



**MINNESOTA  
SPORTS FACILITIES  
AUTHORITY**

## ***2023 LEGISLATIVE REPORT***

**usbankstadium**



**MINNESOTA  
SPORTS FACILITIES  
AUTHORITY**

Minnesota Sports Facilities Authority  
1005 4th Street South, Minneapolis, MN 55415

January 12, 2024

To: Senator Kari Dziedzic  
Representative Melissa Hortman  
Senator Mark Johnson  
Representative Lisa Demuth  
Senator Erin Murphy  
Representative Ginny Klevorn  
Senator Bruce Anderson  
Representative Jim Nash  
Representative Esther Agbaje  
Senator Bobby Joe Champion  
Senator Nick Frentz  
Senator Heather Gustafson  
Senator Karin Housley  
Senator John Jasinski  
Representative Fue Lee  
Senator Jeremy Miller  
Representative Danny Nadeau  
Representative María Isa Pérez-Vega  
Representative Kristin Robbins  
Representative Andy Smith  
Representative Jeff Witte

We are pleased to present to you the 2023 legislative report for the Minnesota Sports Facilities Authority (Authority). This report is mandated by Minnesota Statutes, Chapter 473J.09, Subd. 13 and requires the Authority to report annually to the chairs and ranking minority members of the legislative committees with jurisdiction over state government finance on the following:

1. **Any recommended increases in the rate or dollar amount of tax;**
2. **Any recommended increases in the debt of the Authority;**
3. **The overall work and role of the Authority;**
4. **The Authority's proposed operating and capital budgets; and**
5. **The Authority's implementation of the operating and capital budgets.**

Per Minnesota Statutes 3.197, a report to the legislature must contain the cost of preparing the report, including any costs incurred by another agency or another level of government, at the beginning of the report. This report was prepared by U.S. Bank Stadium staff and no costs were incurred by another agency or another level of government.

The following information includes the Authority's responses listed in the order reflected on page one of this document, as well as an overview of the organization and stadium operations, a 2023

Programming Overview, a 2023 Capital Improvements Overview, the 2023-2024 Operating and Capital Budgets, and the Budget Report for Fiscal Year 2022-2023.

**1. Any recommended increases in the rate or dollar amount of tax?**

The Authority does not recommend an increase in the rate or dollar amount of tax.

**2. Any recommended increases in the debt of the Authority?**

The Authority does not recommend an increase in the debt of the Authority.

**3. Overall work and role of the Authority**

In May 2012, the Minnesota legislature established the Authority as a public body and political subdivision of the state. Per Minnesota Statutes, 473J.07, Subd. 2, the Authority is comprised of five board members who serve four-year terms. The governor of the State of Minnesota appoints the chair and two additional members, and the mayor of the City of Minneapolis appoints two members. Governor Mark Dayton appointed Michael Vekich as the Chair in 2017, and he was reappointed by Governor Tim Walz in January 2024. Ben Jay served as the Executive Director until his retirement at the end of December 2023. The Board re-appointed Mary Fox-Stroman to serve as Interim Executive Director at the end of December 2023. The Board sets policy for the administration of the Authority. The Executive Director directs the Authority's operations and carries out the policies established by the Board.

**MINNESOTA SPORTS FACILITIES AUTHORITY BOARD**

Michael Vekich, Chair, *Appointed by the Governor of the State of Minnesota*

William McCarthy, Vice Chair, *Appointed by the Mayor of the City of Minneapolis*

Angela Burns Finney, Secretary and Treasurer, *Appointed by the Governor of the State of Minnesota*

Tony Sertich, *Appointed by the Governor of the State of Minnesota*

Sharon Sayles Belton, *Appointed by the Mayor of the City of Minneapolis*

**MISSION AND STADIUM PARTNERS**

The Authority was created with a mission to provide for the construction, financing, and long-term use of the Stadium (Minnesota Statutes, 473J.01). During the construction of U.S. Bank Stadium, the Authority acted as the Stadium's developer and was responsible for construction oversight and management. An ongoing core obligation of the Authority is to maintain U.S. Bank Stadium as a top venue comparable to similar facilities around the country (Minnesota Statutes, 473J.13).

When construction was completed and U.S. Bank Stadium opened in July 2016, the Authority's mission evolved to include oversight responsibility for stadium operations. The Authority hired SMG (now known as ASM Global) to manage and operate the venue. ASM Global is responsible for booking events, sales, marketing, guest services, cleaning, operations, and oversight of the Stadium's two security contractors. Aramark Sports and Entertainment Services was hired to provide catering and concessions services for all U.S. Bank Stadium events, including premium services in clubs and suites, and concessions services throughout the facility.

Several different employers contribute to an active workforce at U.S. Bank Stadium, offering varying levels of full-time, part-time, contract, and union employment opportunities for our community. Diversity, equity, and inclusion efforts are at the forefront of hiring, training, and growing the U.S. Bank Stadium workforce. There is a shared commitment between the Authority, ASM Global, Aramark, and all service partners to promote the Stadium's employment and economic opportunities with proactive outreach to diverse communities and targeted businesses. All stadium partners, including the Authority, ASM Global, Aramark, and security contractors, follow a shared mission:

***"We commit to creating memorable experiences through service excellence while providing a safe, world class sports and entertainment environment for all."***

U.S. Bank Stadium is an incredibly valuable asset to the State of Minnesota, carrying out the spirit of the stadium legislation by entertaining millions of guests at a diverse mix of events and welcoming thousands of Minnesotans for opportunities to work and play in this venue. An annual overview of the event programming and event activity for U.S. Bank Stadium is presented in this report as Exhibit A (Programming Overview 2023).

In order to maintain this world-class facility, the Authority works closely with ASM Global, Aramark, and the Minnesota Vikings to identify and plan for necessary capital improvements. Exhibit B (Capital Improvements Overview 2023) provides an overview of capital improvement projects completed in 2023, a summary of the 2023 Facility Assessment presented to the Authority Board in March 2023, and a summary of Phase I of the permanent secured perimeter, an important capital improvement project.

In the Fall of 2023, the Authority hosted site visits and informational sessions with the House State and Local Government Finance and Policy Committee and the Senate State and Local Government and Veterans Committee. These site visits provided committee members the opportunity to tour the facility, meet with staff, understand the activity of the venue, and learn more about ongoing capital and operational needs.

#### **2023 AWARDS: CERTIFICATE OF ACHIEVEMENT FOR EXCELLENCE IN FINANCIAL REPORTING**

The Government Finance Officers Association of the United States and Canada (GFOA) awarded the Authority with the Certificate of Achievement for Excellence in Financial Reporting for its Annual Comprehensive Financial Report for the fiscal year ended June 30, 2022. The Certificate of Achievement is a national award that recognizes conformance with the highest standards for preparation of state and local government financial reports. This is the tenth year that the Authority has received this prestigious award.

#### **4. The Authority's Proposed Operating and Capital Budgets.**

In June 2023, the Authority adopted its 2023-2024 Operating and Capital Budgets for the period from July 1, 2023 through June 30, 2024. Exhibit C presents the Authority's 2023-2024 Operating and Capital Budgets.



The budget includes three accounts: the operating account, capital reserve account, and concession capital account. The operating account is used to account for the Authority's operations of U.S. Bank Stadium, the capital reserve account is used to account for capital improvements, and the concession capital reserve account is used to account for concession capital improvements.

**5. The Authority's Implementation of the Operating and Capital Budgets.**

The Authority's Budget Report for Fiscal Year 2022-2023 presents revenues and expenses for the period from July 1, 2022 through June 30, 2023 for the three accounts: operating account, capital reserve account, and concession capital account.

In June 2023, the Authority received a contribution of \$15.7 million from the State of Minnesota to support the need for a permanent secured perimeter. This funding is a result of the 2023 legislative session. This contribution covers the investment of Phase I of the project, which is currently under construction and within budget. Exhibit D presents the Authority's Budget Report for Fiscal Year 2022-2023.

**Additional Exhibit**

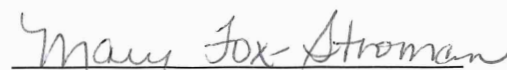
The Authority would like to share an additional report with the legislative committees: the Authority's Annual Comprehensive Financial Report (Annual Report) for the fiscal year ended June 30, 2023 as presented in Exhibit E. The Annual Report has three major sections: introductory, financial, and statistical. The financial section includes the independent auditors' report, management's discussion and analysis, the basic financial statements, including the notes to the financial statements, and required supplementary information. This is the sixth year that an independent audit firm, CliftonLarsonAllen LLP (CLA), conducted the audit. CLA issued an unmodified audit opinion, dated October 19, 2023, and opined that the financial statements present fairly the financial position of the Authority as of June 30, 2023, and the respective changes in financial position and cash flows for the fiscal year then ended.

The Authority is proud of the operation of U.S. Bank Stadium and the ongoing work to preserve this tremendous asset for the State of Minnesota. We welcome any questions you may have. Please feel free to contact us.

Sincerely,

  
Michael Vekich, Chair

Minnesota Sports Facilities Authority  
1005 Fourth Street  
Minneapolis, MN 55415  
Email: [Vekich@MSFA.com](mailto:Vekich@MSFA.com)

  
Mary Fox-Stroman, Interim Executive Director  
and Director of Finance

Minnesota Sports Facilities Authority  
1005 Fourth Street  
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# MINNESOTA SPORTS FACILITIES AUTHORITY

## EXHIBIT A

### *PROGRAMMING OVERVIEW*

*2023*

## **EXHIBIT A**

### **PROGRAMMING OVERVIEW 2023**

Events at U.S. Bank Stadium offer tremendous economic benefits for the State of Minnesota and the City of Minneapolis. The event activity and daily operation provide significant opportunities for Minnesotans to work and play at this state-owned, world-class venue. In 2023, U.S. Bank Stadium welcomed 1,277,419 guests at 178 events.

U.S. Bank Stadium was intended to be a multi-use facility. Since opening, the stadium has hosted a diverse mix of events including community activities, major concerts, and sport competitions at every level. Events range from small, intimate gatherings in one of the stadium's many unique club spaces to large, full-stadium functions. Together with the Authority, ASM Global is responsible for programming the facility, working together to prioritize community access while maximizing the use of the facility year-round.

### **COMMUNITY EVENTS**

Public use, access, and enjoyment are at the center of the event programming initiatives for U.S. Bank Stadium. A variety of community-based events are held annually, including the Minnesota State High School League Championships for soccer and football, a multi-week program for indoor running and inline skating (known as Winter Warm-Up), youth sports, band competitions, and college baseball. In 2023, collegiate softball made its U.S. Bank Stadium debut. U.S. Bank Stadium averages 72 days per year of recreational, community-focused programming.

In 2023, U.S. Bank Stadium held the following community events:

- Winter Warm-Up (Indoor Running and Inline Skating): 14 Calendar Dates
- University of Minnesota and Various Collegiate Baseball Games: 49 Games / 14 Calendar Dates
- Collegiate Softball Games: 15 Games over 3 Calendar Dates
- High School and College Graduations: 2 Calendar Dates
- High School and College Band Competition: 1 Calendar Date
- High School Proms: 5 Events over 2 Calendar Dates
- Charity Walk/Runs: 2 Calendar Dates
- Minnesota State High School League Championship Dates: 8 Calendar Dates
- Youth and Semi-Professional Football: 18 Calendar Dates
- Celebration of Life Events: 2 Calendar Dates

### **MINNESOTA VIKINGS FOOTBALL**

The Minnesota Vikings began the year with a home playoff Wildcard game on January 15 against the New York Giants. The 2023 season marked the eighth season for the Vikings at U.S. Bank Stadium, featuring two preseason games and eight regular season games. U.S. Bank Stadium was featured in three primetime televised games in 2023 with two Monday Night Football games and one Sunday Night Football game on New Year's Eve. Collaboration from stadium partners remains strong in an effort to build a positive culture through SKOL Service, an employee-focused program that promotes service excellence and rewards employees for their contributions to hosting world-class event experiences for all.

## MAJOR CONCERTS

The 2023 concert season at U.S. Bank Stadium was a record-breaking year and the largest concert season to-date with five touring acts and six total performances. Fans were welcomed from across the globe to enjoy concerts ranging in genre from rock, country, and pop music. In June 2023, U.S. Bank Stadium welcomed the one millionth concert attendee since the facility opened in 2016.

Each concert included several days of labor and staging, followed by a full day of activity for eventgoers with pre-show events before the main acts. Highlights of the season include:

- **Red Hot Chili Peppers 2023 Tour** (April 8, 2023) – The Red Hot Chili Peppers entertained a packed venue in April for the stadium’s earliest scheduled date for a concert on record. U.S. Bank Stadium was one of three NFL Stadiums chosen for the 2023 tour, which included 10 stops across North America.
- **Luke Combs 2023 World Tour** (May 13, 2023) – Luke Combs made his U.S. Bank Stadium debut in 2023 while breaking the U.S. Bank Stadium attendance record with the largest end-stage capacity at 53,406 guests.
- **Taylor Swift | The Eras Tour** (June 23-24, 2023) – Minnesota and U.S. Bank Stadium shined as a two-night destination on The Eras Tour. As part of Taylor Swift’s record-breaking tour, Minnesota welcomed fans from all over the world to be part of this historic event, which broke downtown hotel occupancy records (96.3%) for the City of Minneapolis. Taylor Swift also broke Luke Combs’ previously set U.S. Bank Stadium attendance record with nearly 125,000 fans across two nights of The Eras Tour.
- **Ed Sheeran + - = / x Tour** (August 12, 2023) – Ed Sheeran returned to U.S. Bank Stadium in 2023 for the North American leg of his + - = / x Tour, featuring each installment of his symbol album series. Ed Sheeran broke an all-time U.S. Bank Stadium concert attendance record with 72,102 attendees, second only to the all-time attendance record for an event inside U.S. Bank Stadium, which is currently held by the 2019 NCAA Men’s Final Four Semi-Finals (72,711 attendees).
- **Billy Joel & Stevie Nicks** (November 10, 2023) - Billy Joel and Stevie Nicks played a spectacular one night only event, marking the first time these two music industry icons have played on the same stage in Minnesota and their first performances at U.S. Bank Stadium. ASM Global secured this special engagement to round out the 2023 season as it was not part of a national tour.

## COLLEGIATE FOOTBALL

U.S. Bank Stadium hosted its first collegiate football game in 2023, with a matchup between the North Dakota State University Bison and the Eastern Washington University Eagles. The event welcomed 22,546 fans and provided a one-of-a-kind event experience for athletes, coaches, athletics staff, and fans alike. The NDSU Foundation hosted a private event in Mystic Lake’s Club Purple the night prior to the game and the Downtown East Plaza was activated with a pregame tailgate event for fans and event attendees.

## FAMILY AND CONSUMER SHOWS

Monster Jam hosted a back-to-back competition in February 2023 for a return of this beloved, family-friendly annual event at U.S. Bank Stadium. The stadium also hosted two return consumer shows with the Twin Cities Metro RV Dealers’ Super Sale and the Minneapolis Home + Remodeling Show.



## **PRIVATE EVENTS**

In addition to large scale public events, the Authority and ASM Global maximize the facility's use throughout the year with private events, including industry meetings and summits, receptions, holiday parties, filming opportunities, galas, trade shows, special occasions, private celebrations, tours, and corporate team-building events and offsite meetings.

## **U.S. BANK STADIUM TOURS**

The U.S. Bank Stadium Tour Program continues to be a successful operation in its eighth year of welcoming public tours, private groups, educational classrooms, and sports enthusiasts to explore and learn more about this state-of-the-art facility. This year, 18,211 guests explored the facility and learned about its history, architecture, event offerings, and overall facility operation. The Ultimate Touchdown Tours excelled in the second year of the program with a high-demand, behind-the-scenes experience for guests to explore the process of preparing U.S. Bank Stadium for an NFL game day. The Ultimate Touchdown Tour provides dedicated time to play on the field, a peek at the broadcast operation, and an unmatched view of the locker room being set for action.

## **FUTURE EVENTS**

The Authority works closely with ASM Global to ensure U.S. Bank Stadium's annual event-mix is capable of achieving revenue goals while preserving public access and promoting the dynamic capabilities of the facility. Below is a sample of events planned for the coming year:

- Minnesota Vikings NFL Home Football Games
- Seven Major Concerts
- Consumer Shows including the RV Show and Home and Remodeling Show
- Minnesota State High School League Football and Soccer Championships
- Youth Sporting Events
- An Indoor Golf Event
- Graduations
- Tradeshows and Conferences
- Corporate Meetings
- Special Occasions and Private Events
- U.S. Bank Stadium Tours
- Winter Warm-Up (Inline Skating and Indoor Running Program)

The Authority and ASM Global also promote U.S. Bank Stadium for future, large-scale bid events in close collaboration with Meet Minneapolis and Minnesota Sports and Events. The bidding process for large events begins several years in advance and is a community-wide effort. The Authority and ASM Global work closely with these community partners to promote Minnesota as a premier entertainment destination and to secure future activity for U.S. Bank Stadium.



# MINNESOTA SPORTS FACILITIES AUTHORITY

## EXHIBIT B

### *CAPITAL IMPROVEMENTS OVERVIEW*

*2023*

**EXHIBIT B**  
**CAPITAL IMPROVEMENTS OVERVIEW 2023**

**COMPLETED CAPITAL IMPROVEMENT PROJECTS FOR 2023**

Annual capital improvements are a critical function of maintaining and preserving U.S. Bank Stadium as a world-class, state-of-the-art venue. The Authority works with stadium partners to identify needs and procure or construct capital improvement projects throughout the year.

The following major capital improvements were made to U.S. Bank Stadium this year:

- **Lighting Fixtures** – Hundreds of fluorescent fixtures were removed and replaced with LED style fixtures in certain areas of the stadium. These upgrades enhance the look of the space and reduce the energy consumption of the facility. The Authority also replaced the lighting illuminating the Seven Seas arches on the Downtown East Plaza.
- **Digital Display Content Management System Project** – The stadium’s digital display content management system was replaced with a new state-of-the-art system. This upgrade provides benefits to multiple stadium partners, allows for more effective and efficient programming, and enhances the guest experience to view and engage with digital content.
- **Turf Replacement** – A turf consultant was retained in early 2023 to assist with and plan for the necessary replacement of the stadium’s synthetic turf surface. Replacement of the turf will begin in February 2024.
- **Suites & Guest Services Equipment** – New communication devices and iPads were procured to replace aging technology for the suite and the guest services department. These devices provide team members with the ability to communicate and resolve guest concerns in a timely manner.
- **Field Audio Equipment** – A new portable sound system was designed and procured for the stadium field. This new system will provide an enhanced audio experience for field events of all sizes.
- **Operable Doors Project** – The hydraulic seals on the Legacy Gate doors were replaced.
- **Polaris Club Projector and Screen Replacement** – The Polaris Club projector and screen were replaced in 2023. This new installation changes the orientation from a front-mounted projector to a rear-mounted model, further enhancing the audio-visual content experience in the club.
- **Various Other Projects** – Other projects were completed in 2023 including security and technology equipment purchases and various concession equipment purchases.

**FACILITY ASSESSMENT AND 10-YEAR CAPITAL IMPROVEMENT PROJECTIONS**

The Authority is planning for the long-term needs of the facility in order to preserve U.S. Bank Stadium as a first-class venue for years to come. In January 2023, the MSFA engaged with a professional firm, Populous, to develop a long-term capital plan for U.S. Bank Stadium. Populous worked collaboratively with the Authority, Minnesota Vikings, ASM Global, Aramark, and the Tegra Group to discover, identify, and recommend facility improvements. Populous assessed the current state of the venue and its critical systems, and determined necessary repairs, replacements, and maintenance schedules.

Populous, an architectural firm, shared an overview of their facility assessment with the Authority Board in March 2023, providing findings that the facility has been well maintained and is in very good condition. Populous inspected the facility from a visual observation of all major components, including the areas of architectural and interiors, site hardscape and landscape, graphics and wayfinding, structural systems, mechanical, electrical, plumbing, technology systems, fire protection, and audio/visual systems. The determination of the existing conditions acted as a key driver in developing a strategic timeline and cost estimate for repairs and replacements over the next ten years. Populous provided the Authority Board with a 10-year capital improvement cost estimate of roughly \$280 million in updates and other necessary projects, including the original forecasted expense for Phase II of the Permanent Secured Perimeter.

### **PERMANENT SECURED PERIMETER**

The permanent secured perimeter project is an important capital improvement to enhance the security program for U.S. Bank Stadium. The permanent secured perimeter project was divided into two phases: the first phase to reinforce the perimeter surrounding the North, East, and South sides of the facility, and the second phase to reinforce the perimeter on the West side near the Legacy Gate and to complete each entry with structural updates.

Phase I was funded with a contribution of \$15.7 million from the State of Minnesota as a result of the 2023 legislative session. This phase of the project includes the design and construction of a new system of anti-climb fencing, wedge barriers, and bollards. Construction of Phase I of the project is currently on pace with the original timeline and is within the budget.

Concept design plans for Phase II were presented by Populous at the December 2023 Authority Board meeting. Phase II will finalize the permanent secured perimeter plan entirely by focusing on the West side of the stadium perimeter near the stadium's Legacy Gate, Medtronic Plaza, and Downtown East Plaza. Phase II will enhance public safety, preserve community access, meet the SAFETY Act requirements set forth by the Department of Homeland Security, and complete the vision for U.S. Bank Stadium.

With a cost estimate of \$62.3 million, Phase II exceeds the capability for the Authority to fund with the stadium's current funding mechanisms. The Authority is prepared for most routine, short-term capital improvement needs, but will need assistance on larger projects like the permanent secured perimeter. As stewards of this facility, the Authority looks forward to further discussions with the Governor and legislative leaders to review and plan for ongoing needs in effort to maintain and preserve U.S. Bank Stadium as a world-class venue.



# MINNESOTA SPORTS FACILITIES AUTHORITY

## EXHIBIT C

***OPERATING AND CAPITAL BUDGETS***

***FISCAL YEAR 2023-2024***



**YEAR 2023-2024 BUDGET**
**Operating Account, Capital Reserve Account, Concession Capital Reserve Account  
July 1, 2023 to June 30, 2024**

	Original Budget 2023	Amend #1 Budget 2023	Amend #2 Budget 2023	Projection 7/1/22-6/30/23	Recommended Budget 2023 - 2024
<b>Operating Account</b>					
<b>Revenues:</b>					
Stadium operating payments					
State of Minnesota/City of Minneapolis operating payment	\$ 7,077,482	\$ 7,077,482	\$ 7,077,482	\$ 7,285,643	\$ 7,362,000
Minnesota Vikings operating payment	\$ 10,149,445	\$ 10,149,445	\$ 10,149,445	\$ 10,149,445	\$ 10,453,928
Stadium operating revenue-ASM Global	\$ 24,402,296	\$ 24,402,296	\$ 24,402,296	\$ 24,402,296	\$ 31,058,892
Miscellaneous revenues	\$ 64,200	\$ 64,200	\$ 64,200	\$ 587,040	\$ 64,200
Total operating revenues	\$ 41,693,423	\$ 41,693,423	\$ 41,693,423	\$ 42,424,424	\$ 48,939,020
<b>Expenses:</b>					
Personal services	\$ 806,081	\$ 806,081	\$ 806,081	\$ 649,574	\$ 855,180
Professional services	\$ 1,319,763	\$ 1,319,763	\$ 1,319,763	\$ 980,117	\$ 1,341,154
Supplies and network support	\$ 111,731	\$ 111,731	\$ 111,731	\$ 104,428	\$ 131,453
Stadium contractual commitments	\$ 798,619	\$ 798,619	\$ 798,619	\$ 1,051,221	\$ 836,888
Insurance	\$ 350,990	\$ 350,990	\$ 350,990	\$ 350,990	\$ 421,532
Miscellaneous	\$ 472,636	\$ 472,636	\$ 472,636	\$ 110,972	\$ 660,436
Stadium operating expenses-ASM Global	\$ 34,352,761	\$ 34,352,761	\$ 34,352,761	\$ 34,352,761	\$ 40,705,637
Total operating expenses	\$ 38,212,581	\$ 38,212,581	\$ 38,212,581	\$ 37,600,063	\$ 44,952,280
Operating income/(loss)	\$ 3,480,842	\$ 3,480,842	\$ 3,480,842	\$ 4,824,361	\$ 3,986,740
<b>Nonoperating Revenues/(Expenses):</b>					
Revenues-Investment earnings	\$ 12,000	\$ 12,000	\$ 12,000	\$ 892,415	\$ 1,080,000
Stadium costs-project	\$ -	\$ -	\$ -	\$ (2,912)	\$ -
Total nonoperating revenues/(expenses)	\$ 12,000	\$ 12,000	\$ 12,000	\$ 889,503	\$ 1,080,000
Net Income/(loss) before transfers	\$ 3,492,842	\$ 3,492,842	\$ 3,492,842	\$ 5,713,864	\$ 5,066,740
<b>Transfers:</b>					
Transfer to Capital Reserve fund	\$ (5,000,000)	\$ (5,000,000)	\$ (5,000,000)	\$ (5,000,000)	\$ (7,000,000)
Change in Account Balance	\$ (1,507,158)	\$ (1,507,158)	\$ (1,507,158)	\$ 713,864	\$ (1,933,260)
Beginning Operating Account Balance	\$ 24,040,213	\$ 24,040,213	\$ 24,040,213	\$ 24,040,213	\$ 24,754,077
Ending Operating Account Balance	\$ 22,533,055	\$ 22,533,055	\$ 22,533,055	\$ 24,754,077	\$ 22,820,817
<b>Capital Reserve Account</b>					
<b>Revenues:</b>					
Minnesota Vikings Capital Cost payment	\$ 1,844,811	\$ 1,844,811	\$ 1,844,811	\$ 1,844,811	\$ 1,900,155
State of Minnesota/City of Minneapolis Capital payment	\$ 1,769,370	\$ 1,769,370	\$ 1,769,370	\$ 1,821,411	\$ 1,841,000
State of Minnesota/City of Minneapolis Sales tax	\$ -	\$ -	\$ -	\$ 1,088,771	\$ 1,755,548
State of Minnesota-MMB Allocation Secured Perimeter Project	\$ -	\$ -	\$ 15,700,000	\$ 15,700,000	\$ -
Other	\$ -	\$ -	\$ -	\$ 38,175	\$ -
Total revenues	\$ 3,614,181	\$ 3,614,181	\$ 19,314,181	\$ 20,493,168	\$ 5,496,703
<b>Capital Expenses:</b>					
Net Income/(loss) before transfers	\$ (1,720,771)	\$ (4,332,372)	\$ (4,332,372)	\$ 14,813,974	\$ (20,213,708)
<b>Transfers:</b>					
Transfer from Operating Account	\$ 5,000,000	\$ 5,000,000	\$ 5,000,000	\$ 5,000,000	\$ 7,000,000
Change in Account Balance	\$ 3,279,229	\$ 667,628	\$ 667,628	\$ 19,813,974	\$ (13,213,708)
Beginning Capital Reserve Account Balance	\$ 20,834,177	\$ 20,834,177	\$ 20,834,177	\$ 20,834,177	\$ 40,648,151
Ending Capital Reserve Account Balance	\$ 24,113,406	\$ 21,501,805	\$ 21,501,805	\$ 40,648,151	\$ 27,434,443
<b>Concession Capital Reserve Account</b>					
<b>Revenues:</b>					
Concession Capital Reserve payment	\$ 800,000	\$ 800,000	\$ 800,000	\$ 951,902	\$ 800,000
Total revenues	\$ 800,000	\$ 800,000	\$ 800,000	\$ 951,902	\$ 800,000
<b>Concession Capital Expenses:</b>					
Net Income/(loss) before transfers	\$ 540,878	\$ 540,878	\$ 540,878	\$ 702,139	\$ 144,326
<b>Transfers:</b>					
Transfer to Capital Reserve Account	\$ -	\$ -	\$ -	\$ -	\$ -
Change in Account Balance	\$ 540,878	\$ 540,878	\$ 540,878	\$ 702,139	\$ 144,326
Beginning Concession Capital Reserve Account Balance	\$ 1,031,254	\$ 1,031,254	\$ 1,031,254	\$ 1,031,254	\$ 1,733,393
Ending Concession Capital Reserve Account Balance	\$ 1,572,132	\$ 1,572,132	\$ 1,572,132	\$ 1,733,393	\$ 1,877,719

\* Note: Blue highlighted number fields indicate amended amounts.



# MINNESOTA SPORTS FACILITIES AUTHORITY

## EXHIBIT D

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***BUDGET REPORT***  
***FISCAL YEAR 2022-2023***



**YEAR 2022-2023 BUDGET**

Operating Account, Capital Reserve Account, Concession Capital Reserve Account  
Q4 - July 1, 2022 to June 30, 2023

	2022-2023 Original Budget	2022-2023 Amended Budget as of 1/26/2023	2022-2023 Amended Budget as of 6/21/2023	Q4 Actual 7/1/22-6/30/2023
<b>Operating Account</b>				
<b>Revenues:</b>				
Stadium operating payments				
State of Minnesota operating payment	\$ 7,077,482	\$ 7,077,482	\$ 7,077,482	\$ 7,285,647
Minnesota Vikings operating payment and Lease Revenues*	\$ 10,149,445	\$ 10,149,445	\$ 10,149,445	\$ 11,503,783
Stadium operating revenue-ASM Global	\$ 24,402,296	\$ 24,402,296	\$ 24,402,296	\$ 36,893,416
Miscellaneous revenues	\$ 64,200	\$ 64,200	\$ 64,200	\$ 583,841
Total operating revenues	\$ 41,693,423	\$ 41,693,423	\$ 41,693,423	\$ 56,266,687
<b>Expenses:</b>				
Personal services	\$ 806,081	\$ 806,081	\$ 806,081	\$ 515,763
Professional services	\$ 1,319,763	\$ 1,319,763	\$ 1,319,763	\$ 1,013,467
Supplies and network support	\$ 111,731	\$ 111,731	\$ 111,731	\$ 122,790
Stadium contractual commitments	\$ 798,619	\$ 798,619	\$ 798,619	\$ 580,568
Insurance	\$ 350,990	\$ 350,990	\$ 350,990	\$ 358,311
Miscellaneous	\$ 472,636	\$ 472,636	\$ 472,636	\$ 109,650
Stadium operating expenses-ASM Global	\$ 34,352,761	\$ 34,352,761	\$ 34,352,761	\$ 44,618,425
Total operating expenses	\$ 38,212,581	\$ 38,212,581	\$ 38,212,581	\$ 47,318,974
Operating income/(loss)	\$ 3,480,842	\$ 3,480,842	\$ 3,480,842	\$ 8,947,713
<b>Nonoperating Revenues/(Expenses):</b>				
Revenues-Investment earnings	\$ 12,000	\$ 12,000	\$ 12,000	\$ 5,953,940
Interest expenses and other expenses*	\$ -	\$ -	\$ -	\$ (100,400)
Total nonoperating revenues/(expenses)	\$ 12,000	\$ 12,000	\$ 12,000	\$ 5,853,540
Net Income/(loss) before transfers	\$ 3,492,842	\$ 3,492,842	\$ 3,492,842	\$ 14,801,253
<b>Transfers:</b>				
Transfer to Capital Reserve fund	\$ (5,000,000)	\$ (5,000,000)	\$ (5,000,000)	\$ (5,000,000)
Change in Account Balance	\$ (1,507,158)	\$ (1,507,158)	\$ (1,507,158)	\$ 9,801,253
Beginning Operating Account Balance	\$ 24,040,213	\$ 24,040,213	\$ 24,040,213	\$ 24,040,213
Ending Operating Account Balance	\$ 22,533,055	\$ 22,533,055	\$ 22,533,055	\$ 33,841,466
<b>Capital Reserve Account</b>				
<b>Revenues:</b>				
State of Minnesota/City of Minneapolis Capital payment	\$ 1,769,370	\$ 1,769,370	\$ 1,769,370	\$ 1,821,411
State of Minnesota/City of Minneapolis Excess Sale Tax payment	\$ -	\$ -	\$ -	\$ 2,210,198
State of Minnesota Capital payment for Secured Perimeter-Phase 1	\$ -	\$ -	\$ 15,700,000	\$ 15,700,000
Minnesota Vikings Capital Cost payment and Leases Revenues*	\$ 1,844,811	\$ 1,844,811	\$ 1,844,811	\$ 2,083,811
Interest Revenues	\$ -	\$ -	\$ -	\$ 822,539
Miscellaneous revenues	\$ -	\$ -	\$ -	\$ 38,175
Total revenues	\$ 3,614,181	\$ 3,614,181	\$ 19,314,181	\$ 22,676,134
<b>Capital Expenses:</b>				
Capital Expenses	\$ 5,334,952	\$ 7,946,553	\$ 23,646,553	\$ 5,431,904
Interest expense per GASB Statement No. 87 and 96	\$ -	\$ -	\$ -	\$ 10,830
Total expenses	\$ 5,334,952	\$ 7,946,553	\$ 23,646,553	\$ 5,442,734
Net Income/(loss) before transfers	\$ (1,720,771)	\$ (4,332,372)	\$ (4,332,372)	\$ 17,233,400
<b>Transfers:</b>				
Transfer from Operating Account	\$ 5,000,000	\$ 5,000,000	\$ 5,000,000	\$ 5,000,000
Change in Account Balance	\$ 3,279,229	\$ 667,628	\$ 667,628	\$ 22,233,400
Beginning Capital Reserve Account Balance	\$ 20,834,177	\$ 20,834,177	\$ 20,834,177	\$ 20,834,177
Ending Capital Reserve Account Balance	\$ 24,113,406	\$ 21,501,805	\$ 21,501,805	\$ 43,067,577
<b>Concession Capital Reserve Account</b>				
<b>Revenues:</b>				
Concession Capital Reserve payment	\$ 800,000	\$ 800,000	\$ 800,000	\$ 1,004,890
Total revenues	\$ 800,000	\$ 800,000	\$ 800,000	\$ 1,004,890
<b>Concession Capital Expenses:</b>				
Net Income/(loss) before transfers	\$ 540,878	\$ 540,878	\$ 540,878	\$ 755,127
Beginning Concession Capital Reserve Account Balance	\$ 1,031,254	\$ 1,031,254	\$ 1,031,254	\$ 1,031,254
Ending Concession Capital Reserve Account Balance	\$ 1,572,132	\$ 1,572,132	\$ 1,572,132	\$ 1,786,381

\*Note: The Authority implemented Governmental Accounting Standards Board (GASB) Statement No. 87, *Leases*, for the fiscal year ended June 30, 2022. As a result of this implementation the Authority recognized lease revenues in the operating and capital reserve accounts and reduced the operating and capital revenues from the Minnesota Vikings in these accounts, and the Authority recognized interest expense in the operating and capital reserve accounts and reduced stadium commitments expense in the operating account and capital expense in the capital reserve account. The Authority implemented Governmental Accounting Standard Board (GASB) Statement No. 96, *Subscription Based Information Technology Arrangements*, for the fiscal year June 30, 2023. As a result of this implementation the Authority recognized interest expense in the capital reserve account. During the fiscal year, the Minnesota Vikings made operating payments totaling \$10,149,445 and a capital payment of \$1,844,811 per the terms of the Stadium Use Agreement.



# MINNESOTA SPORTS FACILITIES AUTHORITY

## EXHIBIT E

### ***ANNUAL COMPREHENSIVE FINANCIAL REPORT***

*FISCAL YEAR ENDED JUNE 30, 2023*



# 2023

## Annual Comprehensive Financial Report

FOR THE FISCAL YEAR ENDED JUNE 30, 2023



**MINNESOTA  
SPORTS FACILITIES  
AUTHORITY**

MINNESOTA SPORTS FACILITIES AUTHORITY • MINNEAPOLIS, MINNESOTA  
A COMPONENT UNIT OF THE STATE OF MINNESOTA



**MINNESOTA SPORTS FACILITIES AUTHORITY**

ANNUAL  
**COMPREHENSIVE  
FINANCIAL REPORT**

**FOR THE FISCAL YEAR ENDED JUNE 30, 2023**

A COMPONENT UNIT OF THE STATE OF MINNESOTA



**MINNESOTA  
SPORTS FACILITIES  
AUTHORITY**

Finance Department  
1005 Fourth Street South  
Minneapolis, MN 55415

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# INTRODUCTORY SECTION

The Introductory Section contains the letter of transmittal, which provides an overview of the Minnesota Sports Facilities Authority's finances, economic prospects, and achievements. Also, included in this section is the list of commissioners and administrative officials, the organization chart, and the Certificate of Achievement for Excellence in Financial Reporting, awarded by the Government Finance Officers Association. It is the highest form of recognition in governmental financial reporting.



**MINNESOTA  
SPORTS FACILITIES  
AUTHORITY**



October 19, 2023

To the Honorable Chairman and Commissioners of the Minnesota Sports Facilities Authority:

I am pleased to submit to you the Annual Comprehensive Financial Report (ACFR) of the Minnesota Sports Facilities Authority (Authority) for the fiscal year ended June 30, 2023. The financial statements included in this report conform to generally accepted accounting principles as promulgated by the Governmental Accounting Standards Board (GASB). Responsibility for the accuracy of the data and the completeness and fairness of the presentation, including all disclosures, rest with management. To the best of my knowledge and belief, the enclosed data are accurate in all material respects and are reported in a manner that presents fairly the financial position and results of operations of the Authority. Disclosures have been included to enable the reader to gain the maximum understanding of the Authority's financial and business affairs.

Management has been diligent in adhering to internal control guidelines to ensure the highest degree of accuracy in the data presented. The Authority's management is responsible for establishing and maintaining an internal control structure designed to ensure that its assets are protected from loss, theft, or misuse and to ensure that adequate accounting data are compiled to allow for the preparation of financial statements. The internal control structure is designed to provide reasonable but not absolute assurance that these objectives are met and that the financial statements will be free from material misstatement. The concept of reasonable assurance recognizes that the cost of a control should not exceed the benefits likely to be derived. The evaluation of costs and benefits requires estimates and judgments by management.

CliftonLarsonAllen, LLP, an independent audit firm, performed the audit of the financial statements included in this report to determine whether the financial statements are fairly presented in all material respects. They have concluded that the financial statements present fairly, in all material respects, the financial position of the Authority as of and for the fiscal year ended June 30, 2023.

The reader is referred to Management's Discussion and Analysis (MD&A) section for additional information regarding the activities and financial position of the Authority. All necessary disclosures have been included to enable the reader to gain the maximum understanding of the Authority's financial position. The MD&A provides a narrative introduction, overview, and analysis of the basic financial statements. The MD&A complements this letter of transmittal and should be read in conjunction with it.

The following subjects are discussed in this letter:

- Profile of the Authority,
- Economic Condition and Outlook,
- Major Initiatives and Accomplishments,
- Independent Audit,
- Awards, and
- Acknowledgements.





## **PROFILE OF THE AUTHORITY**

The Authority is a public body and political subdivision of the state of Minnesota created pursuant to the Stadium Act, Minnesota Statutes, 473j, enacted by the Minnesota legislature and approved by the governor on May 14, 2012. The Authority operates under the policy oversight of a five-member board per Minnesota Statutes, 473J.07, Subd. 2, the governor of the state of Minnesota appoints the chair and two additional commissioners, and the mayor of the city of Minneapolis appoints two commissioners. Commissioners serve four-year terms. The Executive Director, appointed by the board, directs the daily operations of the Authority, oversees management of the stadium, and carries out the policies established by the board.

U.S. Bank Stadium's multi-purpose design allows for hosting local as well as major national and international events that create community, economic, fiscal, and social benefits for the region. Working closely with stadium partners and staff, the community, and event promoters and planners, the Authority ensures that everyone benefits from this award-winning facility.

U.S. Bank Stadium, located in Minneapolis, Minnesota, is a magnet for entertainment as guests from the Minneapolis-St. Paul metropolitan area and throughout Minnesota have attended and/or participated in events in and around the stadium.

## **ECONOMIC CONDITION AND OUTLOOK**

### **Local Economy**

U.S. Bank Stadium provides a top-tier entertainment destination in the heart of Minneapolis welcoming guests nationally and internationally to Minnesota to experience some of the world's greatest events. Since opening in July 2016 U.S. Bank Stadium has welcomed almost 8 million guests at 1,727 events. The stadium has hosted some of the largest events in Minnesota including a record-breaking weekend of back-to-back Taylor Swift concerts which broke downtown hotel occupancy records (96.3%) for the city of Minneapolis.

Minnesota is home to more than 5.5 million people, it has a diverse culture and environment and economic landscape, and it is full of opportunities for job seekers and businesses. Minnesotans enjoy a high quality of life as Minnesota has the third highest home ownership rate and the fifth lowest poverty rate (9.6 percent) in the country (U. S. poverty rate is 12.6 percent).

Minnesota's economy grew in the first half of 2023 despite predictions that the U.S. would slip into a mild recession this year. Inflation has been slowing down as unemployment is low and job growth has been positive and consistent this year. Economists now believe the U.S. will avoid a recession and approach a soft landing in 2024.

Minnesota's economic growth is impacted by population growth, employment growth, consumer purchases, and household finances. These indicators are important for the sports and entertainment industry as they influence stadium and event attendance, ticket revenues, food and beverage revenues, and event space rental revenues.

Minnesota ranks tenth nationwide in 1-year natural population increase with more than 11,600 people. Minnesota's employers have added jobs and are nearing overall pre-pandemic employment levels. The number of job vacancies in sectors that have not regained pre-pandemic employment levels is a sign that job growth in the state is constrained by lack of workers to fill open positions despite Minnesota's high labor force participation rate at 68.2 percent which is higher than the national labor force participation rate at 62.6 percent.





Minnesota ranks 16th nationally in per capita gross domestic product (\$61,274) which is two percent more than the national average (\$60,051). Minnesota exported \$27.3 billion in goods to more than 200 countries worldwide. Minnesota's largest markets in 2022 were Canada, Mexico, and China.

The unemployment rate rose to 3.1 percent in Minnesota in August 2023, the number of unemployed rose to 97,038 workers, and the number of employed was 3,015,707. This is below the U. S. unemployment rate of 3.8 percent.

## **MAJOR INITIATIVES AND ACCOMPLISHMENTS**

### **Stadium Operator**

ASM Global, stadium operator, is responsible for marketing and sales, event services, stadium security, management, and operations at U.S. Bank Stadium. The stadium's financial operations are included in the Authority's financial statements. Following are highlights of the 2022-2023 stadium events:

### **Minnesota Vikings Home Football Games and Other Events**

Minnesota Vikings played their 2022-2023 NFL pre-season and regular season home football games in U.S. Bank Stadium, the Minnesota Vikings also hosted the Vikings Draft party on April 27, 2023.

In fiscal year 2023 the stadium hosted 176 events with 1,291,050 attendees. Major concerts took to the stage at U.S. Bank Stadium with music for all ages and all genres: Kenny Chesney Here and Now 2022 Stadium Tour was held on August 6, 2022, Def Leppard and Motley Crue The Stadium Tour was held on August 14, 2022, Rammstein's North America Stadium Tour 2022 was held on August 27, 2022, Red Hot Chili Peppers 2023 Tour was held on April 8, 2023, Luke Combs 2023 World Tour was held on May 13, 2023, and Taylor Swift The Eras Tour had back-to-back shows on June 23 and 24, 2023. In addition, the stadium hosted the Super Eid Celebration, Monster Jam shows, many high school and collegiate athletic events, high school proms, graduation ceremonies, and a variety of corporate and other private rental events.

### **Future Events**

U.S. Bank Stadium's busy event calendar for fiscal year 2024, includes ten Minnesota Vikings home football games, two Monster Jam events in February 2024, collegiate and high school athletic events, and many private rental events, tours, Ed Sheeran Mathematics Tour was held on August 12, 2023, North Dakota State University vs. Eastern Washington University college football game was held on September 2, 2023, Billy Joel & Stevie Nicks One Night Only concert is scheduled for November 10, 2023, and Morgan Wallen "One Night At A Time" concerts are scheduled for June 20 and 21, 2024.

Event planning for fiscal year 2025 includes: Metallica's M72 World Tour scheduled for August 16 and 18, 2024, and Zach Bryan's The Quitting Time Tour scheduled for August 24, 2024.

### **Stadium Concessionaire**

Aramark Sports and Entertainment Services, LLC (Aramark) the stadium's food and beverage service, premium catering service, and concession services provider reported gross sales revenues of \$41,549,171 for its seventh year of operations at U.S. Bank Stadium. Aramark paid commissions on certain food and beverage sales to the Minnesota Vikings for their events and to the Authority for Authority events. The Authority reported food and beverage commission revenues of \$6,266,490 for the seventh year of operations for Authority events. The Authority also reported capital contributions from Aramark of \$1,004,900, which is 2.5 percent of commissionable gross food and beverage sales, that were deposited into the Authority's concession capital reserve account.



### **Capital Improvements**

In the summer 2022 the Authority began planning for the Secure Perimeter Project-Phase 1, The Tegra Group was hired as the owner's representative for the project, and a project budget of \$15,700,000 was established. Populous, Inc., an architectural and engineering design firm, was hired in November 2022 to design a crash-rated secure perimeter that includes installation of anti-ram/anti-climb fencing, wedge barriers, and bollards on the north, east and south sides of U.S. Bank Stadium. A construction manager, JE Dunn Construction, was hired in December 2022 to develop a Guaranteed Maximum Price (GMP) for construction of the project and a construction schedule.

The Authority requested funding from the state of Minnesota for this project and on June 30, 2023, a contribution of \$15,700,000 was received from the state of Minnesota. On July 14, 2023, a contract revision with JE Dunn Construction was executed to add the GMP of \$12,788,701 to the contract, and it established the project's substantial completion date of May 14, 2024.

Planning for the Secure Perimeter Project-Phase 2 began in the summer of 2023. This project will extend the secured perimeter to the west side of the stadium including the plaza area for an estimated budget of \$48 million. A separate funding request for this project will be submitted to the state of Minnesota at a future date.

The following capital and concession capital improvements were made to U.S. Bank Stadium during the fiscal year:

- Construction in progress projects of \$2,685,902 included the Portable Loudspeaker System, IPTV, LED Lighting Upgrade project, planning for turf replacement, and the Secured Perimeter Project-Phase 1.
- Purchase of Building Equipment of \$414,850
- Purchase of Concession Equipment of \$293,827
- Purchase of Furniture, Fixtures & Equipment of \$144,175
- Purchase of technology equipment \$1,151,331

### **Downtown East Parking Ramp and Stadium Parking Ramp**

The Authority owns the Downtown East Parking Ramp which has 455 parking spaces and is located beneath the stadium plaza on a site adjacent to the stadium. The Authority also owns the six-level Stadium Parking Ramp which has 1,610 parking spaces and is connected via the stadium skyway to U.S. Bank Stadium. Beginning on December 31, 2015, Ryan Companies assumed operational and management responsibility for the ramps. Ryan Companies hired a parking management company, Denison Parking, Inc., to operate both parking facilities. All parking revenues belong to Ryan Companies during their management period, and they are responsible for all parking expenses.

### **INDEPENDENT AUDIT**

The Authority's financial statements have been audited as required by state statute and received an unmodified opinion by the independent accounting firm of CliftonLarsonAllen LLP (CLA). Minnesota Statutes 473J.07, subd.7, requires the Minnesota Office of the Legislative Auditor (Legislative Auditor) to conduct an annual audit of the financial statements of the Authority. The Legislative Auditor delegated this responsibility for the current audit to CLA. In addition to meeting the requirements of the state statutes, the audit was designed to meet the requirements of the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in Government Auditing Standards, issued by the Comptroller General of the United States. The report of the independent auditors on the basic financial statements can be found in the financial section of this report.



## AWARDS

### ***Certificate of Achievement for Excellence in Financial Reporting***

The Government Finance Officers Association of the United States and Canada (GFOA) awarded the Authority with the Certificate of Achievement for Excellence in Financial Reporting to the Authority for its Annual Comprehensive Financial Report for the fiscal year ended June 30, 2022. This was the tenth year that the Authority received this prestigious award. In order to be awarded a Certificate of Achievement, a governmental unit must publish an easily readable and efficiently organized Annual Comprehensive Financial Report, the contents of which conform to program standards. This report must satisfy both generally accepted accounting principles and applicable legal requirements. The Certificate of Achievement is a prestigious national award which recognizes conformance with the highest standards for preparation of state and local government financial reports. The Certificate of Achievement is valid for a period of one year only. Management believes that the current Annual Comprehensive Financial Report meets the Certificate of Achievement Program's requirements, and it will be submitted to the GFOA to determine its eligibility for another certificate.

## ACKNOWLEDGEMENTS

I express my sincere appreciation to Suzanne Arcand who contributed to this report. I commend her for her professionalism, hard work, dedication, and continued efforts to improve this report. Appreciation is also expressed to the Chair of the Authority and the Commissioners for their cooperation and outstanding assistance in matters pertaining to the financial affairs of the Authority.

Respectfully submitted,

Mary Fox-Stroman, CPA  
Director of Finance



Government Finance Officers Association

Certificate of  
Achievement  
for Excellence  
in Financial  
Reporting

Presented to

**Minnesota Sports Facilities Authority**

For its Annual Comprehensive  
Financial Report  
For the Fiscal Year Ended

June 30, 2022

*Christopher P. Morill*

Executive Director/CEO

---

## COMMISSIONERS and ADMINISTRATIVE OFFICIALS

---

As of June 30, 2023



**TONY  
SERTICH**



**ANGELA  
BURNS FINNEY**



**MICHAEL  
VEKICH**



**SHARON  
SAYLES BELTON**



**BILL  
MCCARTHY**

COMMISSIONERS	TERM OF OFFICE	
	Appointed	End of Term
MICHAEL VEKICH, Chair	July 2017	January 2023*
BILL MCCARTHY, Vice Chair	June 2012	December 2020*
ANGELA BURNS FINNEY, Secretary & Treasurer	September 2019	January 2023*
SHARON SAYLES BELTON	September 2021	December 2023
TONY SERTICH	August 2015	December 2023

\* The Commissioner will continue in his/her position until an appointment is made.

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### KEY ADMINISTRATIVE STAFF

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**Executive Director**  
BEN JAY

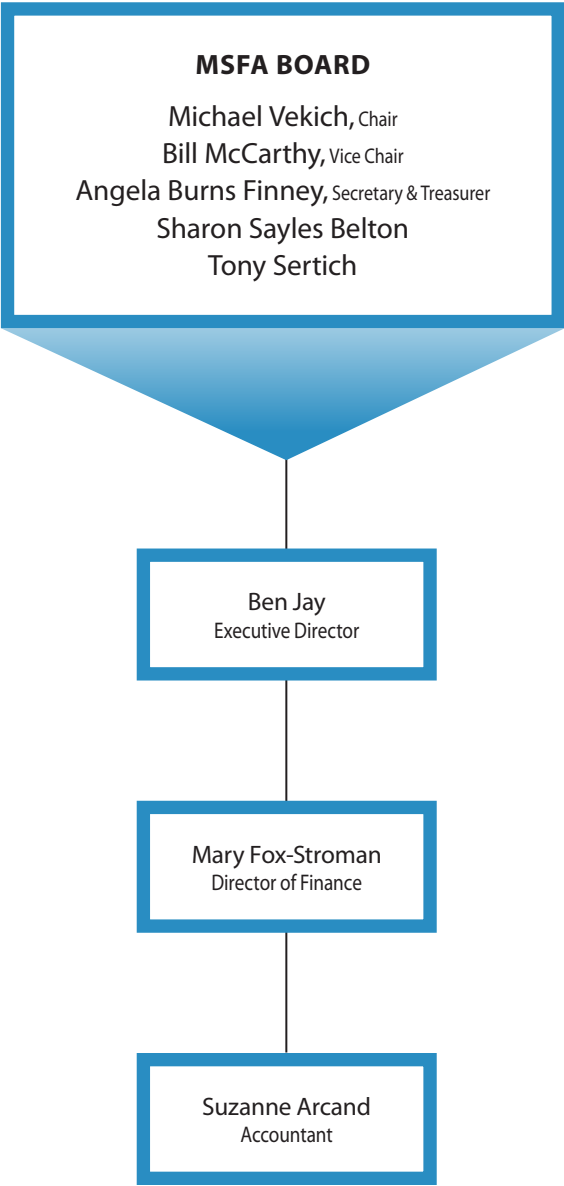
**Director of Finance**  
MARY FOX-STROMAN, CPA

**Accountant**  
SUE ARCAND



ORGANIZATION CHART

As of June 30, 2023



# FINANCIAL SECTION

The Financial Section includes the independent auditors' report, management's discussion and analysis, and the basic financial statements including the notes to the financial statements, and required supplementary information.



**MINNESOTA  
SPORTS FACILITIES  
AUTHORITY**



## INDEPENDENT AUDITORS' REPORT

Board of Commissioners  
Minnesota Sports Facilities Authority  
Minneapolis, Minnesota

### **Report on the Audit of the Financial Statements**

#### ***Opinion***

We have audited the accompanying financial statements of the Minnesota Sports Facilities Authority, a component unit of the State of Minnesota, as of and for the year ended June 30, 2023, and the related notes to the financial statements, which collectively comprise the Minnesota Sports Facilities Authority's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the Minnesota Sports Facilities Authority, as of June 30, 2023, and the respective changes in financial position, and its cash flows for the year then ended in accordance with accounting principles generally accepted in the United States of America.

#### ***Basis for Opinion***

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditors' Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the Minnesota Sports Facilities Authority and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

#### ***Emphasis of Matter***

As discussed in Note 1.C to the financial statements, effective July 1, 2022, the Minnesota Sports Facilities Authority adopted new accounting guidance for subscription-based information technology arrangements (SBITAs). Under this statement, the Authority should recognize a right-to-use subscription asset and a corresponding subscription liability for all SBITAs with subscription terms greater than twelve months. Our opinion is not modified with respect to this matter.

#### ***Responsibilities of Management for the Financial Statements***

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the Minnesota Sports Facilities Authority's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

***Auditors' Responsibilities for the Audit of the Financial Statements***

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditors' report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS and *Government Auditing Standards*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Minnesota Sports Facilities Authority's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the Minnesota Sports Facilities Authority's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control related matters that we identified during the audit.

### ***Required Supplementary Information***

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, the schedule of the Authority's share of the net pension liability – State Employees Retirement Fund, and the schedule of the Authority's contributions – State Employees Retirement Fund be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with GAAS, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

### ***Other Information***

Management is responsible for the other information included in the annual report. The other information comprises the introductory and statistical sections but does not include the basic financial statements and our auditors' report thereon. Our opinion on the basic financial statements does not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audit of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

### ***Other Reporting Required by Government Auditing Standards***

In accordance with *Government Auditing Standards*, we have also issued our report dated October 19, 2023, on our consideration of the Minnesota Sports Facilities Authority's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the Minnesota Sports Facilities Authority's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the Minnesota Sports Facilities Authority's internal control over financial reporting and compliance.



**CliftonLarsonAllen LLP**

Minneapolis, Minnesota  
October 19, 2023

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## MANAGEMENT'S DISCUSSION AND ANALYSIS

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This section of the Minnesota Sports Facilities Authority (Authority) Annual Comprehensive Financial Report (ACFR) presents a narrative overview and analysis of the Authority's financial performance for the fiscal year ended June 30, 2023. The intent of this discussion and analysis is to look at the Authority's financial performance as a whole. We encourage readers to consider the information presented here in conjunction with additional information that we have furnished in the Letter of Transmittal, located in the Introductory Section of the ACFR.

### Financial Highlights

The basic financial statements report information about the Authority using the economic resources measurement focus and accrual basis of accounting. Key financial highlights for the Authority's fiscal year ended June 30, 2023 are as follows:

- The Authority's net position decreased \$11,385,223, or 1.3 percent, from \$901,185,816 as of June 30, 2022, to \$889,800,593 as of June 30, 2023.
- Operating revenues increased \$14,694,094 (35.3 percent) from \$41,572,593 as of June 30, 2022, to \$56,266,687 as of June 30, 2023 primarily due to an increase in stadium operating revenues of \$13,824,264. Stadium operating revenues grew in fiscal 2023 as U.S. Bank Stadium hosted seven major concerts and many more private events than the prior year.
- Operating expenses increased \$13,031,396 (15.2 percent), from \$85,573,379 as of June 30, 2022 to \$98,604,775 primarily due to an increase in stadium operating expenses of \$11,760,036. Many more events were hosted in the stadium in fiscal year 2023 than the prior year which led to an increase in event expenses such as event security, event staffing, and event support costs.

### Overview of the Financial Statements

The purpose of these financial statements, along with the accompanying notes to the financial statements and required supplementary information, is to present the financial position and results of operations to the financial statement users. The financial section of this report consists of:

- (1) Independent Auditors' Report
- (2) Management's Discussion and Analysis (presented here)
- (3) Basic (Enterprise fund) Financial Statements:
  - a. Statement of net position
  - b. Statement of revenues, expenses, and changes in net position
  - c. Statement of cash flows
- (4) Notes to the Financial Statements

This report also includes other required supplementary information in addition to the basic financial statements.

The Authority uses fund accounting to ensure and demonstrate compliance with finance related legal requirements. The Authority maintains one proprietary fund, an enterprise fund. The enterprise fund financial statements report information about the Authority using accounting methods similar to those used by private-sector businesses in which costs are recovered primarily through user charges. Enterprise fund financial statements provide both short-term and long-term financial information about the Authority's overall financial status. The statements present information on the Authority's assets, deferred outflows of resources, liabilities, deferred inflows of resources, and net position, and show how net position has changed during the year. These financial statements and explanatory notes are prepared in conformance with generally accepted governmental accounting principles and are reported using the accrual basis of accounting.

**Statement of net position**

The statement of net position presents information on the financial resources and obligations of the Authority on June 30, 2023. The difference between the sum of total assets and deferred outflows of resources and the sum of total liabilities and deferred inflows of resources is net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial health of the Authority is improving or deteriorating.

**Statement of revenues, expenses and changes in net position**

The statement of revenues, expenses and changes in net position presents information showing how the Authority's net position changed during the fiscal year ended June 30, 2023. All of the fiscal year's revenues and expenses are accounted for in this statement, regardless of when cash is received or paid.

**Statement of cash flows**

The statement of cash flows reports cash and cash equivalent activities for the fiscal year ended June 30, 2023, as a result of operating, noncapital financing, capital, and investing activities.

**Notes to the financial statements**

The notes to the financial statements provide additional information that is essential to a full understanding of the data provided in the enterprise fund financial statements.

**Required supplementary information**

The required supplementary information consists of two schedules, Schedule of the Authority's Share of Net Pension Liability State Employees Retirement Fund and Schedule of Authority's Contributions State Employees Retirement Fund.



**Financial Analysis**  
**Statement of Net Position**

Following is a table that presents the Authority's Statement of Net Position as of June 30, 2023 and 2022.

**Statement of Net Position at June 30, 2023 and 2022**

	<b><u>June 30, 2023</u></b>	<b><u>June 30, 2022</u></b>	<b><u>Increase/ (decrease)</u></b>
<b>ASSETS:</b>			
Current and other assets	\$60,547,121	\$44,385,950	\$16,161,171
Capital assets and right-to-use assets (net of accumulated depreciation and amortization)	818,148,889	863,572,420	(45,423,531)
Noncurrent assets	362,658,338	348,442,108	14,216,230
<b>Total assets</b>	<b><u>1,241,354,348</u></b>	<b><u>1,256,400,478</u></b>	<b><u>(15,046,130)</u></b>
<b>DEFERRED OUTFLOWS OF RESOURCES:</b>			
Deferred outflows of resources related to pensions	188,617	270,782	(82,165)
<b>LIABILITIES:</b>			
Current liabilities	30,650,214	19,006,664	11,643,550
Noncurrent liabilities	9,046,173	10,491,308	(1,445,135)
<b>Total liabilities</b>	<b><u>39,696,387</u></b>	<b><u>29,497,972</u></b>	<b><u>10,198,415</u></b>
<b>DEFERRED INFLOWS OF RESOURCES:</b>			
Deferred inflows of resources related to pensions	149,213	529,971	(380,758)
Deferred inflows of resources related to leases	311,896,772	325,457,501	(13,560,729)
<b>Total deferred inflows of resources</b>	<b><u>312,045,985</u></b>	<b><u>325,987,472</u></b>	<b><u>(13,941,487)</u></b>
<b>NET POSITION:</b>			
Net investment in capital assets	811,522,713	856,803,912	(45,281,199)
Restricted for capital projects	46,363,608	20,454,094	25,909,514
Unrestricted	31,914,272	23,927,810	7,986,462
<b>Total net position</b>	<b><u>\$889,800,593</u></b>	<b><u>\$901,185,816</u></b>	<b><u>(\$11,385,223)</u></b>

Total assets decreased \$15,046,130 from \$1,256,400,478 as of June 30, 2022 to \$1,241,354,348 as of June 30, 2023. The decrease was primarily due to depreciation and amortization expense of \$49,311,288 which increased accumulated depreciation and amortization as of year-end.

Total liabilities increased by \$10,198,415 as of June 30, 2023 due to an increase of \$5,775,202 in accounts and other payables and an increase of \$4,933,312 in advanced ticket sales and deposits, these increases are due to a major concert was held on two dates in late June 2023 and the related event expenses were unpaid at year-end.

The Authority adopted Governmental Accounting Standards Board (GASB) Statement No. 96 *Subscription-Based Technology Arrangements* effective as of July 1, 2022, and this standard required recognition of a current subscription liability of \$44,770 and noncurrent subscription liability of \$91,800 as the Authority entered into an agreement for firewall software. The standard also required recognition of right-to-use assets of \$180,604.

The three components of net position are: net investment in capital assets, restricted for capital projects, and unrestricted. The largest portion of the Authority's net position (91.2 percent) as of June 30, 2023 reflects its net investment in capital assets

of \$811,522,713. These assets are comprised of land, buildings, building equipment, land improvements, and equipment of U.S. Bank Stadium, Stadium Parking Ramp, and the Downtown East Parking Ramp and right-to-use assets less lease liabilities and subscription liability. Accordingly, these assets are not available for future spending. Restricted net position as of June 30, 2023, was \$46,363,608 and this represents resources that are restricted for future capital purchases. Unrestricted net position as of June 30, 2023 was \$31,914,272. These resources are available and may be used to meet the Authority's ongoing and future obligations.

### Summary of Changes in Net Position

The following table summarizes the changes in net position for the fiscal year ended June 30, 2023 and 2022.

#### Summary of Changes in Net Position

	<u>June 30, 2023</u>	<u>June 30, 2022</u>	<u>Increase/ (decrease)</u>
Operating revenues:			
Operating payments from State of Minnesota (city of Minneapolis) and Minnesota Vikings	\$7,262,810	\$6,538,586	\$724,224
Lease revenue	11,526,620	11,526,620	-
Stadium operating revenues	36,893,416	23,069,152	13,824,264
Other revenues	<u>583,841</u>	<u>438,235</u>	<u>145,606</u>
<b>Total operating revenues</b>	<u>56,266,687</u>	<u>41,572,593</u>	<u>14,694,094</u>
Operating expenses	<u>(98,604,775)</u>	<u>(85,573,379)</u>	<u>13,031,396</u>
<b>Total operating income or (loss)</b>	<b>(42,338,088)</b>	<b>(44,000,786)</b>	<b>1,662,698</b>
Nonoperating revenues (expenses):			
Nonoperating revenues:			
Interest revenue and Investment earnings	6,781,771	5,636,438	1,145,333
Sales tax revenues	2,210,197	-	2,210,197
Other nonoperating revenues	573,107	1,014,788	(441,681)
Lease revenues	2,034,109	2,034,109	-
Nonoperating expenses	<u>(485,497)</u>	<u>(1,999,610)</u>	<u>1,514,113</u>
Total nonoperating revenues (expenses)	11,113,687	6,685,725	4,427,962
<b>Income/(Loss) before capital contributions</b>	<b>(31,224,401)</b>	<b>(37,315,061)</b>	<b>6,090,660</b>
Capital contributions	<u>19,839,178</u>	<u>10,770,777</u>	<u>9,068,401</u>
<b>Changes in net position</b>	<b>(11,385,223)</b>	<b>(26,544,284)</b>	<b>15,159,061</b>
Total net position-beginning of year	<u>901,185,816</u>	<u>927,730,100</u>	<u>(26,544,284)</u>
<b>Total net position-end of year</b>	<b><u>\$889,800,593</u></b>	<b><u>\$901,185,816</u></b>	<b><u>(\$11,385,223)</u></b>

Operating revenues include operating payments from the state of Minnesota (city of Minneapolis) and Minnesota Vikings, lease revenue, stadium operating revenues, and other revenues. In fiscal year 2023 operating revenues increased by \$14,694,094 (35.3 percent) when compared to the prior fiscal year. The changes in operating revenues include the following:

- GASB Statement No. 87 *Leases* required recognition of operating lease revenues of \$11,526,620 in both fiscal years based on the present value of expected receipts over the term of the Stadium Use Agreement with the Minnesota Vikings. This statement also required a reduction in operating payments from the state of Minnesota (city of Minneapolis) and Minnesota Vikings of \$10,172,281.
- Stadium operating revenues increased \$13,824,264 (59.9 percent) from the prior fiscal year primarily due to an increase in the number of concerts and private rental events in fiscal year 2023. In fiscal year 2023 U.S. Bank Stadium's events generated \$8,754,907 of ticket rebates and facility fees, \$6,022,515 of rental revenues, \$6,266,490 of food and beverage commissions, and suite ticket revenues of \$2,067,596.
- Other revenues increased by \$145,606 from the prior year.

Operating expenses include personal services, professional services, supplies, repairs, and maintenance, rent, other expenses, stadium operating expenses, and depreciation. For fiscal year 2023 operating expenses totaled \$98,604,775 which is an increase of \$13,031,396 (15.2 percent) when compared to fiscal year 2022. This increase is primarily due to an increase in stadium operating expenses of \$11,760,036 (35.7 percent) from the prior fiscal year. As the number of stadium events increases so do event related expenses such as employee compensation, security, cleaning services, operations, repairs and maintenance, supplies, and utilities.

Other changes in fiscal year 2023 include the following:

- Nonoperating revenues increased by \$2,913,849 primarily due to receipt of the excess city of Minneapolis sales tax of \$2,210,197. The Authority did not receive this tax in fiscal year 2021 and 2022 due to the reduction in the city of Minneapolis' sales tax collections that were impacted by COVID-19.
- Nonoperating expenses decreased by \$1,514,113.
- Capital contributions increased by \$9,068,401 primarily due to the recognition of the contribution from the state of Minnesota of \$15,700,000 for construction of the Secured Perimeter Project-Phase 1.

Additional information on the Authority's lease liability can be found in the notes to the financial statements, see note III.D.

## Capital Assets

The following table compares the Authority's capital assets as of June 30, 2023 and 2022 net of accumulated depreciation and amortization:

	<b><u>Capital Assets</u></b>		
	<b><u>June 30, 2023</u></b>	<b><u>June 30, 2022</u></b>	<b><u>Increase/ (decrease)</u></b>
<b>Capital assets (net of depreciation):</b>			
Non-depreciable-			
Land	\$31,983,174	\$31,983,174	-
Construction in progress	2,685,902	982,932	\$1,702,970
Depreciable-			
Buildings	658,859,854	687,538,407	(28,678,553)
Building equipment	52,197,606	58,568,951	(6,371,345)
Land improvements	21,414,018	23,020,574	(1,606,556)
Equipment	44,378,434	54,599,922	(10,221,488)
Right-to-use assets (net of amortization):			
Building equipment	880,936	1,027,759	(146,823)
Land improvements	5,613,511	5,850,701	(237,190)
Subscription assets	<u>135,454</u>	<u>-</u>	<u>134,454</u>
<b>Total capital and right-to-use assets, being depreciated/amortized net</b>	<b><u>\$818,148,889</u></b>	<b><u>\$863,572,420</u></b>	<b><u>(\$45,424,531)</u></b>

The Authority's investment in capital and right-to-use assets as of June 30, 2023 was \$818,148,889 (net of accumulated depreciation and amortization) and consists of land, buildings, building equipment, land improvements, and equipment of U.S. Bank Stadium, Stadium Parking Ramp, and Downtown East Parking Ramp. Total capital and right-to-use assets, being depreciated decreased \$45,424,531 from the prior year. This decrease is primarily due to depreciation and amortization expense of \$49,311,288.

Additional information on the Authority's capital and right-to-use assets can be found in the notes to the financial statements, see note I.D.5 and note II.C.

## Next Year's Budget

An annual operating budget is adopted on a basis consistent with generally accepted accounting principles. Discussion and preparation of the fiscal year 2023-2024 annual operating and capital budgets began in the spring 2023. The Authority then approved and adopted the 2023-2024 operating and capital budgets in June 2023. This budget process will be followed for adoption of the 2024-2025 budget. Per Minnesota Statutes 3.8842, the Legislative Commission on Minnesota Sports Facilities (Legislative Commission) is required to oversee the Authority's operating and capital budgets. An annual report is presented to the Legislative Commission. Staff presents quarterly budget reports to the Authority board.

The Authority's adopted 2023-2024 operating budget includes operating revenues of \$48,939,020 which includes: stadium operating payments from the state of Minnesota (city of Minneapolis) of \$7,362,000 and the Minnesota Vikings of \$10,453,928

for a combined total of \$17,815,928, stadium operating revenues of \$31,058,892, and miscellaneous revenues of \$64,200. Also included in this budget are operating expenses of \$44,952,280 which includes stadium operating expenses of \$40,705,637, professional services of \$1,341,154, rent of \$836,888, personal services of \$855,180, supplies and network support of \$131,453, insurance of \$421,532, and other expenses of \$660,436.

Operating revenues of \$48,939,020 are budgeted to exceed operating expenses of \$44,952,280 by \$3,986,740, investment earnings of \$1,080,000 are included in the budget as nonoperating revenues, and net income before transfers is budgeted to be \$5,066,740. The budget also includes a transfer of \$7,000,000 from the operating account to the capital reserve account.

In addition to the 2023-2024 operating budget, the capital and concession capital budgets include capital expenses of \$25,710,411 and concession capital expenses of \$655,674. These expenses will be funded by capital revenues of \$5,496,703, concession capital revenues of \$800,000, the transfer from the operating account of \$7,000,000, and the capital reserve and concession capital reserve.

The Authority considered the following factors when setting the 2023-2024 budget and fees that will be charged for use of U.S. Bank Stadium:

- Stadium event schedule
- Number and type of stadium events
- Stadium event attendance
- Market rental pricing
- Product pricing

### **Requests for Information**

This financial report is designed to provide a general overview of the Authority's finances for all those with an interest in its financial position and to demonstrate the Authority's accountability for the money it receives. Questions concerning any of the information provided in this report or requests for additional information should be addressed to the Director of Finance, Minnesota Sports Facilities Authority, 1005 Fourth Street South, Minneapolis, Minnesota 55415. This report may also be found on the Authority's website at [www.msfa.com](http://www.msfa.com).

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**STATEMENT OF NET POSITION**  
**June 30, 2023**

**ASSETS**

Current assets:	
Cash and cash equivalents	\$42,727,287
Restricted cash and cash equivalents	1,398,596
Receivables:	
Accounts and other receivables	7,255,505
Restricted accounts receivables	1,204,979
Lease receivable	6,954,687
Prepaid items	1,006,067
Total current assets	<u>60,547,121</u>
Noncurrent assets:	
Restricted cash and cash equivalents	14,114,879
Restricted investments	29,387,500
Lease receivable	317,876,473
Capital assets:	
Non-depreciable:	
Land	31,983,174
Construction in progress	2,685,902
Depreciable:	
Buildings	860,270,853
Building equipment	100,621,384
Land improvements	32,838,177
Equipment	132,862,276
Right-to-Use assets:	
Amortizable:	
Building equipment	1,174,582
Land improvements	5,929,765
Subscription assets	180,604
Accumulated depreciation and amortization	(350,397,828)
Total capital and right-to-use assets (net of accumulated depreciation and amortization)	<u>818,148,889</u>
Prepaid project insurance	1,279,486
Total noncurrent assets	<u>1,180,807,227</u>
Total assets	<u>1,241,354,348</u>

**DEFERRED OUTFLOWS OF RESOURCES**

Deferred outflows of resources related to pensions	<u>188,617</u>
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**LIABILITIES**

Current liabilities:	
Salaries and compensated absences payable	615,319
Accounts and other payables	10,466,046
Restricted accounts payable	845,938
Advanced ticket sales and deposits	16,924,991
Lease liability	344,191
Subscription liability	44,770
Unearned revenue	1,408,959
Total current liabilities	<u>30,650,214</u>
Noncurrent liabilities:	
Compensated absences payable	5,792
Net pension liability	180,763
Unearned revenue	2,622,404
Lease liability	6,145,414
Subscription liability	91,800
Total noncurrent liabilities	<u>9,046,173</u>
Total liabilities	<u>39,696,387</u>

**DEFERRED INFLOWS OF RESOURCES**

Deferred inflows of resources related to pensions	149,213
Deferred inflows of resources related to leases	311,896,772
Total deferred inflows of resources	<u>312,045,985</u>

**NET POSITION**

Net investment in capital assets	811,522,713
Restricted for capital projects	46,363,608
Unrestricted	31,914,272
Total net position	<u>\$889,800,593</u>

The notes to the financial statements are an integral part of this statement.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**STATEMENT OF REVENUES, EXPENSES AND CHANGES IN NET POSITION**  
**For the Fiscal Year Ended June 30, 2023**

Operating revenues:	
Operating payments from state of Minnesota (city of Minneapolis) and Minnesota Vikings	\$7,262,810
Lease revenue	11,526,620
Stadium operating revenues	36,893,416
Other revenues	583,841
Total operating revenues	<u>56,266,687</u>
Operating expenses:	
Personal services	515,763
Professional services	1,013,467
Supplies, repairs and maintenance	2,097,304
Rent	580,568
Other expenses	409,488
Stadium operating expenses	44,676,897
Depreciation and amortization	49,311,288
Total operating expenses	<u>98,604,775</u>
Total operating (loss)	<u>(42,338,088)</u>
Nonoperating revenues/(expenses):	
Interest revenue and investment earnings	6,781,771
Other contributions	573,107
Sales tax revenues	2,210,197
Lease revenue	2,034,109
Interest expense	(106,498)
Other expenses	(26,640)
Stadium builders licenses expenses	(352,359)
Total nonoperating revenues/(expenses)	<u>11,113,687</u>
(Loss) before capital contributions	(31,224,401)
Capital contributions	<u>19,839,178</u>
Change in net position	(11,385,223)
Total net position, July 1, 2022	<u>901,185,816</u>
Total net position, June 30, 2023	<u>\$889,800,593</u>

The notes to the financial statements are an integral part of this statement.



**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**STATEMENT OF CASH FLOWS**  
**For the Fiscal Year Ended June 30, 2023**

**CASH FLOWS FROM OPERATING ACTIVITIES**

Receipts from state of Minnesota (city of Minneapolis) and Minnesota Vikings	\$7,262,806
Receipts from events	21,122,027
Receipts from food and beverage commissions	5,913,972
Receipts from others	583,841
Payments for ticket sales	8,454,790
Payments for employee services	(7,241,022)
Payments to suppliers and others	(22,348,779)
Payments for event and stadium operations	(9,344,184)
Net cash provided by operating activities	<u>4,403,451</u>

**CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES**

Sales taxes received	1,088,771
Other contributions received	589,323
Payments for other activities	(423,171)
Net cash used for noncapital financing activities	<u>1,254,923</u>

**CASH FLOWS FROM CAPITAL ACTIVITIES**

Capital contributions received	18,702,454
Lease payments received	11,967,389
Lease principal payments	(278,903)
Lease interest payments	(106,498)
Subscription principal payments	(44,034)
Acquisition and construction of assets	(3,271,955)
Net cash provided by capital activities	<u>26,968,453</u>

**CASH FLOWS FROM INVESTING ACTIVITIES**

Proceeds from sale of investments	30,636,346
Purchase of investments	(59,983,770)
Interest on investments	1,164,394
Net cash provided by investing activities	<u>(28,183,030)</u>
Net increase in cash and cash equivalents	<u>4,443,797</u>

Cash and cash equivalents, July 1, 2022	53,796,965
Cash and cash equivalents, June 30, 2023	<u>\$58,240,762</u>

**Reconciliation of operating (loss) to net cash provided by operating activities:**

Operating (loss)	<u>\$(42,338,088)</u>
Adjustments to reconcile operating loss to net cash used for operating activities:	
Depreciation and amortization expense	49,311,288
Change in assets, liabilities, deferred outflows, and deferred inflows:	
(Increase) in accounts receivable	(1,481,848)
(Increase) in prepaid items	(372,518)
(Decrease) in net pension liability and related deferred inflows and deferred outflows	(127,616)
Increase in salaries and compensated absences payable and accounts and other payables	6,025,838
(Decrease) in unearned revenues	(20,296)
Increase in advance deposits and ticket sales	4,933,311
(Decrease) in deferred inflows related to leases	(11,526,620)
Total adjustments	<u>46,741,539</u>
Net cash provided by operating activities	<u>\$4,403,451</u>

**Noncash investing, capital, and financing activities:**

Increase/(decrease) in fair value of investments	<u>\$40,076</u>
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The notes to the financial statements are an integral part of this statement.

**I. Summary of significant accounting policies**

**A. Organization and reporting entity**

1. Organization

The Minnesota Sports Facilities Authority (Authority) was established pursuant to Minnesota Statutes, Section 473J.07, as amended. The Authority is comprised of five commissioners: the chair and two commissioners appointed by the governor of Minnesota and two commissioners appointed by the mayor of the city of Minneapolis. Commissioners serve four-year terms beginning January 1. The chair serves at the pleasure of the governor. The board makes policies for the administration of the Authority, and it appoints an executive director to act as the administrative head of the Authority. The executive director serves at the pleasure of the board, carries out the policies established by the board, and directs business and administrative procedures.

The Authority was created to provide for the construction, financing, and long-term operation of U.S. Bank Stadium and the related stadium infrastructure as a venue for professional football and a broad range of other civic, community, athletic, educational, cultural, and commercial activities.

2. Financial reporting entity

As defined by U.S. generally accepted accounting principles (GAAP), the financial reporting entity consists of a primary government, as well as its component units, which are legally separate organizations for which the officials of the primary government are financially accountable. Financial accountability is defined as:

- a. Appointment of a voting majority of the component unit's board and either (1) the ability to impose will by the primary government or (2) the possibility that the component unit will provide a financial benefit to or impose a financial burden on the primary government; or
- b. Fiscal dependency on the primary government.

Based upon the application of these criteria, the Authority has no component units. However, the Authority is a component unit of the state of Minnesota because the governor appoints three of the five board members, and the state of Minnesota was responsible for the debt incurred for the Authority's share of the cost of construction of the stadium and stadium infrastructure.

**B. Basis of presentation and measurement focus**

1. Basis of presentation

The financial statements of the Authority have been prepared in conformity with GAAP as applied to government units in the United States of America. The Governmental Accounting Standards Board (GASB) is the accepted primary standard-setting body for establishing governmental accounting and financial reporting principles. Significant accounting policies of the Authority are described below.

The Authority reports its activities as a business-type activity. The operations of the Authority are accounted for in an enterprise fund which is a set of self-balancing accounts comprised of assets, deferred outflows of resources, liabilities, deferred inflows of resources, net position, revenues, and expenses. The fund is used to account for the operation of U.S. Bank Stadium and related stadium infrastructure. The financial statements include a statement of net position, a statement of revenues, expenses, and changes in net position, and a statement of cash flows. All assets, deferred outflows of resources, liabilities (whether current or noncurrent), and deferred inflows of resources are included on the statement of net position.

**I. Summary of significant accounting policies** (continued)

Reported net position is segregated into three categories: net investment in capital assets, restricted, and unrestricted. The statement of revenues, expenses, and changes in net position presents increases (revenues) and decreases (expenses) in total net position.

**2. Measurement focus and basis of accounting**

The Authority's enterprise fund financial statements are reported using the economic resources measurement focus and the accrual basis of accounting. Revenues are recorded when earned, and expenses are recorded at the time liabilities are incurred, regardless of when the related cash flows take place.

**C. Adoption of New Accounting Standard**

In May 2020, the GASB issued GASB Statement No. 96, *Subscription-Based Information Technology Arrangements*. This standard defines a subscription-based information technology arrangement (SBITA), establishes that a SBITA results in a right-to-use subscription asset (an intangible asset) and a corresponding subscription liability, provides the capitalization criteria for outlays other than subscription payments, including implementation costs of a SBITA; and requires note disclosures regarding a SBITA.

The Authority adopted the requirements of the guidance effective July 1, 2022 and has applied the provisions of this standard to the beginning of the period of adoption. The implementation of this standard resulted in the Authority reporting a SBITA asset and a SBITA liability as disclosed in Note II.C and Note III.D.

**D. Assets, deferred outflows of resources, liabilities, deferred inflows of resources, and net position**

**1. Cash and cash equivalents**

The Authority has defined cash and cash equivalents as cash on hand, cash on deposit in demand deposit accounts, commercial paper, and short-term investments with original maturities of three months or less from the date of acquisition. Authority deposits are backed by a combination of Federal Deposit Insurance Corporation (FDIC) and a letter of credit from Federal Home Loan Bank for the account of U.S. Bank National Association, Cincinnati, Ohio for an amount of \$3 million. The letter of credit is irrevocable, unconditional, and nontransferable. Certain accounts are segregated and classified as restricted and may not be used except in accordance with contractual terms.

**2. Receivables**

**a. Accounts and other receivables**

Accounts and other receivables consist of estimates of amounts due for commissions from Aramark, stadium event revenues from promoters, amounts due from ASM Global for prior years' Net Operating Income (NOI) shortfall, and amounts due for ticket revenues and rebates from the ticketing vendor.

**b. Lease receivable**

The Authority's lease receivable is measured at the present value of lease payments expected to be received during the lease term. Under some lease agreements, the Authority may receive variable lease payments that are dependent upon the lessee's revenue. The variable payments are recorded as an inflow of resources in the period the payment is received.

A deferred inflow of resources is recorded for the applicable lease and is recorded at the initiation of the lease in an amount equal to the initial recording of the lease receivable. The deferred inflow of resources is amortized on a straight-line basis over the term of the lease.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

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**I. Summary of significant accounting policies** (continued)

3. Prepaid items

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in the financial statement. Prepaid items include insurance costs, and software and maintenance agreement costs. The cost of prepaid items is recorded as an expense when consumed rather than when purchased.

4. Prepaid project insurance

Prepaid project insurance consists of the prefunded loss reserve fund that was established at stadium construction inception. The insurance carrier for the owner-controlled insurance program maintains the loss reserve fund. Insurance costs are expensed when incurred.

5. Capital and right-to-use assets

Capital assets include land, buildings, building equipment, land improvements, equipment, and construction in progress. Capital assets are defined by the Authority as assets with an individual or system cost of \$5,000 or more and an estimated useful life greater than three years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at acquisition value at the date of donation. Costs of normal maintenance and repairs that do not add to the value of the asset or materially extend asset lives are not capitalized.

SBITA assets are initially measured as the sum of the present value of payments expected to be made during the subscription term, payments associated with the SBITA contract made to the SBITA vendor at the commencement of the subscription term with applicable and capitalizable implementation costs, less any SBITA vendor incentives received from the SBITA vendor at the commencement of the SBITA term. SBITA assets are amortized in a systematic and rational manner at the start of the subscription term of the useful life of the underlying information technology assets.

Additional information about Right-to-Use Assets is disclosed in Note I.D.7.

Capital and right-to-use assets are depreciated or amortized over their estimated useful lives using the straight-line method. Land is not depreciated. Estimated useful lives are as follows:

<b><u>Capital assets</u></b>	<b><u>Useful life</u></b>
Buildings	20 - 30 years
Building equipment	5 - 20 years
Land improvements	20 - 30 years
Equipment	3 - 30 years
Right-to-use assets	
Land improvements	25 years
Building equipment	5 - 10 years
Subscription assets	3 - 30 years

6. Liabilities

a. Salaries and compensated absences payable

Salaries and compensated absences payable include salaries and benefits incurred and unpaid as of June 30, 2023. The Authority accrues vacation and sick leave when earned. Certain employees qualify for a vacation leave and a sick leave

**I. Summary of significant accounting policies** (continued)

benefit paid at termination or retirement. The pay rate in effect at the end of the fiscal year and the employer's share of social security contributions are used to calculate compensated absences accruals at June 30.

b. Advanced ticket sales and deposits

Revenues related to advance ticket sales for events that have not yet occurred are deferred until the event has been held at U.S. Bank Stadium. This includes ticket rebates, which are royalties and facility fees, which relate to events that have yet to occur. U.S. Bank Stadium box office sells tickets through box office sales, Ticketmaster sales, and consignment sales. Consignment sales consist of tickets pulled in advance for the promoter. Consignment sales are considered advance ticket sales, as the promoter is obligated to pay for the tickets at settlement once the event has occurred. Deposits represent payments received from event organizers in advance of an event.

c. Unearned revenues

Unearned revenues primarily consist of the unamortized amount of the capital investments from Aramark, Minnesota Vikings, and ASM Global, and amounts received in advance of an event are deferred until the event has been held.

7. Lease liabilities and Right-to-use assets

The Authority determines if an arrangement is a lease at inception. Leases are included in right-to-use assets and lease liabilities in the statement of net position. Right-to-use assets represent the Authority's control of the right to use an underlying asset for the lease term, as specified in the contract, in an exchange or exchange-like transaction. Right-to-use assets are recognized at the commencement date based on the initial measurement of the lease liability, plus any payments made to the lessor at or before the commencement of the lease term and certain direct costs. Right-to-use assets are amortized in a systematic and rational manner over the shorter of the lease term or the useful life of the underlying asset.

Lease liabilities represent the Authority's obligation to make lease payments arising from the lease. Lease liabilities are recognized at the commencement date based on the present value of expected lease payments over the lease term, less any lease incentives. Interest expense is recognized ratably over the contract term. The lease term may include options to extend or terminate the lease when it is reasonably certain that the Authority will exercise that option.

The Authority recognizes payments for short-term leases with a lease term of twelve months or less as expenses as incurred, and these leases are not included as lease liabilities or right-to-use lease assets on the statement of net position.

The Authority accounts for contracts containing both lease and non-lease components as separate contracts when possible. In cases where the contract does not provide separate price information for lease and non-lease components, and it is impractical to estimate the price of such components, the Authority treats the components as a single lease unit.

8. Deferred outflows/inflows of resources related to pensions

In addition to assets, the Statement of Net Position reports a separate section for deferred outflows of resources. This separate financial statement element represents a consumption of net assets that applies to future periods and so will not be recognized as an outflow of resources (an expense) until then. The amount recognized as deferred outflows of resources is related to pensions.

**I. Summary of significant accounting policies** (continued)

In addition to liabilities, the Statement of Net Position also reports a separate section for deferred inflows of resources. This separate financial statement element represents an acquisition of net assets that applies to future periods and so will not be recognized as an inflow of resources (revenue) until that time. The amount recognized as deferred inflows of resources is related to pensions and leases.

**9. Pensions**

For purposes of measuring the net pension liability, deferred outflows/inflows of resources, and pension expense, information about the fiduciary net position of the Minnesota State Retirement System (MSRS) and additions to/deductions from MSRS' fiduciary net position have been determined on the same basis as they are reported by MSRS. For this purpose, plan contributions are recognized as of employer payroll paid dates and benefit payments and refunds are recognized when due and payable in accordance with benefit terms. Investments are reported at fair value.

**10. Net position**

Net position represents the sum of total assets and deferred outflows of resources less the sum of total liabilities and deferred inflows of resources. At June 30, 2023 the Authority had three categories of net position: net investment in capital assets, restricted and unrestricted.

- Net investment in capital assets is the amount of net position representing capital and right-to-use assets net of accumulated depreciation and amortization and related liabilities.
- Restricted net position represents resources that have external restrictions imposed by creditors, grantors, contributors or laws or regulations of other governments or restrictions imposed by law through constitutional provisions or enabling legislation. This category represents resources that are restricted for future capital purchases.
- Unrestricted net position is the amount of net position that does not meet the definition of restricted or net investment in capital assets.

The Authority will first apply restricted resources then unrestricted resources when an expense occurs for which both are available.

**11. Revenues and expenses**

**a. Operating and nonoperating revenues and expenses**

Enterprise funds distinguish operating revenues and expenses from nonoperating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with an enterprise fund's principal ongoing operations. The principal operating revenues of the Authority's enterprise fund are operating payments from the state of Minnesota (city of Minneapolis) and the Minnesota Vikings, lease revenues, stadium operating revenues, and other revenues. The major revenue generating activities for the stadium are concerts, consumer shows, trade shows, sporting events and other event rentals. Stadium operating revenues include rent, service revenues, food and beverage, advertising, ticket rebates and facility fees, suite tickets, and other revenues.

Operating expenses include personal services, professional services, supplies, repairs and maintenance, rent, other expenses, stadium operating expenses, and depreciation and amortization on capital assets. Stadium operating expenses include operating and event expenses incurred by ASM Global to manage U.S. Bank Stadium including service expenses, compensation and benefits, contract services, general and administrative, operations, repairs and maintenance, operational supplies, insurance, and utilities. All revenues and expenses not meeting this definition and other related activities are

**I. Summary of significant accounting policies** (continued)

reported as nonoperating revenues and expenses.

**12. Subscription-Based Information Technology Arrangements (SBITAs)**

The Authority determines if an arrangement is a SBITA at inception. SBITAs are included in subscription assets and subscription liability in the Statement of Net Position. SBITA subscription liability represents the Authority's obligation to make SBITA payments arising from the arrangement. SBITA subscription liability is recognized at the commencement date based on the present value of expected SBITA payments over the SBITA term, less any SBITA vendor incentives. Interest expense is recognized ratably over the contract term.

**II. Detailed notes**

**A. Cash deposits with financial institutions**

Minnesota Statutes, Chapter 118A, require that all Authority deposits in excess of available federal deposit insurance be protected by a corporate surety bond or collateral security. An irrevocable standby letter of credit issued by a Federal Home Loan Bank is an allowable form of collateral. The statute further requires the total amount of collateral computed at its fair value shall be at least ten percent more than the amount on deposit at the close of the financial institution's banking day, except for irrevocable standby letters of credit, the amount of collateral shall be at least equal to the amount on deposit at the close of the financial institution's banking day. The Authority holds a letter of credit from the Federal Home Loan Bank of Cincinnati for \$3,000,000. On June 30, 2023, the carrying amount of the Authority's combined demand deposit bank accounts was \$35,192,916. Bank balances were \$35,408,672 of which \$35,406,372 was invested in commercial paper, and \$2,300 was covered by federal depository insurance. On June 30, 2023 the balance in the money markets account was \$23,047,846.

**B. Cash equivalent investments**

The Authority's investment policy addresses certain risks to which it is currently exposed as follows:

*Interest rate risk.* Interest rate risk is the risk that changes in interest rates of debt investments will adversely affect the fair value of an investment. Although the Authority does not have a formal specific duration investment risk policy, it does have a formal investment policy by which the Authority manages its exposure to declines in fair value. To meet short-term cash flow needs, the Authority's investment portfolio will remain sufficiently liquid to enable the Authority to meet anticipated cash requirements without the occurrence of significant investment losses. To meet long-term needs, the average duration of the investment portfolio should match the average duration of liabilities subject to regulatory requirements. The Authority's investments in commercial paper have a maturity not to exceed 270 days.

*Credit risk.* Credit risk is the risk that an issuer or other counterparty to an investment will not fulfill its obligations. Investment instruments purchased by the Authority must comply with Minnesota Statutes, Chapter 118A, and its investment policy which is more restrictive than state law. The Authority's investment policy limits investments to the following: money market funds, savings/demand deposits, bankers acceptances, commercial paper, U.S. Treasury Obligations, U.S. Agency Securities Government Sponsored Enterprises (GSE), Municipal Securities, Repurchase Agreements, and Guaranteed Investment Contracts. It is the Authority's policy not to invest in inverse floaters, range notes, interest only strips derived from a pool of mortgages, and any security that could result in a zero interest accrual if held to maturity. The Authority's investments in commercial paper were in a U.S. corporation that was rated in the highest quality category and had maturities of less than 270 days.



**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

**II. Detailed notes** (continued)

*Concentration of credit risk.* Concentration of credit risk is the risk associated with investing a significant portion of investments in the securities of a single issuer, excluding U.S. Guaranteed investments, investment pools, and mutual funds. The Authority's investments in commercial paper are in a single U.S. corporation.

*Custodial credit risk.* The custodial credit risk for deposits is the risk that in the event of the failure of a depository financial institution, then the Authority will not be able to recover deposits or will not be able to recover collateral securities that are in the possession of an outside party. The custodial credit risk for investments is the risk that in the event of the failure of the counter party to a transaction, the Authority will not be able to recover the value of its investments or collateral securities that are in the possession of an outside party. Minnesota Statute Chap, 118A requires that deposits be secured by depository insurance or a combination of depository insurance and collateral securities held in the Authority's name. Throughout the current fiscal year, the combined depository insurance and collateral was sufficient to meet legal requirements and secure all Authority deposits, thus eliminating exposure to custodial credit risk. The Authority had no foreign currency exposure at June 30, 2023.

Following is a summary of the carrying amount of cash and cash equivalents at June 30, 2023:

<b><u>Security Type</u></b>	<b><u>Credit Risk</u></b>	<b><u>Custodial Credit Risk</u></b>	<b><u>Maturities</u></b>	<b><u>Carrying Amount</u></b>	<b><u>% of Total Portfolio</u></b>
Cash and cash equivalents	(a)	(b)(c)	n/a	\$58,240,762	66%
Treasury Bills	AAA	(c)	12/21/2023	<u>29,387,500</u>	<u>34</u>
			Total	<u>\$87,628,262</u>	<u>100%</u>

- (a) Cash and cash equivalents include Commercial paper which has a AAA credit rating.
- (b) Individual bank balances less than or equal to \$250,000 are FDIC insured. Individual balances greater than \$250,000 are collateralized by the Authority holding a letter of credit from the Federal Home Loan Bank of Cincinnati for \$3 million.
- (c) Commercial paper and securities held in custody are in the Authority's name

*Fair value reporting:* The Authority's investments that are not recorded at amortized cost or using the equity method are recorded at fair value as of June 30, 2023. GASB Statement No. 72, *Fair Value Measurement and Application*, defines fair value as the price that would be received to sell an asset between market participants at the measure date. This statement establishes a hierarchy of valuation inputs based on the extent to which the inputs are observable in the marketplace. A financial instrument's level within the fair value hierarchy is based on the lowest level of any input that is significant to the fair value measurement. The following describes the hierarchy of inputs used to measure fair value and primary valuation methodologies used for financial instruments measured at fair value on a recurring basis:

**Level 1:** Investment values are based on quoted prices (unadjusted) for identical assets (liabilities) in active markets that a government can access at measurement date.

**Level 2:** Investments have inputs, other than quoted prices within Level 1 that are observable for an asset (liability), either directly or indirectly.

**Level 3:** Investments classified as Level 3 have unobservable inputs for an asset (liability) and may require a degree of professional judgment.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

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**II. Detailed notes** (continued)

The following table summarizes the Authority’s investments within the fair value hierarchy at June 30, 2023:

<b><u>Security Type</u></b>	<b><u>Level 1</u></b>	<b><u>Level 2</u></b>	<b><u>Level 3</u></b>	<b><u>Total</u></b>
U.S. Treasury Bills	<u>\$ -</u>	<u>\$29,387,500</u>	<u>\$ -</u>	<u>\$29,387,500</u>
Total	<u>\$ -</u>	<u>\$29,387,500</u>	<u>\$ -</u>	<u>\$29,387,500</u>

U.S. government obligations classified in Level 2 are valued using either bid evaluations or a matrix-based pricing technique. Bid evaluations are typically based on market quotations, yields, maturities, call features and ratings. Matrix pricing is used to value securities based on the securities’ relationship to benchmark quoted prices.

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**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

**II. Detailed notes** (continued)

**C. Capital and Right-to-Use assets**

Capital and right-to-use asset activity for the year ended June 30, 2023, was as follows:

	<b>Balance July 1, 2022*</b>	<b>Increases</b>	<b>Decreases</b>	<b>Balance June 30, 2023</b>
Capital assets, not being depreciated:				
Land	\$31,983,174	\$ -	\$ -	\$31,983,174
Construction in progress	982,932	2,685,902	(982,932)	2,685,902
Total capital assets, not being depreciated	32,966,106	2,685,902	(982,932)	34,669,076
Capital assets, being depreciated:				
Buildings	860,270,853	-	-	860,270,853
Building equipment	100,206,534	414,850	-	100,621,384
Land improvements	32,838,177	-	-	32,838,177
Equipment	131,272,943	1,589,333	-	132,862,276
Total capital assets, being depreciated	1,124,588,507	2,004,183	-	1,126,592,690
Right-to-Use Assets, being amortized:				
Building equipment	1,174,582	-	-	1,174,582
Land improvements	5,929,765	-	-	5,929,765
Subscription assets	180,604	-	-	180,604
Total right-to-use assets, being amortized	7,284,951	-	-	7,284,951
Less: Accumulated depreciation for:				
Buildings	(172,732,446)	(28,678,553)	-	(201,410,999)
Building equipment	(41,637,583)	(6,786,195)	-	(48,423,778)
Land improvements	(9,817,603)	(1,606,556)	-	(11,424,159)
Equipment	(76,673,021)	(11,810,821)	-	(88,483,842)
Total accumulated depreciation	(300,860,653)	(48,882,125)	-	(349,742,778)
Less: Accumulated amortization for:				
Building equipment	(146,823)	(146,823)	-	(293,646)
Land improvements	(79,064)	(237,190)	-	(316,254)
Subscription assets	-	(45,150)	-	(45,150)
Total accumulated amortization	(225,887)	(429,163)	-	(655,050)
Total capital and right-to-use assets, being depreciated/amortized net	830,786,918	(47,307,105)	-	783,479,813
Total capital and right-to-use assets, net	\$863,753,024	\$(44,621,203)	\$(982,932)	\$818,148,889

\* Restated due to the implementation of GASB Statement No. 96 *Subscription-Based Information Technology Arrangements*.

**III. Other information**

**A. Retirement plans**

Authority employees are covered by one of two Minnesota State Retirement System (MSRS) retirement plans.

1. Minnesota State Retirement System-State Employees Retirement Fund (SERF)
  - a. Plan Description

**III. Other information** (continued)

SERF is administered by the Minnesota State Retirement System (MSRS) and is established and administered in accordance with Minnesota Statutes, Chapters 352. SERF includes the General Employees Retirement Plan (General Plan), a multiple-employer, cost-sharing defined benefit plan. Certain employees of the Authority are covered by the General Plan. The General Plan provides retirement, disability, and death benefits to plan members and their beneficiaries. Employee and employer contributions were funded at 100.0 percent of the required contributions set by statute.

Minnesota Statutes, Section 352.04 requires that eligible employees contribute 6.0 percent of their total compensation to the fund. Participating employers are also required to contribute 6.25 percent to this fund. The Authority's contribution to the General Plan for the year ended June 30, 2023 was \$22,285. All active and deferred members are fully vested to the extent of their contributions plus interest at a rate of 6.0 percent through June 30, 2011, 4.0 percent through June 30, 2018, and 3.0 percent thereafter. For monthly retirement benefits, members hired before July 1, 2010, are vested after three years of covered service; members hired after June 30, 2010, are vested after five years of covered service. MSRS issues a publicly available financial report that may be obtained at [www.msrs.state.mn.us/financial-information](http://www.msrs.state.mn.us/financial-information); by writing to Minnesota State Retirement System, 60 Empire Drive, Suite #300, St Paul, Minnesota 55103 or by calling (651) 296-2761 or 1-800-657-5757 or via e-mail at [info@msrs.us](mailto:info@msrs.us).

**b. Benefits provided**

Retirement benefits can be computed using one of two methods: the Step formula and the Level formula. Members hired before July 1, 1989, may use the Step or Level formula, whichever is greater. It also includes full benefits under the Rule of 90 (age plus years of allowable service equals 90). Members hired on or after July 1, 1989, must use the Level formula. Each formula converts years and months of service to a certain percentage. Under the Step formula, members receive 1.20 percent of the high-five average salary for each of the first ten years of covered service, plus 1.70 percent for each year thereafter. It also includes full benefits under the Rule of 90 (age plus years of allowable service equals 90). The Level formula does not include the Rule of 90. Under the Level formula, members receive 1.70 percent of the high-five average salary for all years of covered service with full benefits at normal retirement age.

Annuitants receive post-retirement benefit increases of 1.0 percent through 2023, and 1.50 percent per year thereafter.

**c. Pension liabilities, pension expense and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions**

At June 30, 2023, the Authority reported a liability of \$180,763 for its proportionate share of MSRS' net pension liability. The net pension liability was measured at June 30, 2022, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of that date. The Authority's proportion of the net pension liability was based on the contributions received by MSRS during the measurement period July 1, 2021, through June 30, 2022, relative to the total employer contributions received from all of MSRS' participating employers. At June 30, 2022 the Authority's proportion was .011 percent.

The following change in actuarial assumptions affected the measurement of the total pension liability since the prior measurement date:

- The investment rate of return and single discount rates increased from 6.50 percent to 6.75 percent.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

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**III. Other information** (continued)

For the year ended June 30, 2023, the Authority recognized pension income of \$127,616 for its proportionate share of the MSRS-SERF pension expense. At June 30, 2023, the Authority reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	<b>Deferred Outflows of Resources</b>	<b>Deferred Inflows of Resources</b>
Differences between expected and actual experience	\$1,410	(\$1,160)
Changes in assumptions	123,762	(65,725)
Differences between projected and actual investment earnings	8,613	–
Changes in proportion and differences between actual contributions and proportionate share of contributions	32,547	(82,328)
Contributions paid to MSRS subsequent to measurement date	<u>22,285</u>	<u>–</u>
Total	<u>\$188,617</u>	<u>(\$149,213)</u>

Amounts reported as deferred outflows of resources related to pensions resulting from Authority contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability in the fiscal year ended June 30, 2023. Other amounts reported as deferred outflows and inflows of resources related to pensions will be recognized in pension expense/(income) as follows:

<b>Year ended June 30:</b>	<b>Pension Income</b>
2024	\$5,746
2025	(27,609)
2026	6,371
2027	<u>32,611</u>
Net pension income	<u>\$17,119</u>

d. Actuarial Assumptions

The Authority's net pension liability was measured as of June 30, 2022, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of that date. The total pension liability was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Inflation	2.25 percent per year
Active Member Payroll Growth	3.00 percent per year
Long-Term Expected Rate of Return	6.75 percent per year

Salary increases were based on service-related rates. Mortality rates were based on Pub-2010 mortality tables using projection scale MP-2018, adjusted by a multiplier to match fund experience. Actuarial assumptions are based on experience studies conducted every four years.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

**III. Other information** (continued)

The Minnesota State Board of Investment (SBI) invests all state funds and manages the investments of MSRS. To match the long-term nature of pension obligations, SBI maintains a strategic asset allocation that includes allocations to public equity, fixed income, and private markets. The long-term expected rate of return is based on an asset allocation completed by SBI in 2016. The SBI's long-term expected rate of return was determined using a building-block method. Best estimates of future real rates of return (expected returns, net of inflation) were developed for each asset class using both long-term historical returns and long-term capital market expectations from a number of investment management and consulting organizations. The asset class estimates and target allocations were combined to produce a geometric, long-term expected real rate of return for the portfolio. Inflation expectations were applied to derive the nominal rate of return for the portfolio.

The current SBI Target Asset Allocations and Long-Term Expected Real Rate of Return:

<b><u>Asset Class</u></b>	<b><u>Target Allocation</u></b>	<b><u>Long-term Expected Real Rate of Return (Geometric Mean)</u></b>
Domestic equity	33.5%	5.10%
International equity	16.5	5.30
Fixed income	25.0	0.75
Private markets	<u>25.0</u>	5.90
Total	<u>100.0%</u>	

e. Single discount rate

Projected benefit payments are discounted to their actuarial present values using a single discount rate. The single discount rate reflects the long-term expected rate of return on pension plan investments for the period in which assets are projected to be available to pay benefits, and a tax-exempt municipal bond rate based on an index of 20-year general obligations bonds with an average AA credit rating for the remaining years. The fiduciary net position of SERF was projected to be available to make all future benefit payments of current plan members through fiscal year 2122. Therefore, the discount rate is the long-term expected rate of return on pension plan investments, which was applied to all periods of projected benefit payments to determine the total pension liability. The discount rate used to measure the total pension liability was 6.75 percent, an increase of .25 percent from the single discount rate that was used in fiscal year 2021.

f. Sensitivity of the Authority's proportionate share of the net pension liability to changes in the discount rate

The following presents the Authority's proportionate share of the net pension liability, calculated using the current single discount rate of 6.75 percent, as well as what the Authority's proportionate share of the net pension liability would be if it were calculated using a discount rate that is one percentage-point lower (5.75 percent) or one percentage-point higher (7.75 percent) than the current rate:

	<b><u>1% Decrease in Discount Rate (5.75%)</u></b>	<b><u>Current Discount Rate (6.75%)</u></b>	<b><u>1% Increase in Discount Rate (7.75%)</u></b>
Authority's proportionate share of the net pension liability	\$424,208	\$180,763	(\$20,623)

Additional information related to the plan is presented in Required Supplementary Information (RSI) following the Notes to the Financial Statements.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

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**III. Other information** (continued)

2. Minnesota State Retirement System-Unclassified Employees Retirement Fund (UER)

a. Plan description and contributions

The MSRS-UER is a tax-deferred, defined contribution fund entirely composed of a single, multiple-employer defined contribution plan. Minnesota Statutes, Section 352D.01, authorized creation of this plan. Participation is limited to certain, specific employees of the State of Minnesota and various statutorily designated entities. The Authority's Executive Director participated in the plan.

It is considered a money purchase plan, with participants vesting only to the extent of the value of their accounts (employee and employer contributions plus/minus investment gains/losses, less administrative expenses), but functions as a hybrid of a defined contribution plan and a defined benefit plan.

Minnesota Statutes, Section 352D.04, subdivision 2, requires a contribution rate of 6.0 percent of salary from participating employees. The employer contribution rate is 6.25 percent of salary. Employees of this plan also contribute to Social Security.

Participants in this plan are eligible to apply for the balance in their account after termination of public service. There is no minimum employment requirement to qualify for this lump-sum payment. Since contributions made to this plan are not taxed, participants pay taxes when funds are withdrawn and may be subject to a 10.0 percent penalty if funds are withdrawn in a lump sum before the member reaches age 59 ½. Monthly benefits are available to terminated participants at age 55 or later, regardless of the individual's length of service. Participants aged 55 or older may also apply for a portion of their account balance as a lump-sum payment and the remainder in lifetime, monthly benefits.

Retirement and disability benefits are available to some participants through conversion to the General Plan, at the participant's option, provided the employee has at least ten years of allowable service in this plan and/or the General Plan if hired prior to July 1, 2010, or has no more than seven years of service if hired after June 30, 2010.

Employer contributions to MSRS-UEP which equaled the required contributions are:

<u><b>Year</b></u>	<u><b>Contributions</b></u>
2023	\$6,928

**B. Risk management**

The Authority is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omission; work related injuries; and natural disasters. The Authority purchased insurance policies for the following exposures with the deductible or the amount of risk retention indicated in parenthesis: general liability (\$1,000 per claim for employee benefits only), excess liability (none), automobile/garage keepers liability (\$1,000 deductible hired auto physical damage, \$1,000 comprehensive deductible, and \$1,000 collision deductible per auto), crime insurance (\$10,000), workers compensation (none), public officials and employee liability insurance (\$25,000 and \$50,000 for employment practices), cyber/privacy liability (\$25,000 per claim), property (\$1,000,000 for snow, sleet, or ice perils, \$2,500,000 for hail perils, and \$100,000 for all other perils), property insurance buy down deductible (\$500,000 for snow, sleet or ice), property insurance buy down deductible (\$500,000 for hail) and terrorism insurance (none).

The Authority had an Owner Controlled Insurance Program (OCIP) during construction of the stadium whereby the construction manager, all subcontractors and all direct contractors enrolled in this program for liability insurance coverage. This policy has a prefunded insurance loss reserve for claim and service fee expenses.



**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

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**III. Other information** (continued)

Within the past three fiscal years, settled claims have not exceeded commercial coverage.

**C. Lease receivables**

The Authority recorded a lease receivable and deferred inflow of resources based on the present value of expected receipts over the term of the agreement. The expected receipts are discounted using an estimated interest rate as the Authority does not have bonding authority or other finance type arrangements. Variable payments are excluded from the valuation unless they are fixed in substance. During the year ended June 30, 2023, the Authority recognized revenue related to this agreement of \$13,560,729.

The Authority entered into a Stadium Use Agreement with the Minnesota Vikings and in accordance with GASB Statement No. 87 *Leases*, this agreement is referred to as a lessor agreement. The agreement commenced on June 17, 2016 and is in place for 30 years. The agreement also includes two optional 10-year renewal periods, which were excluded from the initial calculation as it is undetermined if those options will be exercised at this time. Payments are made in the form of an operating payment which is due monthly each year from July through December and a capital payment which is due in January each year. The agreement also includes an annual increase of three percent per year, and this was factored into the present value of the receipts for the initial recording. The discount rate used for the agreement was 1.67 percent.

The Authority's lease receivable is measured at the present value of lease payments expected to be received during the lease term. A deferred inflow of resources is recorded for the applicable lease. The deferred inflow of resources is recorded at the initiation of the lease in an amount equal to the initial recording of the lease receivable. The deferred inflow of resources is amortized on a straight-line basis over the term of the lease.

<b><u>Year Ending June 30</u></b>	<b><u>Principal</u></b>	<b><u>Interest</u></b>	<b><u>Total</u></b>
2024	\$6,954,687	\$5,371,724	\$12,326,411
2025	7,444,356	5,251,847	12,696,203
2026	7,953,444	5,123,645	13,077,089
2027	8,482,614	4,986,788	13,469,402
2028	9,032,548	4,840,936	13,873,484
2029-2033	54,189,177	21,676,720	75,865,897
2034-2038	71,485,464	16,463,904	87,949,368
2039-2043	92,290,678	9,666,744	101,957,422
2044-2046	66,998,192	1,761,086	68,759,278
Total	\$324,831,160	\$75,143,394	\$399,974,554

**D. Long-term Liabilities**

1. Lease liabilities

On November 20, 2015, the Authority entered into an agreement to lease land improvements, 35,860 square feet of space, at a location adjacent to U.S. Bank Stadium plaza area. The lease period began March 1, 2016, and will expire on February 28, 2047. The initial lease liability for this land improvement was \$5,741,500. The discount rate used for the agreement was 1.71 percent.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

**III. Other information** (continued)

The Authority entered into an agreement to lease equipment for air purification equipment in the stadium. The lease period began June 15, 2019 and will expire on June 15, 2029. The initial lease liability for this equipment was \$1,174,582. The discount rate used for the agreement was .8 percent.

**2. Subscription-Based Information Technology Arrangements**

The Authority entered into SBITAs for firewall software. The SBITA began September 24, 2021 and expires on September 24, 2026.

Schedule of changes in long-term liabilities:

	<b>Balance</b> <b>July 1, 2022</b>	<b>Increases</b>	<b>Decreases</b>	<b>Balance</b> <b>June 30, 2023</b>	<b>Due within</b> <b>1 Year</b>
Long-term Lease liabilities	\$6,768,508	\$ -	\$278,903	\$6,489,605	\$344,191
Long-term Subscription liabilities	<u>180,604*</u>	<u>-</u>	<u>44,034</u>	<u>136,570</u>	<u>44,770</u>
Total Long-term liabilities	<u>\$6,949,112</u>	<u>\$ -</u>	<u>\$322,937</u>	<u>\$6,626,175</u>	<u>\$388,961</u>

\*Restated due to the implementation of GASB Statement No. 96 *Subscription-Based Information Technology Arrangements*, see Note II.C.

Total future minimum lease payments under the lease agreements are as follows:

<b><u>Year Ending June 30</u></b>	<b><u>Principal</u></b>	<b><u>Interest</u></b>	<b><u>Total</u></b>
2024	\$344,191	\$99,861	\$444,052
2025	361,830	95,296	457,126
2026	366,514	90,612	457,126
2027	371,266	85,860	457,126
2028	376,088	81,039	457,127
2029-2033	1,230,257	341,901	1,572,158
2034-2038	1,166,232	245,758	1,411,990
2039-2043	1,270,254	141,736	1,411,990
2044-2046	1,002,973	32,486	1,035,459
Total	<u>\$6,489,605</u>	<u>\$1,214,549</u>	<u>\$7,704,154</u>

Total future minimum subscription payments under SBITA are as follows:

<b><u>Year Ending June 30</u></b>	<b><u>Principal</u></b>	<b><u>Interest</u></b>	<b><u>Total</u></b>
2024	\$44,770	\$1,703	\$46,473
2025	45,519	954	46,473
2026	46,281	192	46,473
Total	<u>\$136,570</u>	<u>\$2,849</u>	<u>\$139,419</u>

Right-to-use assets acquired through outstanding leases and SBITAs are shown below, by underlying asset class.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

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**III. Other information** (continued)

Building equipment	\$1,174,582
Land improvement	5,929,765
Subscription assets	180,604
Less: accumulated amortization	<u>(655,050)</u>
Total right-to-use assets net of amortization	<u>\$6,629,901</u>

**E. Agreements**

**1. Use agreement and football playing agreement**

Effective November 22, 2013, the Authority and Minnesota Vikings Football Stadium, LLC entered into a long-term amended and restated stadium use agreement that grants the Team the right to use the stadium. The initial term of the agreement was from the date of substantial completion of the stadium to the 30th National Football League (NFL) football season played by the Team in the stadium. As payment for its occupancy and use of the stadium, the Team is obligated to pay an annual operating cost payment and an annual capital cost payment as defined in the agreement. This agreement also requires the Authority to have sole responsibility for the operation, direction, maintenance, supervision, and management of the stadium and stadium infrastructure.

On February 19, 2016, the Authority entered into the Second Amended and Restated Stadium Use Agreement to incorporate amendments into this agreement. This amended and restated use agreement superseded and replaced the prior agreements. This agreement is reflected as a lease receivable in accordance with GASB Statement No. 87 *Leases*.

In addition to the use agreement the Authority and the Team entered into a long-term football playing agreement concerning the use of the stadium whereby the Team agreed to play home games during the NFL season at the stadium. This agreement terminates in conjunction with the termination of the amended and restated use agreement.

**2. Parking agreement**

On February 10, 2014, the Authority entered into a parking agreement with Ryan Companies US, Inc. (Ryan) and the city of Minneapolis whereby the Authority owns the Downtown East Parking Ramp and the Stadium Parking Ramp and Ryan operates the parking facilities for the first ten years. Since December 31, 2015, Ryan has managed both parking facilities. The revenues and expenses from the parking operation are not included in the Authority's statement of revenues, expenses and changes in net position.

**3. Management and pre-opening services agreement**

Effective August 22, 2014 the Authority entered into a management and pre-opening services agreement with a third party management company, SMG now known as ASM Global, who is responsible for managing, operating, maintaining and marketing U.S. Bank Stadium for ten years commencing with the stadium opening (operating period) with an option to extend the agreement for an additional five years. ASM Global is required to operate in accordance with certain policies of the Authority.

The agreement required ASM Global to pay the Authority \$2,750,000 for capital investment costs by April 1, 2016. On June 30, 2017, ASM Global contributed an additional \$250,000 for event marketing. The unamortized capital investment will be paid to ASM Global upon early termination of the agreement. The capital investment amount was deferred and will

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**NOTES TO THE FINANCIAL STATEMENTS**  
**June 30, 2023**

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**III. Other information** (continued)

be recognized as revenue over the term of the agreement. The unamortized capital investment balance at June 30, 2023 was \$837,288.

The agreement also required ASM Global to guarantee \$6,750,000, increased by 2.0 percent each year, of net operating income (NOI) to the Authority for the first year of operations. In addition to the NOI guarantee of \$6,750,000, the Authority is entitled to a pro rata share of NOI above \$7,250,000, as defined by the agreement. The NOI guarantee for the seventh year of operations was \$7,306,417. The agreement assigns ASM Global agent rights to certain bank accounts held by the Authority in relation to stadium operations and payroll. All stadium operating revenues are required to be deposited to the stadium operating bank account.

On May 20, 2021, the Authority executed an amendment to the agreement to adjust revenue sharing and ASM Global's compensation, and to make other changes due to COVID-19 and its impact on stadium events. The parties agreed to the following: a reduction in the NOI guarantee of \$225,000 per year beginning with the current fiscal year and continuing through the end of the agreement, deferral of the NOI shortfall payment for years ending June 30, 2020, 2021, and 2022 until excess funds are paid to the Authority or the end of the agreement, annual management fee of \$350,000, which is increased by 2.0 percent a year beginning with the current fiscal year through the end of the agreement, and the term of the agreement was extended to June 30, 2032.

**4. Food and beverage, catering and concession agreement**

The Authority entered into a food and beverage, catering and concession agreement with Aramark Sports and Entertainment Services, LLC (Aramark) for the provision of premium food and beverage operations, catering services and concession services in the suites, the clubs, and the concession stands in the concourses and on the plaza. The ten-year agreement has a designated commission option which established the commission rates that would be paid by Aramark and it provided an option for the Minnesota Vikings to contribute to the required \$10 million capital investment. The Minnesota Vikings chose the option to contribute \$6.5 million to the capital investment, Aramark then contributed \$3.5 million in February 2016 to the capital investment. This capital investment was a stadium project funding source for the purchase of concession equipment. The total capital investment of \$10 million was deferred and will be recognized as revenue over the 10-year term of the agreement. The unamortized capital investment will be paid to the Minnesota Vikings and Aramark upon early termination of this agreement. The unamortized capital investment balance at June 30, 2023 was \$3,088,710.

In addition to payment of commissions for food and beverage, catering and concession sales, Aramark is required to pay 2.50 percent of gross receipts to the Authority for deposit into the concession capital reserve account for future purchases.

**5. Commemorative bricks program**

The first \$1,600,000 of net proceeds from the sale of commemorative bricks has been restricted by the stadium development agreement for plaza improvements. Any net proceeds from the sale of commemorative bricks in excess of \$1,600,000 are designated to the stadium plaza improvements budget. Based on this restriction, cash related to the sale of commemorative bricks is shown as restricted assets of \$240,852 on the statement of net position for the year ended June 30, 2023.

**E. Contingencies**

The Authority is contingently liable with respect to lawsuits and other claims that arise in the ordinary course of its operations. Although the outcome of these matters is not presently determinable, in the opinion of the Authority's management, the resolution of these matters will not have a material adverse effect on the Authority's financial condition.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**SCHEDULES OF REQUIRED SUPPLEMENTARY INFORMATION**  
**Last 10 Years<sup>1</sup>**

**Schedule of the Authority's Share of Net Pension Liability**  
**Minnesota State Retirement System - State Employees Retirement Fund**

<u>Fiscal Year</u>	<u>Authority's Proportion of the Net Pension Liability</u>	<u>Authority's Proportionate Share of the Net Pension Liability</u>	<u>Authority's Covered Payroll</u>	<u>Authority's Proportionate Share of the Net Pension Liability as a Percentage of its Covered Payroll</u>	<u>Plan Fiduciary Net Position as a Percentage of the Total Pension Liability</u>
2014	0.051%	\$827,002	\$1,303,478	63.45%	87.64%
2015	0.033	507,998	874,171	58.11	88.32
2016	0.021	2,603,765	563,727	461.88	47.51
2017	0.014	1,038,507	383,628	270.71	62.73
2018	0.012	162,375	367,562	44.18	90.56
2019	0.016	225,096	494,074	45.56	90.73
2020	0.012	159,380	380,884	41.84	91.25
2021	0.012	9,786	390,352	2.51	90.53
2022	0.011	180,763	381,379	47.40	90.60

The measurement date is June 30 of each year.

1 This schedule is intended to show information for 10 years. Additional years will be displayed as they become available.

2 The amounts presented for each fiscal year were determined as of June 30.

**Schedule of Authority's Contributions**  
**Minnesota State Retirement System - State Employees Retirement Fund**

<u>Fiscal Year</u>	<u>Contractually Required Contribution</u>	<u>Contributions in Relation to the Contractually Required Contribution</u>	<u>Contribution Deficiency (excess)</u>	<u>Authority's Covered Payroll</u>	<u>Contributions as a Percentage of Covered Payroll</u>
2014	\$48,519	\$48,519	\$-	\$928,080	5.23%
2015	40,403	40,403	-	735,734	5.49
2017	36,066	36,066	-	638,223	5.65
2018	20,216	20,216	-	367,562	5.50
2019	29,089	29,089	-	494,074	5.89
2020	23,805	23,805	-	380,884	6.25
2021	24,397	24,397	-	390,352	6.25
2022	23,836	23,836	-	381,379	6.25
2023	22,285	22,285	-	356,566	6.25

1 This schedule is intended to show information for 10 years. Additional years will be displayed as they become available.

2 The amounts presented for 2014 and 2015 were determined as of December 31.

3 The amounts presented for 2017 are for the 18-month fiscal period from January 1, 2016 through June 30, 2017.

4 The amounts presented for 2018-2023 were determined as of June 30.

# STATISTICAL SECTION

The Statistical Section provides financial statement users with additional historical perspective, context, and detail to assist in using the information in the financial statements, including the accompanying notes to assess the Authority's economic condition.



**MINNESOTA  
SPORTS FACILITIES  
AUTHORITY**

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## LIST OF STATISTICAL TABLES

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### 1.0 FINANCIAL TRENDS

This information is intended to assist users in understanding and assessing how the Authority's financial position has changed over time. There are two tables presented in this section.

Table 1.1 Net Position by Component

Table 1.2 Changes in Net Position

### 2.0 REVENUE CAPACITY

This information is intended to assist users in understanding and assessing the factors affecting the Authority's ability to generate its own-source revenues. Only one table is presented in this section.

Table 2.1 User Fee Revenues by Source

### 3.0 DEMOGRAPHIC AND ECONOMIC INFORMATION

This information is intended to assist users in understanding the socioeconomic environment within which the Authority operates and to provide information that facilitates comparisons of financial statement information over time. There are two tables presented in this section.

Table 3.1 Demographic and Economic Statistics

Table 3.2 Principal Employers in Minnesota

### 4.0 OUTSTANDING DEBT/LIABILITIES INFORMATION

This information is intended to assist users in understanding the Authority's debt/liabilities percentage to personal income and population.

Table 4.1 Ratios of Outstanding Debt/Liabilities by Type

### 5.0 OPERATING INFORMATION

This information is intended to provide contextual information about the Authority's operations and resources to assist readers in using financial statement information to understand and assess the Authority's employment. There is one table presented in this section.

Table 5.1 Full-Time Employees by Department



**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**Net Position by Component**  
**Last Ten Fiscal Years**

**Table 1.1**

<b><u>Fiscal Period</u></b>	<b><u>Net Investment in Capital Assets</u></b>	<b><u>Restricted</u></b>	<b><u>Unrestricted</u></b>	<b><u>Total Net Position</u></b>
2023	\$811,522,713	\$46,363,608	\$31,914,272	\$889,800,593
2022	856,803,912	20,454,094	23,927,810	901,185,816
2021	904,052,091	19,447,786	4,230,223	927,730,100
2020	953,867,695	21,845,565	4,838,875	980,552,135
2019	1,000,408,761	3,845,171	3,492,274	1,007,746,206
2018	1,044,474,586	5,993,494	(628,667)	1,049,839,413
2017	1,090,575,542	-	1,690,775	1,092,266,317
2015	907,139,710	-	7,910,770	915,050,480
2014	389,507,399	-	16,692,006	406,199,405
2013	52,256,276	-	24,144,345	76,400,621

1 Net position for 2013, 2014, and 2015 is reported as of December 31 of each year.

2 The Authority changed its year-end from December 31 to June 30 and net position for 2017 is reported as of June 30, 2017, for the 18-month fiscal period then ended.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**Changes in Net Position**  
**For the Last Ten Fiscal Years**

**Table 1.2**

	2023	2022	2021	2020	2019	2018	2017	2015	2014	2013
Operating revenues:										
Operating payments from State of Minnesota and Minnesota Vikings	\$7,262,810	\$6,538,586	\$16,185,325	\$15,907,958	\$15,569,573	\$15,146,301	\$20,910,210	\$-	\$-	\$-
Lease revenues	11,526,620	11,526,620	-	-	-	-	-	-	-	-
Stadium operating revenues	36,893,416	23,069,152	2,811,521	14,142,738	30,897,106	29,656,584	23,589,302	-	-	-
Concessions	-	-	-	-	-	-	-	-	-	9,438,927
Admission tax	-	-	-	-	-	-	-	-	-	4,276,114
Rent	-	-	-	-	-	-	-	-	-	4,810,944
Charges for services	-	-	-	-	-	-	-	-	13,067	1,501,944
Other	583,841	438,235	2,256,361	2,022,141	1,390,377	94,107	1,779,062	44,993	45,816	516,027
Parking operations and related revenues	-	-	-	-	-	-	-	524,455	405,166	-
Total operating revenues	56,266,687	41,572,593	21,253,207	32,072,837	47,857,056	44,896,992	46,278,574	569,448	464,049	20,543,956
Operating expenses:										
Concession costs	-	-	-	-	-	-	-	-	221,220	5,072,396
Tenants share of concession receipts	-	-	-	-	-	-	-	-	-	1,244,224
Facilities cost credit	-	-	-	-	-	-	-	-	-	3,653,703
Personal services	515,763	389,693	604,003	660,059	361,383	560,909	1,611,570	1,057,640	1,841,609	2,623,548
Professional services	1,013,467	987,603	1,450,545	1,385,177	1,224,722	1,795,052	2,797,081	865,679	616,112	981,614
Contractual services	-	-	-	-	-	-	-	-	68,521	1,711,276
Supplies, repairs and maintenance	2,097,304	1,324,155	1,191,647	920,323	910,439	1,268,687	1,256,214	273,015	214,056	685,645
Utilities	-	-	-	-	-	-	-	-	96,842	3,148,122
Rent	580,568	700,541	286,957	800,699	796,939	746,505	1,432,607	171,462	172,210	-
Insurance	-	-	-	-	-	-	-	58,518	113,373	856,543
Parking operations	-	-	-	-	-	-	-	235,013	719,573	-
Event costs	-	-	-	-	-	-	-	-	-	673,132
Miscellaneous/other	409,488	306,330	588,778	311,155	803,290	3,203,500	901,419	294,954	203,832	327,711
Stadium operating expenses	44,676,897	32,916,861	14,368,751	25,106,754	44,338,597	37,417,765	32,143,313	-	-	-
Depreciation and amortization	49,311,288	48,948,196	50,751,793	50,795,764	50,675,172	50,459,104	51,313,184	318,463	292,293	4,250,905
Total operating expenses	98,604,775	85,573,379	69,242,474	79,979,931	99,110,542	95,451,522	91,455,388	3,274,744	4,559,641	25,228,819
Total operating income (loss)	(42,338,088)	(44,000,786)	(47,989,267)	(47,907,094)	(51,253,486)	(50,554,530)	(45,176,814)	(2,705,296)	(4,095,592)	(4,684,863)
Nonoperating revenues (expenses)	11,113,687	6,685,725	(9,404,790)	(8,052,434)	2,088,342	1,664,664	(1,652,928)	(327,314)	1,765,515	993,582
Income (loss) before capital contributions	(31,224,401)	(37,315,061)	(57,394,057)	(55,959,528)	(49,165,144)	(48,889,866)	(46,829,742)	(3,032,610)	(2,330,077)	(3,691,281)
Capital contributions	19,839,178	10,770,777	4,572,022	28,765,457	7,071,937	6,462,962	224,045,579	511,883,685	334,047,793	52,513,835
Change in net position	\$(11,385,223)	\$(26,544,284)	\$(52,822,035)	\$(27,194,071)	\$(42,093,207)	\$(42,426,904)	\$177,215,837	\$508,851,075	\$331,717,716	\$48,822,554

1 Net position for 2013, 2014, and 2015 is reported as of December 31 of each year.

2 The Authority changed its year-end from December 31 to June 30 and net position for 2017 is reported as of June 30, 2017, for the 18-month fiscal period then ended.

3 The Authority adopted GASB Statement No. 87, *Leases*, effective July 1, 2021 and began to recognize lease revenues.

Unaudited

Source: Authority Finance department

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**User Fee Revenues by Source**  
**For the Last Ten Fiscal Years**

**Table 2.1**

<b>Fiscal Period</b>	<b>Operating Payments</b>	<b>Lease Revenues</b>	<b>Stadium Operating Revenues</b>	<b>Concessions</b>	<b>Admission Tax</b>	<b>Rent</b>	<b>Parking Operations</b>	<b>Charges for Services</b>	<b>Other</b>	<b>Total</b>
2023	\$7,262,810	\$11,526,620	\$36,893,416	\$-	\$-	\$-	\$-	\$-	\$583,841	\$56,266,687
2022	6,538,586	11,526,620	23,069,152	-	-	-	-	-	438,235	41,572,593
2021	16,185,325	-	2,811,521	-	-	-	-	-	2,256,361	21,253,207
2020	15,907,958	-	14,142,738	-	-	-	-	-	2,022,141	32,072,837
2019	15,569,573	-	30,897,106	-	-	-	-	-	1,390,377	47,857,056
2018	15,146,301	-	29,656,584	-	-	-	-	-	94,107	44,896,992
2017	20,910,210	-	23,589,302	-	-	-	-	-	1,779,062	46,278,574
2015	-	-	-	-	-	-	524,455	-	44,993	569,448
2014	-	-	-	-	-	-	405,166	13,067	45,816	464,049
2013	-	-	-	9,438,927	4,276,114	4,810,944	-	1,501,944	516,027	20,543,956

1 Revenues by source for 2013, 2014, and 2015 are reported as of December 31 of each year.

2 The Authority changed its year-end from December 31 to June 30 and revenues by source for 2017 are reported as of June 30, 2017, for the 18-month fiscal period then ended.

3 Operating payments include payments from the State of Minnesota (city of Minneapolis) and the Minnesota Vikings for U.S. Bank Stadium.

4 Stadium operating revenues include all revenues from U.S. Bank Stadium operations.

5 Concessions include Metrodome food and beverage concession revenues.

6 Admission tax includes 10% tax assessed on all ticket sales at Metrodome.

7 Rent includes 9.5% rental fee on Minnesota Vikings ticket sales and \$500 hourly rental fees for other Metrodome events.

8 The Authority adopted GASB Statement No. 87, Leases, effective July 1, 2021 and began to recognize lease revenues.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**Demographic and Economic Statistics**  
**Last Ten Calendar Years**

**Table 3.1**

<b>Fiscal Year</b>	<b>Population</b> <sup>(1,3)</sup>	<b>Personal Income (In Millions)</b> <sup>(1,3)</sup>	<b>Per Capita Income</b> <sup>(1,3)</sup>	<b>Unemployment Rate</b> <sup>(2)</sup>
2013	3,458,513	\$175,414	\$50,719	4.8%
2014	3,491,838	186,385	53,377	4.0
2015	3,518,252	195,613	55,599	3.5
2016	3,551,036	201,427	56,723	3.6
2017	3,600,618	215,087	59,736	3.3
2018	3,614,162	227,292	62,889	2.8
2019	3,640,043	233,890	64,255	3.0
2020	3,657,477	245,833	67,214	4.5
2021	3,690,512	265,392	71,912	2.4
2022	3,690,512	265,392	71,912	2.8

Unaudited

Sources:

1 Metropolitan Council Annual Comprehensive Financial Report 12/31/2022-information from U.S. Commerce Department and Bureau of Economic Analysis for the Minneapolis-St. Paul Metropolitan Statistical Area.

2 State of Minnesota, department of Employment and Economic Development (seven-county area).

3 2022 data not available at time of report.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**Principal Employers in Minnesota**  
**Current Year and Nine Years Ago**

**Table 3.2**

<i>Number of Minnesota Only Employees in thousands (except percentage)</i>						
<b>Employer</b>	<b>2022</b>			<b>2013</b>		
	<b>Employees</b>	<b>Rank</b>	<b>Percentage of Total Employment</b>	<b>Employees</b>	<b>Rank</b>	<b>Percentage of Total Employment</b>
State of Minnesota	51	1	2.60%	55	1	3.10%
Mayo Clinic	48	2	2.45	41	2	2.31
Allina Health System	41	3	2.09	25	5	1.41
United States Federal Gov't	32	4	1.63	31	4	1.75
Fairview Health Services	32	5	1.63	22	7	1.24
University of Minnesota	26	6	1.32	25	6	1.41
HealthPartners Inc.	25	7	1.27	21	8	1.18
Wal-Mart Stores, Inc.	25	8	1.27	21	9	1.18
United Health Group, Inc.	18	9	0.92	-	-	-
Wells Fargo Minnesota	16	10	0.82	20	10	1.13
Target Corporation	-		-	31	3	1.75
Total	314		16.00%	292		16.46%

Unaudited

Source: Metropolitan Council Annual Comprehensive Financial Report 12/31/2022-State of Minnesota Department of Employment and Economic Development, Minneapolis-St. Paul Business Journal, July 13, 2022.

Note: Available list covers employment for entire State of Minnesota.  
State of Minnesota includes Minnesota State Colleges & Universities.

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**Ratios of Outstanding Debt/Liabilities by Type**  
**Last Two Fiscal Years**

**Table 4.1**

<b>Fiscal Year</b>	<b>Lease Liability<sup>3</sup></b>	<b>Subscription Liability<sup>3</sup></b>	<b>Total</b>	<b>Percentage of Personal Income<sup>2</sup></b>	<b>Per Capita<sup>2</sup></b>
2023	\$6,489,605	\$136,570	\$6,626,175	0.0025%	\$1.80
2022	6,768,508	-	6,768,508	0.0026	1.83

1 This table is intended to show information for 10 years. Additional years will be displayed as they become available.

2 See the demographic and economic statistics table for personal income and population data. All ratios are calculated using personal income and population from prior calendar year.

3 Lease liability related to GASB Statement No. 87 and Subscription liability related to GASB Statement No. 96.

Unaudited

Source: Authority Finance department

**MINNESOTA SPORTS FACILITIES AUTHORITY**  
**Full-Time Employees by Department**  
**Last Ten Fiscal Years**

**Table 5.1**

<b>Fiscal Year</b>	<b>Administrative</b>	<b>Building Maintenance</b>	<b>Security</b>	<b>Total</b>
2023	3	-	-	3
2022	2	-	-	2
2021	4	-	-	4
2020	4	-	-	4
2019	4	-	-	4
2018	5	-	-	5
2017	5	-	-	5
2015	8	-	-	8
2014	10	-	-	10
2013	8	11	2	21

1 Employees by department for 2013, 2014, and 2015 are reported as of December 31 of each year.

2 The Authority changed its year end from December 31 to June 30 and employees by department for 2017 are reported as of June 30, 2017 for the 18-month fiscal period then ended.

Unaudited

Source: Authority Finance department



**MINNESOTA  
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AUTHORITY**

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