

**THE RHODE ISLAND CONVENTION CENTER AUTHORITY
MEETING OF THE
DUNKIN' DONUTS CENTER COMMITTEE**

June 24, 2008

A meeting of the Dunkin' Donuts Center Committee of the Rhode Island Convention Center Authority (hereinafter referred to as "Authority", the "CCA" or the "Board") was held on June 24, 2008, pursuant to notice, at the Rhode Island Convention Center Boardroom, One Sabin Street, Providence, Rhode Island.

Board members present were Committee Chairman Bernie Buonanno, Commissioners Dale Venturini, Marianne Corr, Dave Duffy, George Nee, Jeff Hirsh and Paul MacDonald.

Also in attendance were Jim McCarvill, Betty Sullivan and Kerrie Bennett, RICCA; Tim Muldoon, Debbie Tuton and Nancy Beauchamp, RICC; Larry Lepore, Dunkin' Donuts Center; Larry Bacher and Jennifer Lundquist, Gilbane; Eric Ahblorg, ABM; Bob Bromley, Senate Fiscal Office; Bruce Leach, Legal Counsel, and Eileen Smith, recording secretary.

Mr. Buonanno called the meeting to order at 2:20 pm and announced that the next meeting would be held on July 29th at 2:00 pm.

Noting that the minutes of the May meeting had been distributed, Mr. Buonanno sought a motion to approve. Upon a motion duly made by

Mr. Duffy and seconded by Mr. Hirsh it was unanimously

VOTED: to approve the minutes of the May meeting.

Mr. Buonanno asked Mr. Lepore to update the Committee on the Dunkin' Donuts Center operations. Mr. Lepore reported that the seats and aluminum risers are being removed and cleaning of the concrete is being done to prepare for the installation of new seats. Mr. Lepore noted that we should see a \$20,000 savings by recycling the seats. Mr. Lepore stated that there are some areas that after cleaning do not look good. He said that those areas will be addressed with paint with grit for traction. Mr. Duffy asked about the railings that are only being installed in the lower arena. Mr. Lepore stated that Mr. Bacher would check with Ellerbe Becket to see if railings were included for the upper level in the original drawings. Mr. Lepore said that if they were not we could make them a future capital project.

Mr. Lepore reported that New Kids tickets go on sale on Friday. He noted that a lot of time is being spent on attracting Summer business. Mr. Hirsh asked if Madonna was touring. Mr. Lepore said that she is but there are issues with the way that tickets for her show are sold. Mr. McCarvill stated that we have a strong relationship with Ticketmaster. Mr. Lepore said that Ticketmaster is part of the SMG contract. Mr. Lepore said that promoters keep looking for other sources of income and ticket surcharges are an area of interest. Mr. Lepore reported that the Hot Nights concert was successful but there

were some unforeseen problems with underage off premise drinking. He said that although alcohol was not sold in the building some kids arrived intoxicated. Mr. Hirsh asked what the procedure is for dealing with that situation. Mr. Lepore said that the parents are called and asked to pick up their children.

Mr. Lepore presented the financial results for the month. He noted a positive net income variance of \$99,000 to budget and a positive variance of \$217,021 to the prior year. Mr. Lepore stated that year to date net income is negative (\$253,000) to budget but positive \$628,000 to the prior year. Mr. Duffy informed Mr. Lepore that the new Event Revenue Report is very helpful.

Discussions ensued regarding the plans for the grand re-opening. Mr. Lepore said that there are still some performers that have yet to commit but he assured the Committee that the events will be great.

Mr. Bacher distributed the project status report. He stated that the project is running smoothly. Mr. Bacher said that renovation is in the final phase and that work has begun on the Bruin's Store. Mr. Duffy said that room was set aside for a potential Dunkin' Donuts Store. He asked what would happen if they decide not to use the space. Mr. McCarvill said that for the time being we would leave the space open. Mr. Buonanno asked if the space could be rented to anyone else. Mr. McCarvill said that it could but because of the naming rights Dunkin' Donuts has the option to operate a store in the building.

Ms. Bennett reported that lighted handrails are being installed on the exterior stairs. She also reported that plans are being made to landscape the area where the Public Art will be located in the future. Ms. Bennett reported that Mr. Leach had prepared a Memorandum of Understanding with the new owners of the Blue Cross building for the War Memorial site. Ms. Bennett announced that Mr. Duffy had accepted an award from Accessible Rhode Island on behalf of the Authority.

Mr. Ahlborg addressed the Committee and distributed his monthly report. He said that he is very happy with the progress that is being made. Mr. Duffy asked if the punch list is extensive. Mr. Ahlborg stated that the punch list keeps changing as things are completed other items make the list.

Mr. Buonanno asked if there was any other business. Hearing none he sought a motion to adjourn. Upon a motion duly made by Mr. Duffy and seconded by Mr. Hirsh it was unanimously

VOTED: to adjourn at 3:00 p.m.