

## Board of Directors Meeting

Huntington Place Detroit

Room 252 A/B

Monday, 3/16/2026

5:30 - 7:30 PM ET

Regular Meeting of the DRCFA

- Attending:**
- Alexis Wiley
  - Claude Molinari
  - David Viviano
  - Jeffrey Abood
  - Ric Preuss

**1. Call to Order Regular Public Meeting and Pledge Allegiance to the Flag Presented By: C. Molinari (5:30 p.m.)**

J. L. Abood  
C. Molinari  
R. Preuss  
D. Viviano  
A. Wiley

**2. Consider Approve the Proposed Agenda March 16, 2026 Presented By: C. Molinari Approve**

**3. Consider Approve the Minutes of the Regular DRCFA meeting February 26, 2026 Presented By: C. Molinari Approve**

 02-26-2026 DRAFT Minutes of the DRCFA Board of Directors

**4. Contracts, Contract Amendments, Change Orders Endorsed by the Capital Committee for Approval Presented By: R. Preuss Approve**

**a. Resolution 2026-03-16-01 Approve a Scope and Cost amendment to Dan's Excavating Inc (DEI) in amount \$5,145,613 for 2nd Ave. S04 Jump-Span Superstructure and Substructure Construction Approve**

 1 & 2. Second Ave S04 Jump Span Construction and CA Costs

**b. Resolution 2026-03-16-02 Approve Amendment to Mannik Smith Group in the amount of \$514,316 for 2nd Ave. S04 Construction Administration, Engineering and Inspection Services Approve**

 1 & 2. Second Ave S04 Jump Span Construction and CA Costs

**c. Resolution 2026-03-16-03 Approve Scope and Cost Amendment Roncelli-Brinker in Amount \$397,169 for Skybridge Connector Caisson and Grade Beam Revisions Presented By: M. Fahrenkrug Approve**

 3. Skybridge Connector Caisson Change Order

**d. Resolution 2026-03-16-04 Amend Provisions of Skybridge Connector Governance Policy; Broaden DRCFA Designated Representative Authority for Items Related Critical Path Schedule Presented By: A. Fountain, PMR Approve**

 4. Skybridge Connector Governance

**e. Resolution 2026-03-16-05 Authorize DRCFA Designated Representative CEO Crowe to Execute All Related Approvals, Contracts and Documents for JLA Garage Phase 1.2 Additional Repair Quantities in Not-Exceed Amount \$384,194.00 Presented By: J. P. Birmingham, PMR Approve**

 5. JLA Garage Phase 1.2 Additional Repair Quantities

**f. Resolution 2026-03-16-06 Approve Budget Transfer of \$3,750,000.00 from CCE Program Unallocated Reserve to Skybridge Connector Project for Rooftop Activation Concept C Costs Approve**



6. Brief - Budget Transfer from CCE Unallocated Reserve to Skybridge Connector Project

**g. Resolution 2026-03-16-07 Approve Amend Contract in Amount \$1,700,000 for Design Services Skybridge Connector Rooftop Activation Presented By: Jason Arlow, Anderson, Eckstein & Westrick, Inc Approve**



LB Rooftop Activation Concept C 2.26.26 Rev 4

**h. Resolution 2026-03-16-08 Approve an Amendment to PMR Task order #5 - Skybridge Connector Approve**



8. Brief - PMR Task Order #5 Amendment

**i. Resolution 2026-03-16-09 Approve Professional Services Contract Extension to AEW for Task No. 4 Non-Convention Center Expansion Services Presented By: Jason Arlow, Anderson, Eckstein & Westrick, Inc Approve**

Approving the contractually allowed extension for Year 4 and Year 5, as stated in Professional Services Agreement Article 2 for Task Order No. 4, with a monthly budget of \$55,000, unless modified by DRCFA CEO and Board to reflect changed scope and services.



Leadership Brief AEW - DRCFA Professional Services Agreement Extension March 2026



Task #4 - AEW December 2026 Third Amendment Signature - 240119 DRCFA Task\_No\_4

**j. Resolution 2026-03-16-10 Approve Contract With DJ's Landscape Management (Romulus, MI, Non-SBE Firm) April 1, 2026 For a Three-Year Term Using Documented Rates, Along With One (1) Optional Two (2) Year Renewal Presented By: B. Bixby Approve**

Renewal Not To Exceed 4% Increase, and Authorize The CEO to Execute All Related Approvals, Contracts, and Documents. The 2026 Season Will Cost \$44,954 (Not Including Second Street). The Approved FY2026 Budget Is \$55,285. The Budget Includes \$2,500 For Second Street Landscaping



LB Landscaping Services



Copy of Landscaping Bid Evaluation Sheet

**k. Resolution 2026-03-16-11 Approve Extend Current Kelly Services, Inc. (Livonia, MI, Non-SBE) Contract For Up To 3 Months (Begin April 1, 2026) for As-Needed Labor Services Presented By: B. Bixby Approve**



Kelly Services contract extension LB

**l. Resolution 2026-03-16-12 Approve Award Two Contracts for As-Needed Labor Services: Primary Award To Universal Contracting Services (Detroit, MI, SBE Firm), And A Secondary (Backup) Contract Be Made To Express Employment Professionals Of Detroit (Grosse Po Presented By: B. Bixby Approve**

Both Contract Awards Will Be For Three (3) Year Terms, With One Optional Two (2) Year Renewal. The Approved FY2026 Budget Is \$294,979 With \$498,600 Budgeted To Be Recouped From Show Management And Exhibitors



LB As Needed Temp Labor Univ with 2ndary Express



Copy of As Needed Labor Services RFP 8.2526 Bid Evaluation Sheet with Wage Rates

**m. Resolution 2026-03-16-13 Approve Freeman Electrical Contract Final Renewal Option for Exclusive Event Electrical Services Presented By: B. Bixby Approve**

Renewal will extend contract from May 1, 2026 through April 30, 2027, with flexibility to extend the agreement, if needed, through December 31, 2027, to allow Venue to appropriately transition to future operating model, which may include an in-house or hybrid in-house/vendor approach, while ensuring uninterrupted service to clients. The agreement will also include language permitting termination upon 90 days' notice after April 30, 2027, and the Board's approval would authorize the CEO to execute all related agreements and documents necessary to implement the extension.



Approval of Freeman Electrical Contract Final Renewal for Exclusive Event Electrical Services March ...

**n. Resolution 2026-03-16-14 Approve Capital Purchases Utilizing 2026 Board-Approved Capital Budget Of \$1MN To Purchase Needed FF&E Inventory Totaling \$550,000 and Authorize CEO to Execute All Related Approvals, Contracts, And Documents Presented By: B. Bixby Approve**

Leaving \$426,521.25 remaining in the approved FY2026 Capital budget for future purchases in the last two quarters of the fiscal year.

 FY26 Capital Budget Spend for FF&E

 Southern Aluminum tables TIPS cooperative

 IMG\_0189

 IMG\_0191

 IMG\_0192

**o. Resolution 2026-03-16-15 Approve Contract Raven Controls (United Kingdom) From April 1, 2026 For Security Incident Management Software For An Annual Cost to DRCFA Of \$25,000 And Authorize CEO to Execute All Related Approvals, Contracts, And Documents. Presented By: M. Wilson, HPD Public Safety Director Approve**

The 3-year agreement is subordinate to the MSA negotiated between Legends Global and Raven Controls. The software is expected to activate on April 1, 2026

 LB Raven security

 Raven MSA Legends Global - Fully Executed 112425

 Raven Setup - Site Map Example

 Raven vs 247

 RAVEN ORDER FORM - ASMNA007 - Huntington Place - 2026-2029

 Raven ASM Brochure - Final

**5. DRCFA CEO Report Presented By: B. Crowe Standing**

 February 2026 Hotel Construction Report

**a. Resolution 2026-03-16-16 Amend Contract Between DRCFA and Detroit Thermal to Extend to June 30, 2026 Approve**

**b. January 31, 2026 DRCFA Financials Presented By: P. Webb Review**

 HuntingtonPlaceDetroit-January2026-Monthly Financials

**c. 2026 Huntington Place Vendor List Presented By: L. Harrington**

 Vendor Contract List for 2026 with 2025 spend

**6. Capital Committee Report Presented By: R. Preuss Standing**

 12 - JLA Garage Update

 13 - Master Plan Update

 14 - CIP Update

 10 - Skybridge Connector Update

 11- Second Avenue Update

**7. DRCFA Unfinished Business Presented By: C. Molinari Standing**

**8. DRCFA New Business Presented By: C. Molinari**

Confirm Board Meetings Calendar May - July 2026

**9. Invite Public Comment Presented By: C. Molinari Approve**

**10. Request For Closed Session Pursuant to Section 8(1)(H) Of Public Act 267 Of 1967 At MCL 15.268(1)(H) to Consider Attorney-Client Privileged Material Dated February 20, 2026 Presented By: J. Schroder, Plunkett Cooney Approve**

Roll Call Vote

J. Abood

C. Molinari

R. Preuss  
D. Viviano  
A. Wiley

**11. Entertain Motion to Adjourn Presented By: C. Molinari Approve**