

CFDF Corporation

Minutes of Meeting

Tuesday, August 31, 2004 6:00PM

I. Call to Order: Meeting was called to order at 6:00 pm

II. Roll Call: All Board members were present. Also present were Chris Orton, Tony Ventetuolo, Wayne Salisbury, Richard Decker, Peter St. Jean, Attorney Ryder Kenney and his clients, the Newmans.

III. Secretary's Report: On a motion by Maurice Brousseau seconded by Augie O'Connor, the Board approved the minutes of the July 27, 2004 meeting on a 5-0 vote. On a motion by Eugene Raquier seconded by Maurice Brousseau the Board voted 5-0 to accept the minutes of the August 10, 2004 Emergency Meeting.

IV. Treasurer's Report: On a motion by Maurice Brousseau, seconded by Casey Andrade, the Board voted 5-0 to accept the Treasurers Report.

V. Executive Session: On a motion by Maurice Brousseau, seconded by Casey Andrade the Board voted 5-0 at 6:10 pm to go into Executive Session to discuss security issues and property acquisition issues under RIGL 42-46-5. The Board came out of Executive Session at 6:45 pm. On a motion by Maurice Brousseau seconded by Casey Andrade the Board voted to seal the minutes of the Executive Session.

VI. Old Business:

a. On a motion Maurice Brousseau seconded by Eugene Racquier the Board voted 5-0 to hear from Attorney Ryder Kenney regarding

relocation costs. Mr. Kenney offered the Board and itemized list of relocation expenses for his client, Mr. Newman, which totaled approximately \$143,000.00. The Board explained to Mr. Kenney that we were in the process of finalizing our numbers so that an offer could be made to purchase the property across the street and at that time we would make a decision as to what relocation expenses would be approved and authorized for payment.

b. Global Contract: Mr. Ventetuolo and Mr. Orton discussed the meeting that was conducted last week with Vice Present, Hal Howard, of Global. A finalized agreement was presented to the Board as well as information relative to rate analysis, a schedule of work to be done to install a new inmate phone system and work order history. It was noted that in the last several months since March, 2004, monthly revenues from the phone system have increased from approximately \$34,000.00 per month up to \$50,000.00 per month. Once the contract has been executed the percentage for CFDF will be 52% up from 47.5%.

c. ADP Status: Wayne Salisbury indicated the information that he has been giving out to BICE as well as the inquiries he has gotten from the New York Federal Marshals relative to additional bed space. He has been coordinating with New York in an effort to determine what their bed space needs will be.

d. Expansion Activities: Mr. Ventetuolo discussed the meeting that he had with Berger to go over the revised scope of work and cost for the 25% design work and activities. He also indicated that a conference call will be conducted this evening with Ray Meador who

will discuss the status of financing. Several documents were given to the Board which indicated the latest numbers relative to the financing proposal developed by PAM. A conference call was initiated with Ray Meador at which time Mr. Meador discussed the status of the proposals he has placed with four firms. Four firms were identified and Mr. Meador gave a run down of each of the firms and the possibilities related to the financing. Mr. Meador also walked through the various financing scenarios that were developed by PAM and noted that the numbers were very positive even using conservative modeling. The phone conference lasted approximately 45 minutes. Board members were able to get all questions that they had resolved. A draft motion was presented to the Board which authorized the financing of both Phase I and Phase II. Financing together due to the interest of companies in financing the entire construction amount. On a motion by Eugene Raquier seconded by Casey Andrade the Board voted 5-0 to authorize the modification of the resolution (see attached)

VII. New Business:

a. Interlocal Credit: A \$2098.00 invoice credit was presented to the Board which represented the dividend for the previous year applied against this year's insurance bill.

b. Transportation Vehicles: Mr. Ventetuolo and Mr. Salisbury discussed the status of the vans and the two vans that have been completely paid for and the ordering of several new vehicles in line

with the expansion project. Three new 15 passenger vans have been ordered which will be ready in about two months. The facility is also getting specs on a 30 passenger bus. Also noted the perimeter vehicle and a new vehicle for the administration was purchased with 2004 rebates applying at a savings of approximately \$9000.00. The Board discussed the possibility of turning over the two older vans to the City for their use. On a motion by Maurice Brousseau seconded by Casey Andrade the Boarded 5-0 to turn the vehicles over to the City of Central Falls for their use once new vans have been obtained.

c. Capex Approvals: Two issues were discussed the transportation van repair of the rear end for \$3,469.28 and landscaping costs for \$1,775.00.

d. Expansion Article: An article was presented which talked about the emergency meeting and some of the activities associated with the expansion.

e. CD Rom: Minutes of the last quarterly meetings were passed out to the Board and others.

f. Other: A letter from Bristol PD Chief concerning the participation of the Wyatt Correctional Officers at this years 4th of July parade was read to the Board.

VIII Other: On a motion by Casey Andrade, seconded by Augie O'Connor the Board voted 5-0 to approve payment for requisition #152 and #153 (attached)

X. Adjournment: On a motion by Maurice Brousseau and seconded

by Casey Andrade the Board voted 5-0 to adjourn at 8:00 PM.