



Hastings
Public Schools

Ice Arena Discussion

August 6, 2026

Prepared by: Jennifer Seubert, Director
of Finance and Operations

Students are the heart



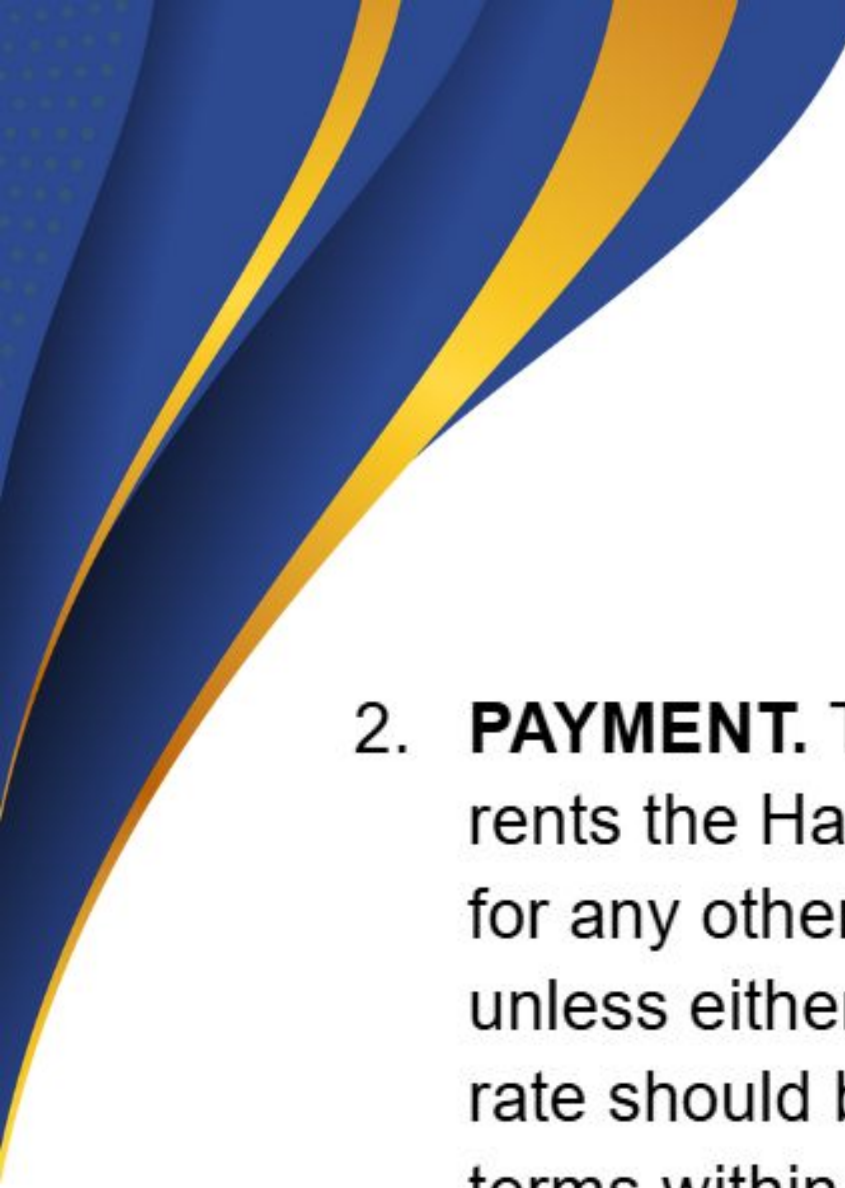
of all we do

Additional Contract - City of Hastings

Locker Room Agreement (2001)

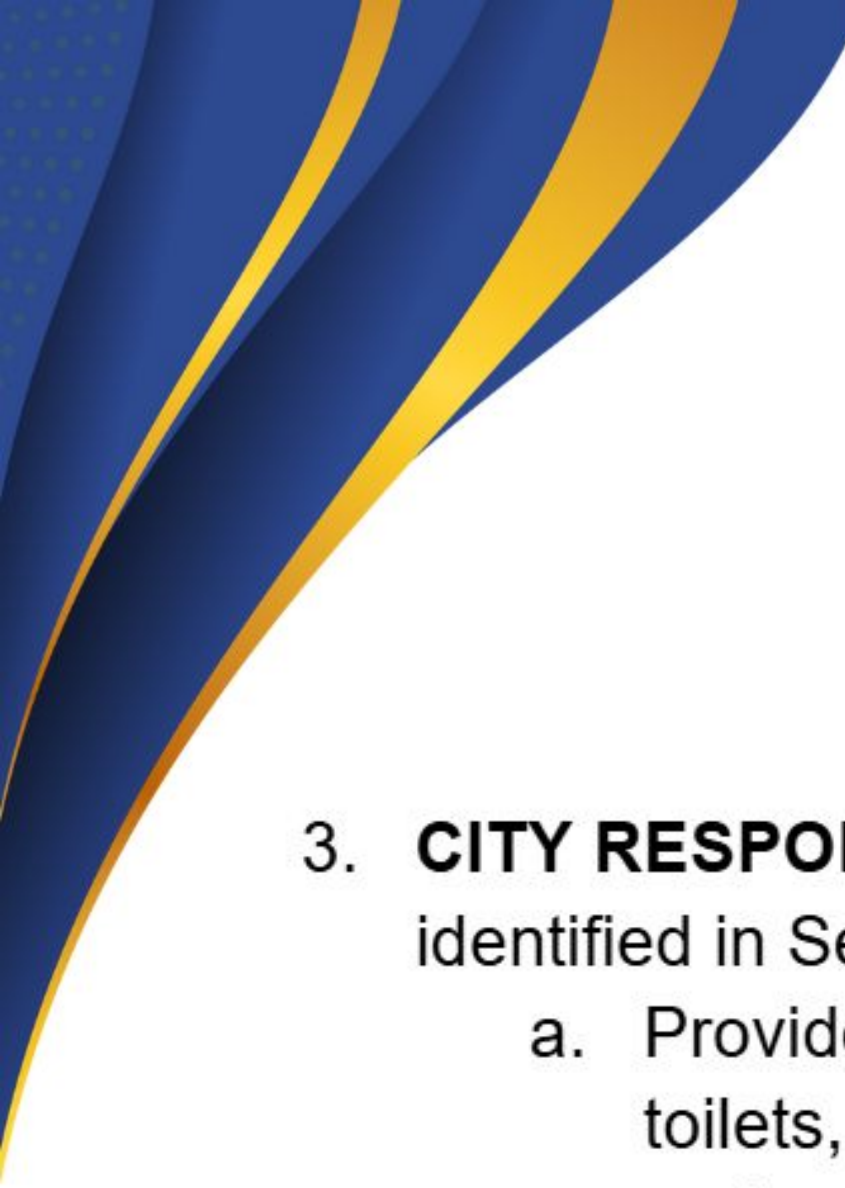
Exclusive use of the locker room (varsity)

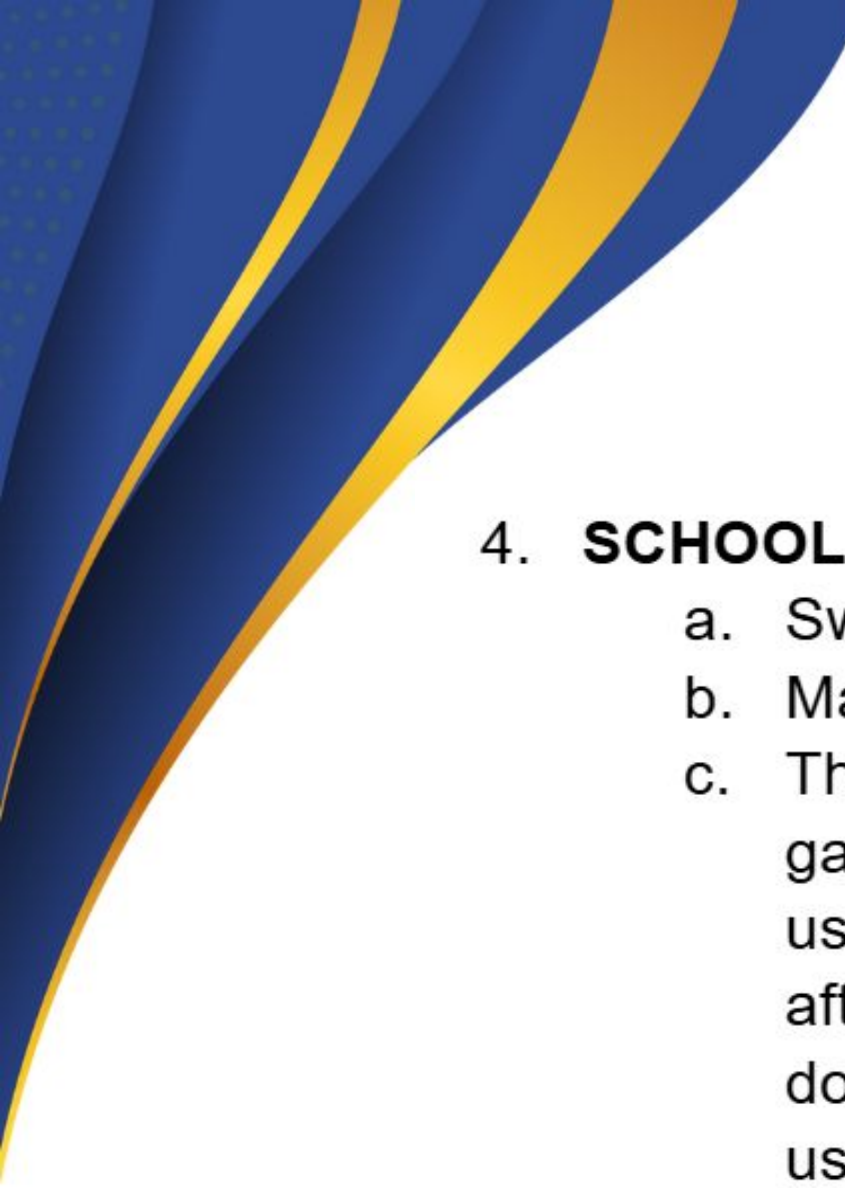
Supplementary Emails/Memos

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2. **PAYMENT.** The School District agrees to make payment equal to \$8.50 for each hour that it rents the Hastings Civic Arena for Girls and Boys Varsity and Junior Varsity Hockey Program, or for any other hourly rental. There shall be an automatic increase of 2.5% of the prior years' rate, unless either party informs the other in writing by March 1 of each year that a different hourly rate should be negotiated. In the event the parties cannot reach agreement on the new rental terms within 30 days after being notified that a different rental payment is being sought, the rate shall be increased by 2.5%, and either party shall have the right to terminate the Agreement, so long as written notification is provided by June 1.

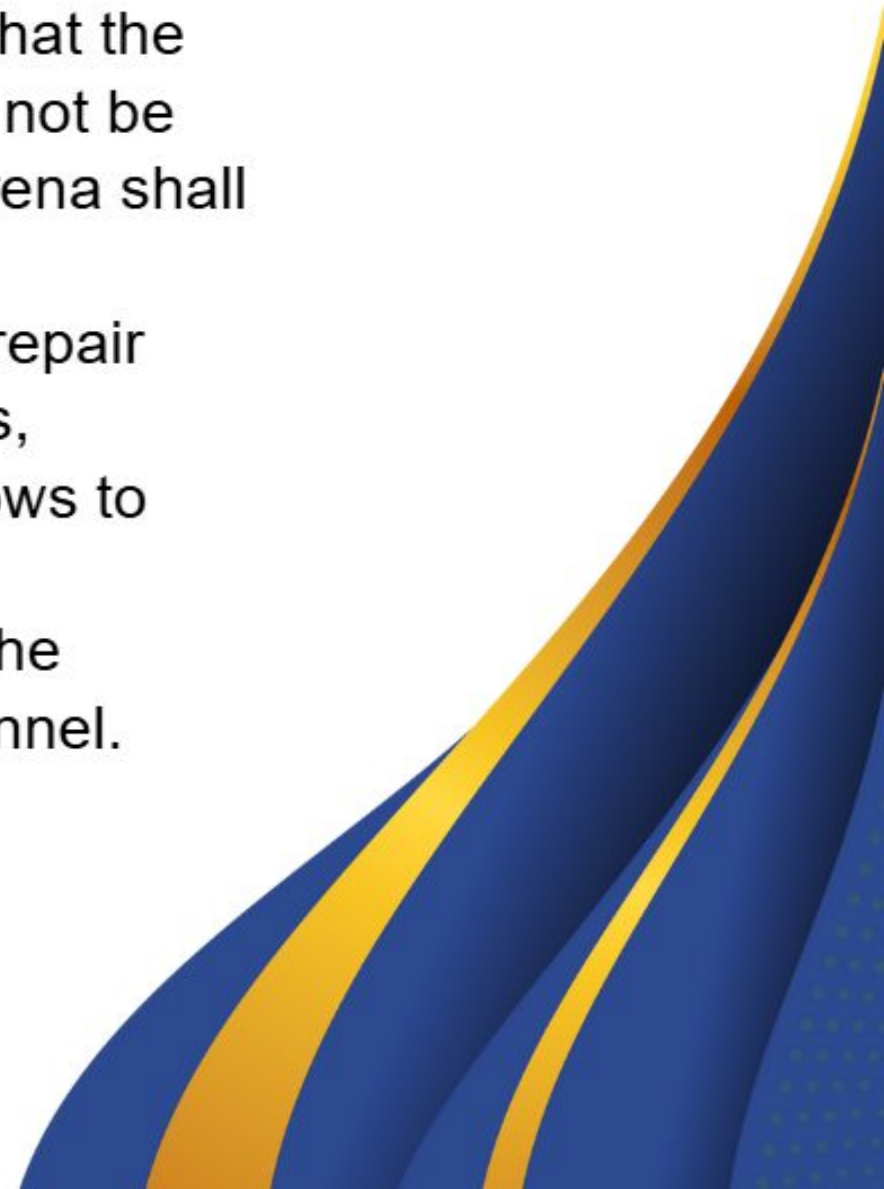
[Rate History](#)



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3. **CITY RESPONSIBILITIES.** For consideration of the hourly payment made by the School, as identified in Section #2, the City agrees to complete the following:
- a. Provide weekly maintenance to the locker rooms, which will include the following: clean toilets, clean sinks, clean mirror, disinfect showers, clean floors, clean benches, empty garbage cans, scrub floors, scrub showers, clean windows, clean walls.
 - b. Provide heat and electricity to the locker rooms.
 - c. Provide the cleaning supplies and equipment to complete the above.



4. **SCHOOL RESPONSIBILITIES:**

- a. Sweep lock rooms in a thorough manner after each use.
 - b. Maintain orderliness, neatness and straightening of the locker rooms.
 - c. The School shall be responsible for securing the locker rooms during all practices, games and scrimmages and other uses in which it participates or for others it allows to use the locker rooms. The School shall be responsible for securing the locker rooms after each usage. The School and all its users, or those it allows to use, agree that the doors in the locker room and the doors on the east end of the Civic Arena shall not be used for entering from the outside. The doors in the main portion of the Civic Arena shall be the ones used to enter and exit the Civic Arena.
 - d. The School shall be responsible for the costs associated with the damage and repair associated with any negligence or vandalism caused by the School, its students, employees, guests, agents, visiting teams or any other person or persons it allows to use the locker rooms.
 - e. The School shall provide all necessary insurance on its personal property and the contents in the locker rooms and all workers compensation for its School personnel.
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10. **DONATION.** School District acknowledges that it has no ownership interest in the Locker Rooms at the Hastings Civic Arena. School District's only interest in these Locker Rooms is that interest created by this Agreement.



Capital & Major Maintenance

Upcoming Projects (2028)

Varsity Locker Room Roof

Estimated Cost: **\$215,000**

Varsity Locker Room HVAC

Estimated Cost: **\$30,000**

East Rink Board Replacement

Estimated Cost: *Not Provided Yet*

Scoreboard (2022)

City Contribution

Cost: **\$10,500**

Booster Club Contribution

Cost: **\$10,500**

School District Contribution

Cost: **\$7,000**

Legal Opinion

The Agreement with the City is silent on which party is responsible for replacement or repair of structural parts of the property and/or replacements that are capital expenditures (i.e. roof). Under No. 4 of the Agreement, the City is responsible for “heat and electricity to the locker rooms”, so there is an argument that includes a functioning HVAC system. As far as the roof, the Agreement clearly makes the City the owner of the locker rooms, thus all rights and responsibilities of ownership are solely with the City, including costs associated with repair and replacement of the components of the structure.

Public Purpose & Stewardship of School District Funds



- City owns the facility
- District has no ownership interest or maintenance responsibility
- Funding a roof replacement would improve another entity's capital asset

Current Rate Structure (as invoiced)

25-26 RATES

Prime: \$270/Hr

NonPrime: \$180/Hr

Premium: \$55/Hr

Locker Room Usage: \$15.76/Hr

- *October 27, 2025 - March 1, 2026*

Games: \$225 per event for providing cleaning & personnel (on-duty manager, ice maintenance personnel, janitorial services, game announcer, scorekeeper, ticket personnel and statistician/penalty box supervisors).

EXAMPLES

Practice Costs (Boys):

3:15-4:30 \$425.95

4:40-5:50 \$396.69

Game Costs: \$991.71

Practice Costs (Girls):

3:10-4:30 \$453.21

4:45-5:45 \$340.76

Game Costs: \$906.52

Annual Costs

2021-2022: \$74,203.30

2022-2023: \$72,835.90

2023-2024: \$79,542.44

2024-2025: \$81,900.70

2025-2026: \$111,066.95

2026-2027: \$116,620.30 (Estimated 5% increase)

Other Rink Rates



TRIA Rink Winter Hourly Ice Rental Rates 11/01/2026 - 2/28/2027

Days	Rate Type	Times	Base Rate	With Tax
Mon - Fri	Non-Prime	12:00 AM - 5:00 PM	\$205.00	\$225.24
Mon - Sun	Non-Prime	10:00 PM - 12:00 AM	\$195.00	\$214.26
Mon - Fri	Prime	5:00 PM - 6:00 PM	\$255.00	\$280.18
Mon - Thurs	Premium	6:00 PM - 8:00 PM	\$265.00	\$291.17
Mon - Fri	Prime	8:00 PM - 10:00 PM	\$255.00	\$280.18
Sat - Sun	Non- Prime	12:00 AM - 8:00 AM	\$195.00	\$214.26
Sat - Sun	Prime	8:00 AM - 10:00 PM	\$255.00	\$291.17



<https://www.triarink.com/icerentals>

Other Rink Rates Cont...

2026 proposed Hourly Rates

(source of data on other cities: staff phone survey of proposed rates for upcoming year).

	<u>Ice time</u>			<u>notes</u>
	<u>Prime</u>	<u>Non-prime</u>	<u>Off-peak</u>	
Burnsville	280	210	135	
St.Thomas Ice Arena	250	200		
Lakeville	280	180		summer -215
Apple Valley	275	195	0	
Eagan	260	195	175	
Inver Grove Heights	240	175	160	
			150-	
South St. Paul	240	185	170	
Richfield	255	195	170	
Rosemount	255	175	175	

	<u>Turf/Dry Floor</u>	<u>Concreate</u>	<u>Arena Floor</u>
Full Floor	105/hour	65/hour	\$850/day
1/2 floor			
Less than 24/hour notice			

<u>Mezzanine Rental</u>			
	<u>Hourly</u>	<u>8- hour rental</u>	<u>Notes</u>
Resident	\$35/hour	\$260/8 hours	
Non-resident			
Resident w/outside F & B	\$70/hour	\$520/8 hours	
Non-resident w/outside F & B			

Other Rink Rates Cont...

2027 proposed Hourly Rates

(source of data on other cities: staff phone survey of proposed rates for upcoming year).

	<u>Ice time</u>		
	<u>Prime</u>	<u>Non- prime</u>	<u>Off- peak</u>
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St.Thomas Ice Arena	No Data yet		
Lakeville	290	190	summer -225
Apple Valley	295	205	
Eagan	265	200	180
Inver Grove Heights	No Data yet		
South St. Paul	No Data yet		
Richfield	265	205	170
Rosemount	No Data yet		
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DISCUSSION

