

**MINUTES OF OCFEC BOARD OF DIRECTORS MEETING
HELD MAY 28, 2026**

The following Minutes are a summary of Board action and proceedings. For a full transcript please click on the link below or visit the ocfair.com website.

https://s3.us-west-1.amazonaws.com/ocfair.com/wp-content/uploads/2026/05/19095533/26_05_May_Transcript.pdf

1. CALL TO ORDER:

Chair Bagneris, called the meeting to order at 9:31 a.m.

1. MISSION STATEMENT

2. PLEDGE OF ALLEGIANCE: The Pledge of Allegiance was recited by Director Martha Sanchez Cannady. Roll call was taken by meeting secretary, Summer Angus.

3. DIRECTORS PRESENT:

Chair Bagneris, Vice Chair Ruiz, Director Pham, Director La Belle, Director Rubalcava-Garcia, Director Bilezikjian and Director Sanchez Cannady.

Director Pham joined the meeting at 9:37 a.m.

DIRECTORS ABSENT/EXCUSED: Directors Jackson and Kovacevich.

OTHERS PRESENT:

James Canfield, OCFEC Chief Executive Officer; Melissa Au-Yeung, OCFEC Chief Administrative Officer; Michele Capps, OCFEC Chief Business Development Officer; Michael Searle, OCFEC Chief Operating Officer; Jason Jacobsen, OCFEC Production & Planning Director; Summer Angus, OCFEC Executive Assistant; Josh Caplan, Office of the Attorney General; Reginald Joseph, transcriptionist; Joseph Pak; Michael Oberlander; Reggie Mundekis

4. PRESENTATIONS:

A. Presentation of Asian American, Native Hawaiian, Pacific Islander Heritage Month Proclamation by Community Affairs Committee

Information Item

Director Rubalcava-Garcia, on behalf of the Community Affairs Committee, presented the proclamation to Joseph Pak.

Mr. Pak expressed his gratitude for the recognition and reflected on the significance of AANHPI Heritage Month, his Korean American heritage, and the enduring alliance between the United States and South Korea. He shared the history and importance of the Orange County Korean War Memorial Monument, which he helped establish to honor the sacrifices of Korean War veterans and preserve their legacy. Mr. Pak thanked the Board and community partners for their support and expressed hope that the U.S.-Korea partnership will continue to grow for future generations.

5. MINUTES:

A. Board meeting held April 23, 2026

Action Item

ACTION: Director Bilezikjian motioned and Director La Belle seconded to approve the Minutes from Board meeting held April 23, 2026. **MOTION CARRIED. AYES: Chair Bagneris, Vice Chair Ruiz, Director La Belle, Director Rubalcava-Garcia, Director Bilezikjian and Director Sanchez Cannady. NAYES: None. ABSTENTIONS: Director Pham**

7. MATTERS OF PUBLIC COMMENT

None.

8. CONSENT CALENDAR

A. Standard Agreements: SA-085-26AS; SA-089-26PA; SA-094-26HB; SA-114-26PA; SA-124-26PA; SA-134-26FT; SA-135-26YR; SA-138-26GE; SA-139-26PA; SA-140-26PA; SA-141-26PA; SA-142-26PA; SA-143-26PA; SA-144-26PA; SA-145-26PA; SA-147-26PA; SA-148-26SP; SA-149-26SP; SA-154-26SP; SA-155-26SP; SA-152-26PA; SA-153-26PA; SA-157-26SP; SA-158-26CF; SA-159-26CF; SA-160-26CF; SA-161-26CF; SA-162-26CF; SA-163-26CF; SA-168-26SP; SA-173-26FTYR; SA-174-26FTYR; SA-175-26CF; SA-176-26CF; SA-177-26CF; SA-178-26CF; SA-179-26CF; SA-180-26CF; SA-181-26CF; SA-182-26CF; SA-183-26CF; SA-184-26CF

i. Standard Agreement Amendments: SA-096-22FT (Amend. #4); SA-110-23PA (Amend. #5); SA-065-26GE (Amend. #1); SA-106-26SP (Amend. #1)

B. Rental Agreements: R-002-26; R-040-26; R-077-26; R-081-26; R-085-26; R-092-26; R-093-26; R-095-26; R-096-26; R-099-26; R-100-26; R-105-26; RA-EQC019-26; RA-EQC020-26; RA-EQC021-26; RA-079-26

i. Rental Agreement Amendments: R-026-26 (Amend. #1); R-033-26 (Amend. #1); R-051-26 (Amend. #1); R-052-26 (Amend. #1); RA-EQC-017-26 (Amend. #1)

C. Commercial Rental Agreements: 26013; 26026; 26103; 26126; 26129

D. Concession Rental Agreements: 26513; 26518; 26519; 26520; 26521; 26552; 26546; 26547; 26548; 26557

E. Independent Amusement Rental Agreements: 26631; 26632; 26633; 26636; 26637; 26643; 26644; 26645

F. Merchandise-Service Rental Agreements: 26634; 26635; 26638; 26639; 26640; 26641; 26642; 26646; 26647; 26648; 26649; 26650

G. Platinum Rental Agreements: 26702; 26706; 26709; 26713; 26728; 26715; 26719; 26720; 26724

H. Active Joint Powers Authority Agreement (New): 032-26-004

I. Judging Agreements: CA-101-26; CA-103-26; CA-104-26; CA-105-26; CA-108-26; CA-110-26; CA-111-26; CA-113-26; CA-114-26; CA-115-26; CA-116-26; CA-117-26; CA-202-26; CA-203-26; CA-204-26; CA-206-26; CA-301-26; CA-302-26; CA-304-26; CA-305-26; CA-306-26; CA-307-26; CA-308-26; CA-309-26; CA-310-26; CA-311-26; CA-312-26; CA-314-26; CA-315-26; CA-316-26; CA-317-26; CA-319-26; CA-320-26; CA-321-26; CA-322-26; CA-323-26; CA-325-26; CA-401-26; CA-406-26; CA-407-26; CA-408-26; CA-409-26; CA-411-26; CA-414-26; CA-415-26; CA-417-26; CA-418-26; CA-419-26; CA-420-26; CA-421-26; CA-455-26; CA-503-26; CA-508-26; CA-510-26; CA-514-26; CA-601-26; CA-602-26; CA-603-26; CA-605-26; CA-607-26; CA-608-26; CA-609-26; CA-610-26; CA-612-26; CA-613-26; CA-614-26; CA-616-26; CA-617-26; CA-618-26; CA-619-26; CA-621-26; CA-622-26; CA-623-26; CA-701-26; CA-702-26; CA-705-26; CA-706-26; CA-708-26; CA-714-26; CA-715-26; CA-716-26; CA-717-26; CA-718-26; CA-719-26; CA-720-26; CA-802-26; CA-804-26; CA-805-26; CA-806-26; CA-809-26; CA-811-26; CA-812-26; CA-813-26; CA-814-26; CA-815-26; CA-816-26; CA-818-26; CA-819-26; CA-820-26; HA-020-26; HA-021-26; LS-002-26; LS-003-26; LS-004-26; LS-005-26; LS-006-26; LS-007-26; LS-008-26; LS-009-26; LS-011-26; LS-012-26; LS-013-26; LS-014-26; LS-015-26; LS-016-26; LS-019-26; LS-020-26; LS-021-26; LS-023-26; VA-001-25; VA-002-25; VA-003-25; VA-004-25; VA-005-25; VA-006-25; VA-007-25; VA-008-25; VA-009-25; VA-010-25; VA-011-25; VA-012-25; VA-013-25; VA-014-25; VA-015-25; VA-016-25

J. Correspondence:

Communications to the Board from members of the public related to OCFEC business are identified below and included with the Board materials (available on the OCFEC website). Note that this agenda item includes only those communication(s) that were sent to the entire Board and CEO before the publication of this month's agenda. The deadline for correspondence to be included on the June agenda is June 12, 2026.

- i. 4/14/2026 John Sullivan - Timeshare (Kaleo Marketing) in OC Fair (and other fairground events)

K. CDFA Correspondence:

Communications to the Board from the California Department of Food & Agriculture Division of Fairs & Expositions regarding relevant topics at Fairs and Expositions.

- i. None.

– End of Consent Calendar –

Michael Oberlander, President and CEO of Kaleo Marketing, addressed the Board and expressed the company's continued pride in being a Silver Sponsor of the OC Fair since 2010. Mr. Oberlander referenced recent concerns involving

allegations made against the company by a former employee and stated that Kaleo Marketing had previously met with OC Fair & Event Center representatives, provided documentation, and reviewed its operating procedures. He offered to answer any questions and reaffirmed Kaleo Marketing's commitment to its partnership with the OC Fair & Event Center and other community organizations.

ACTION: Director La Belle motioned and Vice Chair Ruiz seconded to approve the Consent Calendar. **MOTION CARRIED. AYES: Chair Bagneris, Vice Chair Ruiz, Director Pham, Director La Belle, Director Rubalcava-Garcia, Director Bilezikjian and Director Sanchez Cannady. NAYES: None. ABSTENTIONS: None**

9. **CLOSED SESSION** (Closed to the Public)

The Board adjourned to closed session at 9:53 a.m. and returned at 11:09 a.m.

Items to report: None.

Vice Chair Ruiz and Directors Pham and Rubalcava-Garcia left the meeting after closed session.

10. **CEO'S OPERATIONAL ANNOUNCEMENTS AND UPDATES**

CEO Canfield shared the following:

- Provided an update on the OCFEC's emergency response activation related to the recent Stanton evacuations, noting staff readiness and coordination with County and State emergency response partners.
 - The Fairgrounds prepared approximately 100 spaces and ultimately assisted 11 families with RVs/campers as part of the community response effort.
- Updates on the Pacific Amphitheater improvements completed ahead of the concert season, highlighting facility enhancements intended to improve the experience for guests, artists, and promoters.
- Announced upcoming entertainment programming, including newly added Pacific Amphitheater, Hangar and Action Sports Arena shows and events during the 2026 OC Fair.
- Reported on statewide fair industry collaboration efforts, including discussions related to emergency response, sustainability initiatives, surplus property opportunities, shared services, and operational best practices among fairgrounds.
- Provided updates on potential solar energy opportunities, SB 94 state loan program discussions and regional collaboration efforts.
- Provided updates on California Construction Authority (CCA) regarding strategic planning, staffing/project management support, and grant opportunities.

COO Michael Searle provided an update on the Pacific Amphitheater improvements completed in advance of the 2026 concert season, noting the extensive work completed in a short timeframe to modernize the venue and enhance the experience

for guests and performers. Improvements included refreshed landscaping, parking areas, buildings, restrooms, concessions, signage, backstage areas, and artist amenities. Mr. Searle recognized the efforts of staff and partners who contributed to the project and emphasized the team's commitment to creating a first-class venue.

11. GOVERNANCE PROCESS

A. Review of OCFEC Policies and Procedures for Collection of Outstanding Debt

Information Item

Melissa Au-Yeung, Chief Administration Officer, presented OCFEC's accounts receivable collection procedures for the Board.

B. OC Fair & Event Center Economic Impact Report

Information Item

CEO Canfield presented the OCFEC Economic Impact Report.

Board discussion ensued:

- Board members expressed appreciation for the report and highlighted the importance of sharing the economic impact findings with community partners, including local businesses, hotels, restaurants, and tourism organizations.
- Discussion emphasized the value of communicating the OC Fair & Event Center's positive contributions to the regional economy, including local employment opportunities and the broader economic benefits generated by events.
- CEO Canfield noted that the report would be shared with key hospitality and community partners and that the organization would continue promoting the Fairgrounds' role as an economic driver in Orange County.

C. Annual State of the OC Fair & Event Center Address

Information Item

CEO Canfield provided the annual State of the OC Fair & Event Center update as part of the organization's strategic planning process. The presentation highlighted continued business growth, new events and sponsors, Pacific Amphitheater performance, capital projects, financial strength, community engagement, industry leadership, organizational updates, and upcoming 2026 OC Fair preparations.

Chair Bagneris expressed appreciation for the report and noted the positive impact of new perspectives and continued organizational improvements.

Director La Belle asked about potential enhancements to the campground restroom project, including additional amenities to improve the experience for year-round campers, vendors, employees, and Fair users.

CEO Canfield discussed evaluating future campground upgrades and potential permanent RV infrastructure improvements as part of the Master Site Plan process to enhance operations and create additional opportunities.

D. Committee / Ad Hoc Committee / Liaison Report

Information Item

To assure compliance with the Bagley-Keene Open Meeting Act, Committee reports are only for the purpose of the Committee chair, Ad Hoc Committee members or Liaison to provide a verbal update. Should the Board want to discuss any Committee work item not already on the agenda; those would need to be agendaized for a future Board meeting.

- i. **Leadership Committee** (Chair Bagneris, Committee Chair; Vice Chair Ruiz)
- ii. **Financial Monitoring and Audit Committee** (Director Pham, Committee Chair; Director Bilezikjian)
- iii. **Facilities Committee** (Director Bilezikjian, Committee Chair; Director Kovacevich)
- iv. **Community Affairs Committee** (Director Rubalcava-Garcia & Director Jackson, Committee Co-Chairs)
- v. **Governance Committee** (Director Kovacevich; Director Sanchez Cannady)
- vi. **Entertainment Task Force** (Director La Belle, Committee Chair; Director Jackson)

Chair Bagneris, on behalf of the Leadership Committee, reported:

- Committee met on May 13 to plan the May agenda
- Next meeting is scheduled for June 10

Director Bilezikjian, on behalf of the Financial Monitoring and Audit Committee, reported:

- The Committee met on May 26 and discussed:
 - The April financial reports (financial reports presented)
 - The Committee briefly discussed the 2025 audit process
 - Staff shared the status of the District's response pertaining to a grant that OCFEC received in 2021 for shuttered venues, and request to resubmit eligibility for that grant.
 - Next meeting is scheduled for June 22

Director Bilezikjian on behalf of the Facilities Committee, reported:

- Committee met on May 7
 - The Committee discussed the Phase II campground restroom and shower project, including final design review, project coordination, and plans to begin construction following the 2026 OC Fair.
 - The Committee received updates on the completed Pacific Amphitheater improvements, parking lot asphalt maintenance, temporary Administration

Building fence demobilization and reuse, and closeout activities for the new Administration Building project.

- Next meeting is scheduled for June 4

Director La Belle, on behalf of the Entertainment Task Force, reported:

- The Committee met on May 14 with a representative from OVG and discussed future entertainment opportunities and year-round programming opportunities at the OC Fair & Event Center.
 - The Committee discussed potential concepts for a 12–15 acre entertainment complex and will continue gathering input from partners, including RCS, as concepts are developed.
 - The Committee also discussed opportunities to expand entertainment offerings, including potential partnerships related to minor league baseball and other year-round uses.

CEO Canfield noted that future entertainment concepts would be incorporated into the Master Site Plan discussion for Board consideration and direction regarding potential facilities and development priorities

Ms. Mundekis expressed concerns regarding discussions related to potential future family entertainment center development concepts and the possible permanent use of fairgrounds property. She stated that she believes additional consideration should be given to the OCFEC's mission, operations, financial structure, and community role when evaluating future proposals. Ms. Mundekis also questioned whether certain proposed concepts would provide long-term value and encouraged the Board to carefully evaluate potential impacts before moving forward.

Director La Belle stated that the committee has not made any recommendations to the Board at this time on any of the ideas discussed.

12. UPCOMING EVENTS PREVIEW

Michele Capps, Chief Business Development Officer, gave an update on upcoming events at OCFEC.

13. BOARD OF DIRECTORS MATTERS OF INFORMATION

Board members made concluding comments:

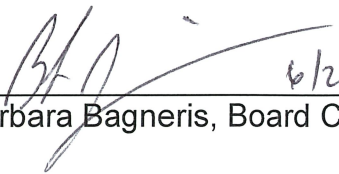
- Board members expressed appreciation for the continued progress, improvements, and growth taking place at the OC Fair & Event Center, including preparations for the upcoming Fair season and ongoing facility enhancements.
- Members recognized and thanked staff, leadership, and all employees for their hard work, dedication, communication, and commitment to the success of the organization.
- The Board acknowledged the importance of the OC Fair & Event Center's role as a community resource, including emergency preparedness and support for the community during recent events.

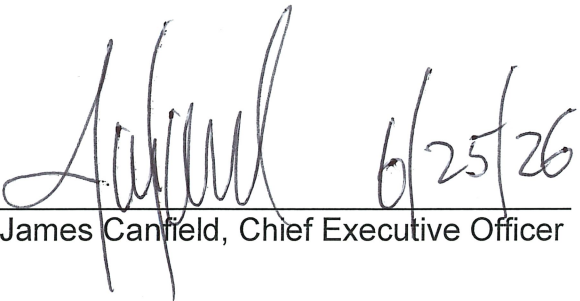
- Members highlighted the importance of maintaining a strong presence among competing venues, continuing to improve the guest experience, and staying connected with the public.
- Appreciation was expressed to community members who attend meetings and provide input.
- Shared acknowledgement and remembrance of Memorial Day and those who made the ultimate sacrifice for this country.

14. NEXT BOARD MEETING: JUNE 25, 2026

15. ADJOURNMENT

The meeting adjourned at 12:31 p.m.


Barbara Bagneris, Board Chair


James Canfield, Chief Executive Officer