

ARENA ADVISORY MEETING MINUTES

Friday, January 10, 2014

Everett Arena 8:00 AM

Present: Chairman Nick Wallner, Mike Gfroerer, Councilor Dan St. Hilaire, Gerry Blanchette, Chris Brown, Dan Arndt, Arena & Properties Manager Jeff Bardwell.

Excused: Councilor Mark Coen

Absent: Tom Ackerson

Guest: Wes Riley, Concord Youth Hockey

Meeting called to order at 8:00 AM

FY15 Arena Fees

Jeff Bardwell explained the proposed fees to the committee and the recommendation are based on the arena proforma and what other area rinks are charging. Dan St. Hilaire asked why adult stick practice was being raised from \$9 to \$10 dollars this year as it was raised last year by a dollar. Jeff Bardwell explained that prior to last year it had not been raised for a number of years and that the market supports raising it to \$10. Dan Arndt explained that \$10 for stick practice was a good value based on what players pay to play in an adult league that works out to approximately \$20. Discussion took place on Christmas tree sales, Jeff Bardwell explained the \$4,000 fee is based on bid for the location that took place several years ago and recommends keeping it the same for FY15. Discussion took place on prime and non-prime ice time. Currently prime is Monday through Friday from 2:30 PM to midnight and 7:00 AM to midnight on weekends. Jeff Bardwell is looking at adjusting prime to go to 10:00 PM in order to encourage more late night rentals since adult leagues has been the groups that have cut back on their ice time over the past few seasons because of cost. Dan Arndt made a motion to approve the recommended fees, Mike Gfroerer 2nd, there was no further discussion, motion passed unanimously.

Snack Bar Update

Jeff Bardwell updated the committee on the status of the snack bar and that it was operating at approximately a 28% net. Discussion took place on putting the snack bar back out to bid next year. Jeff Bardwell explained that this will be looked at during the budget process. Dan St. Hilaire commented that he is pleased the snack bar is open as scheduled this year versus some years when it was not always open.

Membrane Roof Scheduled Replacement

Jeff Bardwell updated the committee on the membrane roof that is scheduled for replacement in FY14. H.L. Turner is working on specs and should be completed by the end of January. As soon as these are complete the project will go out to bid. A May/June timeline is planned for the replacement. Chris Brown asked about the status of the shingle portion of the roof and when that was scheduled for replacement. Jeff Bardwell explained the shingle portion was replaced in 2003 and is next scheduled for FY19.

Outside Sign

Jeff Bardwell explained the outside sign will be put into the budget for replacement. Based on the city's ordinance the sign will have to be an illuminated sign with manual changeable letters. Discussion took place on an electronic sign that is programmable from a computer. Jeff Bardwell will pursue a sign that could be changed in the future should the ordinance be changed to allow electronic signs. Wes Riley commented that Concord Youth Hockey was interested some years ago in putting money toward a new sign so they could market their program but ended up putting the money towards the new dasher boards. Jeff Bardwell will keep Concord Youth Hockey updated on the sign as the replacement develops.

New Entrance

Gerry Blanchette reported that Jeff Bardwell, John Lavine from HL Turner and himself met with the City of Concord's Engineer, Ed Roberge to discuss the 100 year flood and 500 year flood plains and floodway. Ed Roberge agreed that the area being looked at for a new entrance was not in the 100 year flood plain. Ed Roberge also indicated that the master plan for Water Front Park has been already approved by the city

council and that an addition to the arena was factored in to that plan. Moving forward with a project would only require working with the planning department and would not have to go before ZBA. Jeff Bardwell explained that engineering had done estimates for site work that included expanding the parking lot, adding islands, lighting, baseball field and multipurpose field. The total estimate is 1.6 million which does not include a new entrance to the arena. Based on information supplied in March of 2013, an addition in 2017 would cost approximately \$250/sf. This would put a new entrance addition at approximately 1 million dollars. Mike Gfroerer asked what the next step is if we want to pursue a new entrance. Jeff Bardwell will look into moving money that is allocated in FY16 into next year's budget for some preliminary design work.

Nick Wallner made a motion to adjourn.

Meeting adjourned 9:05 AM

Respectfully Submitted

Jeffrey R. Bardwell
Arena & Properties Manager