

I-5 Casino Project Update

July 24th, 2018

Presented to



City of Tacoma
WASHINGTON



Puyallup Tribe of Indians



Introductions and Agenda

Introductions

Puyallup Tribe of Indians

- Bill Sterud, Tribal Chairman
- David Bean, Vice Chairman

Emerald Queen Casino

- Frank Wright, General Manager

Cunningham Group Architecture

- Brett Ewing, Principal

Agenda

- I. Project Overview & Rational
- II. Project Vision
- III. Project Impact
- IV. Project Team & Partners
- V. Discussion



I. Project Overview

Project Rationale

- **The existing facility has exceeded its useful life**
- **Market size and demand**
 - Seattle (1st) and Tacoma (10th) are two of the fastest growing cities in the United States¹
- **Opportunity to capture significant new revenue**
 - Market density and population growth - expand the day/trip vacation base and;
 - Capturing increased levels of high end play – current visitation to I-5 casino is strongly locals oriented with a relatively low win per visit and little high end play

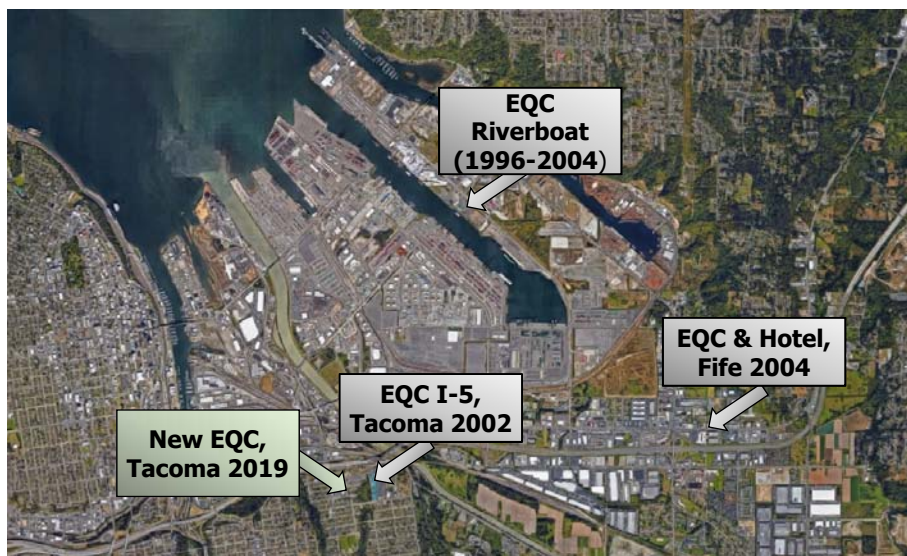
New Casino Highlights	
Casino	
Cost	\$370,000,000
Est. Opening Date	December 2019
Casino Size	310,000 SF
Parking	2 garages, 1,370 stalls
Restaurants	Buffet, Upscale, Lounge
Event Center	2,000 seats, 21,000 SF
Hotel (Planning Phase IV)	
Cost	\$65,000,000
Est. Opening Date	December 2020
Rating	3.5 – 4 stars
Rooms	150-200 Rooms
Amenities	Spa, Conference Rooms, Rooftop Restaurant

1. Forbes, Full List: America's Fastest – Growing Cities, February 28th, 2018

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I. Project Overview – Gaming Locations



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II. Project Vision – Site Plans



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II. Project Vision - Exterior



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II. Project Vision – West Entrance



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II. Project Vision – Casino Floor



MAIN CASINO

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II. Project Vision – High Limit Area



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II. Project Vision – Event Center



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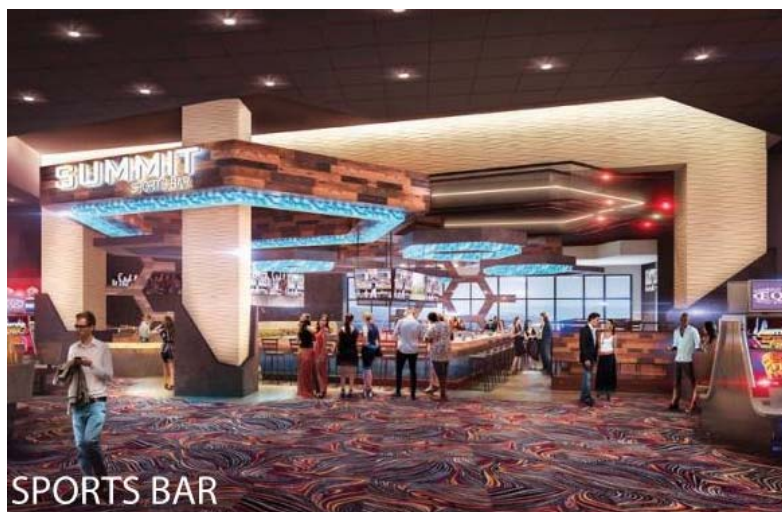
II. Project Vision – Circle Bar



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II. Project Vision – Sports Bar



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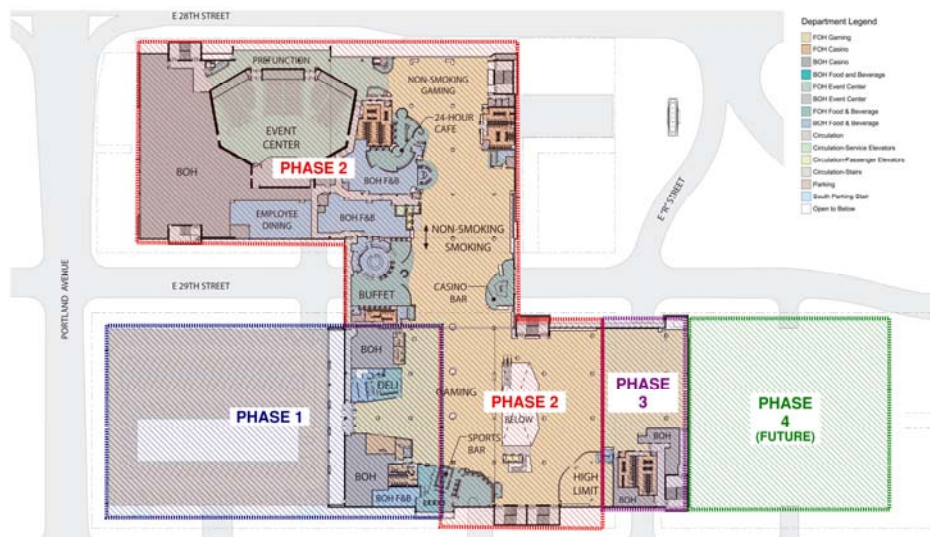
II. Project Vision – Buffet



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II. Phase 4 – Hotel Site Location

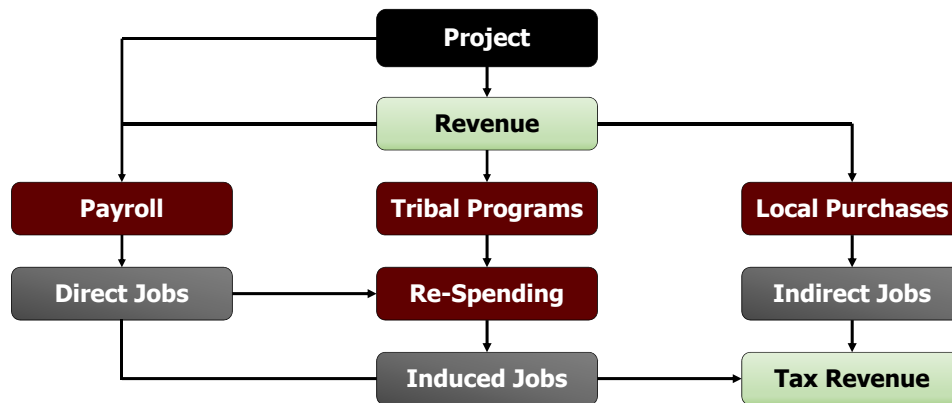


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III. Project Impact

- The Tribe and the Emerald Queen Casino combined are the **6th largest employer in Pierce County (3,400)**. The casino alone employs over 2,100 people and spent over \$110MM on payroll in 2017
- The new casino will generate an additional 200 direct jobs



- The new Casino is estimated to have an economic impact of \$1.5 billion over 10 years

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IV. Project Team and Partners

- Puyallup Tribe of Indians, Owner
- Emerald Queen Casino, Operator
- Wenaha Group, Owner's Representative
- Cunningham Group, Architect
- Absher Kitchell, General Contractor
- Swinerton, General Contractor (Phase I Garage)



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V. Discussion

Discussion and Model Presentation



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