

Downstream Authority of the Quapaw Tribe of Oklahoma Regular Meeting
January 18, 2012

Meeting Called to Order: 10:15 am

ROLL CALL:	John Berrey, Chairman	Present
	Larry Ramsey, Secretary	Present
	Ranny McWatters, Treasurer	Present
	Marilyn Rogers, Member	Present
	Tamara Smiley, Member	Present

DECLARATION OF QUORUM: announced by Larry Ramsey

Design/Construction Review

Bob B / Tim Brown/ Ernie/ Chris Roper/ Steve/Sean/ Brock/ Jason/ David/ Steve/ John T/ Kristina/ Bill/ Julie/ Scott

Civil

- Retaining wall
 - Proposed location of new retaining wall
 - 18ft at highest point
 - Type of materials
 - Structural w/brick face
 - Stained concrete
 - Large block retaining wall system
 - DDA prefers concrete w/efas - similar to current

Structural

- Steel framing above pool and spa
 - Protective covering for steel – corrosive environment
 - DDA prefers that the ceiling have a protective covering
- Pop Up element in middle of building
 - Reduce the cost by not completely framing the top. Would have horseshoe shape
 - Make sure to take wind load into account
 - Will work on design and details and bring back for review
- Window in typical guest room
 - On north side – reduce the height
 - JCJ will work on new elevation to reflect for review and approval

Materials and Finishes

- See attached presentation
- Grab-N-Go / Buffalo Grille
 - Carpet
 - 4 samples presented – general discussion, JCJ will continue to work with Ulster to develop carpet
 - Seat Covers
 - Original material discontinued
 - Options presented
 - 2 choices picked to be further investigated
 - Flooring options for around the carpeted areas
 - 3 tile options presented
 - 3 vinyl options presented
 - *DDA prefers the tile options presented

- Bathroom layouts
 - 3 options presented – general discussion
 - DDA prefers option 2 with the discussed modifications
- Lobby
 - Lounge finishes presented

Motion made by DDA member Marilyn Rogers to approve lounge finishes as presented. Motion seconded by DDA Member Tamara Smiley. Vote: JB: yes; LR: Yes; RM: yes; MR: yes; TS: yes (5 yes, 0 no, 0 abstaining, 0 absent)
Motion Carries.

- Standard Guest Room
 - New wall covering presented (original was discontinued)
 - Chi-tea
 - Consensus of the DDA to use wall covering that was presented
 - Bathroom tiles
 - Looked at alternates to swirl and alternate material types
 - Glass tile
 - Bronze chevrons
 - Put on hold until JCJ can review the Quapaw pottery for ideas for different options.
 - Soap holders
 - Three options presented for discussion
 - DDA prefers a recessed holder

- 1.5 bay suites
 - Wall covering options presented - antler

Motion made by DDA member Tamara Smiley to approve wall covering as presented. Motion seconded by DDA Member Marilyn Rogers. Vote: JB: yes; LR: Yes; RM: yes; MR: yes; TS: yes (5 yes, 0 no, 0 abstaining, 0 absent)
Motion Carries.

- Mosaic Inlay
 - Looked at samples
 - JCJ to work on more samples based on Quapaw Pottery
- Hospitality Suites
 - Wall covering
 - Will use the same one as in the 1.5 bay suites
 - Look at using area rugs on the wood floors in the living area of the room
- Lobby Layout
 - Two concepts presented
 - Concept A – do not change footing w/ revision
 - Concept B – change footing

Motion made by DDA Secretary Larry Ramsey to approve concept A with discussed modifications. Motion seconded by DDA Member Marilyn Rogers. Vote: JB: yes; LR: Yes; RM: yes; MR: yes; TS: yes (5 yes, 0 no, 0 abstaining, 0 absent) Motion Carries.

- Back of House finishes in Hotel
 - Small change to current carpets
 - Add extra thick padding at the Front Desk

- Hotel Lobby finishes

Motion made by DDA Treasurer Ranny McWatters to approve Hotel Lobby finishes as presented. Motion seconded by DDA Secretary Larry Ramsey. Vote: JB: yes; LR: Yes; RM: yes; MR: yes; TS: yes (5 yes, 0 no, 0 abstaining, 0 absent) Motion Carries.

- Lobby Flooring
 - Concept A – all Terrazzo, one color
 - Concept B – all Terrazzo, shades of brown
 - Concept C – Terrazzo “river”
 - DDA prefers concept C with chevrons removed

Electric and Mechanical

- MCC meet with subcontractors yesterday
- Electric
 - Bill’s Electric – Joplin company
 - Pros: local/currently doing service work for the casino, presented a lower budget number
 - Cons: not al lot of experience on the “preconstruction”/design build aspect, not having enough manpower
 - Faith Technologies – Springfield Office
 - Pros: larger, MCC has worked with them in the past, experienced with detailing “preconstruction/design build”
 - Cons: price- MCC thinks the price can be negotiated down.
 - MCC recommends that Faith Technologies be used. Concurrence of the DDA.
- Mechanical
 - Allan’s – Springfield
 - Similar projects, doing the work at the C Store
 - MCC – Mederie, LA
 - Omni – Tulsa
 - MCC recommends Allan’s, concurrence of the DDA

Buffalo Trail Update

- Drawings complete
- Reviewed options for the flooring in the pavilion – okay with colors presented
- Updated layout of gathering area
- Review seating options
- Review lighting options

Adjourn 1:37pm