

## HOUSTON FIRST CORPORATION

### MINUTES OF THE THEATER AND CONVENTION DISTRICT OPERATIONS COMMITTEE

May 28, 2015

The Theater and Convention District Operations Committee of Houston First Corporation (the "Corporation"), a Texas non-profit corporation created and organized by the City of Houston as a local government corporation pursuant to TEX. TRANSP. CODE ANN. §431.101 et seq. and TEX. LOC. GOV'T. CODE ANN. §394.001 et seq., held a meeting at the George R. Brown Convention Center, 1001 Avenida de las Americas, Houston, Harris County, Texas 77002, on Thursday, May 28, 2015, commencing at 10:00 A.M. Written notice of the meeting including the date, hour, place and agenda for the meeting, was posted in accordance with the Texas Open Meetings Act. The following members participated in the meeting: Desrye Morgan, Dean Gladden, Harry Greenblatt, Dawn Ullrich and Gerald Womack. Tony Keane was absent.

1. Presentations.

- A. Miller Outdoor Theatre Master Plan. Prior to the meeting being called to order, James Vick, SWA Group, presented an update of the 2035 Miller Outdoor Theatre Master Plan, including the strategies, implementation, needs assessment and enhancements, suggested facility improvements and priorities. He further explained an overview of the estimated roll up of costs and phasing.

Chairperson Morgan called the meeting to order at approximately 10:12 A.M. and a quorum was established.

2. Public Comments. None

3. Approval of Minutes. After a motion duly seconded, the minutes from the March 23, 2015 Theater and Convention District Operations Committee meeting were approved as presented.

4. Presentations (Continued).

- A. TxDOT's Downtown Freeway Plan. Bob Eury, Central Houston, Inc., gave a presentation on the TxDOT's proposals for the North Houston Highway Improvement Project, which included TxDOT's alternatives and concepts. These concepts are an effort to relieve some of the most congested areas close to the central business district and the University of Houston-Downtown.

5. Committee Business.

- A. Consideration and recommendation of the Miller Outdoor Theatre Master Plan. Following James Vick's presentation and discussion on this item, a motion was made and duly seconded to recommend the 2035 Miller Outdoor Theatre Master Plan to the HFC Board of Directors for consideration.
- B. Consideration and recommendation of an agreement with Maldonado Nursery & Landscaping, Inc. for landscaping maintenance services. Lisa Hargrove gave a

presentation on the process, evaluation committee, evaluation criteria, pricing bids and evaluation committee recommendation. Further, Ms. Hargrove and Reuben Brown provided the criteria on Maldonado' diversity goals and participation. Ms. Hargrove and Mr. Brown committed to come back and update the committee with future progress in this area. Following discussion and a motion duly seconded, the committee voted to recommend this item to the HFC Board of Directors for consideration.

- C. Consideration and recommendation of an agreement with Johnson Controls, Inc. for the replacement of certain central plant equipment at the George R. Brown Convention Center. Luther Villagomez provided the goals and objectives of the process to select a provider to replace 6,000 tons of chiller capacity in the George R. Brown Convention Center. Mr. Villagomez covered the RFP invitation process, proposal timeline, evaluation committee members, selection criteria and evaluation form, scope of work and the evaluation committee recommendation. Following discussion on this item, a motion was made a duly seconded to recommend this item to the HFC Board of Directors for consideration.

6. Updates.

- A. Theater District Master Plan. Mario Ariza gave an update on the Theater District Master Plan; specifically, that the Jones Plaza renovation is scheduled to begin in 2017 after the Super Bowl.
- B. Sunset Coffee Building. Mario Ariza advised the committee that, due to the many days of rain that we have been experiencing, the Sunset Coffee Building opening has been postponed. It is expected to be completed in September with a new opening slated for March 2016.
- C. Future Solicitations. Luther Villagomez provided an update on future solicitations, such as audio/visual, electrical services and technology (WiFi).
- D. City Hall Annex Garage. Dawn Ullrich briefly advised the committee about the flooding occurrence in the City Hall Annex garage.

After a motion duly seconded, the meeting adjourned at approximately 11:46 A.M.



Pamela Walko, Secretary