

**Hickory-Conover Tourism Development Authority**  
**Special Joint Meeting Minutes**  
**September 15, 2022, 12:00 p.m.**

A Special Joint Meeting of the Hickory-Conover Tourism Development Authority Board of Directors, City Council of the City of Hickory, and City Council for the City of Conover was held in the Catawba 4 meeting room of the Hickory Metro Convention Center on Thursday, September 15, 2022, at 12:00 p.m., with the following members present:

	Bruce Eckard; Chair	
Tom Hart	Patricia Hatch	Renee Keever
Lindsay Keisler	Leroy Lail	Mark Seaman
Warren Wood		Phil Yount

A quorum was present.

Also present were Terry Taylor; Counsel, Elizabeth Clark; Marketing Coordinator, Kendyl Warren; Sales Assistant, Sarah Jones; Director of Sales and Marketing, Mandy Hildebrand; CEO, and Amber Howard; Director of Events/TDA Clerk.

City of Hickory Council Members present were Mayor Hank Guess, Charlotte C. Williams, David L. Williams, David P. Zagaroli, Danny Seaver, and Jill Patton.

City of Hickory Staff Members present were City Manager Warren Wood, Assistant City Manager Rick Beasley, City Attorney John Crone, Deputy City Attorney Arnita Dula, Executive Assistant Yaidee Fox, Communications Specialist Sarah Killian, and City Clerk Debbie Miller.

City of Conover Council Members present were Mayor Kyle Hayman, Bruce Eckard, Joie Fulbright, Mark Canrobert, Brenda Powell, Jim Green, and City Clerk Stephanie Watson.

- I. Call to Order - Hickory-Conover Tourism Development Authority Sequentially Call the Meeting to Order.

Chair Bruce Eckard called the Joint meeting to order for the Hickory-Conover Tourism Development Authority. All members were present.

Mayor Guess called the Joint meeting to order for the City of Hickory. All Council members were present.

Mayor Hayman called the Joint meeting to order for City of Conover. All Council members were present.

- II. Presentation from Patrick McMurry, Holland & Hamrick Architects, Explanation of the Bid Process and Report. Recommendation to Accept the Low Bid for the Convention Center Expansion Project.

Hickory-Conover Tourism Development Authority Chairman Bruce Eckard commented it was a great day and a day they had looked forward to for a number of years.

Holland & Hamrick Architects, Patrick McMurry presented a PowerPoint presentation. He thanked everyone on behalf of Holland & Hamrick Architects and Scott Mitchell for letting them play a small role in this project. They were excited to see it moving forward and excited to be working with Mark Baucom at Hickory Construction as well. It was a great day for Hickory.

Mr. McMurry advised there were renderings in the back of the room as well as on the PowerPoint. The renovation plus the addition was approximately 46,000 square feet. The original Convention Center as it sits today was 117,000 square feet. They were making a substantial addition on to this facility. The 35,000 square foot area would be an area for basketball, wrestling, cheerleading, four full size regulation basketball courts, eight full size regulation volleyball courts, and all the systems. The scoreboards, the netting, the backboards, it would all be ceiling supported and come down from the ceiling. There would be retractable curtains in between for when different events are hosted. It could be set up very quickly with courts like you would see at any collegiate facility. The wood courts could also serve as a large exhibit hall with 2,000 people in there comfortably at an event. He advised the clear space was 30-feet for this new addition. He referred to the partitions in the room and advised they were at 16-feet. He noted there would be a 2,500 square foot Furniture Hall of Fame upfront that would pay homage to the rich history in Hickory to the furniture industry. The remaining space of the 46,000 square feet was hallways, restrooms, and circulatory areas.

Mr. McMurry discussed the alterations of the 30,000 square feet. They would upgrade all the finishes, new restrooms, touchless bathroom fixtures, like what was down the hall. There would be some small additional meeting rooms and wayfinding throughout the facility. All digital wayfinding. As they make their way down that hallway it would be brought up to today's standards. They would extend the exterior canopy out to the parking deck and extend the main entry with the drive through. He referred to the PowerPoint and displayed the floorplan. He pointed out the main lobby, with a pyramid skylight. He pointed out the main corridor. The Catawba area, which was where they were at, would get new partition systems. They would be subdivided differently so they could work more efficiently. These Catawba Rooms would be approximately 22,000 square feet of event space that could be

subdivided into one large room, two rooms, or four rooms, and into two small 1,200 square foot Catawba meeting areas right off of the main lobby. To the right of the plan, the west, was a large artery that connected down to the secondary lobby that would connect to the Catawba Rooms and to the 35,000 square foot addition. They would have a south entry on the back and the new secondary lobby, with the Furniture Hall of Fame adjacent off the new lobby and the main artery going back to the large new exhibit space. He noted the location of the current restrooms and advised they were adding on to that facility and more than doubling the size and updating all the fixtures. He showed a rendering of the front entry with the extended canopy. He pointed out the walkway cover going down to the parking deck, and the secondary new entry into the Furniture Hall of Fame, the main corridor, with the 35,000 square foot exhibit space to the right and the existing Catawba Rooms to the left.

Mr. McMurry advised they opened bids on July 28, 2022. They had five bidders. They were pleasantly surprised when the bids came in, with everything that had gone on in the last two years. Hickory Construction was the low bidder at \$14,040,000, the base bid. They had worked with Hickory Construction before on past projects and were really excited to work with them. A great company to work with.

Mr. McMurry commented the next steps would be left up to the three entities present today. He thought that Mark Baucom might have a shovel or two out there where they could get started right after lunch today. He asked for any questions.

Hickory-Conover Tourism Development Authority Chairman Bruce Eckard recognized Mr. Mark Baucom, Hickory Construction Company. He was glad he was present. He asked for any questions.

Hickory City Council Alderwoman Williams inquired about the next steps and the timeline.

Mr. McMurry advised the Convention Center had bookings up through April. They gave the contractors the choice of getting started on some of the stuff right of way, but he thought that it was going to work for the Convention Center's advantage to wait until April to get started on the whole project. He noted the 600-days would start today. That was when Hickory Construction said they would have it completed.

Hickory-Conover Tourism Development Authority Chairman Bruce Eckard asked for any other questions. He asked Mandy Hildebrand if she had any comments.

Hickory Metro Convention Center CEO Mandy Hildebrand appreciated the opportunity to be a part of this great adventure. She thought this was going to be a major game changer.

President of Hickory Construction Company Mark Baucom commented that he had a 14-year-old that did a lot of travel volleyball, so he was ready. They were excited and

appreciated everyone for allowing them the opportunity. He noted that no activity on site did not mean no activity. They would be working behind the scenes very hard over the next four to five months to get everything ready. When they go, they go. They would be working in concert with Mandy and her team to make sure there were as little disruptions as possible. He thanked them for the opportunity.

Hickory-Conover Tourism Development Authority Chairman Bruce Eckard commented this was not going to be a simple process, because they need to keep business in this building to pay the bills. There would be a lot of balancing going on and they appreciated everyone understanding that.

III. City of Hickory, City of Conover, and Hickory-Conover Tourism Development Authority Sequentially Consider Approval of a Joint Resolution.

City of Hickory's Mayor Guess moved, seconded by Alderwoman Patton approval of their Resolution 22-46, approving the City of Hickory's construction of the improvements of the Hickory Metro Convention Center, Related Lease Agreement, and an Interlocal Agreement with the Hickory-Conover Tourism Development Authority. The motion carried unanimously.

City of Conover's Mayor Hayman moved, seconded by Councilman Fulbright approval of their Resolution No. 33-22, approving the City of Hickory's construction of the improvements of the Hickory Metro Convention Center, Related Lease Agreement, and an Interlocal Agreement with the Hickory-Conover Tourism Development Authority. The motion carried unanimously.

Hickory-Conover Tourism Development Authority Chairman Bruce Eckard moved, seconded by Leroy Lail, approval of the Joint Resolution with the City of Hickory and City of Conover. The motion carried unanimously.

Chairman Eckard advised all of the Joint Resolutions were approved.

IV. Approval of a Contract with Hickory Construction by Hickory City Council.

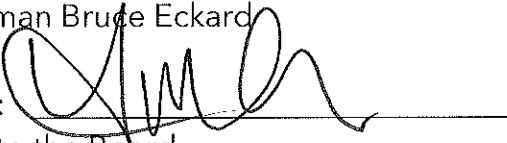
Mayor Guess moved, seconded by Alderwoman Williams approval of the Contract with Hickory Construction, and authorized the City Manager to execute the appropriate documents in relationship to that contract, now and in the future. The motion carried unanimously.

Hickory-Conover Tourism Development Authority Chairman Bruce Eckard advised all of the formal business had been handled. He thanked everyone for their attendance. It was a great day for the area. They would be back for a ribbon cutting in the next 600-days.

V. There being no further business, the meeting adjourned at 12:24 p.m.

Hickory-Conover Tourism Development Authority

By   
Chairman Bruce Eckard

Attest:   
Clerk to the Board