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FOR IMMEDIATE RELEASE

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Development Project to Preserve Armour Gates

The historic Armour Gates site located on Hardman Avenue, a block from I-494, is soon to be redeveloped into a 50,000sf office/showroom/warehouse project called "Armourgate Business Center." Armourgate Properties LLC has acquired the 3.87 acre site to construct eight individual units of 5,000-7,000sf. Armourgate can also be opened up to support larger space requirements.

The prime location has made this site very attractive to prospective businesses looking at owner occupied or leased space. According to George Janssen, with Equity Commercial Services, the upscale brick and glass front will offer a new look to the business park yet keep a landmark. "We are very excited to be one of the many changes in South St Paul as we bring the Armourgate Business Center to market. In an effort to preserve the rich heritage of South St Paul, Armourgate will retain and incorporate the historic gates, once the entrance to the Armour plant." Equity Commercial is in the process of selling/leasing space in the building.

The Armour Gates once served as the entrance to the largest stockyard in the world. Years ago, many of the nearly 7,000 people who worked in the area walked through the gates on a daily basis. Today, approximately 15% of the 85 businesses and 4,500 employees operating in the business park are still related to the once dominant industry. A small green space will be created surrounding the Gates.

With the recent announcement of the 27 acre stockyard redevelopment effort and the soon to be completed Wakota Bridge, South St. Paul continues to be an attractive location for office and light industrial development. Earlier this year, the first 16,000sf of a series of multi-tenant office buildings at JBL Company's BridgePoint Station officially opened as did Langer Real Estate's Phase III & IV of the 65,000sf office/warehouse BridgePoint Business Center. The for-sale and leased space are quickly being absorbed.

Progress Plus is a 501(c)3 not-for-profit organization dedicated to maintaining and enhancing the employment and tax base in Inver Grove Heights and South St. Paul. The public/private partnership has assisted in the development of the two communities since 1989.