



DENVER CITY COUNCIL

Business, Arts, Workforce, & Aviation Services Committee

AGENDA

Wednesday, October 25, 2023, 1:30 PM

City & County Building, Council Chambers, Room 450

Chair: Chris Hinds, Vice Chair Sarah Parady

Members: Kevin Flynn, Stacie Gilmore, Shontel M. Lewis, Diana Romero Campbell, Jamie Torres

Staff: Melissa Mata

Attendance

Action Items

[23-1535](#) Approves an on-call contract with Concession Planning International Australia PTY Ltd. for a maximum of \$979,000 and a term of three years to complete, monitor, and support Denver International Airport's concession master plan, in Council District 11. 202368744.

[23-1541](#) Approves a premium value concession contract with HOST-CTI DEN F&B II, LLC., operating as Cru Wine Bar for a minimum annual guarantee of \$384,554 and a term of 7 years with an end date of 3-1-2032 to design, build, manage, and lease a wine bar on the B Concourse of the airport, in Council District 11. 202369049.

[23-1542](#) Approves a premium value concession contract with ProServe Corporations operating as Bodega DEN for a minimum annual guarantee of \$399,840 or percentage fee of 17% and a term of 7 years to design, build, manage, and lease Bodega DEN on the C concourse of the airport, in Council District 11. 202369777.

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- [23-1543](#) Approves a premium value concession contract with Executive Shine, Inc. for a minimum annual guarantee of \$24,000 and a term of 5 years to design, build, manage, and lease Executive Shine on Concourses A, B, and C, of the airport, in Council District 11. 202368416.
- [23-1544](#) Approves a premium value concession contract with Trugoy, Inc., operating as Starbucks Coffee for a minimum annual guarantee of \$529,125 and a term of 7 years to design, build, manage, and lease Starbucks Coffee on the B concourse of the airport, in Council District 11. 202369779.
- [23-1545](#) Approves a premium value concession contract with Genesco, Inc. Joint Venture #12, operating as Johnston & Murphy for a minimum annual guarantee of \$240,000 and a term of 7 years to design, build, manage, and lease a Johnston & Murphy on the B concourse of the airport, in Council District 11. 202369785.
- [23-1546](#) Approves a premium value concession contract with ProServe Corporations, operating as Bodega DEN, for a minimum annual guarantee of \$403,920 or percentage fee of 17% and a term of 7 years to design, build, manage, and lease Bodega DEN on the A concourse of the airport, in Council District 11. 202369787.
- [23-1547](#) Approves a premium value concession contract with Skyport Holding, LLC, operating as Woody Creek Bakery, for a minimum annual guarantee of \$492,575 and a term of 7 years to design, build, manage, and lease a Woody Bakery on the C concourse of the airport, in Council District 11. 202369816.

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- [23-1548](#) Approves a premium value concession contract with Skyport Holdings, LLC, operating as Pour La France for a minimum annual guarantee of \$1,260,423 and a term of 10 years to design, build, manage, and lease a Pour La France on the A concourse of the airport, in Council District 11. 202369804.
- [23-1549](#) Approves a premium value concession contract with Skyport Holdings, LLC, operating as Dunkin Donuts for a minimum annual guarantee of \$233,325 and a term of 7 years to design, build, manage, and lease a Dunkin Donuts on the C concourse of the airport, in Council District 11. 202369876.
- [23-1550](#) Approves a premium value concession contract with ProServe Corporation, operating as High Land Mercantile, for a minimum annual guarantee of \$454,920 or percentage fee of 17% for a term of 7 years to design, build, manage, and lease a High Land Mercantile on the B concourse of the airport, in Council District 11. 202369790.
- [23-1551](#) Approves a premium value concession contract with Stellar DOC1 DCGG DEN, LLC, operating as Out West, for a minimum annual guarantee of \$290,000 for a term of 7 years to design, build, manage, and lease Out West on the C concourse of the airport, in Council District 11. 202369781.
- [23-1552](#) Approves a premium value concession contract with ProServe Corporation, operating as High Land Mercantile, for a minimum annual guarantee of \$237,660 or percentage fee of 17% for a term of 7 years to design, build, manage, and lease High Land Mercantile on the A concourse of the airport, in Council District 11. 202369884.

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- [23-1553](#) Approves a premium value concession contract with Mission Yogurt, Inc., operating as Einstein Bros Bagels, for a minimum annual guarantee of \$450,000 for a term of 7 years to design, build, manage, and lease an Einstein Bros Bagels on the B concourse of the airport, in Council District 11. 202369812.
- [23-1554](#) Approves a premium value concession contract with Mission Yogurt, Inc., operating as Einstein Bros Bagels, for a minimum annual guarantee of \$450,000 for a term of 7 years to design, build, manage, and lease an Einstein Bros Bagels on the B concourse of the airport, in Council District 11. 202369812.
- [23-1555](#) Approves a premium value concession contract with InMotion DEN-B, LLC, operating as InMotion, for a minimum annual guarantee of \$263,000 for a term of 5 years to design, build, manage, and lease an InMotion on B concourse in the airport, in Council District 11. 202369788.
- [23-1556](#) Approves a premium value concession contract with DIA Juice, LLC operating as Jamba Juice, for a minimum annual guarantee of \$272,213 for a term of 7 years to design, build, manage, and lease a Jamba Juice on C concourse in the airport, in Council District 11. 202369789.

Consent Items

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[23-1539](#) Amends a master operator agreement with McKinstry Essention, LLC (202160096) to add \$2,400,000 for a new total of \$33,400,000 and an end term of 9-01-2027 for the design, development, installation, operation, and maintenance of community solar photovoltaic generating facilities and electric vehicle chargers as part of the Renewable Denver Community Solar Initiative, citywide. 202370836.

[23-1540](#) Amends a contract with McKinstry Essention, LLC (202264633) to clarify elements of the scope of work and fee schedule by updating the section regarding No Employment of a Worker without Authorization, includes a provision for the City to request and obtain as-needed operations and management services, and clarifies the fee schedule to improve the administrative efficiency, citywide. 202369909-01.