City of Port Huron and McMorran Authority
City of Port Huron – Phone (810) 984-9740  Fax (810) 982-0282
McMorran Place – Phone (810) 985-6166  Fax (810) 985-3358

Request for Qualifications
Sports and Entertainment Management Service
Potential Lease or Purchase of the
McMorran Place Sports and Entertainment Center

The City of Port Huron and the McMorran Authority are seeking sports and/or entertainment management firms and others that could potentially manage, lease or purchase the McMorran Place Sports and Entertainment Center. If your firm would like to be considered as part of this process, we are requesting you complete the enclosed forms. If you choose not to respond to this request, your firm will not be considered.

We are compiling a list of interested participants. After review, we will submit a request for proposals to those participants that we deem qualified. Our proposed schedule is as follows:

- **March 12:** Mail Request for Qualifications (RFQ’s)
- **April 25:** Deadline for submission of RFQ’s
- **April 26-May 7:** Review of RFQ’s
- **May 12:** City Council determines qualified firms
- **May 14:** Mail Request for Proposal (RFP’s) to qualified firms
- **May 21:** Mandatory walk through of McMorran facility
- **June 13:** Deadline for submittal of RFP’s
- **July 14-25:** Financial analysis of management, lease or sale proposals
- **July 28:** Recommended proposal submitted to City Council for approval

**Description of McMorran Place**

The McMorran Place complex covers a three block area in the center of downtown Port Huron, Michigan. The complex is composed of the following facilities:

**Auditorium/Theatre** - The auditorium was opened in 1960 and has a 1,157 seat theatre designed for plays, concerts, and lectures and is the home of the Town Hall lecture series, International Symphony Orchestra, Port Huron Civic Theatre, band concerts and Broadway plays. The auditorium provides patrons with excellent sight lines and acoustics from every seat. The backstage area is fully-equipped with dressing rooms and a complete light and sound system. An infrared hearing system for the hearing impaired is also available. The theatre also includes a concession stand.

**The Lounge** is located on the lower level of the auditorium facility and can comfortably seat up to 250 people and is fully handicap accessible. This attractive setting can facilitate meetings, banquets, dinner theatre, wedding receptions, and private parties.

**The Memorial Room** is located on the south side of the auditorium facility and is used for smaller, more intimate meetings and receptions and accommodates up to 150 people.
Main Arena - The main ice arena was completed in November of 1962 and has over 15,000 sq. ft. of floor space and can accommodate up to 4,500 people for trade shows, conventions, concerts and various attractions. The arena has a quickly convertible ice/floor surface (85’ x 185’) with 3,200 permanent seats. All the necessary utilities, sound system, 72’ x 40’ portable stage and delivery entrance are available. The main arena also includes concession stands and food/beverage kiosks. The arena is the current home ice for the Port Huron Icehawks of the International Hockey League, Port Huron Minor Hockey Association and the Port Huron Figure Skating Club.

Pavilion – This 25,000 sq. ft. facility was added in 1965 and is a multi-use facility suited ideally for exhibitions, conventions, receptions and large gatherings. It also serves as the focal point for youth hockey activities. The area is also used for festivals, dances, and special events such as home & sport shows, auto shows, dog shows and larger wedding receptions. The pavilion also includes a concession stand.

Parking Lots There are two parking lots on either side of the complex. The McMorran Lot on the south side has approximately 375 spaces and the Andrew Murphy Lot on the north side has approximately 350 spaces. These lots are used by patrons of McMorran, the St Clair County Community College, the senior center, downtown business patrons and employees.

In May 2006 a committee of local leaders was appointed by the Port Huron City Council to study and make recommendations on the short- and long-term governance of McMorran Place. This report also included a March 2000 Master Capital Improvement Plan prepared by Rossetti Architects and is available on the City’s website at www.porthuron.org or McMorran’s website at www.mcmorran.com.

Firms interested in being considered by the City and the Authority must complete the Qualification Questionnaire. Proposals are due on or before 3:00 pm April 25, 2008. Twelve (12) copies of your complete packet, sealed in one package must be delivered to:

City of Port Huron Finance Department
100 McMorran Boulevard, Room 217
Port Huron, MI 48060

Questions regarding the RFQ package should be directed to:

Larry J. Krabach
McMorran Place General Manager
Phone: (810) 985-6166
E-mail: krabach@mcmorran.com