



Apple Valley Project Narrative
February 2025

Introduction & Background

Skyline Social & Games, a family-owned business proudly headquartered in Hermantown, MN, has been a cornerstone of the community for over 40 years. As a third-generation family enterprise, Skyline has evolved from a traditional bowling center into a modern family entertainment center. At its flagship Hermantown location, Skyline offers a variety of attractions, including traditional bowling, duckpin bowling, an expansive arcade, ax throwing, and banquet facilities. Outdoor attractions include 9 sand volleyball courts, bocce and cornhole.

Skyline has earned its reputation as the Midwest epicenter for league play. During the summer months, the center hosts over 600 volleyball, bocce and cornhole teams, with over 1,000 guests attending per night from May through October. In the winter months, Skyline continues to thrive with leagues for traditional bowling, duckpin bowling, ax throwing, and cribbage, averaging 500 guests per weeknight from October to April.

On winter weekends, Skyline attracts even more guests, with Saturdays drawing around 3,000 guests and Fridays and Sundays welcoming approximately 2,000. Beyond league and open play, Skyline hosts more than 2,100 private and corporate events each year, solidifying its position as a central gathering spot in the community.

Skyline Social & Games – Apple Valley Expansion

Building on its decades of success, Skyline Social & Games is excited to expand with a second location in Apple Valley, MN. The new venue will offer a fresh and vibrant space designed from the ground up, allowing for state-of-the-art features and improvements that enhance the overall experience for guests.

The Apple Valley location will include 14 open bowling lanes, 6 VIP bowling lanes, 12 duckpin lanes, 5 ax-throwing bays, and a 60-game arcade. Banquet and meeting spaces will also be available, perfect for gatherings of all sizes. Guests can enjoy outdoor activities with 9 sand volleyball courts, 12 cornhole courts, and 4 bocce courts. The outdoor patio will be equipped with a large indoor/outdoor bar, fire pits, and a variety of seating options, both covered and open-air. The 50,000 SF outdoor space will be refined by a perimeter of green treated wood fence that naturally grays, matching the reclaimed wood elements central to Skyline's brand. The fence will be bordered by trees and other landscape features. Additionally, a public pedestrian trail will run along the western edge of the property, further promoting neighborhood walkability.

Skyline's business model in Apple Valley will remain centered around league play, private events, and corporate gatherings, establishing the venue as a lively, community-focused destination for entertainment. The location will operate daily, from 11 AM to 11 PM Monday through Thursday, and 10 AM to midnight on Fridays, Saturdays, and Sundays. We are committed to being respectful of our neighbors, which is why we will ensure a quieter atmosphere after 10:30 PM, with music turned down and stadium lights shutting off at 11 PM during the seasonal use of our outdoor space. The last game of volleyball starts at 9:20 PM, with a scheduled end time of 10:10 PM. A sound restriction that starts at 10:30 PM ensures that all volleyball games have concluded, even if there are delays in the league schedule.

With plans to employ between 120-150 staff members, the Apple Valley location is expected to generate significant economic impact, including an estimated \$650,000-\$800,000 in sales tax, \$321,000 in payroll tax, and over \$250,000 in property tax.

Commitment to Community

Skyline is deeply committed to supporting its community. As a proud sponsor of numerous youth sports organizations, we are dedicated to giving back through charitable donations and partnerships. In 2024 alone, Skyline generously donated over 450 room rentals to a wide variety of community-focused groups. Skyline is the trusted venue for parents and volunteers working to make a positive impact and we take immense pride in being a key part of these community-driven efforts.

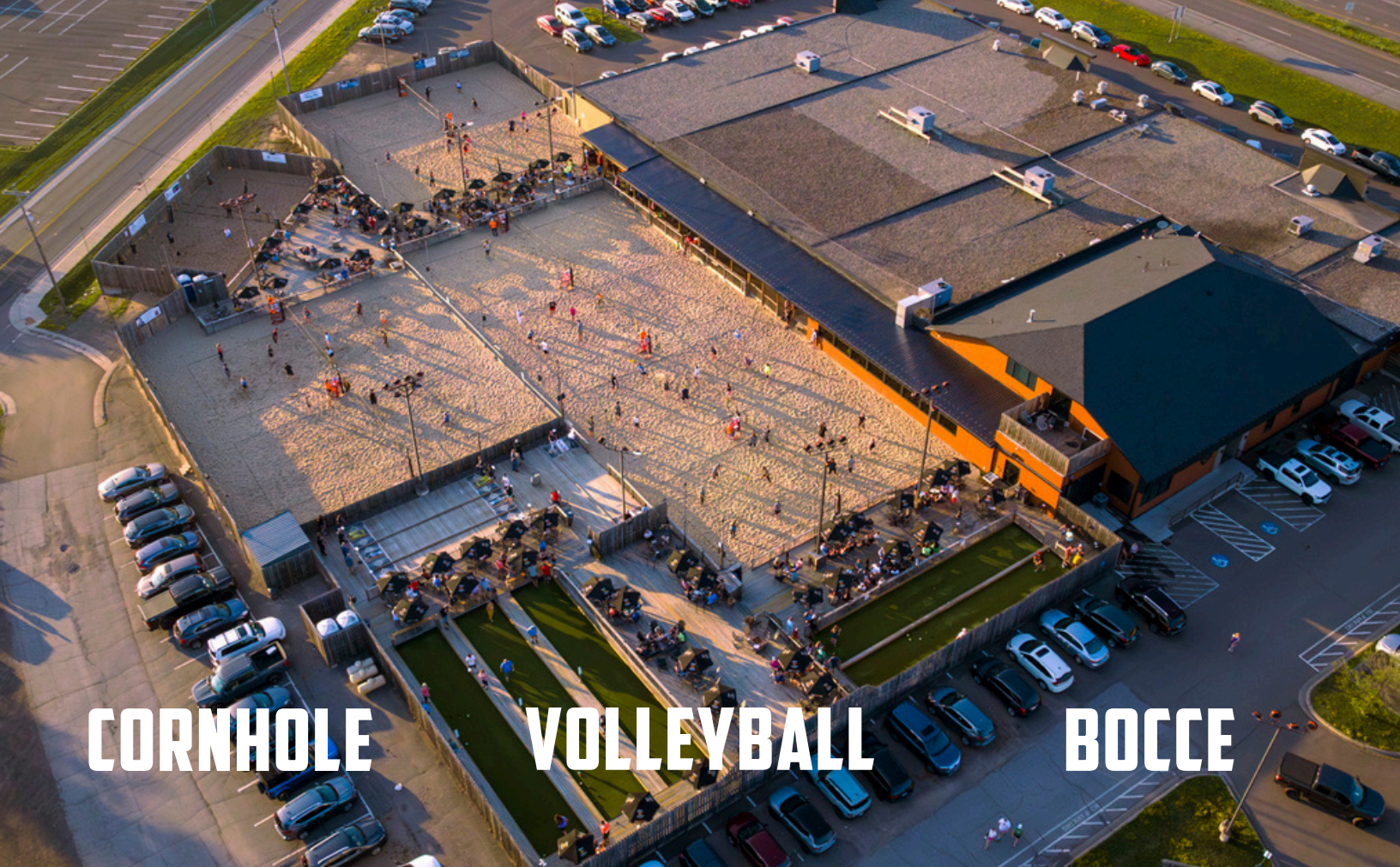
Skyline's new location in Apple Valley is poised to be a major attraction for the community. Currently, with only 10,000 residents, our existing facility is already the fourth most visited attraction in Minnesota, even surpassing businesses like Dave & Buster's in Maple Grove. This success can be attributed to Skyline's strong community connections and our ongoing commitment to reinvest in the areas we serve. With Apple Valley and its surrounding region offering a population that's more than 400% larger, we expect the new location to quickly become one of the most visited attractions in the state.

Skyline is more than just a bowling center – it's a vibrant community hub. Designed with a blend of style that appeals to adults and attractions that kids love, Skyline offers the perfect space for any gathering. Whether it's a family celebrating a child's first birthday, a youth hockey team where parents can relax while the kids enjoy themselves, a corporate group looking to combine education with fun team-building activities, or a business owner wanting to treat their team to an unforgettable experience instead of the typical holiday party, Skyline is the ideal venue. With something for everyone, Skyline is truly the ultimate destination for any occasion.



HERMANTOWN, MN
Family Owned Since 1976





CORNHOLE **VOLLEYBALL** **BOCCE**

