

CAPITAL IMPROVEMENT BOARD OF MANAGERS
OF MARION COUNTY
Minutes of Meeting
Friday, January 14, 2022-8:30 am
Visit Indy Boardroom
and Via Teleconference

A Meeting of the Capital Improvement Board of Managers of Marion County, ("Board") was held on January 14, 2022. Because of the Declaration of Public Health Emergency due to the COVID-19 virus, to ensure compliance with the social distancing guidelines, and consistent with the Governor's Orders, this meeting took place in person as well as via teleconference. Board members, Melina Kennedy, David E. Corbitt, Mick Terrell, David Ruhmkorff, Jim Dora Jr., Earl Goode, Maggie A. Lewis and Sarah Fisher, as well as Ex-Officio Leonard Hoops, attended in person. Board member Brenda Myers was absent. Others in attendance included Andy Mallon, Executive Director, Mary Solada, General Counsel, Dentons Bingham Greenebaum LLP ("DBG"), Tom Boyle, Director of Operations, Tim Kuehr, Chief Financial Officer, Monique Wise, Director of Sales and Marketing, Chad Wilke, Director of Event Services, Art Kodroff, Controller, James Wallis, Visit Indy, ("VI"), Chris Gahl, VI, Daren Kingi, VI, Danny Lopez, Pacers Sports and Entertainment, Lisa Vielee, Well Done Marketing, David Sease, SGA, Bruce Carter, Weddle Construction, Jaime Bohler Smith and members of the media. (A copy of the list of those who were in attendance on the call is attached hereto.)

Ms. Kennedy introduced the **Approval of Minutes** for both the November 12, 2021 and the December 10, 2021 CIB Meetings which are attached to and made a part of these Minutes. Mr. Goode motioned to approve both sets of Minutes. Mr. Corbitt seconded said motion. Mr. Mallon read the roll call to poll the Board and document the vote of each Board Member with the following results:

Melina Kennedy: Yes
David Corbitt: Yes
Mick Terrell: Yes
David Ruhmkorff: Not yet present
Jim Dora-Yes
Maggie Lewis: Yes
Earl Goode: Yes
Sarah Fisher: Yes
Brenda Myers: not present

There were no further comments from the Board. The Minutes from both the November 12, 2021 CIB Meeting and the December 10, 2021 CIB Meeting were unanimously approved as presented with a vote of 7-0.

Mr. Kuehr presented the **Financial Update** to the Board as per the supporting documentation, which is attached hereto and made a part of these minutes. Mr. Kuehr reviewed the financial statements for the month and year to date with the Board members explaining variances from budget and answering questions as necessary. Ms. Kennedy asked if there were any additional questions for Mr. Kuehr regarding the Financial Update and there were none at this time.

Ms. Kennedy then introduced the **Visit Indy Updates** agenda item as attached hereto and made a part of these Minutes and presented by Leonard Hoops. Mr. Hoops updated the Board on the Hotel Market Share Performance for the previous month and explained the VI Room-Night Production by Year, Venue and Market Segment, comparing this year's results to past years' results using data and graphs. Mr. Hoops noted that overall the revenue numbers for hotels for November were actually better in 2021 than they were in 2019 and he expected a similar result for December. He noted that the areas outside of Marion county were doing extremely well with revenue at 126.4% for November. Mr. Hoops noted that VI was able to make their goal numbers for 2021 reaching a total of 703,000 room nights on December 31st. He remarked that often times the difference between a bad year and an average year as well as a good year and a great year is the booking of 1 or 2 significant events. He noted that was the case this year. Mr. Hoops stated the CFP was an amazing success and recognized Susan Baughman from Indiana Sports Corp. ("ISC") saying she did an incredible job with the event. He also recognized Downtown Indy, the CIB and the Stadium as well as all of the hotels for their part in making this event a huge success. Mr. Hoops reminded everyone that they should have received an invitation to the VI State of Tourism taking place on February 1st at Gainbridge Fieldhouse. He noted that VI will be honoring Indiana Fever legend Tamika Catchings at the event as the recipient of the Bill McGowan Leadership Award. Ms. Kennedy asked the Board if there were any further questions for Mr. Hoops and there were none at this time. She thanked Mr. Hoops for his presentation.

At this time Mr. Ruhmkorff arrived at the meeting bringing the total number of Board members in attendance to 8.

Ms. Kennedy introduced the next agenda item **ICCLOS Sales Report** as attached hereto and made a part of these Minutes. She introduced Monique Wise to present the ICC portion of the report. She informed the Board that December events included the Big Ten Fan Fest, PRI and a handful of other small-medium sized events and despite December bringing the onset of Omicron, and the holidays, the occupancy for the month was approximately 60,000. Ms. Wise noted that CFP kicked off the month of January and while the big game was held at the Stadium, the Convention Center was involved in hosting several events that were part of the overall celebration. Some of the events taking place at the Convention Center included PlayOff Central, special band performances hosted by each school and a 5k event. In addition to this the Convention Center housed all of the main offices for CFP and the Host Committee and was responsible for the hospitality spaces for the team traveling parties and several other VIP related events and added it was definitely lively in the building leading up to game day. She noted the remainder of January would be busy with JamFest later that day with an estimated 30,000 in attendance over the weekend followed by the NCAA Annual Convention, The Indiana Green Expo and Circle of Stars the following week, adding these are all repeat customers. She noted with the annual Central Zone Volleyball tournament following after that January was shaping up to be a really strong month and a great start to the year. Ms. Kennedy thanked Ms. Wise for her presentation and asked the Board if there were any questions. There were no questions for Ms. Wise at this time. Mr. Neuburger was not in attendance to present the LOS portion of the Sales Report and Mr. Mallon addressed the Board on his behalf. He shared with the Board that the CFP was a huge success for the CIB as well as the entire city. He commented that the vendors all stepped it up and were proactive with regard to staffing and ensuring there was enough staff to accommodate the large crowd adding that CSC pulled people from all over the country to ensure there was enough security for the event. He noted that Centerplate did extremely well in food and beverage sales and went over and above to provide the guests with a positive experience. Mr. Mallon made a point to say how he was proud of Eric Neuburger and his team at the Stadium as well as Tom Boyle and the entire Facilities department and thanked them for all their efforts and hard work.

He also recognized the City for doing such a great job with the thousands of volunteers that helped to make the event a success. Ms. Kennedy thanked him for his comments and moved on to the next agenda item.

Mr. Mallon presented the **Lucas Oil Stadium Sound Systems Renovations** agenda item which is attached to and made a part of these Minutes. He explained that the project consists of the replacement of hardware equipment and software which operate the seating bowl, back of house and paging system at LOS. This equipment includes Amplifiers, Digital signal processors and a mixing console. He explained that there will also be an upgrade of the communication software within the system. The budget for this project was estimated at \$2,000,000. The CIB issued a public request for proposals. After review of each proposal along with interviewing each vendor, the CIB, along with Staff & Counsel, has determined the proposal submitted by ESCO Communications LLC d/b/a New Era Technology the amount of \$2,184,700, along with XBE Participation of 15.7 % MBE and 0.01% WBE, is the most advantageous for the CIB. Mr. Corbitt motioned to approve the Lucas Oil Stadium Sound Systems Renovations and Ms. Lewis seconded said motion. Mr. Mallon read the roll call to poll the Board and document the vote of each Board Member with the following results:

Melina Kennedy: Yes
David Corbitt: Yes
Mick Terrell: Yes
David Ruhmkorff: Yes
Jim Dora-Yes
Maggie Lewis: Yes
Earl Goode: Yes
Sarah Fisher: Yes
Brenda Myers: not present

Mr. Mallon presented the **Gainbridge Expansion – Lower Suite Art Agreements** agenda item which is attached to and made a part of these Minutes. He explained that as part of the Fieldhouse of the future renovation project certain areas of the fieldhouse would display public art. The CIB along with the Pacers engaged the Arts Council of Indianapolis to prepare an artist call to commission public art. A selection committee was established which included members from the CIB, Pacers, Art Council and Community. Through a detailed selection process established by the Arts Council the committee selected ten artists who will display their work according to the story line established by the architect. Listed below are the ten artist's contracts for approval along with the title of the commissioned work and the amount of the contract.

a. Becky Hochhalter: <i>The Moments that Saved the Pacers</i>	\$12,000
b. Beth Clary Schwier <i>The Milan Miracle</i>	\$10,000
c. Christopher Silva: <i>Indy Past, Present, and Future</i>	\$10,000
d. Derrick Carter: <i>Gainbridge Fieldhouse: So Much Bigger than Basketball -</i>	\$27,000
e. India Cruse-Griffin: <i>Crispus Attucks and the Dust Bowl</i>	\$15,000
f. Israel Solomon: <i>Indiana Fever 2012 Run</i>	\$12,000
g. James Wille Faust: <i>Indy's Rise as the Amateur Sports Capital of the World</i>	\$20,000
h. Matthew Filer: <i>Pacers Hall of Fame / Retired Numbers</i>	\$18,000
i. Michael Graves: <i>Pacers 2000 Season</i>	\$12,000
j. Nathaniel Kyng Rhodes: <i>Indiana Pacers: ABA Champions</i>	\$15,000

Ms. Kennedy asked if there were any further questions for Mr. Mallon regarding the Gainbridge Expansion – Lower Suite Art Agreements. Mr. Goode inquired as to the longevity of the pieces of artwork and Mr. Mallon replied that the intention was for the art to be permanent. Mr. Dora asked if there would be more artwork included in this collection and Mr. Mallon explained that these pieces were for the Lower Suite area and that there were plans for future additional artwork in other areas of the building as well as outside of the Fieldhouse. Ms. Kennedy asked if there were any further questions for Mr. Mallon and there were none at this time. Mr. Corbitt motioned to approve the Gainbridge Expansion – Lower Suite Art Agreements agenda item. Ms. Lewis seconded said motion. Mr. Mallon read the roll call to poll the Board and document the vote of each Board Member with the following results:

Melina Kennedy: Yes
David Corbitt: Yes
Mick Terrell: Yes
David Ruhmkorff: Yes
Jim Dora-Yes
Maggie Lewis: Yes
Earl Goode: Yes
Sarah Fisher: Yes
Brenda Myers: not present

The Gainbridge Expansion – Lower Suite Art Agreements agenda item was unanimously approved as presented with a vote of 8-0. Ms. Kennedy encouraged the Board to take some time to read through the artist's statements of the inspiration for the artwork as they were all very moving and filled with the rich history of Indiana Basketball.

Ms. Kennedy introduced the **Claims** as attached hereto and made a part of these Minutes and presented by Tim Kuehr. There were no questions from the Board. Mr. Corbitt motioned for approval of the Operating Claims 10900G and Confirming Claims 10890C as well as the BLF Confirming Construction Claims B224. Ms. Lewis seconded said motion. Mr. Mallon read the roll call to poll the Board and document the vote of each Board Member with the following results:


Melina Kennedy: Yes
David Corbitt: Yes
Mick Terrell: Yes
David Ruhmkorff: Yes
Jim Dora-Yes
Maggie Lewis: Yes
Earl Goode: Yes
Sarah Fisher: Yes
Brenda Myers: not present

There were no further comments from the Board. Operating Claims 10900G and Confirming Claims 10890C as well as the BLF Confirming Construction Claims B224 were unanimously approved as presented with a vote of 8-0.


In **Other Business** Ms. Kennedy wished to thank long time Board member Brenda Myers for her 12 years of service as the representative of the Hamilton County Commissioners on the Capital Improvement Board. Ms. Kennedy stated she played a strong role as a Board member, really

caring about the CIB and advocating for both non-Marion County and Marion County. She thanked Ms. Myers for her years of service and dedication to the CIB. Ms. Kennedy then welcomed Jaime Bohler Smith, Executive Director of Visit Hendricks County, and informing the Board that she will be serving as the new CIB Board member representing the surrounding counties.

There being no further **Other Business** to address and no **Public Comment**, the meeting was adjourned.



Melina Kennedy, President
THE CAPITAL IMPROVEMENT BOARD
OF MANAGERS
OF MARION COUNTY



David Ruhmkorff, Secretary
THE CAPITAL IMPROVEMENT BOARD
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