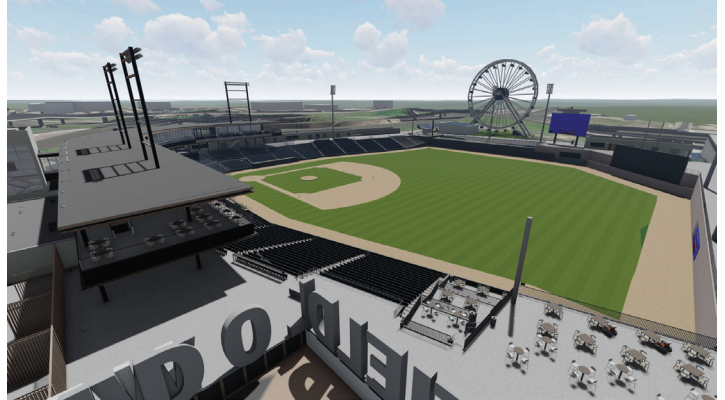




CHS FIELD EAST ENTRANCE DEVELOPMENT 3.10.2025



SF 1728: Pappas; Housley; Hawj; Oumou Verbeten; Hoffman
HF 1361: Perez-Vega; Hussein; Lee, K.; Hollins; McDonald

OVERVIEW

In its first 10 years, the ballpark has delivered on its promise to our partners that the Saints would operate a facility honoring the public investment with programming that provides:

- Affordable, fun, family entertainment;
- Accessibility to meet aspirations and needs of youth and amateur sports in our state and region; and
- A community gathering place serving our region with non-sports programming year-round

Anticipating our known needs in the next 3-5 years, the Saints understand that now is an appropriate time to fund, along with our public partners, improvements that will serve the ballpark's mission over the next 15-20 years.

PROJECT

Relocation of Visiting Player Facilities

Cost: \$7mm rough order of cost magnitude per Ryan Companies

- Opportunity to remove from the site environmentally/structurally contaminated soils that were relocated to the area from other areas of the site and capped during initial construction 2014-2015.
- Relocation of visiting player facilities from service level near home plate to an area to be constructed behind the LF outfield wall underneath the current berm
- Ensures that the Saints remain compliant with Major League Baseball rules that allow us to remain AAA affiliate of the Minnesota Twins
- Enhances ballpark's ability to attract amateur and college games and tournaments, which will have full access to new facilities
- Fixes moisture barrier problem that has developed behind the bullpen walls and will become a long-term, potentially significant, problem if not addressed

The Wheel at Saint Paul

Cost: \$9mm rough order of magnitude per Ryan and Saints

- Development/construction of a regional tourist attraction in the form of a large Ferris wheel to be located in the same vicinity as visiting player facilities
- Team would operate as a fan amenity during games and on non-game days, especially holidays and community special events
- City of Saint Paul shares in annual revenues produced by the ballpark
- Project has received preliminary approval from FAA
- Located at a high visibility gateway to Saint Paul at I-94 and US Highway 52
- Unique to the region/similar in scope to wheels in Chicago and St. Louis
- Spectacular views down the Mississippi River and downtown Saint Paul
- Further enhances CHS Field's reputation as a preeminent destination in the region for affordable, family fun

NARRATIVE

Our story is simple. We are:

- Maintaining a publicly funded and owned asset, ensuring that it remains world-class and in top condition for the next 15-20 years;
- Finishing the environmental clean-up of one of the region's worst brownfield sites begun in 2013;
- Providing increased opportunities for youth/amateur sports; and
- Creating a unique, dynamic attraction that will draw tourists from across the Upper Midwest to the region

SOURCES

State of Minnesota	\$8,000,000
City of St. Paul	Pending
Team / Others	Pending
Total	\$16,426,050

USES

Pre-Design	\$934,705
Existing/General Conditions	\$1,238,115
Construction/Contingency	\$10,558,416
Environmental	\$1,642,685
Design/Fees/Financing	\$2,052,129
Total	\$16,426,050

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