

CLEARTIDE MANAGEMENT GROUP



WHO WE ARE

Cleartide Management Group, the executive management team of former VenuBlue, garnered multiple billion-dollar mixed-used development projects and relaunched under the Cleartide banner to more effectively serve existing clientele, expand business, and maintain the established industry leading position for beach lifestyle destination venues. We are a team of entertainment and hospitality industry veterans fused together with an in-depth understanding of facility management and a passion to spearhead the live, work, play development landscape of the future. Our foundation is built on decades of solid business acumen in managing unique, mass-gathering environments and delivering on world-class guest experiences.

WHAT WE DO

Our work transforms destination attractions at the intersection of design, technology, and business. We provide design consulting and develop efficient operating systems that reach stakeholders at critical points during the development process. We collaborate with and source various multidisciplinary teams of engineers, architects, and designers to infuse creativity, feasibility, and functionality to provide agile solutions that permeate lifestyle venues. These innovative practices extend into facility management and are rooted in the belief that iconic establishments should be innovative, efficient, and deliver an unparalleled guest experience.

WHO WE SERVE

- ▶ Mixed-use Developers
- ▶ Municipalities
- ▶ Hotels & Resorts
- ▶ Master-planned Community Developers

OUR BACKGROUND



OUR SERVICES

Program Development

Collaborate to create world-class destinations

Business & Financial Modeling

Optimize revenue streams

Attraction & Facility Management

Operate effectively and efficiently

Curated Culinary Development

Elevate contemporary dining experiences

Procurement & Construction Oversight

Provide unparalleled project deliverables

Water & Life Safety

Ensure pristine conditions and guest safety

Building & Grounds Maintenance

Preserve landscape and optimize facility functions

Entertainment Program & Production

Enliven, engage, exhilarate

Marketing & Sponsorship

Maximize target exposure to increase sales

Sapphire Bay, Rowlett, TX



Emerald Lakes, Palm Bay, FL



CLEARTIDE MANAGEMENT GROUP

MEET OUR TEAM



John Hughes
President

An entertainment industry veteran, Hughes began his career in 1991 with Warner Music Group in NYC. Named Director of Strategic Alliances for Hard Rock Café, Intl. in 1999, John helped extend the brand through corporate partnerships, brand licenses, and the opening of 4 HRCs and the Hard Rock Live venue at Universal Studios Florida. In 2002, John joined SMG and served in several roles over 12 years including Texas Regional Director of Live Entertainment and as an opening team member of Baylor University's 45,000 seat McLane Stadium.



Brian Stovall, CVE
VP, Operations & Program
Development

Brian brings over 25 years of broad spectrum venue management experience to Cleartide Management Group in both the private and public sectors. His experience includes serving at an executive level for water parks, amphitheaters, performing arts centers, arenas and hospitality properties in San Diego, Denver, Austin, Las Vegas, Dallas and Nashville. Brian has significant experience with new construction and renovation, has started 3 of his own companies, and was a founding member of the Austin Music Foundation.



Iona Lee
VP, Food & Beverage

Iona has a Master's of Hospitality Administration from UNLV and her career has been tour of Food, Beverage, and Entertainment operations across eight states and two countries. Her first hospitality job serving ice cream at the local dairy bar when she was in high school set Iona on a path currently spanning over 25 years in roles with some of the country's largest hotels, iconic music venues and bars, award winning restaurants, and higher education. She believes that people work hard so they can play hard, and her passion is providing those much needed cocktails, dining, and events.



Xavier Villalon
VP, Sales & Marketing

Xavier has a 22+ years of sales, marketing and venue management experience. His background includes executive level positions within the largest Hispanic Advertising Agency and a National Sales Executive for Univision. For the last 14 years Xavier has reduced expenses, improved existing procedures, increased programming and consistently exceeded revenue budgets as an executive operator in two separate large venue complexes in Texas.



Jodi Chambers, CPA
VP, Finance

Jodi is a licensed CPA with 25+ years of financial and accounting experience. Jodi started her career in public accounting, working for two of the Big Four firms. In 2004, Jodi made the move to private industry as a Finance Director at a multi-venue entertainment facility. Since that time, she has served in local, regional, and corporate-level financial and human resources capacities within the venue management and hospitality industry.



Danny Broussard
Director of Operations

A 25+ year veteran of the entertainment industry, Danny began his career in the live production and audio recording field in 1990. Over the past seven years, Mr. Broussard has served in an operations and event services management capacity with both SMG and Spectra Comcast for facilities that included a 14,000 capacity amphitheater, a 9,000 seat arena, a 70k sq. ft. convention center, agriculture center, festival grounds, and a nationally recognized youth baseball/softball tournament complex.



Michele Passaretti
Marketing & Relations Manager

Michele began her career as a marketing professional for Fortune 500 brands, Google and Amazon. She has developed brand activations for entertainment favorites including Warner Bros., Animal Planet and The Oscars Academy Awards. Most recently, she led marketing initiatives for real estate properties including event venues, office spaces and retail establishments. She is truly passionate about cultivating experiences and fostering relationships by bringing people, products, and places together.



Lindsay Matteoni
Project Coordination Manager

As a published Interior Designer and Project Manager with over 16 years experience, Lindsay has designed numerous commercial and residential properties, including: retail establishments, offices, clubhouses and model homes within the United States and Canada. She is a firm believer that design is poetic, it's strategic and it communicates the story. Her love for design shines through each and every detail.

CLEARTIDE MANAGEMENT GROUP

PREVIOUS PROJECTS*



SAPPHIRE BAY RESORT

- ▶ **Market**
Dallas, Texas
- ▶ **Estimated Grand Opening**
2022
- ▶ **Owner/Developer**
Sapphire Bay Land Development
- ▶ **Services**
Business modeling, program development, operational design consulting, production and facility management
- ▶ **Components**
Lagoon, surf pool, water park, lazy river, beach club, pools, swim up bars, private cabanas, event venues, restaurants, bars, concessions, digital fountain show, water sports, specialty retail, and pro shop



EMERALD LAKES

- ▶ **Market**
Palm Bay, Florida
- ▶ **Estimated Grand Opening**
2023
- ▶ **Owner/Developer**
Zons Development
- ▶ **Services**
Business modeling, program development, operational design consulting, production and facility management
- ▶ **Components**
Lagoon, beach club, private cabanas, indoor and outdoor event venues including a wedding lawn, entertainment venues, restaurants, bars, concessions, and specialty retail



TROPICOS AT LAGO MAR

- ▶ **Market**
Houston, Texas
- ▶ **Estimated Grand Opening**
2022
- ▶ **Owner/Developer**
Land Tejas
- ▶ **Services**
Business modeling, operational design consulting, management and operations of inaugural Lagoofest
- ▶ **Components**
Lagoon, vegas-style pool, restaurant and bars, event venues, private cabanas, island, swim up bar, water obstacle course, specialty retail, and concessions

Financial Modeling & Concept/Program Development

- ▶ Miller's Landing, Castle Rock, CO
P3 Advisors
- ▶ London Proper, Corpus Christi, TX
The London Proper, LLC
- ▶ Bowen Beach Village, Charleston, SC
Wrenn Group
- ▶ Angeline, Tampa, FL
Metro Development Group
- ▶ Boeye Reservoir Development, McAllen, TX
City of McAllen
- ▶ Leander Springs, Austin, TX
iLand Development
- ▶ Buckeye Lake, Buckeye, OH
Buckeye Lake Region Corporation
- ▶ Playa, Rancho Mirage, CA
DMB Development
- ▶ Dallas, TX
MegaTel

* Previous projects contracted under VenuBlue, LLC