



The Rutgers Stadium Expansion

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Existing Stadium



Expansion Priority Goals

- Increased Seating to 54,000 Plus
- Additions
 - Club and Loge
 - Recruiting Lounge
 - Home Locker Room
 - Home Media Room
 - High School Locker Room
 - Visitor's Locker Room
- Delivery
 - \$102 million
 - 21 Months
 - Two Different Delivery Dates with Concurrent Design and Construction

8/31/08 Delivery Date

- On Time, On Budget
 - Demolition
 - Mass Excavation
 - East Stair Tower and Elevators in Progress
 - West Stair Tower and Elevators in Progress
 - Club Expansion and Fit-Out
 - Loge and Mezzanine Expansion and Fit-Out
 - Concrete and Pre-cast Concrete for Superstructure Committed
 - Storm Water Retention System Underway
 - Underground Infrastructure in Place
 - SHPO Complete

Development and Procurement

- Summer 2008 Bids
 - South End Bids Higher Than Anticipated: \$12.8 million
 - Strategy: Re-Engineer Project

- Fall 2008
 - Re-Scoped Project to Include:
 - Superstructure and Seats
 - South End Façade and Enclosures
 - Infrastructure within Superstructure for Later Fit-Out
 - Ability to Expand
 - Concessions
 - Restrooms
 - River Road Entrance
 - All Life-Safety Issues Addressed
 - Code-Compliance

Today

- Commitments: \$62 million
- Included:
 - Demolition
 - Mass Excavation
 - East Stair Tower and Elevators
 - West Stair Tower and Elevators
 - Club Expansion and Fit-Out
 - Loge and Mezzanine Expansion and Fit-Out
 - Concrete and Pre-cast Concrete for Superstructure Committed
 - Storm Water Retention System Underway
 - Underground Infrastructure in Place
 - Partial Footings for South End
 - Soft Costs; SHPO, Architectural and Engineering Drawings, Permitting, etc.

Finances

- Project Scope

- New Mezzanine Seating – Loge and Club Seating 968
- New South End Zone Seating 11,500

- Project Cost and Financing

- Rutgers Bonds – Tax Exempt \$85 million
- Commercial Paper - Taxable \$17 million
- Total Project Cost \$102 million

- Annual Project Revenues and Expenditures

(effective FY 09/10 @ 85% / 75% attendance assumption):

- Projected New Tickets Sales and Associated Revenues \$7.5 million
(Seat Donations, Parking, Concessions and Sponsorships)
- Projected Debt Service and Incremental Operating Expenditures \$7.5 million

Beginning in FY 2010/11 and beyond, incremental stadium revenues are projected to exceed incremental operating costs and level debt service payments.

South End Zone

