

KING > SPORTS

CENTER

"A lifestyle brand promoting community through sports and entertainment."

King Sports is a Denver-based Sports and Entertainment facilities and operations management company. King Sports provides comprehensive turn-key project planning, design, operations, and management services to our clients. Kings Sports Center is our prototype facility being developed for the Denver market.

The principles of King Sports have a culmination of over fifty years in:

- **Research and Development**
- **Facility development**
- **Facility management**
- **Sports management**
- **Finance/private equity**
- **Technical security**
- **Hospitality**
- **Entertainment**

Colorado Project:

1 Million Sq. Ft. LEED Certified state-of-the-art mixed use sports facility providing:

3 NHL Ice Rinks	Rooftop Event Area	8 Lane Pool
1 Indoor Lacrosse Field	10 Golf Simulators	8 Lane Bowling Alley
4 indoor Volleyball Courts	2 Indoor Baseball Fields	40 Locker Rooms
1 indoor Basketball Court	4,000 Sq. Ft. Restaurant	28,000 Sq. Ft. of Retail Space
Turf Training Area	2,000 Sq. Ft. Dance Studio	36,000 Sq. Ft. of Office Space
6,000 Sq. Ft. Weight Room	4,500 Sq. Ft. Pro-Shop	750 Car Parking Structure

Economic Impact:

- **\$300 Million Economic and Fiscal Benefit**
- **\$90 Million Annual Ongoing Benefit**
- **200 Permanent Ongoing Jobs**
- **200 Construction Jobs**

Project Cost	\$300 Million
Construction and Operations	
Design	\$20M
Land	\$18M
Construction	\$211M
Equipment	\$19M
Administrations	\$15M
Operations	\$17M
Total	\$300 Million

With over 2 million annual visitors, King Sports Center will be an economic driver as well as a cultural and social center for sports participants, and spectators from around the country.

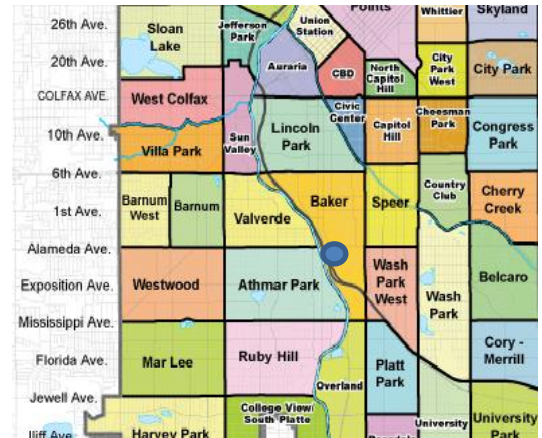
Community Benefits:

Support of: Under Privileged Children, Non-Profit Organizations, Family Values, Health and Wellness, Job Creation, and Use of Green Technology Solutions

Directly Impacted Denver Neighborhoods:

- Baker
- Lincoln Park
- Sun Valley
- Valverde
- Athmar Park
- Ruby Hill
- Overland
- Platt Park
- Washington Park
- Speer
- Capitol Hill
- Civic Center

The City of Denver has approved the zoning for the development site. Zoning is C-MX-16. (Commercial, Mixed Use, Up to 16 stories in height)



Job Creation – Growth Solution:

The King Sports Center will be a significant Growth Solution in Colorado. This is a \$300MM project that will immediately help the local economy by creating hundreds of jobs.

Arts and Entertainment:

With a combined indoor and outdoor area of almost 120,000 SF, King Sports Center provides space for live music, expos, and numerous special event opportunities. The rooftop will be the gem of the building allowing outside space for hosting a plethora of entertainment options combined with breathtaking views of the Rocky Mountain Front Range.

Nonprofit:

King Sports will partner with the Mark M. King Family Foundation to help provide youth with equipment and fees associated with sports, dance and other fitness programs offered at the King Sports Center.

Green Technology Solutions:

The King Sports Center is designed to take advantage of the geo-thermal energy produced by the creation of the ice playing surfaces in addition to capturing the sun's energy via solar panels. The combination of Solar and Geo-Thermal energy in the facility will help push the building toward a carbon neutral and green building, meeting LEED Certification for commercial construction.

Family and Community Culture:

King Sports advocates for strong family and community culture by giving precious time back to families and individuals through the reduction of time spent driving from various sports and fitness facilities. Thus, increasing the quality time participants and spectators can enjoy supporting and cheering each other on as they participate in the various entertainment, sports and fitness programs offered.