

BILL/ RESOLUTION REQUEST

1. Title: Approves a Development Consulting Services Agreement between Westin DIA Operator, LLC and Denver International Airport.

2. Requesting Agency: DIA

3. Contact Person *with actual knowledge of proposed ordinance*

Name: John Ackerman

Phone:303-342-2568

Email:john.ackerman@flydenver.com

4. Contact Person *with actual knowledge of proposed ordinance who will present the item at Mayor Council and who will be available for first and second reading, if necessary*

Name:Brian Elms

Phone:303-342-2278

Email:brian.elms@flydenver.com

5. Describe the proposed ordinance, including what the proposed ordinance is intended to accomplish, who's involved

a. Scope of Work

Starwood Hotels (Westin) was selected to operate the DIA Hotel through a competitive RFP process. Contract is a Development Consulting Services Agreement (DCSA) that outlines services Starwood will provide to DIA in conjunction with the design and construction of the DIA Westin Hotel. These services include guidance on the Westin spatial program as it relates to the design of the hotel, input on performance and function of the hotel, and input on selection of systems and equipment for the hotel. DCSA's are commonly used in the industry to outline the relationship between the hotel owner (DIA) and the manager (Starwood/Westin) during the design and construction process. Contract will be in effect from the effective date to 6 months after the Opening Date, currently estimated to be January 1, 2014.

b. Duration

Effective date to 6 months after Opening Date of Hotel, currently estimated to be January 1, 2014

c. Location

DIA

d. Affected Council District

District 11

e. Benefits

Provides Westin input and expertise during design and construction phase of the DIA Hotel.

f. Costs

Westin will be paid a fee of \$320,000 and may be reimbursed for eligible expenses up to \$75, 000. Westin may be paid additional fees of up to \$60,000 if the hotel construction is delayed.

6. Is there any controversy surrounding this ordinance, groups or individuals who may have concerns about it? Please explain.

No.

Bill Request Number: BR11-0125

Date: 2/15/2011