

2900 4th Street S.W.
Rochester, MN 55902



(507) 536-4579
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Northwoods League

February 23, 2017

Nathan Powell
Parks and Recreation Director
Parks & Recreation
1300 N. Main St.
Mitchell, SD 57301

Dear Nathan,

Thanks for taking the time to send a return email and sorry we missed you last week. As promised, please find following a proposal for the use of Drake Field for the 2018 summer and beyond.

The Northwoods League, Inc. and Mitchell Baseball, LLC, a South Dakota limited liability company, offers \$10,000 for the privilege of playing up to 40 Northwoods League games (36 regular season and up to four possible playoff games) during the 2018 season at Drake Field.

Included in the offer of \$10,000, the League and Mitchell Baseball also request exclusive concession rights for all events at Drake Field and certain advertising rights (signage) within the confines of Drake Field. We understand that a portion of the \$10,000 offered may be used to compensate current rights holders.

The proceeding is all contingent on Mitchell Baseball, LLC obtaining a license to sell beer at Drake Field.

The League must expand in multiples of two, consequently, we must find another city to pair with Mitchell so we would request that this proposal cover a three-year window (2018-2020). We propose that if we are not able to find a suitable expansion pairing for Mitchell during this three-year period we will pay to the City of Mitchell (or a mutually agreeable user group) \$1,000, annually, during this three-year period, until the League plays in Mitchell. The League will notify the City of Mitchell, in writing, by September 1 of the year preceding its desired year of expansion. In other words, if we are expanding to Mitchell for the 2018 summer we will notify the City of Mitchell by September 1, 2017 and so on, annually, over the three-year period.

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We would request that once the first year of play is enacted that it prompts a minimum 5-year lease with the \$10,000 "rental fee" adjusting on an annual basis per a mutually agreeable Consumer Price Index.

As mentioned, the Northwoods League, entering its 24th year of play in 2017, is the largest organized baseball league in North America, placing over 160 of its alumni into Major League Baseball by the end of the 2016 season.

We look forward to speaking with you soon about the prospect of bringing Northwoods League Baseball to Mitchell.

Sincerely,

Dick Radatz, Jr.
Chairman
Northwoods League