code "V" and provide the following information on an attached sheet: name and address of each person/entity compensated, amount paid each during the reporting period, and cumulative total paid all persons to date to gather signatures.

<b>CODE DEFINITIONS ON NEXT PAGE</b>	C - Contributions (monetary, in-kind & transfers) I - Independent Expenditures L - Literature, Brochures, Printing B - Broadcast Advertising (Radio, TV) N - Newspaper and Periodical Advertising O - Other Advertising (yard signs, buttons, etc.) V - Voter Signature Gathering	P - Postage, Mailing Permits S - Surveys and Polls F - Fundraising Event Expenses T - Travel, Accommodations, Meals M - Management/Consulting Services W - Wages, Salaries, Benefits G - General Operation and Overhead
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**3. EXPENDITURES**

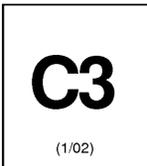
- a) Expenditures of \$50 or less, including those from petty cash, need not be itemized. Add up these expenditures and show the total in the amount column on the first line below..
- b) Itemize each expenditure of more than \$50 by date paid, name and address of vendor, code/description, and amount.
- c) For each payment to a candidate, campaign worker, PR firm, advertising agency or credit card company, attach a list of detailed expenses or copies of receipts/invoices supporting the payment.

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
N/A	Expenses of \$50 or less	N/A	N/A	

4. TOTAL CASH EXPENDITURES Total from attached pages \$ 0.00  
 Enter also on line 11 of C4 \$ 0.00



# CASH RECEIPTS MONETARY CONTRIBUTIONS



THIS SPACE FOR OFFICE USE

100714065  
AMENDS  
100706960  
08-03-2016

Candidate or Committee Name (Do not abbreviate. Use full name.)  
Go Big Tri-Cities

Mailing Address  
8836 W Gage Blvd

City: Kennewick, WA      Zip + 4: 99336      Office Sought (candidates):      Election Date: 2016

1. MONETARY CONTRIBUTIONS DEPOSITED IN ACCOUNT

Date Received		Amount	Total
	a. Anonymous .....		
	b. Candidate's personal funds deposited in the bank (include candidate loans in 1c).....		
	c. Loans, notes, security agreements. Attach Schedule L .....		
	d. Miscellaneous receipts (interest, refunds, auctions, other). Attach explanation .....		
	e. Small contributions \$25.00 or less not itemized and number of persons giving _____ (persons)		

2. CONTRIBUTIONS OVER \$25.00

Date Received	Contributor's Name, Address, City, State, Zip	Contributions of more than \$100:*	P R I	G E N	Amount	Aggregate* Total
06/28/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025				4,185.86	4,185.86
	Occupation					
	Occupation					
	Occupation					
	Occupation					
	Occupation					
	<input type="checkbox"/> Check here if additional pages are attached	<b>Sub-total</b>			4,185.86	<b>*See reverse for details.</b>
		<b>Amount from attached pages</b>			0.00	

3. TOTAL FUNDS RECEIVED AND DEPOSITED OR CREDITED TO ACCOUNT  
Sum of parts 1 and 2 above. Enter this amount in line 1, Schedule A to C4.

4,185.86

4. Date of Deposit: 06/28/16

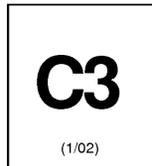
Treasurer's Daytime Telephone No.: (509) 554-4350

I certify that this report is true and complete to the best of my knowledge

Treasurer's Signature: Tyler I Borders      Date: 08-03-2016



# CASH RECEIPTS MONETARY CONTRIBUTIONS



THIS SPACE FOR OFFICE USE

100714066  
AMENDS  
100706961  
08-03-2016

Candidate or Committee Name (Do not abbreviate. Use full name.) Go Big Tri-Cities			
Mailing Address 8836 W Gage Blvd			
City	Zip + 4	Office Sought (candidates)	Election Date
Kennewick, WA	99336		2016

**1. MONETARY CONTRIBUTIONS DEPOSITED IN ACCOUNT**

Date Received		Amount	Total
	a. Anonymous .....		
	b. Candidate's personal funds deposited in the bank (include candidate loans in 1c).....		
	c. Loans, notes, security agreements. Attach Schedule L .....		
	d. Miscellaneous receipts (interest, refunds, auctions, other). Attach explanation .....		
	e. Small contributions \$25.00 or less not itemized and number of persons giving _____ (persons)		

**2. CONTRIBUTIONS OVER \$25.00**

Date Received	Contributor's Name, Address, City, State, Zip	Contributions of more than \$100:.* Employer's Name, City and State	P R I	G E N	Amount	Aggregate* Total
05/18/16	WASHINGTON STATE ASSOCIATION OF 7030 Tacoma Mall Blvd STE 310 Tacoma, WA 98409				3,000.00	3,000.00
	Occupation					
05/16/16	WASHINGTON STATE BUILDING AND 906 Columbia St SW, Suite 107 Tacoma, WA 98409				5,000.00	5,000.00
	Occupation					
05/17/16	LABORERS INTERNATIONAL UNION 2505 Duportail St Richland, WA 99352				500.00	500.00
	Occupation					
05/27/16	OPERATIVE PLASTERERS AND 2505 Duportail Street STE B Richland, WA 99352				250.00	250.00
	Occupation					
06/24/16	SOUTHEASTERN WASHINGTON PO Box 1324 Pasco, WA 99301				1,000.00	1,000.00
	Occupation					
	<input checked="" type="checkbox"/> Check here if additional pages are attached					
		<b>Sub-total</b>			9,750.00	
		<b>Amount from attached pages</b>			10,000.00	

**\*See reverse for details.**

**3. TOTAL FUNDS RECEIVED AND DEPOSITED OR CREDITED TO ACCOUNT**  
Sum of parts 1 and 2 above. Enter this amount in line 1, Schedule A to C4.

19,750.00

4. Date of Deposit 07/11/16	I certify that this report is true and complete to the best of my knowledge
Treasurer's Daytime Telephone No.: (509) 554-4350	Treasurer's Signature Tyler I Borders
	Date 08-03-2016

# RECEIPTS CONTINUATION SHEET (Attachment to C-3 Form)

Candidate or Committee Name (Do not abbreviate. Use full name.)  
Go Big Tri-Cities

Deposit Date  
07/11/16

2. CONTRIBUTIONS OVER \$25.00						
Date Received	Contributor's Name, Address, City, State, Zip	Contributions of more than \$100: Employer's Name, City and State	P R I	G E N	Amount	Aggregate Total*
05/02/16	CENTRAL WASHINGTON BUILDING & PO Box 2381 Pasco, WA 99302	Occupation			5,000.00	5,000.00
05/27/16	PLUMBERS & STEAMFITTERS LOCAL 1328 N Road 28 Pasco, WA 99301	Occupation			5,000.00	5,000.00
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				
		Occupation				

Page Total 10,000.00



# SUMMARY, FULL REPORT RECEIPTS AND EXPENDITURES

<b>C4</b> <small>(3/97)</small>	<b>PDC OFFICE USE</b>
	100714067
	AMENDS
	100706968
	08-03-2016

Candidate or Committee Name (Do not abbreviate. Include full name)  
 Go Big Tri-Cities

Mailing Address  
 8836 W Gage Blvd

City  
 Kennewick, WA

Zip + 4 99336	Office Sought (Candidates)	Election Date 2016
Report Period Covered 07/12/16	From (last C-4) 07/12/16	To (end of period) 07/25/16
		Final Report? Yes No X

**\*For PACs, Parties & Caucus Committees:** During this report period, did the committee make an **independent expenditure** (i.e., an expense not considered a contribution supporting or opposing a state or local candidate)?

RECEIPTS		*See next page	Yes	No
1. Previous total cash and in kind contributions (From line 8, last C-4) (if beginning a new campaign or calendar year, see instruction booklet) .....			\$	23,935.86
2. Cash received (From line 2, Schedule A) .....		\$	0.00	
3. In kind contributions received (From line 1, Schedule B).....			0.00	
4. Total cash and in kind contributions received this period (Line 2 plus 3).....				0.00
5. Loan principal repayments made (From line 2, Schedule L).....			0.00	
6. Corrections (From line 1 or 3, Schedule C)..... Show + or (-)			0.00	
7. Net adjustments this period (Combine line 5 & 6)..... Show + or (-)				0.00
8. Total cash and in kind contributions during campaign (Combine lines 1, 4 & 7) .....				23,935.86
9. Total pledge payments due (From line 2, Schedule B).....	0.00			

EXPENDITURES	
10. Previous total cash and in kind expenditures (From line 17, last C-4) (If beginning a new campaign or calendar year, see instruction booklet) .....	19,323.04
11. Total cash expenditures (From line 4, Schedule A) .....	250.00
12. In kind expenditures (goods & services) (From line 1, Schedule B) .....	0.00
13. Total cash and in kind expenditures made this period (Line 11 plus line 12).....	250.00
14. Loan principal repayments made (From line 2, Schedule L).....	0.00
15. Corrections (From line 2 or 3, Schedule C)..... Show + or (-)	0.00
16. Net adjustments this period (Combine lines 14 & 15)..... Show + or (-)	0.00
17. Total cash and in kind expenditures during campaign (Combine lines 10, 13 and 16).....	19,573.04

CANDIDATES ONLY			
	Won	Lost	Unopposed
Primary election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
General election	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Treasurer's Daytime Telephone No.:			
(509) 554-4350			

CASH SUMMARY	
18. Cash on hand (Line 8 minus line 17) .....	4,362.82
<small>[Line 18 should equal your bank account balance(s) plus your petty cash balance.]</small>	
19. Liabilities: (Sum of loans and debts owed) .....	0.00
20. Balance (Surplus or deficit) (Line 18 minus line 19) .....	4,362.82

**CERTIFICATION:** I certify that the information herein and on accompanying schedules and attachments is true and correct to the best of my knowledge.

Candidate's Signature	Date	Treasurer's Signature	Date
		Tyler I Borders	

# CASH RECEIPTS AND EXPENDITURE

**SCHEDULE A**  
 to C4  
(11/93)

2

Candidate or Committee Name (Do not abbreviate. Use full name.)

Report Date

07/12/16 07/25/16

1. CASH RECEIPTS (Contributions) which have been reported on C3. List each deposit made since last C4 report was submitted.

Date of deposit	Amount	Date of deposit	Amount	Date of deposit	Amount	Total deposits

2. TOTAL CASH RECEIPTS Enter also on line 2 of C4 \$ 0.00

**CODES FOR CLASSIFYING EXPENDITURES:** If one of the following codes is used to describe an expenditure, no other description is generally needed. The exceptions are:

- 1) If expenditures are in-kind or earmarked contributions to a candidate or committee or independent expenditures that benefit a candidate or committee, identify the candidate or committee in the Description block;
- 2) When reporting payments to vendors for travel expenses, identify the traveler and travel purpose in the Description block; and
- 3) If expenditures are made directly or indirectly to compensate a person or entity for soliciting signatures on a statewide initiative or referendum petition, use code "V" and provide the following information on an attached sheet: name and address of each person/entity compensated, amount paid each during the reporting period, and cumulative total paid all persons to date to gather signatures.

<b>CODE DEFINITIONS ON NEXT PAGE</b>	C - Contributions (monetary, in-kind & transfers) I - Independent Expenditures L - Literature, Brochures, Printing B - Broadcast Advertising (Radio, TV) N - Newspaper and Periodical Advertising O - Other Advertising (yard signs, buttons, etc.) V - Voter Signature Gathering	P - Postage, Mailing Permits S - Surveys and Polls F - Fundraising Event Expenses T - Travel, Accommodations, Meals M - Management/Consulting Services W - Wages, Salaries, Benefits G - General Operation and Overhead
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**3. EXPENDITURES**

- a) Expenditures of \$50 or less, including those from petty cash, need not be itemized. Add up these expenditures and show the total in the amount column on the first line below..
- b) Itemize each expenditure of more than \$50 by date paid, name and address of vendor, code/description, and amount.
- c) For each payment to a candidate, campaign worker, PR firm, advertising agency or credit card company, attach a list of detailed expenses or copies of receipts/invoices supporting the payment.

Date Paid	Vendor or Recipient (Name and Address)	Code	Purpose of Expense and/or Description	Amount
N/A	Expenses of \$50 or less	N/A	N/A	
07/16/16	FACEBOOK INC Facebook Headquarters 1 Hacker Menlo Park, CA 94025		Facebook advertising	250.00

Total from attached pages \$ 0.00

4. TOTAL CASH EXPENDITURES

Enter also on line 11 of C4 \$ 250.00

## Tony Perkins

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**From:** PDC Support <pdcc@pdcc.wa.gov>  
**Sent:** Monday, October 31, 2016 3:46 PM  
**To:** Tony Perkins  
**Subject:** Fwd: Go Big Tri-Cities - Alleged Violations of RCW 42.17A.205, 235, .240, and .320

On Tue, 2 Aug at 10:12 AM , Tylerborders <tylerborders@gmail.com> wrote:  
Mr. Perkins,

I had previously requested a timeframe extension on July 30th below, but have since decided to complete our comprehensive response to meet with your original request for August 2nd as I have learned that you will be out-of-office through August 8th. As such, I don't want to extend our response timeframe out any further and create burden for you and your team.

As you are aware, I am the Director of Go Big Tri-Cities, a Washington 501(c)4 whose mission is to increase communications for projects that benefit the Tri-Cities community. Our work includes research, market analysis, communication strategy, and creative development for a diverse set of projects, not strictly for political campaigns. In fact, our involvement with The Link campaign may well be our last politically oriented endeavor; I thought it important to clarify that we are not intending to be an organization that focuses solely on Political Action Committees. This fact will weigh into some of the items I will discuss below.

In direct response to Mr. Epperly's allegations, I will address the following assertions as you have itemized them:

- 1) failed to register as a political committee in support of Kennewick Proposition 1.
- 2) failed to disclose contribution and expenditure activity in PDC filings.
- 3) and failed to include proper sponsor identification in political advertising.

### **1) failed to register as a political committee in support of Kennewick Proposition 1.**

Firstly, this allegation is flawed out of the gates, because Go Big Tri-Cities did not fail to register as a political committee in support of The Link proposition (which is actually Proposition 16-8, not Proposition 1). We have filed. You have noted that Go Big Tri-Cities filed with the PDC on July 11, 2016, which included all of our financial records through that date. Now, I will take responsibility for neglecting to file according to the timeframes set forth by the PDC, and I simply was unaware of these timeframe requirements. There was never any ill-intent in my tardiness, I was merely uninformed, as my legal council did not advise me to file such records with the PDC upon establishing our 501(c)4. I expected my hired legal counsel to make me aware of such requirements—as I invested in such counsel to ensure that we met all IRS and PDC requirements--but I was not properly advised in this regard. Had I been instructed to do so, I would have met every schedule requirement provided to me. It is our full intention to comply with any and every regulation set forth by the PDC.

On July 10th, the knowledge of this requirement to file was brought to my attention by two different individuals. A volunteer on The Link campaign who has a lot of experience in campaigns such as this made me aware of the need to file. As soon as I was educated on the requirement, I called the PDC and began preparing our filing immediately. As well, around this same time I received multiple calls from Kennewick City Councilman, John Trumbo. Mr. Trumbo left me two voicemails, in addition to calling my attorney's office, an additional call and voicemail to an Officer of Go Big Tri-Cities, as well as multiple calls to the PDC regarding our 501(c)4. I do not know what prompted Mr. Trumbo's investigatory work into this matter as a city Councilman, but nonetheless it occurred and the ball was already in motion. By the time I was able to have a conversation with Mr. Trumbo, our filing was completed.

Note that while I missed some filing milestones, Go Big Tri-Cities did not begin operating a public campaign until February/March 2016, and did not receive campaign contributions until May 2016. We filed

in July 2016, so I do want to establish that all of this occurred within a very short window. Again, it is my firm commitment to comply with every stipulation provided to us by the PDC.

Summary: We did not fail to register as a political action committee. We simply filed late.

## **2) failed to disclose contribution and expenditure activity in PDC filings.**

Bottom line: This allegation is absolutely baseless. Our financial records submitted on July 11, 2016 were full and accurate, and accounted for every transaction according to our sole financial account with Numerica Credit Union. Go Big Tri-Cities has one checking account, and no credit cards. The financial records we submitted were in direct correlation with our only financial account, and I am happy to provide the PDC with “accounting access” within Numerica if you wish to explore our account further. You will see a precise match to what we provided through ORCA to the PDC. Mr. Epperly alleges that we did not disclose funds, and I attest to you that every dollar Go Big Tri-Cities received and spent was documented in our filings. Why Mr. Epperly is wielding such accusations I simply do not know, but it’s groundless. Furthermore, Mr. Epperly contacted me directly about our records, and I have since provided him with direct XLS exports from our Numerica Credit Union accounts—which, again, match what we provided to the PDC. We have been comprehensive and transparent in our reporting.

In specific reference to Mr. Epperly’s allegations, Go Big Tri-Cities, Inc. has not received undisclosed contributions from Venuworks.

Summary: Go Big Tri-Cities disclosed every single contribution and expenditure through the reporting period July 11, 2016.

## **3) failed to include proper sponsor identification in political advertising.**

In addition to the attached exhibits that demonstrate our sponsorship tags, we also ran numerous radio ads that all closed with our “Paid for by Go Big Tri-Cities, Inc.” sponsorship tag. We worked with experienced multimedia professionals across the board, including at the Tri-City Herald, Townsquare Media, and beyond. Go Big Tri-Cities also manages a Facebook page that lists the sponsorship tag as demonstrated in the below/attached. Now, if there were some advertisements that slipped through the cracks and omitted the sponsorship, we apologize and it was not our intention to be somehow deceptive. It has never been my claim that me, my team, or our volunteers are flawless. However, it is my claim that we have intended to follow the rules and have strived to do so.

Exhibits:



**VOTE JULY 13–AUGUST 2**

The Link—En  
Published by Ty  
Page Liked · Jul

The Link is a propose  
purpose entertainme  
including a 2,300-seat  
and Toyota Center en  
make The Link a real  
able to attract and ho  
entertainment, and b  
that increased to

VOTE "YES" JULY 13

Paid for by Go Big Tri  
Washington.

Tag Photo Edit

Like Comment

Diane Clements Wick

1 share

Write a comment

People You May Know

Tim Voegtle  
28 mutual fr  
Add Fri

Sponsored

Fun. Fútbol. Los Chee  
www.loscheetahs.com  
Check out the world's  
club.

**THE LINK** ENTERTAINMENT  
CENTER

**VOTE 'YES' THIS MONTH!**

**2,300 SEAT  
BROADWAY THEATRE**

**TOYOTA CENTER  
RENOVATIONS**

**MULTI-PURPOSE  
ENTERTAINMENT SPACE**





Summary: We can prove sponsorship identification on our Facebook page, Newspaper print ads, Newspaper digital ads, and radio spots.

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In closing, I want to reaffirm that Go Big Tri-Cities is a proud member and promoter of the growth and progress of the Tri-Cities community. While we are not experts in the rules of political action committees in Washington, we are committed to learning and growing. We hope that the PDC will forgive us where we fell short, and applaud us where we succeeded, trusting that we meant to be compliant and ethical throughout all of our conduct.

There will always be those that oppose one's goals and efforts. These allegations are the result of adversaries that wish to see our efforts fail, who are now now grasping at straws using technicalities as a last resort. Fortunately, we can face these allegations with confidence, and a clear conscience.

Best regards,

Tyler Borders

On Jul 30, 2016, at 3:45 PM, Tyler Borders <[tylerborders@gmail.com](mailto:tylerborders@gmail.com)> wrote:  
Dear Mr. Perkins,

Thank you sincerely for making me aware of these allegations. I just returned from a week of out-of-state work travel, and am now catching up. I will happily supply you with a comprehensive and thoughtful response, and would like to involve the appropriate counsel to prepare this response. As such, I would request a submission deadline of August 19th in which to properly address the details of Mr. Epperly's allegations. I can assure you that my conduct as a business owner and campaign manager are ethical and sincere, and we at Go Big Tri-Cities, Inc. intend to follow any and every regulation set forth by the Washington Public Disclosure Commission. We will do everything we can to facilitate transparency, as this has always been our intention.

Thank you for your time and attention to this matter.

Many thanks,

Tyler Borders  
509-554-4350

On Jul 26, 2016, at 1:07 PM, PDC Support <[pdcc@pdcc.wa.gov](mailto:pdcc@pdcc.wa.gov)> wrote:

Dear Mr. Borders,

This email is to notify you that on July 22, 2016, the Washington State Public Disclosure Commission received the attached complaint from Victor Epperly, alleging violations of RCW 42.17A, Washington's campaign finance and disclosure laws, by Go Big Tri-Cities.

Specifically, the complaint alleges that Go Big Tri-Cities failed to register as a political committee in support of Kennewick Proposition 1, failed to disclose contribution and expenditure activity in PDC filings, and failed to include proper sponsor identification in political advertising. If correct, these allegations would indicate violations of [RCW 42.17A.205](#), [RCW 42.17A.235](#), [RCW 42.17A.240](#), and [RCW 42.17A.320](#), including the "Top 5 Contributors" identification requirement provided by RCW 42.17A.320(6).

Please provide a preliminary written response to the complaint by August 2, 2016. Please provide your response in a reply to this email. If it will not be possible to respond by August 2nd, please reply as soon as possible with the date by which you expect to respond in full.

Finally, PDC staff has noted that on July 11, 2016 Go Big Tri-Cities registered with the PDC as a political committee supporting Proposition 1, and also filed a series of contribution and expenditure reports. In your response, please address the timeliness and completeness of those reports. In particular, please address the allegation that Go Big Tri-Cities has received undisclosed contributions from Venuworks, operator of the Three Rivers Convention Center.

Thank you for your attention to this. Please let me know if you have questions before responding.

Sincerely,

Tony Perkins  
PDC Compliance & Enforcement Staff

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To respond, please reply to this email.

Washington Public Disclosure Commission  
<http://www.pdca.wa.gov>  
1.360.753.1111

<6954 Go Big Tri-Cities Complaint.pdf>

Interview Summary – Tyler Borders  
Interview conducted by Phil Stutzman, PDC Sr. Compliance Officer  
Go Big Tri-Cities, PDC Case 6954 & Kennewick PFD Officials, PDC Case 5562  
8/25/17 (48 minutes, 26 seconds)

Background

- In 2016, a complaint was filed by Victor Epperly, alleging that Go Big Tri-Cities, a non-profit corporation operated by Tyler Borders, had acted as a political committee by supporting the passage of Proposition 16-8, a ballot measure placed on the August 2, 2016 primary ballot by the Kennewick Public Facilities District (KPFDD). The complaint alleged that Go Big Tri-Cities failed to register and report its contribution and expenditure activity as a political committee, and that it failed to include proper sponsor identification on political advertising supporting the measure. Proposition 16-8 was placed on the ballot to raise funds through a two tenths of one percent sales tax increase to build The Link, a proposed Broadway Theatre facility, and to pay for improvements to the Three Rivers Convention Center. The measure was defeated on the August 2, 2016 ballot.

Reporting with PDC by Go Big Tri-Cities

- Tyler confirmed that he worked on the C-3 and C-4 reports. He confirmed that most of the contributions received by Go Big Tri-Cities was received from union chapters. Mr. Stutzman informed Mr. Borders that the C-4 balances did not appear to be correct. Mr. Stutzman noted that the beginning contribution balance for the first amendment of the C-4 covering the period 7/12/16 to 7/25/16 was \$312.50 higher than the beginning balance for the report that was being amended. This indicates that the C-4 report for the period 6/1/16 to 7/11/16 may also need to be amended, if contributions were received during that period, but after the report was filed.
- Mr. Stutzman noted that the May 2016 C-4 report disclosed expenditures totaling \$4,906.28 without any corresponding contributions. Mr. Borders said the campaign may have reported receiving contribution checks in the wrong time period. He said the first contributions were received during May 2016. He said he has a campaign volunteer who has a lot more experience than he has, who may be able to help him amend the reports for Go Big Tri-Cities. (Mr. Borders later said the volunteer was Ella Childers, but he was unable to enlist her assistance, which resulted in the reports not being properly amended.)
- Mr. Stutzman also noted that the final reports show expenditures to be \$1,495.14 higher than total contributions received, which is not possible, indicating an error in reporting. Mr. Borders said there is one bank account and there is approximately \$20 in the checking account. It is possible that there have been in-kind contributions that were reported as expenditures, but not as contributions. Mr. Stutzman asked if there were out-of-pocket expenses that were reported as expenditures, but not as contributions. Mr. Borders said there were no out-of-pocket expenditures made. He said the campaign was comprised of contributions received from union chapters, and expenditures made from the Go Big Tri-Cities bank account. He said most of the expenditures were for

advertising or t-shirts, or similar expenses. Mr. Borders said he would get the \$1,495.14 negative balance issue resolved, either with the volunteer bookkeeper, or by contacting Jennifer Hansen of PDC staff.

- Mr. Borders said he has been a private consultant since 2013, providing communications and research work. He was hired by VenuWorks to evaluate why a similar proposal in 2012 failed, and to determine whether the community wants to take on a project like the one envisioned in Proposition 16-8. He was hired to determine whether this was the right project, and how it could be tailored to meet the desires and needs of the community concerning a possible project to build a Broadway theatre and a performing arts center. He said the non-profit corporation Go Big Tri-Cities did not even exist when he was conducting this research. Mr. Borders was a creative director at Image Works, a firm in Pasco, Washington, prior to starting his own firm in 2013.
- When asked how he found out about VenuWorks, he said he was introduced to Corey Pearson, the Executive Director of VenuWorks, in December 2013, which is how he learned that VenuWorks needed someone to assess what was needed for the entertainment centers being managed by VenuWorks for the Kennewick Public Facilities District. He said VenuWorks hired Tyler Borders Consulting in early 2014 through the 2016 campaign, to assess the needs of the KPFDD. Borders was hired to conduct market research following the 2012 election that failed. He described the 2016 proposition as a project to build a Broadway theatre and performing arts center that would be owned by the KPFDD but managed and operated under a contract with VenuWorks, and to expand the convention center (The Toyota Center aka The Coliseum) that is owned by the City of Kennewick, but managed and operated by the KPFDD through a contract with VenuWorks.
- Mr. Borders said his engagement with VenuWorks and the KPFDD lasted from early 2014 through the summer of 2016, which included working through the August 2, 2016 primary election, the date Proposition 16-8 was on the ballot.
- Mr. Stutzman asked about the relationship between conducting research for VenuWorks and getting a measure on the ballot for the KPFDD. Mr. Borders said he had a contract with VenuWorks, not with the KPFDD. He said the KPFDD was formed around the year 2000 and that Corey Pearson started managing VenuWorks around 2009. He said Mr. Pearson has been the public face and voice advocating for expanding the convention center space. Borders said he has never worked for the KPFDD, only for VenuWorks.
- Mr. Borders said he prepared and gave a PowerPoint presentation to introduce the proposed 2016 project to the Kennewick City Council in 2016. He said he may have given the PowerPoint slides to the KPFDD. Borders explained that in addition to the KPFDD there is a regional Public Facilities District (PFD). Proposition 16-8 would have directed funds to the KPFDD, not the regional PFD, and because the Kennewick City Council created the KPFDD, they have authority over ballot measure proposals of the KPFDD.

- Borders said once it became clear that a measure would likely be placed on the ballot, he had a law firm help him set up Go Big Tri-Cities, a non-profit corporation registered under Section 501(c)(4) of the Internal Revenue code with the ability to engage in political activity.
- Mr. Borders said the Kennewick City Council voted to place Proposition 16-8 on the August 2, 2016 primary election ballot. He said the council had one “no” vote cast by John Trumbo, who he thought may have assisted Mr. Epperly in preparing the alleged violations against Go Bit Tri-Cities.

#### ALSC Architects

- Mr. Stutzman asked how Go Big Tri-Cities had access to the ALSC Architects to design its political advertising, and whether the KPFD paid ALSC for the work that benefited the campaign of Go Big Tri-Cities.
- Mr. Borders said that ALSC had provided design renderings for the 2012 campaign. Borders said he worked with ALSC to change and improve the renderings for the 2016 proposal. He said ALSC helped advise on the changes, such as the seating capacity for the performing arts center. Borders said he worked with Rustin Hall, who was the production artist for ALSC, who prepared the renderings. Borders said that if Proposition 16-8 had passed, the project would have used a lot of local labor, which is why the labor unions were behind the proposal.
- Borders said Go Big Tri-Cities did not pay ALSC for its design renderings. He said he did not know if VenuWorks paid ALSC. He said Corey Pearson introduced him to ALSC.

#### In-Kind Contributions from ALSC to Go Big Tri-Cities

- Mr. Stutzman explained to Mr. Borders the definition of an in-kind contribution, and how in-kind contributions are to be reported by the political committee Go Big Tri-Cities to the PDC. Mr. Borders acknowledged that Go Big Tri-Cities should have reported an in-kind contribution for the value of the design renderings provided to the political committee by ALSC. Tyler Borders defended his motives during the campaign, saying he is not cunning. He said he may be misinformed [about whether ALSC was paid for the design renderings that benefited the Go Big Tri-Cities effort to support Proposition 16-8] but he is not cunning.
- In his introductory correspondence before the interview, Borders said he was hired by VenuWorks to evaluate sentiment around whether Three Rivers Convention Center (TRCC) should be expanded, to analyze communications strategies, to conduct market research, to determine ways to improve the potential impact on the community, and to advise VenuWorks on whether another bond measure was indeed viable. Borders said he conducted quantitative and qualitative work from 2014 to 2016 to make these determinations. He said he did survey work, focus groups, reviewed past

communications, and developed new communication strategies. Borders said he has lived in the Tri-Cities his entire life, and cares about the community. He said his research showed that people in the Tri-Cities area wanted big entertainment, and not just more convention space, but the area did not have a venue that would support attracting big entertainment. Borders said he was hired to figure out how to make the product better, and to determine what the local community wanted. He said he was paid by VenuWorks, and believed the payments were from the corporate funds of VenuWorks and did not represent a pass-through of KPFD funds. He said he was paid pursuant to a contract with VenuWorks, in not with KPFD funds.

- Borders said he did not know the value of the design renderings received from ALSC, and suggested contacting ALSC. Borders confirmed that VenuWorks hired him to identify ways to attract big entertainment to the Tri-Cities which would ultimately benefit VenuWorks by managing a larger, more productive facility.
- Stutzman asked if the market research work conducted by Borders was done learn at what level of taxation voters would be most likely to support a proposed ballot proposition, or if it was done to determine what the Tri-Cities community wanted in entertainment facilities. Borders confirmed that his work was done solely to determine what the public wanted. He said the research consisted of asking people which of the options presented was most attractive (e.g. hockey, concerts, etc.). He said the questions were intended to determine what entertainment lifestyle was desired by the community.
- Borders said he did the research did not test at what taxation level voters would support or not support a ballot proposition.
- Stutzman asked Borders to amend the PDC reports of Go Big Tri-Cities within the next two weeks. Borders said he would try to get the reports corrected within that timeframe. Stutzman asked Borders to reach out to ALSC to find out the value of the design renderings, and whether they were paid for their work, or if their work was an in-kind contribution to Go Big Tri-Cities.
- Stutzman asked Borders how his involvement in assisting VenuWorks developed. Borders said VenuWorks hired him to do research after the 2012 ballot proposition failed, to determine why it failed, and to learn what the public wanted. He said after the research was completed, VenuWorks took the results to the KPFD and showed them what they believed to be a viable option based on the research. This work eventually resulted in Proposition 16-8, the ballot measure that was placed on the August 2, 2016 ballot.
- Borders said Go Big Tri-Cities used Facebook for its online presence, but it did not have a website.

A recording of the interview of Tyler Borders, conducted August 25, 2017, is available upon request.

Interview Summary – Rustin Hall, ALSC  
Interview conducted by Phil Stutzman, PDC Sr. Compliance Officer  
Go Big Tri-Cities, PDC Case 6954 & Kennewick PFD Officials, Case 5562

Part 1 - 9/12/17 (13 minutes, 6 seconds)

Background

- In 2016, a complaint was filed by Victor Epperly, alleging that Go Big Tri-Cities, a non-profit corporation operated by Tyler Borders, had acted as a political committee by supporting the passage of Proposition 16-8, a ballot measure placed on the August 2, 2016 primary ballot by the Kennewick Public Facilities District (KPFDF). The complaint alleged that Go Big Tri-Cities failed to register and report its contribution and expenditure activity as a political committee, and that it failed to include proper sponsor identification on political advertising supporting the measure. Proposition 16-8 was placed on the ballot to raise funds through a two tenths of one percent sales tax increase to build The Link, a proposed Broadway Theatre facility, and to pay for improvements to the Three Rivers Convention Center. The measure was defeated on the August 2, 2016 ballot. The purpose of the interview of Rustin Hall, who works for ALSC Architects, is to determine the facts surrounding the design renderings provided by ALSC to Go Big Tri-Cities in support of Proposition 16-8, whether the work was paid for, and if not, the value of the work.

Reporting with PDC by Go Big Tri-Cities

- Rustin Hall confirmed that based on a letter dated August 16, 2012, that is the date ALSC Architects first became involved in the KPFDF expansion project. The letter was on ALSC letterhead, and was addressed to Barbara Johnson, in care of Corey Pearson.
- Hall said that in 2012, ALSC had an agreement with the KPFDF to provide professional services to determine in a pre-design fashion what the potential was for expanding the facility. He said a project is referred to as a program. The work identified the square footages, the potential cost projections. ALSC had a consultant they used as well to assist them with some of those cost projections and square footage needs. He said ALSC published a program document that they gave to the KPFDF at that time. Hall said the program document may have included a generic site plan, but it did not include detailed design rendering drawings.
- Hall said in 2016, ALSC added on some additional rendering work, ultimately providing some animation work that was used. He said they received direction on how that might work, indirectly, from some advising from Tyler Borders. He said they were never directly working for Tyler Borders. He said much of that effort was provided as an in-kind contribution to what became the Go Big Tri-Cities political campaign. Hall confirmed that the value of the in-kind contribution was \$7,522.50. He said the value was based on the ALSC in-office accounting system where they track hours put toward projects.

- Hall said he became involved with Borders after being introduced to him by Corey Pearson of VenuWorks. Hall said Pearson was his contact for all matters related to the KPFDF.
- Stutzman asked Hall if ALSC was paid by the KPFDF to produce design renderings for Borders to use in his promotion of Proposition 16-8. Hall asked if there could be a second interview so he could review relevant documents on that subject.
- Hall said ALSC had an interest in the ballot proposition passing. He said it is not unusual for firms that could benefit from a project to support that project through contributions.
- Hall confirmed that Borders did not have input into the design of the proposed project. He said that work was done between the KPFDF and ALSC. Rather, Borders provided input to ALSC on how to best explain the project through design renderings. He said Borders' work was only about packaging the work that had previously been done. Hall said ALSC provided animation and some still shots that ultimately got posted on the KPFDF's website concerning the ballot proposition.
- Stutzman and Hall agreed to conclude the interview and continue with a follow-up interview on Friday, September 15, 2017, at 10:00 a.m.

Part 2 - 9/15/17 (17 minutes, 13 seconds)

- Hall stated that ALSC provided services in 2016 to Tyler Borders and Go Big Tri-Cities to help Borders promote Proposition 16-8. Hall said the work ALSC was paid to perform was all done for Corey Pearson of VenuWorks in agreements dating back to 2012. He said he has never had a formal agreement letter with Tyler Borders or Go Big Tri-Cities. He said everything he has done, or been paid for, has been done through Corey Pearson. He said that the work that he performed on a pro bono basis, that he was not compensated for, was used, as he understands it, by Tyler Borders and Go Big Tri-Cities as part of the campaign to support Proposition 16-8. He said his understanding of what was used by Borders was work that ALSC had put together for an animation that drew from the images and some of the preliminary design work that had been done for the expansion of the convention center project, and from master planning work that had been done.
- Hall said the first letter of agreement is dated 2/23/12, which deals with the initial predesign work ALSC did on the expansion project. They followed up this work with additional work that was set forth in the 8/16/12 agreement which was more of a Master Plan approach.
- The next agreement letter was dated 11/6/12, and it modified the 8/20/12 scope of work proposal. This continued on for several years, from 2012 through 2015, and into 2016, and consisted of reviewing the old Master Plan, and other previous studies done by the City of Kennewick. It included making a new Master Plan with goals, looking at future options, and different ways of modifying the existing building, and preparing a report summarizing the work. He said this work was done for the KPFDF. He said ALSC then

maintained an on-call type of arrangement with the KPF, looking toward a future, potential bond measure. They then looked at linking the old Master Plan to the new project, which eventually became known as The Link. He said subsequent to that work, ALSC was introduced to Tyler Borders by Corey Pearson. Hall said he received calls from Borders about the animation work, which was taken from all the Master Plan work that had been done since the 11/6/12 letter of agreement. He said Borders was not involved in the original design work.

- Hall said there was nothing in the 11/6/12 written agreement about developing animation work. He said ALSC and the KPF crafted a 3/31/15 letter of agreement that continued the work that was started in 2012 and covered the expanding scope of the work. The work for the KPF was done to inform the public about the work that being done. He said the KPF wanted the City of Kennewick to understand the project because it was located within the City. Hall said the animation work was not included in the written agreements, but was performed pro bono, and is what he understands was used by Tyler Borders for the campaign that supported Proposition 16-8.
- Hall said he did speak of the magnitude of the work ALSC was performing, but said there was no agreement concerning the work. He said there was no understanding that they would ever be compensated for that work, but he believes there was some conversation about the value of the work, but nothing official or any agreement of any kind. He said the work was voluntary. Hall said he was not aware at the time he was performing the animation services of the need to inform Borders of the value of the services. He said ALSC tracked the time spent on the animation services to satisfy its internal procedures.
- Hall said there was no pressure put on him or ALSC to provide these services to Tyler Borders, nor was there an implied expectation for them to perform this work. What motivated ALSC to provide \$7,000 worth of services to Borders was that it is not uncommon when there is a potential project for the firm, to provide some level of in-kind contribution to promote the project as best they can with the resources they have, with all the project information they have. He said it was a business decision to help promote the project.
- Hall said ALSC had created some of the animation work before the voluntary ballot proposition work to explain the project.
- Hall said ALSC performed some additional animation work in 2017 at the request of Corey Pearson to promote the 2017 ballot measure work. He said ALSC is being compensated for that work through an addendum to the written agreement with the KPF.

A recording of the interview of Rustin Hall, conducted September 12 and September 15, 2017, is available upon request.

Interview Summary – Barbara Johnson  
Interview conducted by Phil Stutzman, PDC Sr. Compliance Officer  
Kennewick Public Facilities District, PDC Case 5562  
8/29/17 (30 minutes, 59 seconds)

Background

- In 2016, a complaint was filed by Victor Epperly, alleging that officials of the Kennewick Public Facilities District (Kennewick PFD or KPFD) used, or authorized the use of, the facilities of the KPFD to support passage of Proposition 16-8, a ballot measure placed on the August 2, 2016 primary ballot by the Kennewick PFD. The complaint alleged that KPFD officials used public facilities to directly or indirectly assist Tyler Borders and Go Big Tri-Cities in its support of Proposition 16-8. Proposition 16-8 was placed on the ballot to raise funds through a two tenths of one percent sales tax increase to build The Link, a proposed Broadway Theatre facility, and to pay for improvements to the Three Rivers Convention Center. The measure was defeated on the August 2, 2016 ballot.

Interview of Barbara Johnson

- Barbara Johnson stated that the Kennewick Public Facilities District came into existence around the year 2000, shortly after the legislature approved the creation of Public Facilities Districts. It covers the city of Kennewick. She said there is a Richland Public Facilities District, a Benton County Public Facilities District, a Pasco Public Facilities District, and a Regional Public Facilities District. She said all the Public Facilities Districts are active, with the possible exception of the Tri Cities (Regional) Public Facilities District.
- She said the KPFD owns and operates the Three Rivers Convention Center, and they manage, on behalf of the City of Kennewick, the Toyota Center and the Toyota Arena which are owned by the City of Kennewick.
- Ms. Johnson said the Kennewick PFD must secure the approval of the City of Kennewick before they can pass a resolution to place a ballot measure on the ballot.
- She said VenuWorks is a third-party management company that operates the facilities owned by the KPFD and by the City of Kennewick. She said VenuWorks is paid a base amount each month to operate the facilities, based on a management contract, and they are compensated for food and beverage sales, based on the management contract.
- Ms. Johnson said the KPFD had no formal relationship with Tyler Borders. She said he presented research to the board about a potential ballot proposition. She said an earlier ballot measure that failed in 2012 was centered around the expansion of the convention center. It did include a theater component. Ms. Johnson said Mr. Borders' work was done at the request of VenuWorks through a contract he had with VenuWorks, but she said she did not know the details of that contract.

- Ms. Johnson said that after the ballot measure failed in 2012, the KPFDD regrouped and spoke with their city partners, about the best course of action to take, in light of what the other public facilities districts were planning to do. She said the outreach was done by KPFDD board members, staff, and Corey Pearson were working with the leadership team of the Regional Public Facilities District. She said John Givens, a KPFDD board member, sat on the board of the Regional PFD.
- Ms. Johnson said the KPFDD did not direct VenuWorks to conduct research on behalf of the KPFDD concerning a future ballot proposition. She acknowledged that a larger facility would likely benefit VenuWorks. Ms. Johnson opined that when VenuWorks spent money to have Tyler Borders conduct research about a possible expansion of the facilities they managed, they were spending their own money, and not funds of the KPFDD.
- Ms. Johnson said the KPFDD used the same contract with ALSC Architects in 2016 that was in effect in 2012, except for some minor tweaks. She said the KPFDD paid ALSC some additional money in 2016 for additional conceptual design work. Ms. Johnson said the KPFDD did not authorize ALSC to work with Tyler Borders and Go Big Tri-Cities during the 2016 campaign for Proposition 16-8.
- Mr. Stutzman noted to Ms. Johnson that PDC staff noticed that a lot of emails were sent between Tyler Borders and ALSC Architects during the campaign leading up to the August 2, 2016 election concerning Proposition 16-8. He asked Ms. Johnson how Mr. Borders was able to have access to the ALSC Architects and work with them to create material to support Proposition 16-8. Ms. Johnson stated that she did not know how Mr. Borders was able to have such access to the ALSC Architects.
- Mr. Stutzman asked Ms. Johnson who presented the 2016 ballot measure proposal to the Kennewick City Council. Ms. Johnson stated that she and Corey Pearson made the presentation. She said she did not recall if Tyler Borders made any part of that presentation. Ms. Johnson said the KPFDD staff prepared the PowerPoint presentation that was used during the KPFDD's presentation to the Kennewick City Council. She said she did not recall if the PowerPoint presentation made a reference to the Go Big Tri-Cities website that was promoting Proposition 16-8.
- Mr. Stutzman shared with Ms. Johnson that Tyler Borders stated Go Big Tri-Cities conducted research, such as surveys and focus groups, to determine why the ballot measure failed in 2012. He asked Mr. Johnson if Mr. Borders shared the results of that research with the Kennewick PFD. She said that the research was shared with the KPFDD by both Tyler Borders and Corey Pearson. She said the KPFDD used the research information to validate their own research.
- Mr. Stutzman asked Ms. Johnson if Go Big Tri-Cities would be supporting a similar ballot measure that would be on the ballot in 2017. She said a different committee formed to support the 2017 ballot measure.

- Mr. Stutzman asked Ms. Johnson if in 2016 the KPFDD sent out any mailings or facts sheets to explain Proposition 16-8 to the public. She said the KPFDD included information on its website about the proposed facility that had been created by the ALSC Architects. Ms. Johnson said the KPFDD had fact sheets they gave out at an open house held for the public. Ms. Johnson said the KPFDD made presentations to the Chamber and for media that requested information.
- Mr. Stutzman described the Go Big Tri-Cities Facebook page that promoted Proposition 16-8, and asked Ms. Johnson if the KPFDD worked with Tyler Borders to create the Facebook page or if the page was his own creation. Ms. Johnson stated that the Facebook page was Tyler Borders' own creation.
- Mr. Stutzman asked Ms. Johnson why Tyler Borders was listed as a consultant in the KPFDD's minutes for its April 2016 meeting. Ms. Johnson said Mr. Borders was listed as consultant because he was a consultant of VenuWorks.
- Mr. Stutzman asked Ms. Johnson if she wanted to make any additional comments about the relationship between the KPFDD and Go Big Tri-Cities. Ms. Johnson stated that Go Big Tri-Cities was its own entity, and that it did not interact with the KPFDD. She acknowledged that the KPFDD certainly had some interactions with Mr. Borders in his role as a consultant with VenuWorks, but said that was the extent of the district's relationship with Mr. Borders. She said the KPFDD did not pay for any of the work performed by Mr. Borders.

A recording of the interview of Barbara Johnson, conducted August 29, 2017, is available upon request.

Interview Summary – Corey Pearson  
Interview conducted by Phil Stutzman, PDC Sr. Compliance Officer  
Kennewick Public Facilities District, PDC Case 5562  
8/29/17 (29 minutes, 45 seconds)

Background

- In 2016, a complaint was filed by Victor Epperly, alleging that officials of the Kennewick Public Facilities District (Kennewick PFD or KPFD) used, or authorized the use of, the facilities of the KPFD to support passage of Proposition 16-8, a ballot measure placed on the August 2, 2016 primary ballot by the Kennewick PFD. The complaint alleged that KPFD officials used public facilities to directly or indirectly assist Tyler Borders and Go Big Tri-Cities in its support of Proposition 16-8. Proposition 16-8 was placed on the ballot to raise funds through a two tenths of one percent sales tax increase to build The Link, a proposed Broadway Theatre facility, and to pay for improvements to the Three Rivers Convention Center. The measure was defeated on the August 2, 2016 ballot.

Interview of Corey Pearson

- Corey Pearson said he has worked for Venuworks since June 2009. He started working with Venuworks when the company entered into a contract with the Kennewick Public Facilities District. He said Venuworks is an Iowa Corporation that operates in several states across the U.S.
- Mr. Stutzman asked Mr. Pearson what he has done to promote expansion of the facilities owned or under the management of the Kennewick Public Facilities District since he has been employed by Venuworks. He said he has engaged in several efforts to expand or improve the facilities managed by Venuworks for the Kennewick PFD. He said Venuworks has undertaken a few different studies, one of which resulted in securing a hotel called Springhill Suites. Mr. Pearson said when he was hired in 2009, Bob Hammond, the Mayor of Kennewick at the time, expressed an interest in renovating the Toyota Center. He said the convention center expansion discussions came along later when the buildings became more and more successful and their clients started to outgrow the facilities.
- Mr. Pearson said Venuworks is compensated by receiving a base fee, and compensation based on sponsorship contracts they secure and food and beverage sales. He said there are also identifiable expenses in the contract for which Venuworks is reimbursed.
- Mr. Pearson said Venuworks was involved in the 2012 ballot measure of the Kennewick PFD by making monetary contributions to a pro committee. He said Venuworks staff also developed a plan that included a needs assessment, and worked with ALSA, the architect hired by the KPFD. He said they also did some survey work with their clients to see what their needs were, which included the need for a hotel. The ballot measure failed, but Venuworks continued working with the hotel group, and completed a plan to open a hotel near the convention center. The 2012 ballot measure was strictly for the convention center and did not include the Toyota Center in any way. The Toyota Center

is an arena and has hockey, concerts, etc. He said they do have Broadway plays in the arena, but it is not a performing arts center. He said the 2016 proposed ballot measure was to add performing arts or theatre space to the exhibit hall area in the convention center. The 2016 ballot measure was in part to upgrade the Toyota Center which turns 30 years old in 2017.

- Mr. Pearson said after the 2012 ballot measure failed, Venuworks pulled back to evaluate what the needs were for the facilities, and what the community wanted. He said they about two years off to the hotel project going. The hotel was a private project. The PFD's role was to sell land to the company building the hotel, and agree to build a connecting structure between the hotel and the existing building.
- Mr. Pearson said Venuworks hired Tyler Borders around 2014 which was before he formed the non-profit corporation Go Big Tri-Cities. Mr. Pearson said Mr. Borders was hired to conduct survey work, and to determine what the residents of Kennewick felt the community was lacking, and what they were looking for. He said there are 25 Public Facilities Districts in the State of Washington, and five are located in the Tri-Cities area.
- Mr. Pearson said the research work conducted by Tyler Borders was done on behalf of, and paid for by, Venuworks, not the Kennewick PFD. He said Venuworks was willing to spend its money on research because its contract with the KPFDD was incentivized such that if Proposition 16-8 passed, Venuworks would receive a three-year extension in its contract to manage the facilities under the control of the KPFDD. Mr. Pearson said Mr. Borders' work was primarily to find out what residents wanted, not what they would vote for.
- Mr. Pearson said Tyler Borders attended the PFD meetings, such as the April 2016 meeting, on behalf of Corey Pearson and Venuworks. He said Mr. Borders had a firm grasp on the results of the survey work and how it related to the proposed ballot proposition.
- Mr. Pearson said Tyler Borders worked with the ALSC Architects to come up with the best visual representations of what was being proposed in the ballot proposition. He said the visuals were used by Venuworks on its website, at the local fair, in its promotional materials, in a press kit to show their intentions. He said Venuworks used the material as an educational component. He said this work was not part of the political work of Go Big Tri-Cities. He said the videos of the Link Project are run on the in-house video system at the facilities. He said it is something they use all the time. Mr. Pearson said Venuworks has internal staff, separate from Tyler Borders, that interacted with ALSC during the time the visuals were being created. He said the work was done, in part, to allow the Kennewick PFD to share the proposal with the Kennewick City Council.
- [www.Facebook.com/LinkTC](http://www.Facebook.com/LinkTC) was a Facebook page that included a lot of promotional material. The statements on the Facebook page made it sound like it was part of the KPFDD, using terms such as "our bond counsel" and "our architect." The page was authored by Tyler Borders. Mr. Pearson said he has never seen the Facebook page and

does not know anything about it. Mr. Pearson said he did not recall using a PowerPoint slide show to present the 2016 proposal to the Kennewick City Council. He said Tyler Borders is not doing anything with VenuWorks concerning the 2017 proposed ballot measure.

A recording of the interview of Corey Pearson, conducted August 29, 2017, is available upon request.