

QUONSET DEVELOPMENT CORPORATION
STRATEGIC PLANNING COMMITTEE MEETING

October 16, 2006

A meeting of the Strategic Planning Committee of the Quonset Development Corporation (the "Corporation") was held at 4:00 p.m. on Monday, October 16, 2006: at the offices of the Corporation located at 30 Enterprise Drive, North Kingstown, Rhode Island, pursuant to notice to all members of the Strategic Planning Committee and a public notice of the meeting as required by the Bylaws of the Corporation and applicable Rhode Island Law.

The following members were present and participated throughout the meeting as indicated: John Simpson and Sav Rebecchi. Absent were: David Doern and Barbara Jackson. The attendees at this meeting do not represent a quorum and therefore no voting took place. Also present were: Saul Kaplan, Executive Director RIEDC, W. Geoffrey Grout, Managing Director, and Steven King, COO of Quonset Development Corporation.

1. **CALL TO ORDER**

The meeting was called to order at 4:35pm by Chairperson John Simpson

2. **APPROVAL OF MINUTES**

Last month's minutes will be approved at the next meeting.

3. **DISCUSSION**

A. **Review results of the RFP for the Operating Model Planning Process:**

Steven King went over where and when the advertisement was posted and to whom requests for proposals had been mailed. There were two firms that requested the proposal: David Easterbrook of Pare Engineering and Alan Tear of Aptus Partners. Aptus Partners was the only firm that has submitted a proposal.

The committee discussed the proposal and the merits of the Aptus response. Aptus partners seemed well suited for the facilitation role, but their proposal seemed weak on the creation of alternative operating models for Quonset Business Park. Mr. King advised the committee that since the closing date of the proposal, the Maguire Group had found another consultant, RKG, who is interested in helping with this project and has spoken to Pare Engineering, but did not submit a proposal. RKG Associates submitted some background information to staff that illustrates some of the work they performed for Fort Devens and Pease International Trade Port to help create Operating Models. They were potentially a sub-consultant for Pare Engineering from the original list, but Pare Engineering did not submit a proposal.

The committee discussed having staff interview both Aptus Partner and RKG Associates to see if there would be the possibility of creating a project team with Aptus serving as the facilitator and the RKG Group providing the background for Operating Model.

Saul Kaplan stated that the question we need to answer is: What is the Park going to look like when it is done and how is it going to work? When we have the answers to those questions then we need to come back and answer the tactical questions. We still need to find the answer to when we are done how we will operate, what is the role of the town, what is the role of QDC and what is the role of the State.

John Simpson stated that we need someone as a Facilitator that is objective and understands the perspective of the town, understands QDC's views and prospective. Someone who will help us through that process. We need a Facilitator that knows what it means to have a Municipal Service Agreement. What is the time frame, what it is going to look like; we want an Executive Business Park. Who is going to run it, what will the real estate look like, what the staffing is going to look like to run a good and effective Business Park?

There being no further business to come before the committee, upon motion duly made by John Simpson and seconded by Sav Rebecchi the meeting is adjourned at 5:00 pm.

Respectively submitted

By: 

Steven J. King, P.E.
Chief Operating Officer