GAME ON
Sports Experience

Mortenson Construction Sports Group
On game day, when the fans are cheering and the players are full of excitement, the purpose of your sports facility is realized. Our team of sports and entertainment facility construction experts share your passion for building premiere sports facilities. Our goal is to ensure that building your next sports facility is as rewarding as game day.
Mortenson Construction

A family-owned company celebrating its 60th anniversary in 2014, Mortenson Construction has grown to over 4,000 team members and has project operations extending across the U.S. and Canada. In addition to over 185 active project sites, we maintain full-service offices in Chicago, IL; Denver, CO; Madison, WI; Milwaukee, WI; Minneapolis, MN; Phoenix, AZ; Seattle, WA; Portland, OR; San Antonio, TX; and Toronto, Canada.

Mortenson has been consistently ranked by Engineering News-Record (ENR) in the top 25 largest builders and in the top three sports builders.

Sports Focus

We selectively pursue opportunities when we are certain to deliver exceptional value and service to our customers. We only commit to projects when we know we can dedicate a seasoned “A-Team” along with ample support resources. This approach has helped us achieve a unique track record and a reputation of superior performance in the sports facilities market.

To date, Mortenson has built over 160 sports and entertainment projects valued at over $7 billion. We understand the high level of skill, knowledge, and expertise required to undertake these projects. We know how a well-designed, planned, and constructed facility can positively influence revenue generation, operations, and the fan experience. Our project teams leverage all of this expertise to help our customers make the best decisions for their facility and long-term economic success. Our proven track record speaks to our ability—we safely and consistently complete our sports projects on time or early and on or under budget.

The Mortenson Experience

Creating an exceptional experience is a responsibility shared by everyone at Mortenson. We are characterized by our people—honest, hardworking, innovative, professional, and energetic. We take pride in building trust and have formed collaborative relationships with owners, owner representatives, architects, engineers, and trade partners, enhancing Mortenson’s reputation for superior workmanship and performance. We will guide your project to success.

Consistently ranked as one of the largest sports builder in the U.S. with over 160 sports and entertainment projects valued at $7 billion.
Mortenson pioneered VDC / BIM in the design and construction industry. We apply these technologies to all of our projects to improve our customers’ business and to reduce the time and cost of construction.

We continue to improve our customer service by providing innovative tools to simplify and enhance the design phase and construction process. At the forefront of these innovative tools is the development of integrated project teams and VDC / BIM.

**Virtual Design and Construction**

**Expertise and Innovation**

Mortenson takes the art and science of construction to a whole new level. By employing state-of-the-art tools, we are able to envision, plan, communicate, and construct in a manner that creates better facilities at a lower cost and higher quality. Mortenson has been a nationally recognized leader in leveraging Mortenson Virtual Design and Construction (VDC) and Building Information Modeling (BIM) since 1999, and today, VDC and BIM are an integral part of how we do business. Our expertise is not outsourced; our VDC teams are fully integrated into our project teams and located on our job sites resulting in a more cohesive, collaborative process that is proven to improve project outcomes.

**The benefits of VDC:**

- Increased communication
- Increased efficiency
- Increased collaboration
- Lower cost
- Increased planning
- Shorter schedules
- Improved quality
- Increased prefabrication
- Better building systems operability
- Optimization of the schedule and cost
- Risk mitigation
- Asset management
- Disruption avoidance (event and campus operation planning)
- Recruiting support
- Securing donations
- Selling premium spaces

By virtue of our knowledge, expertise, and track record, Mortenson is considered to be the VDC / BIM leader in the industry.

Mortenson pioneered VDC / BIM in the design and construction industry. We apply these technologies to all of our projects to improve our customers’ business and to reduce the time and cost of construction.
**Types of Services**

**Design Phase Services**

We have found that proactive involvement during the design phase has the greatest potential influence on a project’s final outcome, therefore our goal is not simply limited to defining project parameters such as cost and schedule.

We thoroughly evaluate a number of factors during the design phase, and in addition to the traditional set of design phase services, we are able to provide unique, value-added services:

- Feasibility planning
- Budget trending
- Prefabrication strategies
- Procurement
- Development services
- Immersive Technology (Virtual Reality)
- Visualization & branding
- Public relations
- Energy modeling
- Fan experience analysis
- Fundraising support

**Construction Services**

We successfully deliver the most complex projects with cost and schedule certainty. We do this through integration of our project teams (regardless of contracting method), utilizing the most advanced technology in the industry, and with the leadership of the most experienced construction professionals.

As a full-service builder, Mortenson is able to provide the depth of services and resources our customers need, while offering innovative tools and unique methods to simplify and enhance the construction process:

- Self-perform capability
- Proprietary web-based communication software
- Food service / FF&E management
- Public relations, sales, & marketing
- Move-in planning & management
- Transition to Sustainable Operations (TSO)
- Building operations & end user training

Mortenson’s involvement can positively influence revenue generation, operations, and the overall fan experience.
SHOWARE CENTER '08
Kent, Washington
Early Delivery / On Budget
175,000 SF • 7,800 seats • LEED® Gold Certified

FEDEXFORUM '04
Memphis, Tennessee
On Time / $1M Under Budget
750,000 SF • 18,200 seats

COORS FIELD '95
Denver, Colorado
On Time / On Budget
1,010,926 SF • 50,250 seats

KINNICK STADIUM RENOVATION '06
Iowa City, Iowa
On Time / On Budget
361,686 SF • 70,585 seats

ALERUS CENTER '01
Grand Forks, North Dakota
One Month Early / On Budget
447,000 SF • 13,000 seats

EDWARD JONES DOME '95
St. Louis, Missouri
On Time / On Budget
1,710,000 SF • 70,000 seats

SPRINT CENTER '07
Kansas City, Missouri
On Time / $2M Under Budget
693,000 SF • 20,000 seats

XCEL ENERGY CENTER '00
St. Paul, Minnesota
On Time / On Budget
660,000 SF • 19,000 seats

ESPN WIDE WORLD OF SPORTS '97
Orlando, Florida
On Time / On Budget
296,000 SF • 7,500 seats

TYSON EVENTS CENTER '04
Sioux City, Iowa
Five Weeks Early / On Budget
263,000 SF • 10,000 seats

PEPSI CENTER '99
Denver, Colorado
On Time / On Budget
697,000 SF • 19,000 seats

TARGET CENTER '90
Minneapolis, Minnesota
One Month Early / On Budget
832,000 SF • 18,430 seats
Client: City of Lincoln
Architect: DLR Group
Role: Construction Manager at-Risk
Construction Cost: $161,000,000
Project Highlights: 470,400 SF; multi-purpose venue; 15,900 seats; 36 suites; 20 loge boxes; two private lounges; 632 club seats; 85 points of sale
Five Weeks Early Delivery | $1.6M Under Budget

I’ve come to think of Mortenson as a premier example of a great American corporation and a great American builder. And a large part of that has to do with their integrity and their ethics and their planning and their use of up to date techniques and materials. You know, they did everything the right way.”

— Chris Beutler, Mayor
City of Lincoln
Pinnacle Bank Arena
Lincoln, Nebraska

Pinnacle Bank Arena in Lincoln, Nebraska is a multi-use facility capable of hosting sporting events, concerts, family shows, ice programs, and community activities. This arena is the anchor of a $340 million mixed-use entertainment district that has transformed Lincoln. It was also the largest construction contract ever executed in the city.

Owned and operated by the City of Lincoln, the Arena created an estimated 2,000 jobs throughout the duration of the project with 87% of the subcontractors and craft workers hired within the local community.

Distributed over approximately 470,400 SF on four concourse levels, the facility features the University of Nebraska-Lincoln men’s and women’s basketball teams as anchor tenants, and provides dedicated locker rooms, training rooms, and support space for University game operations.

Mortenson Construction planned and managed the project as well as self-performed the concrete work. Mortenson completed the aggressive schedule five weeks early, enabling this facility to host 18 revenue-generating events prior to the completion date… all while finishing $1.6 million under budget!
Client: The Pennsylvania State University
Architect: Crawford Architects
Role: Construction Manager at-Risk
Construction Cost: $95,000,000
Project Highlights: 200,000 SF; 6,000 seats; 14 suites; 2 loge boxes; 44 loge seats; 588 club seats; two NHL-regulation size ice surfaces, including one community rink
Certification: LEED® Silver Certified
Five Weeks Early Delivery | $800K Under Budget

Using the on campus “CAVE” to walk college recruits through a full scale virtual model of their college hockey experience, before the Pegula Ice Arena was built, was instrumental in us signing key college recruits during our first year of Division 1 play.”

— Guy Gadowsky, Head Coach Men’s Hockey Team
The Pennsylvania State University

Winner of 2014 AIA BIM TAP Award
Process Innovation
The Pegula Ice Arena in University Park, Pennsylvania is the new home of Penn State Varsity Hockey and is owned and operated by The Pennsylvania State University. Following years of planning, collaboration, and design—and a gift of $102 million by Terry and Kim Pegula—this project became a reality. The team broke ground on February 13, 2012, and 19 months later, the Pegula’s vision became a reality as the building received substantial completion in September 2013.

The state-of-the-art facility seats 6,000 spectators and features a 1,000-seat student section, a closed-concourse, two ice surfaces (a main rink and a community rink), an interactive history of Penn State Hockey, multiple premium spaces and a café, as well as cutting-edge media and broadcasting facilities. The fantastic sight lines, family-friendly atmosphere, and focus on the fan experience are guaranteed to impact the community for generations to come.

The project was a transition in the way Penn State utilizes, communicates, and executes BIM and 4D technology. The team developed a BIM Execution Plan that is now being used throughout the industry as a template. The team also pioneered the use of immersive environments, or Computerized Automatic Virtual Environment (CAVE), to facilitate decisions, create a shared vision, and inform Operations and Maintenance to reduce post-construction changes. The team then leveraged the model in every facet of project execution and transition to operations.

All of this led to the delivery of a world-class ice arena for Penn State Division 1 Hockey, and was under budget and had zero punchlist items on October 11, 2013 when the first puck dropped against Army.
Client: Louisville Arena Authority, Inc.
Architect: Populous
Role: Construction Manager at-Risk
Construction Cost: $239,000,000
Project Highlights: 721,762 SF; 22,500 seats; 71 suites; 62 premium boxes; 33,926 SF of meeting rooms; seven levels (event floor, lobby / plaza mechanical, main concourse, suite mezzanine, suite level, upper concourse, and catwalk level); 760-car, below grade, three-level parking garage; the country’s first “Energy Star” arena
Five Weeks Early | $2M Under Budget

"I have built a number of projects myself over a period of years, and Mortenson is without question the best construction firm by far that I have ever worked with."

— W. James Host, former Chairman
Louisville Arena Authority
Despite having one of the nation’s most prominent basketball programs in 2007, the University of Louisville was unable to attract the coveted NCAA games and other high-profile events being hosted by other universities in the Big East Conference. So the City of Louisville formed the Louisville Arena Authority and teamed with the University of Louisville to make their dream come true and selected Mortenson to build the new home for the men’s and women’s basketball teams.

Mortenson recognized that equal opportunity and local employment utilization were key in realizing the goals of the Louisville community. The entire project team worked together to ensure minorities, women, and local residents from Kentucky and Southern Indiana were involved in the construction. The “Pipeline Project” was created to train local workers and opened the door for residents to begin new careers in construction and related trades. Over 3,500 workers, drawn largely from the Louisville metropolitan area, helped build the arena, exceeding 75% participation goals and setting new standards in Louisville by achieving 84% participation. The new facility also sparked economic growth in downtown Louisville through tourism, nightlife, and shopping.

The 22,500-seat KFC Yum! Center opened $2 million under budget and five weeks early on October 10, 2010. The early completion allowed the owner to generate millions of dollars in additional revenue.
Client: Duluth Entertainment Convention Center (DECC)
Architect: TKDA Architects / Populous
Role: Construction Manager at-Risk
Construction Cost: $57,400,000
Project Highlights: 203,509 SF; multi-purpose venue; “open bowl” design; 6,500 seats for men’s/women’s hockey; 8,500 seats for concerts; 15 private suites; men’s and women’s locker rooms; weight room; hydrotherapy room; plyometrics area; video room; classroom; and offices
Certification: LEED® Silver Certified
One Month Early | Under Budget

“From the start, the project felt like a team effort. The willingness of Mortenson to roll up [their] sleeves and get the tasks done definitely took some burden off my plate. The whole team works with professionalism, respect and a lot of commitment to the client and the project.”

— Brian Morse, Vice President
TKDA Architects
The home of the University of Minnesota-Duluth Bulldogs, AMSOIL Arena, is located on the shores of Lake Superior near the famous Aerial Lift Bridge in downtown Duluth.

The beautiful northern Minnesota landscape provided inspiration for the design team and challenges for the construction team. The contemporary design incorporated the Minnesota landscape using both native and renewable materials to maximize energy efficiencies. It is one of the first venues of its kind to achieve LEED® Silver Certification.

The unique waterfront location required 12 miles of pilings to support the structure, and the design called for an extensive amount of sealed, exposed concrete throughout; most of which was placed during brutal winter conditions. For this reason, management of quality played an important role in this project. The Mortenson team developed a concrete pre-placement quality plan and BIM was used to model and coordinate the structure of the facility. This eliminated rework in the field and allowed Mortenson to build it right the first time.

Mortenson delivered AMSOIL Arena one month early and under budget in November 2010.
Client: City of Kent
Architect: LMN Architects / PBK Architects
Role: Construction Manager / General Contractor
Construction Cost: $60,000,000
Project Highlights: 175,000 SF; multi-purpose venue; 6,000 seats for hockey events; 7,800 for concerts and shows; 20 premium suites and club seating; on-site parking; concessions; retail spaces; locker rooms; administration spaces
Certification: LEED® Gold Certified
Early Delivery | On Budget

Seattle Business Magazine
2010 Green Washington Sports Arena

“Mortenson is by far the most professional, organized and responsive contractor that I or my office has had the privilege to work with. I have received very positive feedback from my deputies who have been on-site from the coordination of the subs to the enforcement of strict safety programs.”

— Jon Napier, Division Chief & Fire Marshall
City of Kent Fire Department
ShoWare Center
Kent, Washington

ShoWare Center was the first sports and entertainment facility in the U.S. designed and constructed to LEED® Gold Certification standards. In 2010, ShoWare Center was named the winner of Seattle Business Magazine’s “Green Washington” award in the sports arena category. One of 13 winners, ShoWare Center was chosen from over 100 nominees for demonstrating leadership, innovation, and commitment to sustaining the environment.

Highlights of ShoWare Center’s green features include:

- 89 premium parking spaces for fuel-efficient vehicles and carpools as well as room for 50 bicycle commuters
- Low-flow water fixtures and dual-flush toilets
- Native landscaping that doesn’t require watering
- Energy efficient lighting, heating, cooling, ventilation, and ice-making equipment

The $60 million facility, home to the Western Hockey League’s Seattle Thunderbirds, was delivered ahead of the fast-tracked schedule in December 2008 under a collaborative CM / GC contract. The extensive use of VDC in the field contributed to the team’s ability to accelerate the demanding 16-month schedule.
**Client:** City of Kansas City / AEG  
**Architects:** Populous / Ellerbe Becket / 360 Architecture / Rafael Architects  
**Role:** Construction Manager at-Risk  
**Construction Cost:** $198,000,000  
**Project Highlights:** 693,000 SF; multi-purpose venue; 20,000 seats; 72 suites; six locker room facilities (NHL, NBA, Auxiliary); home to the headquarters of the National Association of Basketball Coaches and houses the National Collegiate Basketball Hall of Fame  
**On Time | $2M Under Budget**  

“During the construction of Sprint Center in Kansas City, Mortenson met all early completion milestones which allowed tenants and vendors to occupy the arena nearly two months prior to opening.”  
— Brenda Tinnen, General Manager, Sprint Center
In recent years, Kansas City’s entertainment district has undergone a much-needed revitalization, and the $198 million Sprint Center was a key element in the downtown redevelopment efforts. City leaders had a vision to bring downtown Kansas City back to life, and the finest arena designers in the world collaborated to create this iconic structure.

A high-profile project such as the Sprint Center leaves no room for error. Mortenson used BIM on all of the arena’s major systems. The Sprint Center was Kansas City’s first project of this magnitude to use BIM to such an extreme. Mortenson compiled and coordinated the various systems including sheet metal, sprinkler pipes, and plumbing to the structural steel, glass exterior, and concessions. Templates were made for the plumbing and the 2,204 trapezoidal pieces of the glass façade.

Prior to the construction of Sprint Center, none of the subcontractors had prior experience with BIM process. Mortenson shared their innovative practices, technology, and skill with everyone on the project team, resulting in lower cost and project certainty.

The team’s collective effort and expertise delivered the most value for the project budget. Sprint Center was completed on time and nearly $2 million under budget.
Client: City of Memphis / Shelby County Public Building Authority

Architect: Ellerbe Becket

Role: Construction Manager at-Risk

Construction Cost: $205,000,000

Project Highlights: 750,000 SF; multi-purpose venue; 18,200 general seats; 2,500 club seats; 60 private suites; two double-sized party suites; 310 loge box seats; premier Beale Street location; 1,500-car parking facility adjacent to the arena

On Time | $1M Under Budget

“... your team has taken a tight schedule, a limited site, and a restrictive budget and turned it into a project which is... meeting the expectations of the community.”

— David W. Bennett, Executive Director
Memphis Arena / Public Building Authority
FedExForum, home of the NBA’s Memphis Grizzlies, is the largest public building construction project in Memphis history. Mortenson’s aggressive outreach efforts targeting local and minority businesses secured 25% minority participation and 70% local participation; a major achievement that set new standards in Memphis business and workforce development.

The challenge of scheduling and coordinating the activities of the 1,200 tradespeople on site during the peak of construction was compounded on July 22, 2003, by a massive summer storm that crippled all three tower cranes on the site. Straight-line winds in excess of 100 miles per hour struck the City of Memphis, leaving 300,000 without power. As a direct result of the storm, Mortenson was forced to close the project site for two weeks to assess the damage, remove and replace the cranes, and remobilize the workforce.

Despite a 30-day delay resulting from the damage incurred to the project site, Mortenson’s project team rose to the challenge, re-arranged the schedule, and delivered the project on time and $1 million under budget.
Client: Minnesota Sports & Entertainment Group
Architect: Populous
Role: Construction Manager at-Risk
Construction Cost: $151,000,000
Project Highlights: 650,000 SF; multi-purpose venue; 18,600 seats; 74 suites; electronic 360° video boards; eight-sided scoreboard; superior acoustics; four atrium entrances at street level; open concourses; built on the site of the demolished St. Paul Civic Center

On Time | On Budget

ESPN
2003 Best Overall Sports Venue in the U.S.

“Mortenson is “quietly competent” – they deliver a great deal of value without a great deal of fanfare. I would use them again and recommend them highly for any comparable sports facility engagement.”

—Jac Sperling, CEO
Minnesota Sports & Entertainment
Home to the NHL’s Minnesota Wild and the NLL’s Minnesota Swarm, the Xcel Energy Center is the showplace for Minnesota hockey. It sits on the site of the former St. Paul Civic Center overlooking the Mississippi River downtown, adjacent to the Mortenson-built RiverCentre convention facility.

To the delight of hockey fans, construction of the Xcel Energy Center signaled the return of professional hockey to Minnesota. Community interest and excitement grew as crews broke ground on June 23, 1998. The arena was the largest project in St. Paul history, and Mortenson was determined to deliver success for the new landmark.

The successful opening night was the culmination of years of teamwork. Each person, from the draftsperson who drew the first line of the schematics, to the laborer who swung the sledge hammer that began the demolition of the former arena, to the mason who installed capstone, all felt immense pride as they celebrated the on time and on budget completion.

The Xcel Energy Center has attracted admirers from all over the country and became the premier sports venue in the U.S. In 2003, ESPN named the arena “Best Overall Sports Venue in the U.S.” It was also selected as the venue for the 2008 Republican National Convention.
Client: Kroenke Sports Enterprises

Architect: Populous

Role: Construction Manager at-Risk

Construction Cost: $114,000,000

Project Highlights: 697,000 SF; multi-purpose venue; 19,000 seats; 1,900 club seats; 95 suites; five levels; separate practice court; cutting-edge sound and lighting system; 60,000 lb center-hung scoreboard featuring an eight-sided matrix and a four-sided Sony LED JumboTron.

On Time | On Budget
Prior to the construction of Pepsi Center, the Denver Nuggets and Colorado Avalanche played in their beloved McNichols Sports Arena, a.k.a. “Big Mac.” Denver faced a dilemma in 1995, as the arena had become fiscally obsolete. It was narrow and dark in the concourse level corridors, the locker rooms and shower facilities were not updated to NBA standards, and the arena lacked luxury suites. Two solutions were considered: raise the roof of McNichols 30 ft and add two levels of suites, or start over and build a new arena. Like many arenas built in the 1970s, it was demolished.

Since constructing a brand-new arena was the more costly option, Mortenson worked diligently to reduce the cost of the arena. At the time, Pepsi Center was slated to be the second largest concrete framed structure in Colorado. Due to a lack of competitive subcontractor bids for the concrete work, Mortenson self-performed this work and saved the owner $5 million. The extra effort to divide the concession package into smaller bid packages, reduced the overall cost for this scope of work while providing more local opportunities. The biggest cost savings resulted from compressing the 26-month construction schedule into a fast-paced 19 months, saving the owner over $1.2 million in construction fiduciary costs.

Pepsi Center opened on October 1, 1999 with a sold-out concert. Mortenson’s tenacious cost control kept the total cost of Pepsi Center to $114 million.
Client: Minnesota Timberwolves
Architect: KMR Architects
Role: General Contractor
Construction Cost: $73,000,000
Project Highlights: 832,000 SF; multi-purpose venue; 18,430 seats; 72 club seats; 64 suites; 140,000 SF health club comprised of 12 racquetball courts, two full-size basketball courts, a 75 ft swimming pool, and a running track
One Month Early | On Budget

Our experience with Mortenson in constructing Target Center Arena and Health Club has been nothing short of outstanding. From the standpoints of quality, communication and concern with the client, timely completion, and cost controls, they have been excellent.”

—Robert Stein, former President and Chief Executive Officer
Minnesota Timberwolves
Home to the NBA’s Minnesota Timberwolves and the WNBA’s Minnesota Lynx—not to mention circus animals and Sesame Street characters—Target Center became Mortenson’s first arena project marking the genesis of the Sports Group.

During construction no expense was spared. Target Center housed the first movable ice floor in America, one of the largest ticket lobbies in the country, extra-wide concourses, ample restrooms, wide theater-style cushioned seats, and a superb sound and light system.

The construction team worked through two relentless Minnesota winters and delivered the 20,000-seat Target Center in a mere 27-months—one month ahead of schedule and on budget.

During the past 24 years, Target Center has proven itself a viable economic asset to the City of Minneapolis, hosting an average of 200 events per year. However, competition amongst venues was at an all-time high and something needed to be done to freshen this aging arena.

In May 2014, Mortenson Construction was selected for a $97 million dollar renovation of the Target Center aimed at creating a better fan experience through improvements to the box office, skyways, bathrooms, concessions, and seating areas. The renovation also includes a new exterior shell and significant technology upgrades. Construction begins in November 2014 and is slated for completion in Spring 2016.
Client: Colorado State University
Architect: Populous
Role: Design-Build
Construction Cost: $170,000,000
Project Highlights: 670,000 SF; 37,000 seats;
Certification: Pursuing LEED® Certification
On May 19, 2015 site preparation began for a new multi-use football stadium on the Colorado State University (CSU) campus in Fort Collins, CO.

The new on-campus stadium will replace Hughes Stadium, which originally opened in 1968 and located three miles west of the university’s main campus. The new stadium will seat 36,000 fans with a standing-room only capacity of 40,000. Additional capacity and the on-campus location is expected to increase student and alumni attendance at football games.

The busy on-campus location also presents significant challenges. In-depth disruption avoidance planning began early in the design phase to: coordinate work amongst other ongoing and adjacent projects; maintain public bus traffic, student access, bike routes, and emergency vehicle routes in and around project; and locate new parking as a result of the stadium footprint.

The team will break ground in the summer of 2015 and expects to have the facility ready for the 2017 football season.
Client: Minnesota Sports Facilities Authority  
Architect: HKS Architects  
Role: Construction Manager at-Risk  
Construction Cost: $762,914,876  
Project Highlights: 1,750,000 SF; 65,400 seats, expandable to 72,000 for a Super Bowl; 116 suites; 8,000 club seats; seven levels with two 360º concourses, 245,076 SF Ethylene Tetrafluoroethylene (ETFE) material on stadium roof  
Certification: Pursuing LEED® Certification
On December 3, 2013 Mortenson and partner Thor Construction participated in a ceremonial groundbreaking on the new $763 million stadium that will stand where the 31-year old Hubert H. Humphrey Metrodome once stood in downtown Minneapolis. The journey to this day began four years prior when Mortenson was selected from a field of national sports builders for a contract with the Minnesota Sports Facilities Authority (MFSA) for “Metrodome Next”—a new multipurpose stadium slated to replace the Metrodome. Over the subsequent six months, the Mortenson team worked to develop a very detailed program, schematic design, estimate, and schedule. Their effort continued as they provided cost and schedule updates over the next three years leading up to the Legislative Authorization for the new stadium in 2012. Mortenson competed for the contract for a second time and was ultimately selected to build the largest commercial construction project in the State of Minnesota’s history.

This project will have a significant impact on construction trade jobs in Minnesota. It will require nearly 4.3 million work hours and will involve 7,500 tradespeople from 19 different trades and hundreds of local subcontractors and suppliers.

The project also marks a significant milestone for Mortenson as it will now be the builder for all four major professional sports facilities in the State—Target Field, Target Center, Xcel Energy Center, and the new U.S. Bank Stadium. The 65,000 seat, 1.7 million SF facility is slated for completion in July 2016 and will host the 2018 Super Bowl.
Client: Salt River Pima - Maricopa Indian Community
Architect: HKS Architects
Role: Construction Manager at-Risk
Construction Cost: $100,000,000+
Project Highlights: 279,635 SF; 7,000 fixed seats; 4,000 berm seats; four major league fields; eight minor league fields; four practice half-fields; two agility fields; luxury suites; three party pavilions; a kids zone; two separate clubhouses for the Arizona Diamondbacks and the Colorado Rockies; three-acre man-made lake used for the irrigation of the fields; circulation and access roads; parking lots; and associated utility infrastructure
Certification: LEED® Gold Certified
Early Delivery | Under Budget

“Mortenson’s dedication to understand and know our Community’s tradition and culture was a priority for them even before being selected as the partner for this project.”

— Todd Auger, Director of Engineering and Construction Services
Salt River Pima-Maricopa Indian Community
Salt River Fields at Talking Stick
Scottsdale, Arizona

Considered the finest spring training facility in MLB, Salt River Fields at Talking Stick brings two members of the Cactus League together in one location on Tribal land, replacing Tucson Electric Park (Diamondbacks) and Hi Corbett Field (Rockies).

Salt River Fields represents the first Major League Ballpark to be built on Native American sovereign land. Land is sacred to the Native American community and Mortenson was diligent in working to understand the Salt River Pima-Maricopa Indian Community’s tradition and culture. Together, they worked to create a sports complex showcasing the cultural diversity and history of the Pima and Maricopa people.

The stadium, modeled after Mortenson-built Camelback Ranch, was delivered early and under budget for the first game between the Diamondbacks and Rockies on February 26, 2011. During its inaugural season, Salt River Fields saw a 60% increase in overall attendance.
Client: Minnesota Ballpark Authority

Architect: Populous / Hammel, Green & Abrahamson

Role: Construction Manager at-Risk

Construction Cost: $423,000,000

Project Highlights: 1,014,796 SF; 40,000 seats; 54 luxury suites; six levels; superior sight lines from every seat; spectacular views of the Minneapolis skyline

Certification: Target Field is LEED® Silver Certified and the most sustainable outdoor baseball facility in the U.S. to date

Two Months Early Delivery | $2M Under Budget

“We could not have made it here without Mortenson’s leadership and professionalism. They supported us every step of the way—the proof of a true partner.”

Jerry Bell, President
Twins Sports

Home of the 2014 All Star Game
Built on a re-developed site in the heart of downtown Minneapolis, Target Field’s eight-acre site is the smallest and the most unique in Major League Baseball. Enclosed on four sides by an interstate freeway, two rail lines, and a highway bridge, the ballpark actually covers a total of 10.5 acres; cleverly designed to extend over the surrounding roadways in order to gain additional acreage.

From the standpoint of the site, this was a challenging project. The Mortenson team relied on the use of BIM as a forum for communication where complex issues resulting from site restrictions could be resolved without impacting critical schedule activities.

Target Field was delivered on December 22, 2009, over \textbf{two months ahead of schedule} and \textbf{\$2 million under budget}. Equally as impressive, Target Field opened with \textbf{zero punchlist items}, Mortenson’s goal on every project, but an unheard of accomplishment in sports construction.

The Minnesota Ballpark Authority was so happy with the Mortenson team, that they asked Superintendent Dave Mansell to throw out the first pitch—a high honor usually reserved for politicians and celebrities.

\textit{Mortenson Superintendent, Dave Mansell, throws out the opening pitch of the Minnesota Twins inaugural season at Target Field.}
Client: University of Minnesota
Architect: Populous / Architectural Alliance
Role: Construction Manager at-Risk
Construction Cost: $253,000,000
Project Highlights: 908,000 SF; 50,000 seats; designed for a future expansion of 30,000 seats; 37 private suites; open-air stadium with a horseshoe-shaped bowl
Certification: LEED® Silver Certified
One Month Early | $2M Under Budget

“We continue to ‘brag’ about our stadium and the positive impact it has had on football, athletics, our campus and community. Importantly, the stadium was finished ahead of schedule and under budget, something unheard of today.”

— Joel Maturi, former Director of Athletics, University of Minnesota
The University of Minnesota’s relationship with Mortenson is nearly a century strong; the first brick of TCF Stadium was laid by 100 year-old Hilding Mortenson, M. A. Mortenson’s uncle and a bricklayer who worked on the original Memorial Stadium back in 1924.

As the first B1G football stadium constructed since 1960, TCF Bank Stadium was built to impress. The facility includes 8,800 tons of steel (97% of it is recycled); 18 miles of precast concrete stadia; 15.5 miles of piles; and enough concrete to pour a 74-mile four inch thick by five-foot wide sidewalk.

Since delivering the Stadium early and under budget in 2009, Mortenson continues to foster strong ties with the University. The team was selected again in 2013 for a $4 million modification project as TCF Bank Stadium is hosting the Minnesota Vikings and NFL Football for two seasons as the U.S. Bank Stadium is being built. The modifications include storage for the Vikings, turf improvements, and re-engineering the concessions.
TCF Bank Stadium, Minneapolis, Minnesota
Client: City of Glendale
Architects: HKS Architects
Role: Construction Manager at-Risk
Construction Cost: $102,000,000
Project Highlights: 268,362 SF; 212-acre site; 10,000 stadium seats; 3,000 lawn seats; 5,000-vehicle parking lot; eight full suites; four mini-suites; one press box; one suite-level party deck; a series of outfield terraces that create party areas; 12 practice fields; four major league fields; eight minor league fields; five separate clubhouse buildings that house the L.A. Dodgers and the Chicago White Sox; 1,300 foot-long lake system serving as irrigation for fields and an aesthetic enhancement to the park.

On Time | On Budget

“...What I’ve appreciated most was their willingness to stay focused, follow through and complete every assignment. We all know that every project has thousands of little jobs that are never fun but each of them just got in and did what was necessary to keep the project moving.”

—Gregory Gesicki, PE, CCM • Vice President / Infrastructure Business Leader
Stanley Consultants
On September 27, 2007, the City of Glendale selected Mortenson to build a two-team spring training camp for the Los Angeles Dodgers and the Chicago White Sox with the significant challenge of having the facility open in time for the 2009 spring training season.

The 18-month schedule was very aggressive. Extensive use of VDC / BIM allowed Mortenson to maintain the schedule in addition to adding a night shift during the last six months of the project. In February 2009, Mortenson delivered the project to the City of Glendale on time and on budget.

Following completion of Camelback Ranch, Mortenson was selected for a $30 million infrastructure improvement package that provides water, reclaimed water, sewer, and roadways necessary to serve the facility.
Client: City of Grand Forks  
Architect: Ellerbe Becket / Schoen Associates / JLG Architects  
Role: Construction Manager at-Risk  
Construction Cost: $60,000,000  
Project Highlights: 447,000 SF football stadium / convention center; 13,000 seats for football; 9,500 seats for basketball; 4,075 outdoor parking spaces; 18 luxury suites; Bose® sound system; two Daktronics® scoreboards  
One Month Early | On Budget

“Mortenson’s team approach to this project was especially appreciated. Your staff worked closely with our architectural team, civil engineer, and various contractors to deliver this building on time and on budget. … The teamwork we saw between and among the various team members was very appreciated. This extended from the upper management of each partner down to the field staff.”
—Michael Brown, Mayor  
City of Grand Forks
The Alerus Center is Grand Forks’ premiere entertainment and convention facility, and home to the University of North Dakota football team. Mortenson oversaw construction of the 447,000 SF facility, which involved more than 75 contractors.

As Construction Manager, Mortenson provided preconstruction services; from the cost model to the schematic design to design development. Construction services for the project included cost estimating, value analysis, scheduling, constructability analysis, and contractor solicitation.

In the spring of 1997, work on the arena was temporarily halted as the Red River Valley suffered a historic flood. Everyone in the area, including Mortenson team members, pitched in to assist those in need. With the ongoing commitment of the entire community and Mortenson, the city recovered, the project was completed, and the Alerus Center officially opened its doors one month early and on budget in 2001.
Client: Walt Disney Imagineering
Architect: David M. Schwarz Architectural Services, Inc.
Role: General Contractor
Construction Cost: $75,000,000

Project Highlights: 295,000 SF; 7,500-seat ballpark with four practice fields; 2,000 seat outdoor tennis arena with 11 practice courts; four softball playing fields; five outdoor sand volleyball courts; four multi-purpose football / soccer playing fields; a 5,000-seat field house with six basketball courts; and an Olympic quality track and field facility

On Time | On Budget
ESPN Wide World of Sports Complex
Orlando, Florida

ESPN Wide World of Sports, formerly known as Disney Wide World of Sports, is a 220-acre athletic complex located in the Walt Disney World Resort. The original Mortenson-built complex included a 7,500-seat ballpark with four practice fields; a 2,000 seat outdoor tennis arena with 11 practice courts, four softball playing fields, five outdoor sand volleyball courts; four multi-purpose football / soccer playing fields; and a 5,000-seat field house with six basketball courts and an Olympic quality track and field facility. Other facilities are available for more than two dozen other sports including: Lacrosse, rugby, field hockey, gymnastics, judo, and karate.

This project marked the beginning of a strong partnership between Disney and Mortenson. Superior performance and an on time and on budget completion paved the way for nine additional projects to date for the entertainment giant.
Client: Denver Metropolitan MLB Stadium
Architect: Populous (then HOK Sport)
Role: Construction Manager at Risk
Construction Cost: $175,000,000
Project Highlights: Home to the Colorado Rockies; 50,000 seats; 60 private suites; 4,400 club seats; 76-acre site; open air natural grass “old time ballpark”; designed to feature the Rocky Mountain scenery; first use of GPS and digital photography in commercial construction
On Time | On Budget

“... Our relationship was solidified when M. A. Mortenson refused to discuss the removal of the penalty clause in the event Opening Day was delayed. They stated the company’s reputation far exceeded the monetary penalty, thus the job would be completed regardless of the issues that we faced.”

— Ray Baker, Chairman
Denver Metropolitan Major League Baseball Stadium District
Coors Field, named after the Coors Brewing Company in Golden, Colorado, was the first new stadium added in a six-year period in which Denver’s sports venues were upgraded. This was followed by the Mortenson-built Pepsi Center soon after.

The construction of Coors Field proved to be very challenging for the Mortenson team. From the onset, legal proceedings regarding land ownership of the home plate area threatened to delay the start of construction. Mortenson re-sequenced the work activities, concurrently constructing in two directions from center field toward home plate area to avoid losing valuable construction time. In addition to the scheduling challenges, the team encountered a common geometry issue in stadium construction which can lend itself to enclosure problems including freezing pipes, bird nests, mice, and water leaks. Mortenson developed a system using the first digital cameras, using photos and digital mark-ups to maintain progress and solve problems.

Coors Field was the most complex masonry job in the history of Colorado. In total, there were 1.4 million bricks used during construction, each of which has “Coors Field” engraved on it.

Mortenson’s use of cutting edge technology, expert cost, schedule control, and impeccable quality and workmanship earned the Owner’s trust and resulted in a long-lasting partnership. Since construction of Coors Field in 1995, Mortenson has returned for 15 significant remodel projects.
Client: St. Louis Regional Convention & Sports Authority
Architect: HOK Sport + Venue + Event
Role: Construction Manager
Construction Cost: $188,000,000
Project Highlights: 1,710,000 SF; 70,000 seats; 100 luxury suites; Magic Carpet artificial turf; light grid that lowers from the roof trusses as an artificial ceiling; high-end finishes in all public spaces; extensive brick façade; two-way domed roof truss system; network of underground tunnels that provide under floor utilities
On Time | On Budget
The Edward Jones Dome in St. Louis, Missouri, formerly known as The Trans World Dome and the Dome at America’s Center, was constructed to attract large conventions and most notably, a NFL football expansion team. In 1991, the NFL announced they would expand by two teams and St. Louis began courting franchises in other cities for relocation. Considered a front-runner, plans to build a new venue were finalized and construction on the new stadium / convention center began in spring 1993.

During the first year of construction, the St. Louis area was devastated by a massive 500-year flood that created a shortage of lignite free sand and caused a hardship on the ready-mix concrete suppliers. Mortenson evaluated alternative structural systems, which resulted in a hybrid structure of cast-in-place concrete columns and beams with composite floors, consisting of prestressed precast concrete double-Ts and cast-in-place topping slabs, for all of the elevated concourses. Cast-in-place raker beams and pre-stressed, pre-cast risers were utilized for the seating bowl. Structural steel with metal deck and concrete floors were used for the more complicated irregular shaped areas such as the lobbies, entrances, stairways, and pedestrian ramps. The combination of structural systems proved to be a very cost effective solution, and allowed construction to progress in a manner which accommodated the development of the design documents.

An announcement midway through the project caused another unexpected challenge. The Rams, drawn to St. Louis and the new stadium, were making the move from Los Angeles. All of the finishes, which were already underway, needed to undergo a major change in the color scheme; from red, white, and navy blue, to blue and gold.

Mortenson delivered the project on time in 31 months and on budget in October 1995. The Dome officially opened on November 12, 1995, with a NFL match-up between the newly minted St. Louis Rams and the Carolina Panthers.
RENOVATIONS
Client: The Pennsylvania State University

Phase I Architect: Crawford Architects

Phase II Architect: Populous

Role: Construction Manager at-Risk

Construction Cost: $14,600,000

Project Highlights: Nutrition Bar, Auditorium Team Meeting Room, Locker/Equipment Room renovation

Scheduled for Completion: July 2016
Established in 1887, the Penn State University football program is rich in tradition and history and the brand has become synonymous with NCAA Division I Football and the Big Ten.

As part of an initiative to renew prominence within the conference, the new coaching staff is focused on a $14 million renovation of the 15-year-old Lasch Football Building, aimed at developing a new generation of student-athletes while recruiting the best talent from across the United States.

Knowing how important it is to "stay ahead of the curve" Penn State representatives traveled across country visiting “best in class” football facilities to gain insight into modern football powerhouses.

- Phase 1 consists of approximately 7,500 sq. ft. interior renovations in the existing facility comprised of both finish updates and total remodel work consisting of a nutrition bar, auditorium, meeting rooms and a main entry lobby.

- Phase 2 creates new spaces for the football student athletes in a new locker room, equipment room, and player support areas.

Phase 1 is scheduled to begin in June 2015 with completion slated for November 2015. Phase 2 renovations will be completed in time for the 2016 football season.
Client: The Pennsylvania State University
Architect: Moody + Nolan
Role: Construction Manager at-Risk
Construction Cost: $46,000,000
Project Highlights: 106,500 SF new, 58,000 SF renovated; basketball facilities; tennis / racquetball court; training facility; running track; new gymnasium with three courts locker rooms; weight room locker rooms
On Time | On Budget

“...They have been outstanding in their work with a very challenging project. No problem has been too small for them to address and their response time to concerns is nearly immediate. They have been the consummate professionals who take great pride in their work.”

— Tom Lovins, Director of Recreational Sports
The Pennsylvania State University
Mortenson’s work on an extensive three-phase renovation of Penn State’s Intramural Building, aimed at modernizing the existing structure and creating additional recreational opportunities, has sparked a renewed interest in intramural sports with more than 18,000 students participating across the Big Ten campus.

The integrated construction, design, and ownership team began work on phase one in 2011, and during the past four years, their spirit of collaboration has transformed the Intramural Building into a diverse activity space enjoyed by students and faculty alike. The integrated delivery model enhanced coordination and ultimately reduced project costs allowing the University to renovate several spaces that weren’t originally programmed. Additionally, Mortenson was able to return money used to fund this project to fund other ongoing projects on campus.

Phase I was delivered ahead of schedule and phase II is on track for an on-time and on-budget completion in Summer 2015.

Highlights of these projects include:
• Welcoming and spacious front entry
• Multi activity court
• Three (3) basketball courts
• Renovated locker rooms
• Extended running track
• Expanded fitness center

Phase III is under development with plans for an indoor turf field, rock climbing wall, wellness center, multi-purpose rooms, and squash courts.
Client: Kansas State University
Architect: AECOM / Heery International
Role: Construction Manager at-Risk
Construction Cost: $80,000,000
Project Highlights: 250,000 SF; 44 private suites; 36 loge boxes; 800 club seats
Early Delivery | Under Budget

I completely trust their management and field teams. And frankly there’s no better complement to them than the fact that we’ve already hired them again to do the $65 million end zone/ FB operations complex that we just announced...”

— John Currie, Athletic Director, Kansas State University
K-State Phase 2 West Side Stadium Expansion
Manhattan, Kansas

As the largest construction project in K-State Athletics history, the West Side Stadium Expansion project at Bill Snyder Family Stadium is one big step toward fulfilling Kansas State University’s visionary 2025 Master Plan.

Providing the ultimate game-day experience while revitalizing the stadium was no small task. The aggressive schedule and fully operational facility required seamless collaboration between the design team, construction team, trade partners, University facilities, and University athletics. Additionally, a focus on interim milestones, the use of VDC/BIM in daily planning, prefabrication of exterior elements, and the ability to self-perform the concrete and site work contributed to the successful delivery of this complex project with no impact to the game day experience.

Phase II of the Bill Snyder Family Stadium Master Plan was completed one week ahead of schedule and under budget in August 2013.

The success of the West Side Stadium Expansion project fueled fan support and philanthropic leadership allowing the University to privately fund Phase III. In April 2014, the Mortenson team was selected on a non-compete basis to build the $65 million Vanier Football Complex and North Stadium project.
Client: Kansas State University
Architect: Populous
Role: Construction Manager at Risk
Construction Cost: $60,000,000
Project Highlights: 134,850 SF; academic learning center; strength & conditioning center; team theater; locker room, student-athlete lounge spaces; expansive meeting rooms
Scheduled for Completion: August 2015

“I would definitely recommend Mortenson as it really seems you care about the success of other team members.”

—Randy Braun, Principal
Walter P Moore
The Vanier Football Complex (VFC) is the third phase in an extensive plan to make the game-day experience at the Bill Snyder Family Stadium the best in the BIG 12.

Kansas State University relied heavily upon the generosity of philanthropic alumni and leaders to fund the VFC project, launching a brisk fundraising campaign aimed at funding 100% of the total project cost.

When it was discovered the locker pricing was nearly twice the budget, Mortenson and the design team went into problem-solving mode, utilizing physical mock-ups to gain a better understanding of size and function. This information was then used to then update their BIM model, and virtual reality technologies (Oculus Rift) allowed the customer to immerse themselves into their new locker room. A few more modifications were made based on these simulations and the customer now has complete confidence that the lockers being installed will be exactly what they need. With cost estimates to build what was approved virtually coming in on-budget the team was back on track.

The new Vanier Football Complex is considered pivotal in maintaining and securing K-State’s competitive future and enhancing the overall experience of K-State student-athletes. Upon completion in Summer 2015, the new 132,000 SF training complex will provide student-athletes with ample space and state-of-the-art equipment and support services.
Mortenson really made us feel like a part of the team, from the preconstruction to the final closeout of the project. The common goal was to take care of the customer’s needs. It was a very good experience.”

—Marc Kinseth, Operations Manager
Sun Mechanical Contracting, Inc
University of Arizona McKale Center Renovations—Phase I Tucson, Arizona

An extensive renovation aimed at improving the fan experience at the McKale Center on the busy University of Arizona campus presented a unique set of challenges: design and build the project within a very narrow time frame while carefully coordinating the work around the activities of 19 different sports programs.

Upon approval to proceed, Mortenson lead the effort to define a design and procurement schedule to meet the construction completion date (which could not be moved due to previously planned events in the new facility). Working with the design team and University, Mortenson developed a phased-approach to the design and construction packages that allowed windows of time for the design team to supply what was needed to facilitate construction and meet milestones essential to the customer’s success.

Through diligent investigation, careful planning, and close coordination, construction began in May 2014. The facility remained fully occupied by 19 men and women’s sports programs and the Athletics Department while hosting regularly scheduled events. The project team worked around-the-clock (maximizing nights and weekends) to minimize the impact of noise, traffic, and disruptions and ensure the completion date was met.

Phase I of the McKale Center Renovation project was completed on budget and in time for the basketball season opener on November 14, 2014, during which a sold-out crowd of 14,655 enjoyed new seats, new concourses, new lighting and scoreboard, and additional restrooms and concessions.
Client: Colorado Rockies Baseball Club
Architect: Populous
Role: Construction Manager at-Risk and General Contractor
Construction Cost: $21,368,478
Project Highlights: Rooftop bar addition; backstop relocation; mountain ranch bar remodel; 1st base suite renovations; lower press box renovation; warning track bar; bullpen bar expansion; bullpen bar; suite renovations; luxury seating; expansion joints; picnic area; suite additions

On Time | On Budget

"Mortenson Construction has demonstrated consistent success in every project they have done for us. They always show the utmost professionalism and we would highly recommend Mortenson Construction."

— Ray Baker, Chairman
Denver Metropolitan Major League Baseball Stadium District
Coors Field Renovations

Denver, Colorado

Mortenson has been the Colorado Rockies’ contractor of choice since completing the original facility in 1995. Since then, Mortenson has been selected to partner on (without competition) 15 renovation projects at the famous ballpark including the most recent—the removal of the seating deck above the concourse to create a rooftop deck.

In recent years, the Rockies have seen the “20-something” crowds disappear as they began to lose significant revenue to neighboring rooftop bars. In late 2013, they requested Mortenson’s expertise to build a bar inside the stadium that combines the nostalgia and fun of a baseball game, the hip feel of a rooftop bar, and an affordable price for all to enjoy.

The design and construction team was challenged to create a concept that met the Rockies’ expectations for the look and feel of the space while remaining within budget. In one short month the team achieved this goal. With a display kitchen, craft bar, and a mix of seating, standing room, and lounge space, we created a unique space and experience for the younger crowd inside the ballpark—something they cannot get at the neighborhood bars.
Client: University of Arizona

Architect: Heery International

Role: Construction Manager at-Risk

Construction Cost: $72,000,000

Project Highlights: 183,683 SF; 5,000 additional seats; FieldTurf Revolution CoolPlay replaced grass; Club highlights include loge seating, flat screen monitors, comfortable chairs, and access to a climate controlled hospitality area including a full kitchen and bar

Certification: This facility is pursuing LEED® Gold Certification

On Time | On Budget
Renovation projects can be complex undertakings with unique challenges. The extensive addition and renovation of the north end zone at Arizona Stadium was no exception.

The number one priority of the Mortenson team was to phase the work to ensure the 2012 Wildcat football season was not interrupted. In April 2012, the team faced a significant challenge—the erection sequence that was planned for the precast raker beams and stadia would no longer support the schedule for the opening event unless proactive measures were taken.

In collaboration with the design team and extensive use of BIM technology, Mortenson quickly developed an alternative plan to get the lower bowl precast seating installed. The project team implemented a specially engineered, temporary shoring system to set the lower bowl rakers and precast stadia on, while the concrete structure was still being designed and poured in place. This change allowed the construction team time to remove their equipment from the field to lay the new turf for the 2012 season. Due to hard work and determination, the team was even able to accommodate the University’s request to hold the first scrimmage on the new field on August 18th, two full weeks ahead of the opening game against Toledo.

The project achieved substantial completion on July 1, 2013, allowing football operations to move into the facility prior to the fall football season.
Client: Milwaukee Brewers Baseball Club
Architect: Uihlein Wilson Architects
Role: Construction Manager at-Risk and General Contractor
Construction Cost: $10,269,696
Project Highlights: Miller Lite loft right field viewing deck; ADA upgrades; scoreboard replacement; roof control replacement; batter’s eye replacement; Miller Park bollards
On Time | On Budget

“We’ve had] nothing but positive reviews. For the next generation of baseball fans, this [scoreboard] technology is the type of thing you expect to see when you’re at a baseball game.”
— Teddy Werner, Senior Director of Business Operations
Milwaukee Brewers Baseball Club
Passionate about baseball and their fans, the Milwaukee Brewers looked to Mortenson to complete six renovation projects since 2005 aimed at improving the overall game-day experience.

The most significant improvement was the replacement of Miller Park’s outdated 1,300 SF, standard definition scoreboard during the 2010–2011 off-season. Early in the planning phase, the Mortenson team discovered the crane tasked with removing the old scoreboard wouldn’t fit through the stadium loading dock. The only solution was to place the crane outside the stadium. The project team poured over the logistics and mapped out the ideal conditions for the scoreboard removal—they even performed a test run prior to the removal. All the planning efforts led to a quick and spotless transfer of the old scoreboard to the parking lot outside.

Miller Park now boasts the fourth largest scoreboard in Major League Baseball and the Milwaukee Brewer’s have a display that is as prized as the Park’s unique configuration and fan-shaped convertible roof. The new centerfield scoreboard contains 6,000 SF of 1080p high-definition video display, which is 20 times the resolution and uses 50% less energy than the previous scoreboard.
The project was on a fast track schedule, which really put Mortenson to the test on meeting stressful and sometimes seemingly unrealistic scheduling demands. Your team remained poised, patient and solution-oriented throughout the construction process.”

— Gillian Johnson, Director
Burkett Design
Pepsi Center Renovations
Denver, Colorado

Since originally building the Pepsi Center in 1999, Mortenson continues to be a trusted partner of Kroenke Sports and has since been invited back for 11 additional renovation and upgrade projects totaling $36 million.

One of the most recent projects was the renovation of the control room, press areas, and the addition of a high-definition scoreboard. The massive scoreboard (the second largest in the NHL or the NBA) boasts a surface area of more than 4,400 SF and spans four screens making installation a challenge that required some creative thinking. The team devised a plan to proportion the scoreboard to fit within the bottom chord of the Arena’s super truss to maximize the video panel sizes. The existing roof structure was then modified to accommodate the new winch system and catwalks so the scoreboard could be lifted out of the sight lines for concerts and lowered for sporting events. The roof structure was also reinforced to increase the stage rigging requirements to accommodate the largest and highest revenue-generating events.

Work was completed in one Nuggets / Avalanche off-season, however, the Arena was in full operation and continued to host a variety of concerts and family-friendly events. This added component required close coordination amongst all parties to minimize disruption and ensure an exciting and safe experience for all visitors.
Client: City of Tacoma
Architect: Populous / Belay Architecture, LLC.
Role: Design-Build
Construction Cost: $23,000,000
Project Highlights: 96,000 SF; 8,000 seats; 16 luxury suites; 4,000 SF club and restaurant; administrative team offices; right field seating berm; left field improvements; and a new outfield fence

On Time | On Budget

“[Mortenson’s] adaptive use of Building Information Modeling and working it into a ‘fourth dimension’ by adding time frames, aligned and depicted within their project schedules has allowed our design team, and the owners group to be fully engaged through the process of the project and have a real-time understanding of where the project is headed.”

— Scott Harm, Founder and Senior Partner
Belay Architecture
Cheney Stadium Renovation
Tacoma, Washington

In 2010, Cheney Stadium, home of MLB’s Tacoma Rainiers, received its first major face-lift since it was constructed in 1960. The design-build team, led by Mortenson Construction, embarked on an aggressive renovation completing the project in a mere 210 days.

The Mortenson team turned the aging ballpark into a state-of-the-art facility in one off-season by adding 16 luxury suites, a 4,000 SF club and restaurant, new administrative team offices, a new right field seating berm, left field improvements (including a new high-tech JumboTron), and a new outfield fence. There are twice as many restrooms, increased concessions, and an improved public concourse. Electrical service, site work, stadium lighting, and utility upgrades were also included in the renovation.

At the city’s request, the team was careful to preserve iconic features of the stadium including the original concrete seating bowl and the playing field.

The $23 million fast-tracked renovation project was completed in time for the Rainiers first home game on April 15, 2011.
Client: Tampa Bay Lightning
Architect: Generator Studio
Role: Construction Manager at-Risk
Construction Cost: $40,000,000

Project Highlights: 340,000 SF; 68 luxury suites; removal and replacement of 11,000 SF of steel roof structure; outdoor party deck; replacement of 18,000 seats; renovation of all concourses; club level restaurant and kitchen; and removal of two sections of stadia to allow for new theatrical effects

Early Delivery | On Budget

Based on my long history in sports facility design and representing owners, the Mortenson organization stands out as the best partner to deliver challenging projects within established time frames, and within the established budgets.”

— Ray Chandler, former Vice President of Design and Construction
Tampa Bay Lightning
On the surface, putting $40 million of work-in-place in four months seems daunting. However, when the obstacles that had to be overcome were identified; the mountain was revealed. Anyone that is familiar with the NHL off-season knows that there is not much “off” about it. Not to mention the fact that the Lightning went seven games into the Conference Finals—shaving off a few more weeks of the available schedule. During the brief period without hockey, the facility remained operational: hosting concerts, ice shows, community events, and an arena football team. Planning the work became paramount through daily coordination with the facilities operations. Mortenson worked in and around their daily business without being a disruption.

Through the countless hours worked by all, there were many opportunities for conflict, but in the end, it was the necessity and acceptance of integrated team planning and design for this project that set the stage. In terms of the Tampa Bay Times Forum Transformation, it was truly a strong commitment to this integrated team approach that allowed this project to flourish into the immense success that it came to be.
Client: Maricopa County Stadium Authority
Architect: HKS; DLR Group
Role: Construction Manager at-Risk and Design-Build
Construction Cost: $15,369,385
Project Highlights: Renovations to 17 existing suites and 20 premium suites; conversion of suites into buffet area and luxury sports lounge; high-end finishes; conversion of multiple suites into luxury sport lounge; replacement of the existing center field display with a new 46’ x 136’ full-color LED display
On Time | On Budget

“Every project that Mortenson has completed here at Chase Field has met our aggressive project schedules and met our construction project budgets. The experience, professionalism, communication, and dedication that the Mortenson staff provides to each project is reflected in their quality of work.”

— Julie Schweigert
Maricopa County Stadium Authority
To address dwindling sales and expiring leases, the Arizona Diamondbacks took action in 2006 with a series of four renovation projects aimed at improving the fan experience at Chase Field in Phoenix, Arizona. Due to their reputation and performance on similar renovation work at Coors Field, Mortenson was selected on a non-compete basis to upgrade the dated decor and enhance fan amenities.

Transformed suites designed to appeal to corporate customers and a full-service luxury sport lounge provided an additional source of revenue for the Ballpark, while the “All-You-Can-Eat Suites Buffet” was designed to cater to the unique needs of families. Further enhancements included a new center field scoreboard providing a state-of-the-art interactive social media experience.

Mortenson completed these projects on time and under budget, **returning approximately $216,000 to the Owner.** A far superior customer experience, and the trusting partnership that developed during the course of these renovation projects led to Mortenson’s selection as the builder of Salt River Fields at Talking Stick, the Spring Training home of the Arizona Diamondbacks and Colorado Rockies.
Client: University of Iowa  
Architect: HNTB / Neumann Monson Architects  
Role: Construction Manager  
Construction Cost: $85,000,000  
Project Highlights: 361,686 SF; increased capacity to 70,585 seats; new press box; new video / scoreboard; replacement of the temporary south end zone bleachers with permanent seats; additional restrooms and concession areas; site restoration; and mechanical, plumbing, and electrical systems upgrades  
On Time | On Budget

I knew from the beginning that the selection of Mortenson was one of the best decisions the University of Iowa made... We were successful on both fronts due to your company’s due diligence throughout the entire renovation project.”  
— Jane Meyer, PhD, Senior Associate Director of Athletics  
University of Iowa
Named after Nile Kinnick, the 1939 Heisman Trophy winner and the only Heisman winner in Iowa Hawkeye history, Kinnick Stadium is home to the University of Iowa Hawkeyes. Exactly 75 years after its original construction, the Iowa Board of Regents endorsed a major renovation aimed at improving the game-day experience.

The project team developed a two-phase plan to complete the improvements safely and with minimal disruption. The most disruptive work in each phase was performed between football seasons with the less disruptive construction work scheduled around game-day activities.

The Mortenson team completed the renovation on time and on budget in September 2006. Today, the excitement surrounding the football program at the University of Iowa is at an all-time high. Fans and players alike are crazy for Kinnick Stadium.
Client: City of Sioux City
Architect: FEH Associates
Role: Construction Manager
Construction Cost: $40,750,000
Project Highlights: 263,000 SF; 6,400 seat hockey arena; 10,000 seat concert venue; three spectator levels: one suite level and two general seating levels
Five Weeks Early Delivery | On Budget

“Mortenson has clearly demonstrated their ability to build sports facilities, what has impressed us the most was their ability to evaluate the local contracting market and develop a bidding strategy that kept a significant amount of work in Sioux City.”

— Jim Towler, Project Coordinator
City of Sioux City
In 2000, Sioux City embarked on a significant expansion and renovation to the historic Sioux City Municipal Auditorium. The primary goal of this project was to create a multiple-venue facility that can host a variety of activities and events such as minor league sports, concerts, and special touring events. Retractable / movable seating sections on the event floor create intimate settings for both small crowds and major “sell-out” marketing events.

The historic auditorium was reduced from 2,800 seats to 1,000 seats. The renovated auditorium can now accommodate community events, youth leagues, and a children’s center.

This opened up support space for the new 190,000 SF, 10,000-seat addition, known as the Tyson Events Center. A specific feature includes a horseshoe-shaped seating bowl that incorporates an end-court upper deck. This provides a unique flexibility to resize the space with minimal moving parts. There are two blackout curtains and seven movable seating sections, so the building capacity can be shifted from a 6,400-seat hockey venue to a 10,000-seat concert venue quickly and easily.

Important construction goals were to preserve the historic architectural integrity of the old facility and blend the old and new portions of the Center aesthetically. One way this was accomplished was to include carefully selected materials that matched the colors of the old auditorium, but introduced contrast by using complimenting textures.
Client: University of Colorado - Boulder
Architect: Populous
Role: Design-Build
Construction Cost: $156,000,000
Project Highlights: 212,470 SF expansion; new 108,954 SF indoor practice facility; 38,000 SF renovation, 550 stall below grade parking garage
Scheduled for Completion: January 2016
As one of the newest members of the Pac-12 Conference, the University of Colorado - Boulder finds itself competitively aligned with some of the United States’ most prestigious universities. Joining them brings extraordinary opportunity, challenge, and the awareness that only world-class facilities attract the most elite student-athletes. To ensure their football training and competition facilities are among the best in the nation, the University is making the most significant investment in facilities in the history of CU Athletics.

Mortenson was selected as part of a fully integrated design-build team tasked with delivering this transformational project. At $156 million, it’s currently one of the largest active projects in intercollegiate athletics.

Key elements of the project include:

• A 200,000 SF expansion to Folsom Field

• The state-of-the-art Champions Center, which will serve as the new home of CU Football and Athletic Administration, housing a team locker room and lounge, team dining facilities, and a rooftop terrace for game-day and special events

• The construction of a 120,000 SF, net zero, Indoor Practice Facility. This facility will serve all sports programs and allow CU to host sanctioned track and field events on campus.

• 106,000 SF of outdoor grass practice field adjacent to the Indoor Practice Facility.

• A 300-car underground parking garage below the indoor practice facility

• Additionally the project connects the campus through Boulder Creek and provides for a new front door to campus as visitors approach via Folsom drive.
Client: University of Minnesota
Architect: BWBR / RDG
Role: Construction Manager at-Risk
Construction Cost: $113,000,000
Project Highlights: 340,000 SF expansion; indoor football field and basketball courts; an outdoor Olympic sport track; locker rooms; strength and conditioning spaces; an academic center; a nutrition center; recruiting rooms
Scheduled for Completion: 2019
In an effort to modernize their development facilities (where student-athletes spend the majority of their time), the University of Minnesota announced their selection of Mortenson Construction as their construction partner for the $113M Athlete’s Village project in February 2015. Upon completion in 2019, the 340,000 SF Athletes Village will house the following:

- **The Center for Excellence** will include an expanded academic center, a leadership center dedicated to student-athlete development, and a nutrition center that will house a dining hall and wellness program that will provide services to the entire Gopher Athletics Department.

- **The Football Development Center** is comprised of two buildings and will provide much-needed space and facilities for the football program. **The Football Indoor Practice Facility** will provide year-round training and practice opportunities. **The Football Performance Center** will house a Strength and Conditioning Space, a sports medicine area, a team room and locker room, fully equipped support offices and meeting rooms, and a recruiting room showcasing the rich history and tradition of Gopher Football to future student-athletes.

- **The Basketball Development Center** will have dedicated practice courts, strength and conditioning space, team locker rooms, fully equipped support offices and meeting rooms, and a recruiting room. This center will provide the space, amenities and technology student-athletes need to reach their full potential.

This flagship facility will provide more opportunities to maximize student-athlete potential while securing the University’s future position as one of the best in the Nation.
Client: Camelot, LLC
Architect: RSP Architects
Role: Construction Manager at-Risk
Construction Cost: $21,700,000
Project Highlights: 106,000 SF; Mayo Clinic Sports Medicine center; Minnesota Timberwolves and Minnesota Lynx headquarters and practice facilities.
Mayo Clinic Sports Medicine Center / Timberwolves & Lynx Practice Facility

Minneapolis, Minnesota

Building on leading edge trends seen in sports medicine and amongst professional and collegiate sports alike, Mortenson renovated an entire city block of existing development in downtown Minneapolis to become Mayo Clinic Square. The facility includes a Mayo Clinic Sports Medicine center, along with Minnesota Timberwolves and Minnesota Lynx headquarters and practice facilities. The co-location and sharing facilities between NBA and WNBA practice facilities and a world-class sports medicine clinic, capitalizes on the synergies of athlete development and wellness.

Mayo Clinic Sports Medicine is a 20,557 square foot treatment and rehabilitation space for athletic injuries. The clinic includes state of the art sports rehabilitation equipment, acute injury treatment space, specialized imaging equipment including a GE MRI and key staff support spaces. Both accessible to professional athletes and to the public, the Mayo Clinic Sports Medicine center has become a destination sports medicine provider for the Twin Cities metro and beyond.
Sports Expertise

Located at Mortenson’s headquarters in Minneapolis, the dedicated Sports Group focuses exclusively on sports, entertainment, and public assembly projects across the United States. Group leadership, preconstruction, design phase management, and VDC activities are led from this central location. Our team of professionals leverage best practices and lessons-learned on hundreds of past projects and have the knowledge to drive efficiency and quality while creating exceptional facilities for our customers.

Your construction project is not about us. It’s about you and your organization. It’s about bringing your vision to life.