MINUTES OF THE FINANCE & AUDIT COMMITTEE MEETING OF THE CONVENTION CENTER AUTHORITY OF THE METROPOLITAN GOVERNMENT OF NASHVILLE & DAVIDSON COUNTY

The Finance & Audit Committee Meeting of the Convention Center Authority of the Metropolitan Government of Nashville and Davidson County (CCA) was held on August 25, 2011 at 8:01 a.m., in Room 214 at the Nashville Convention Center, Nashville, Tennessee.

FINANCE COMMITTEE MEMBERS PRESENT: Mark Arnold, Willie McDonald, and Francis Guess

FINANCE COMMITTEE MEMBERS NOT PRESENT: Ken Levitan

OTHERS PRESENT: Ben Hall, Scott Black, Natasha Blackshear, Bob Lackey, Larry Atema, Ryan Johnson, Holly McCall, Patrick Holcombe, Charles Robert Bone, Charles Starks, and Harriett Royer

The meeting was opened for business by Chairman Mark Arnold.

ACTION: Willie McDonald made a motion to approve the Finance & Audit Committee minutes of April 21, 2011. The motion was seconded by Mark Arnold and approved unanimously by the Committee.

Scott Black provided an update on the year-end financial audit by KPMG & Metro along with a project budget update/overview (Attachment #1).

Scott Black provided an OCIP "Owner Controlled Insurance Program" summary.

Ryan Johnson provided a brief overview of the expansion project budget for the Omni/Country Music Hall of Fame (Attachment #2). There was discussion about the CCA's role/involvement.

Patrick Holcombe provided a construction procurement update (Attachment #3) as well as an overview of the PCO Log "Potential Change Order Log".

With no additional business a motion was made to adjourn, with no objection the Finance & Audit committee of the CCA adjourned at 8:45 a.m.

Respectfully submitted,

Charles L. Starks
Executive Director
Nashville Convention Center

Approved:

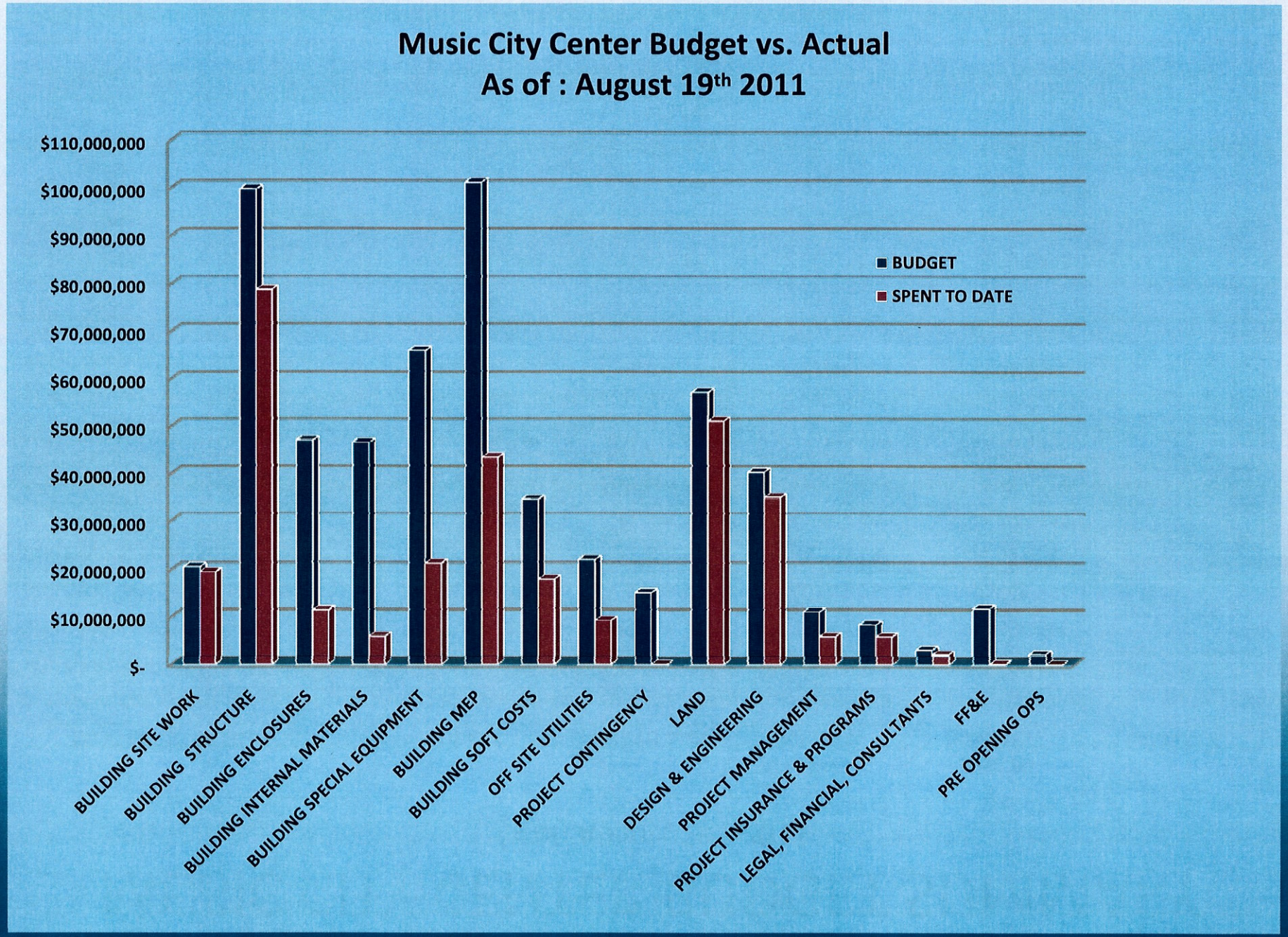
Mark Arnold, Chairman
Finance & Audit Committee
Of August 25, 2011

MUSIC CITY CENTER BUDGET SUMMARY

As of: August 19th 2011

MCC MASTER BUDGET	BUDGET	SPENT TO DATE	REMAINING BUDGET	COST TO COMPLETE	VARIANCE
BUILDING SITE WORK	20,518,578	19,412,606	1,105,972	1,105,972	-
BUILDING STRUCTURE	99,647,846	78,697,178	20,950,668	20,950,668	-
BUILDING ENCLOSURES	46,944,218	11,286,149	35,658,069	35,658,069	-
BUILDING INTERNAL MATERIALS	46,464,425	5,815,171	40,649,254	40,649,254	-
BUILDING SPECIAL EQUIPMENT	65,852,707	21,260,921	44,591,786	44,591,786	-
BUILDING MEP	101,130,863	43,263,173	57,867,690	57,867,690	-
BUILDING SOFT COSTS	34,441,363	17,899,852	16,541,511	16,541,511	-
CONSTRUCTION SUBTOTAL	**415,000,000**	**197,635,050**	**217,364,950**	**217,364,950**	**-**
OFF SITE UTILITIES	22,044,757	9,104,174	12,940,583	12,940,583	-
PROJECT CONTINGENCY	15,000,000	-	15,000,000	15,000,000	-
LAND	57,000,000	51,000,750	5,999,250	5,999,250	-
DESIGN & ENGINEERING	40,189,684	34,831,888	5,357,796	5,357,796	-
PROJECT MANAGEMENT	10,993,758	5,719,650	5,274,108	5,274,108	-
PROJECT INSURANCE & PROGRAMS	8,252,322	5,629,536	2,622,786	2,622,786	-
LEGAL, FINANCIAL, CONSULTANTS	2,869,480	1,860,342	1,009,138	1,009,138	-
FF&E	11,650,000	112,500	11,537,500	11,537,500	-
PRE OPENING OPS	2,000,000	-	2,000,000	2,000,000	-
TOTAL	**585,000,000**	**305,893,889**	**279,106,111**	**279,106,111**	**-**

Attachment #1
Finance & Audit
Committee Meeting – 8/25/11


Music City Center Budget vs. Actual
As of : August 19th 2011
$110,000,000
$100,000,000
$90,000,000
$80,000,000
$70,000,000
$60,000,000
$50,000,000
$40,000,000
$30,000,000
$20,000,000
$10,000,000
$-
BUDGET
SPENT TO DATE
BUILDING SITE WORK
BUILDING STRUCTURE
BUILDING ENCLOSURES
BUILDING INTERNAL MATERIALS
BUILDING SPECIAL EQUIPMENT
BUILDING MEP
BUILDING SOFT COSTS
OFF SITE UTILITIES
PROJECT CONTINGENCY
LAND
DESIGN & ENGINEERING
PROJECT MANAGEMENT
PROJECT INSURANCE & PROGRAMS
LEGAL, FINANCIAL, CONSULTANTS
FF&E
PRE OPENING OPS

Country Music Hall of Fame Expansion Project Budget Analysis

	CMHOF Development Agreement Budget - May 2011	Current TRT Budget 8/18/2011	Variance
Land	800,000	818,459	(18,459)
Consultants	3,714,380	3,477,257	237,123
Consultants - CMHF Added Scope	-	49,000	(49,000)
G&A	300,000	342,449	(42,449)
Construction - includes approved VE*	28,677,100	29,099,325	(422,225)
Construction - CMHF Added Scope	-	3,867,735	(3,867,735)
Builders Risk	47,700	-	47,700
Property Taxes	338,503	338,503	-
Contingency	927,949	823,200	104,749
Development Fee	796,490	852,019	(55,529)
Development Fee - CMHF Added Scope	-	97,918	(97,918)
TOTAL USES OF FUNDS	**35,602,122**	**39,765,865**	**(4,163,743)**
Funds paid to TRT at closing	1,351,453	1,351,453	
Funds currently deposited in escrow	34,249,669	34,249,669	
TOTAL SOURCES OF FUNDS	**35,601,122**	**35,601,122**	
Surplus / (Shortfall)	**(1,000)**	**(4,164,743)**	
Less: CMHF LOC to cover Added Scope		***4,014,653***	
Net Remaining Shortfall / Minimum VE Target		**(150,090)**	

*Note: Approved VE totals $1.86 MM as of 8/18/2011

Attachment #2
Finance & Audit
Committee Meeting – 8/25/11

8.23.11

Music City Center - Bell/Clark Construction Procurement Log

Item #	Bid Package Description	Contractor/Office Location	Awarded Amount	DBE Forecasted Breakdown				Forecasted Local Material, Labor & Equip.
				MBE Forecast	WBE Forecast	SBE Forecast	Total DBE Forecast	
1.aa	Site Surveying	DSC - Nashville, TN	$ 29,990.00	-	100%	-	100%	100%
1.ab	Fencing/Barricades	LU - Nashville, TN	$ 122,957.00	40%	-	-	40%	100%
1.a	Utility Relocations/Temp Service	Summit Constructors - Nashville, TN	$ 506,000.00	7%	-	16%	23%	100%
1.b	Demo and Abatement	Bomar - Nashville, TN	$ 267,200.00	30%	40%	30%	100%	100%
2.a	Excavation	Mountain States Construction - Nashville, TN	$ 5,393,000.00	-	20%	-	20%	100%
3.a	Partial Arena Ramp	CCK Construction - Orlando, FL	$ 2,986,698.00	5%	26%	-	31%	55%
3.b	Structural Concrete	Ceco - St. Louis MO	$ 42,550,000.00	23%	-	-	23%	84%
4.a	Masonry	Allan Spear Construction - Gainesville, FL	$ 4,985,000.00	25%	-	10%	35%	75%
4.b	Stone	Associated Imports Corporation - Atlanta, GA	$ 1,825,000.00	9.37%	6.19%	5.26%	20.82%	50%
5.a	Structural Steel	Lenex Steel Company - Indianapolis, IN	$ 39,503,000.00	8%	3%	19%	30%	50%
5.b	Metal Stairs	MIG Construction Services - Nashville, TN	$ 1,950,700.00	100%	-	-	100%	100%
5.c & 5.e	Misc. Metals & Red Iron Steel	Schuff Steel Company - Albany, GA	$ 10,150,000.00	28%	0%	0%	28.00%	25%
5.d	Ornamental Metals	Tate Ornamental Inc. - Nashville, TN	$ 2,080,000.00	20%	0%	0%	20.00%	100%
7.a	Metal Panels	Kovach - Chandler, AZ	$ 11,495,000.00	1.48%	23.80%	15.00%	40.28%	80%
7.b	Roofing	Baker Roofing Company - Memphis, TN	$ 8,749,000.00	-	-	30.00%	30.00%	45%
7.c	Applied Fire-Proofing	Alpha Insulation & Waterproofing - Atlanta, GA	$ 824,000.00	100.00%	-	-	100.00%	40%
7.d	Waterproofing	Metro Waterproofing - Atlanta, GA	$ 1,680,000.00	26.89%	0.00%	0.00%	26.89%	35%
8.a	Curtainwall	Enclos Corp - Millersville, MD	$ 19,884,259.00	17.30%	10.30%	-	27.60%	60%
8.b	Overhead Door and Loading Dock Equipment	The Hannah Company - Nashville, TN	$ 1,045,000.00	0.00%	0.00%	100.00%	100.00%	100%
8.c	Doors, Frames and Hardware	Girtman & Associates - Nashville, TN	$ 1,540,000.00	-	-	4.00%	4.00%	100%
8.d	Interior Glazing and Storefront	Alexander Metals, Inc - Nashville, TN	$ 1,450,000.00	-	-	100.00%	100.00%	100%
9.a	Drywall	Roswell Drywall - Atlanta, GA	$ 17,029,400.00	30.00%	-	-	30.00%	45%
9.b & 9.d	Flooring and Tile	Spectra Contract Flooring - Tampa, FL	$ 4,475,000.00	20.00%	0.00%	0.00%	20.00%	40%
9.c	Painting	Eugenio Painting - Detriot, MI	$ 2,017,126.00	20.00%	0.00%	0.00%	20.00%	40%
9.e	Ceilings	Acousti Engineering - Nashville, TN	$ 11,622,500.00	-	20.00%	-	20.00%	100%
10.a	Operable Walls	Hufcor, Inc - Janesville, WI	$ 3,897,136.00	0.03%	0.3%	24.73%	25%	25%
10.b	Millwork and General Trades	ISEC, Inc - Milwaukee, WI	$ 5,040,000.00	7.00%	-	13.00%	20%	40%
11.a	Window Washing Equipment	ACE Machine & Metal Fabrication - Nashville, TN	$ 159,000.00	0.00%	0.0%	100.00%	100%	100%
11.b	Parking Control Equipment	Amano McGann, Inc - Nashville, TN	$ 381,000.00	0%	0%	0%	0%	100%
11.c	Food Service Equipment	Federal Equipment Dealers - Memphis, TN	$ 2,124,000.00	15.0%	0%	0%	15.0%	35%
14.a	Vertical Transportation	Nashville Machine Elevator - Nashville, TN	$ 5,524,128.00	27%	-	-	27%	100%
21.a	Fire Protection	Ryan Fireprotection, Inc - Noblesville, IN	$ 6,465,000.00	-	-	20%	20%	60%
23.a	Mechanical and Plumbing	Foley Company - Kansas City, MO	$ 51,906,850.00	17.6%	14.2%	0.90%	32.70%	65%
26.a	Temp Electric	Edwards Electric - Nashville, TN	$ 560,000.00	15%	44%	41%	100%	100%
26.b	Electrical, Fire Alarm, AV, Telecom	Conti Electric - Sterling Heights, Michigan	$ 40,950,000.00	-	30%	-	30%	66%
32.b	Hardscape and Landscape	Reed Landscaping Inc. - Spring Hill, TN	$ 3,150,000.00	0%	100%	0%	100%	100%
33.a	Site Utilities	Mountain States Construction - Nashville, TN	$ 1,185,700.00	-	15%	15%	30%	100%
33.b	NES Traffic Vaults	Stansell Electric - Nashville, TN	$ 495,510.00	0%	31%	0%	31%	100%
33.c	NES Peabody Foundations	Bell and Associates Construction - Nashville, TN	$ 3,219,329.00	0.30%	26.40%	-	27%	100%
33.d	Underground Electric Duct Bank - Package #1	Stansell Electric and Summit - Nashville, TN	$ 3,298,655.00	-	7.76%	18.85%	26.61%	100%
33.d	Underground Electric Duct Bank - Package #2	Stansell Electric and Summit - Nashville, TN	$ 3,544,210.00	-	16.12%	4.86%	20.97%	100%
		Total Awarded to Date	**$ 326,061,348.00**	**$ 42,573,237**	**$ 32,167,339**	**$ 19,906,199**	**$ 97,949,393**	**$ 216,470,235**

Oustanding Procurement Packages
Joint Sealants
Signage
Aspahlt Paving
General Requirements (Hoisting, Safety, Temp. Utilities, Jobsite Clean-up, Field Engineering, Job Printing, Misc. Equipment and Materials)

Percent of Total Contract Awarded to Date (Less Construction Manager Cost)	**93.4%**
Total DBE Percentage of the Above Awarded Packages	**30.0%**
Total Percent Local Awarded to Date	**66.4%**

**Actual Percentage Calculated at Time of Payment.

**Each of the above line items, when awarded, is backed by a Payment and Performed Bond(s) for the full contract amount.

Attachment #3
Finance & Audit
Committee Meeting – 8/25/11