

City of Eau Claire
Hobbs Renovation Design Meeting
September 17, 2007 @ 4:00 pm
@ Hobbs Ice Center

Attendees: Phil Fieber (Parks and Recreation), Stu Taylor (Parks and Recreation), Mike Falch (Youth Hockey), Dave Cihasky (SEH), Chuck Anger (Youth Hockey), Brian Knapp (Youth Hockey), Paul Ayres (Youth Hockey), Mike Rindo (UWEC), Scott Kilgallon (UWEC), Kayce Zimmerman (Parks and Recreation), and Ellen Faulkner (Figure Skate).

1. Dave Cihasky—SEH Architects—Review of remodel plans and cost estimates
 - Ideas/concepts showing all users requests
 - Overview of proposed site plans
 - Incorporaion of Green Bay Gamblers layout to first floor plan
 - Cost estimates:

-Interior- \$600,000	W. Addition/Renov.- \$1,206,000
-E. Addition/ Renov.- \$1,053,000	3 rd Sheet/Changing Rms- \$1,491,500
-Exterior Improvements- \$550,000	General Conditions- \$1,150,000
Total Estimate- \$6,250,500	
 - Additional \$200,000 for ice making equipment
 - Bring costs down by removing some of exterior improvements
 - Demo, exterior, general conditions, elevator- all shared costs
 - Third sheet of ice encroaches flood plain
 - Youth Hockey concerned the studio rink should be considered as a full sheet, later years we might come across a problem with only 80% of ice
 - 80% can be used for ten and under, learn to skate, 3 on 3 hockey, open skate, and figure skating
 - 1,200-1,400 hours is freed up when enclosing the third rink
 - Operation expense of 80% studio rink is far less than a full sheet (50x160ft of ice surface)
 - Youth Hockey- will high school continue to use locker rooms they are now?
 - Possible semi-dedicated locker rooms
 - Take out wall and put in curtain in locker rooms (option of more room?)
 - A non-masonry wall will probably not hold up in locker rooms
 - UWEC- what about bleachers?
 - Need upgrade to bleachers, code modifications
 - Observation boxes (elite seats-upper) put in exact # of elite seats we sell
 - Office might want to located down here (use an area of storage space to rent out as retail or office space)
 - Youth Hockey- locker rooms on Obrien Rink
 - Idea: fill space between two buildings with locker rooms
 - SEH- might be cost prohibited but will get a cost estimate for us
 - The locker rooms are so small, would like some way to enlarge them

2. Consortium organization- duties, expectations, commitment

-Duties:

1. Scheduling
2. Act as a steering committee
3. Identify oversight of leases (tenants)
4. Contract for so many hrs/year/entity
5. Advise/consent
6. Fundraising, naming rights, etc.

-Dashboard ads, revenue etc. going directly to user groups

-One side of each zamboni to each user group

-Sales of ads on zamboni (ex: \$70,000 for 7 years) to cut down ice costs

-UWEC

-Expectation- rent out facility beyond ice time rented out by consortium (one time rentals)

-If not part of consortium, rate will be higher for facility use

-Commitment-council wants to hear: as long as Hobbs is here, we will support Hobbs and we want to be a part of a team who will make it work (we want to keep hockey and skating in Eau Claire available)

-City is willing to make a commitment (by bonding) if consortium commits too (work as a team)

-Money accrues to individual groups (ex: dashboards), but also accrue money for the entire group to bring down ice costs

-Benefit of consortium- synergies in group could benefit all groups (ex: hockey passing off all learn to skate programs to figure skating)

3. Timetable

-Report to City Council by October 9th, 2007

- a. What concepts, consensus, issues, groups on board?
- b. What the budget will look like
- c. Groups thoughts to the \$165/hour fee
- d. Consortium duties?
- e. Timetable (All remodel hopefully done by October 1, 2009)

Next Meeting October 1, 2007 – 4:00 PM at Hobbs Ice Center