

## DESIGNING SUCCESS

A Newsbrief for the Airport Concessions Industry  
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### MID-TERM LEASE FACILITY SERVICES

Let's face it - things wear out, especially in an airport. The constant wear and tear on most finishes and systems is apparent even after a few years.

Most airport leases have a mid-term refurbishment clause. Addressing these requirements in a proactive way can minimize business disruption and prevent costs from escalating. Even in a challenging economic environment it is important to keep a store looking fresh and inviting.

Close coordination is important between Concessionaire and Airport to identify both required and relevant issues as well as developing an effective work plan. This may also be a good time to consider addressing sustainability issues through an energy audit and analysis of other green aspects of the space.

In today's economy there may be another opportunity to consider the spaces environment when a lease is extended. Some relatively inexpensive modifications can extend a space's life until that RFP is finally issued.

RCS AIRdesign has both the experience and expertise to assist the Concessionaire with cost effective solution to address mid-term lease, facility upgrades, sustainability, and energy analysis issues. For more information on RCS's services visit our website and click on the Documents page, or give us a call. We're here to help.



This space was one of a five-store mid-lease refurbishment that needed to consider maintaining operations during the project.