



Pavilion/ Ice Rink Market & Financial Feasibility Study

Goshen, Indiana

HSP worked alongside architects at Sink Combs Dethlefs and the City of Goshen to conduct a market demand, financial feasibility and impact analysis for a proposed outdoor ice pavilion. The pavilion project is proposed to serve as an ice rink in the winter months and flexible events space throughout the spring, summer and early fall. It is proposed to feature supporting amenities including a concessions and skate rental building, restrooms, and limited parking. The proposed site for the project is located three blocks from the Main Street corridor in downtown Goshen, along the Historic Mill Race Canal and spans nine acres.

HSP studied the various programming opportunities for the proposed project, including open skate, skating programs, hockey, tournaments/ events, community events, banquets/ receptions, roller hockey, and other sports like basketball, volleyball, dance, and cheer.

HSP gathered stakeholder feedback, analyzed the local and regional sports market, profiled comparable facilities, and recommended various governance options.

The City is moving forward with the project and issued an RFP for the professional architectural/engineering services needed to proceed.

Client: City of Goshen

Time Period: 2017