



To: Park Board
From: Susie Miller
Braemar Arena General Manager
Date: April 8, 2014
Subject: Minnesota Wild, Braemar Arena

Agenda Item #: VI.C.

Action
Discussion
Information

Action Requested:

Provide a recommendation to City Council regarding the proposed remodel of existing space at Braemar Arena. The remodel would consist of a locker room for the Minnesota Wild, as well as remodeled and repurposed space for the community.

Information / Background:

The Minnesota Wild is looking for a permanent practice facility when the Xcel Energy Center is not available to them due to concerts or other non-ice events. The Minnesota Wild is considering Braemar Arena because many of the players live nearby or in Edina. Several players participated in a fall warm-up camp that was offered at Braemar Arena by Octagon Hockey in 2013. The players that participated enjoyed their experience at Braemar Arena.

Staff invited the Minnesota Wild to practice at Braemar this season as needed. Since February 17, 2014 the Minnesota Wild utilized the Braemar West Arena and the boys JV locker room in the Hornet's Nest for 37.5 hours of practice.

The Minnesota Wild has worked with an architect to confirm that the space available at Braemar will meet their needs for training and locker room space. The anticipated renovation cost is just over \$1,000,000.

The facilities will include:

- 2,000 square foot locker room for players and coaches
- Space for two offices for staff
- Player lounge

Braemar Arena offers the Minnesota Wild an ice sheet as well as the Velocity Training Center to meet their off-ice needs. The impact of construction of the new Minnesota Wild locker room will be limited to a few community areas in the West Arena.

As a result of the construction, Braemar Arena would be enhanced with the following:

- One new locker room with restroom and shower facilities
- One remodeled locker room with restroom and shower facilities
- One new office area

- New Minnesota Wild player lounge which would also serve as a meeting space for the public
- Remodeled storage space

The space that is impacted by construction is on the south end of both the upper and lower levels of the West Arena. At this time all areas that are impacted are in need of remodeling and improvements to meet ADA requirements. The Minnesota Wild would cover the costs of design and construction to replace the areas that are affected.

On Monday, March 31 we sent a contract/lease agreement to the Minnesota Wild to lease the space needed to construct the locker rooms.

The addition of the Minnesota Wild locker room would be financially beneficial to the arena through additional lease revenues as well as ice sales. The space that is impacted has limited use due to the addition of the Hornet's Nest. Of the 37.5 ice hours sold so far, just two of those hours were during prime time. The majority of their ice needs are during the school day when most of the ice remains unused.

Recommendation

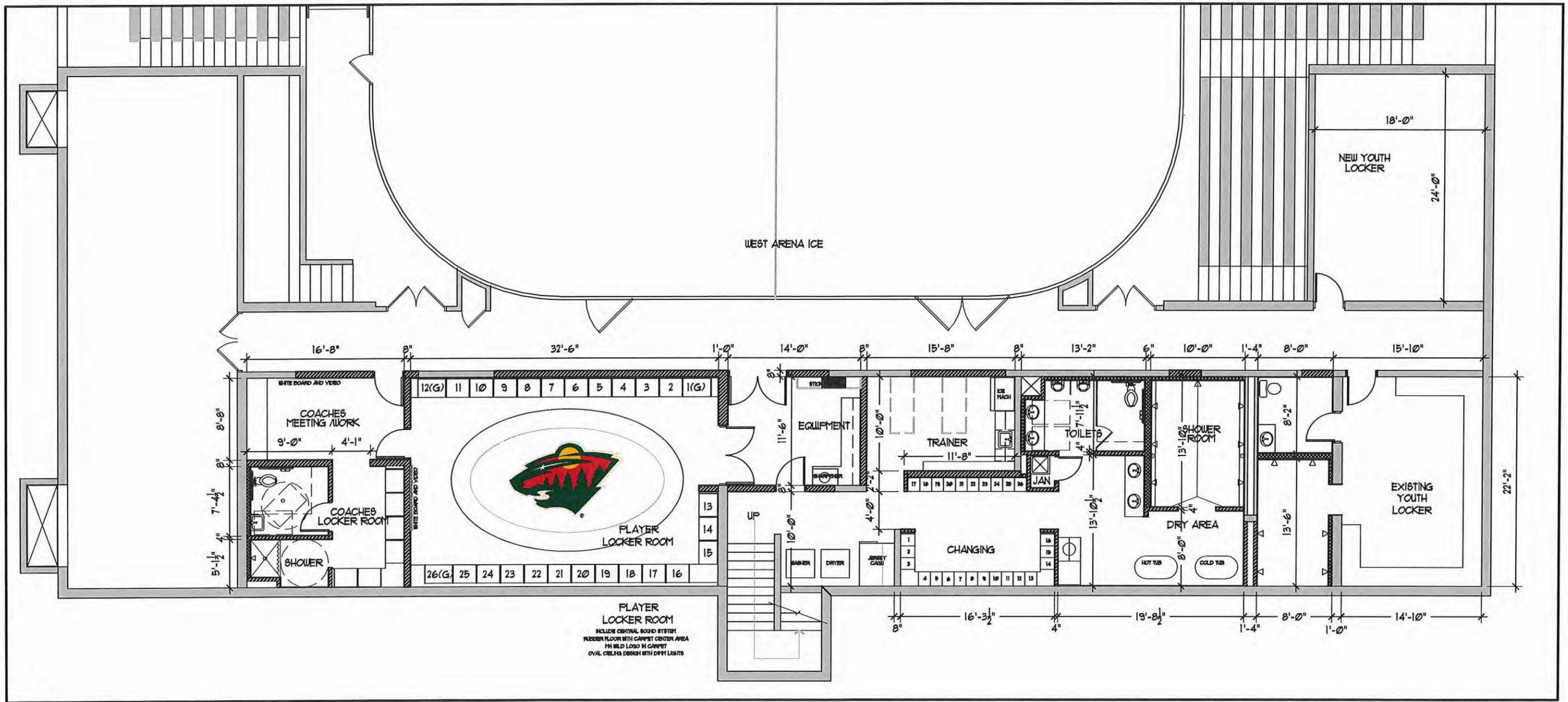
Staff is seeking feedback on this proposal. If recommended by the Park Board, the proposal will be presented to City Council at the April 22, 2014 meeting when we will ask the council to approve the lease agreement with the Minnesota Wild as well as the plan to repurpose the upper and lower level spaces on the south end of the West Arena.

The City Council will thoroughly and thoughtfully consider your action on this matter at their April 22 meeting. Staff requests the Park Board consider the proposed plans and provide one of three actions:

1. Recommend (generally support)
2. Do not recommend (do not support)
3. Recommend with specific changes

Attachments:

Arena Lower Level Wild Plan
Arena Upper Level Wild Plan



① LOWER LEVEL FLOOR PLAN
SCALE: 3/32" = 1'-0"



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MINNESOTA WILD LOCKER ROOM

BRAEMAR ARENA
EDINA, MN



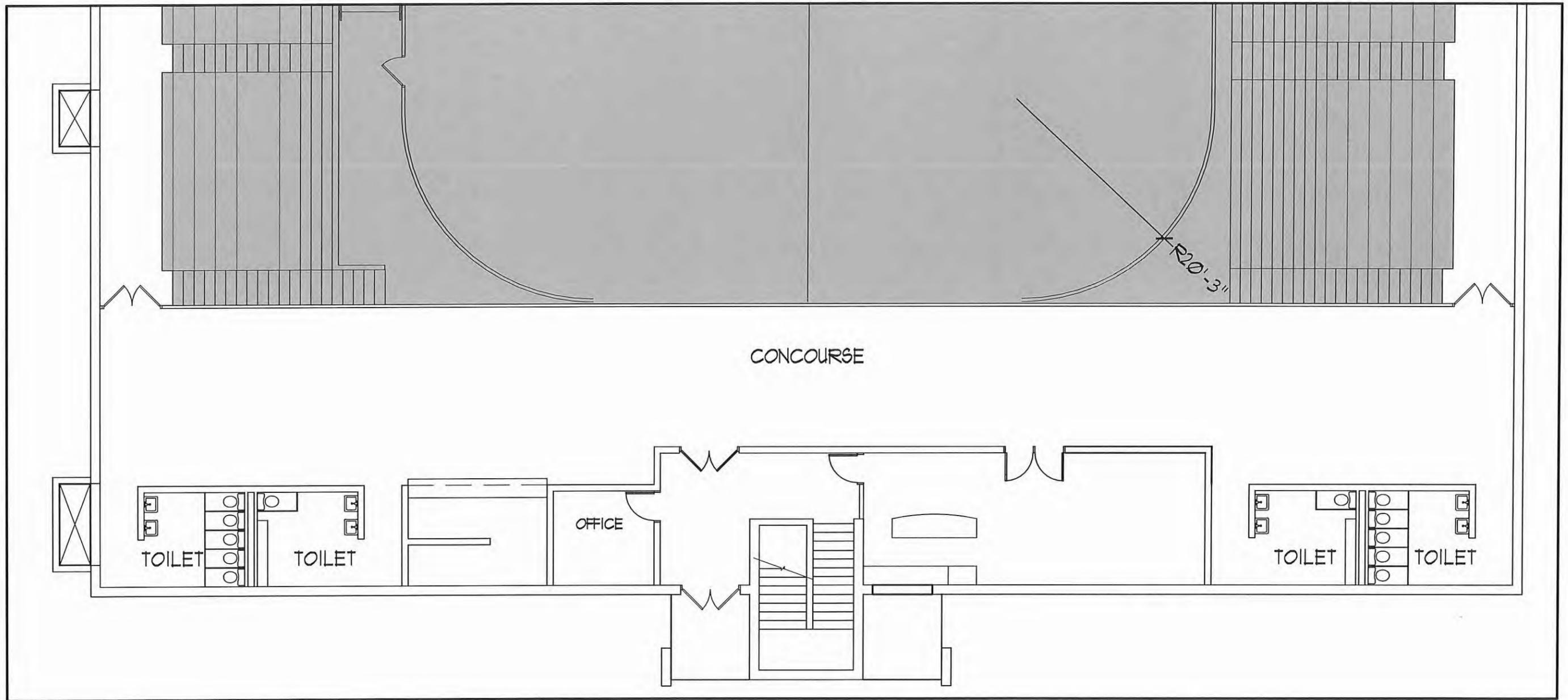
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• LOWER LEVEL FLOOR PLAN

PROJECT NO: 14-002
DRAWN BY: N.R.S.
CHECKED BY: N.S.

A2.1



① MAIN LEVEL FLOOR PLAN
SCALE: 3/32" = 1'-0"



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• MAIN LEVEL FLOOR PLAN

PROJECT NO: 14-002
DRAWN BY: N.R.S.
CHECKED BY: N.S.

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