

Response to Item 3

4202 Hoepker Road is in the process of being attached to the City Of Madison

Parcel Address	Parcel Number	Current Zoning District	Zoning after Attachment	School District
4202 Hoepker Road	81009387300	18.4 Acres C-2 , remainder A-1	I-L	DeForest - 1316
4210 Hoepker Road	81009392904	A-1	I-I	DeForest - 1316
3801 Commerce Park Dr.	81009302019	I-L	I-L	DeForest - 1316
3827 Commerce Park Dr.	81009302027	I-L	I-L	DeForest - 1316
3853 Commerce Park Dr.	81009302035	I-L	I-L	DeForest - 1316
3901 Commerce Park Dr.	81009302043	I-L	I-L	DeForest - 1316
3854 Commerce Park Dr.	81009303025	I-L	I-L	DeForest - 1316
3828 Commerce Park Dr.	81009303033	I-L	I-L	DeForest - 1316
3802 Commerce Park Dr.	81009303041	I-L	I-L	DeForest - 1316

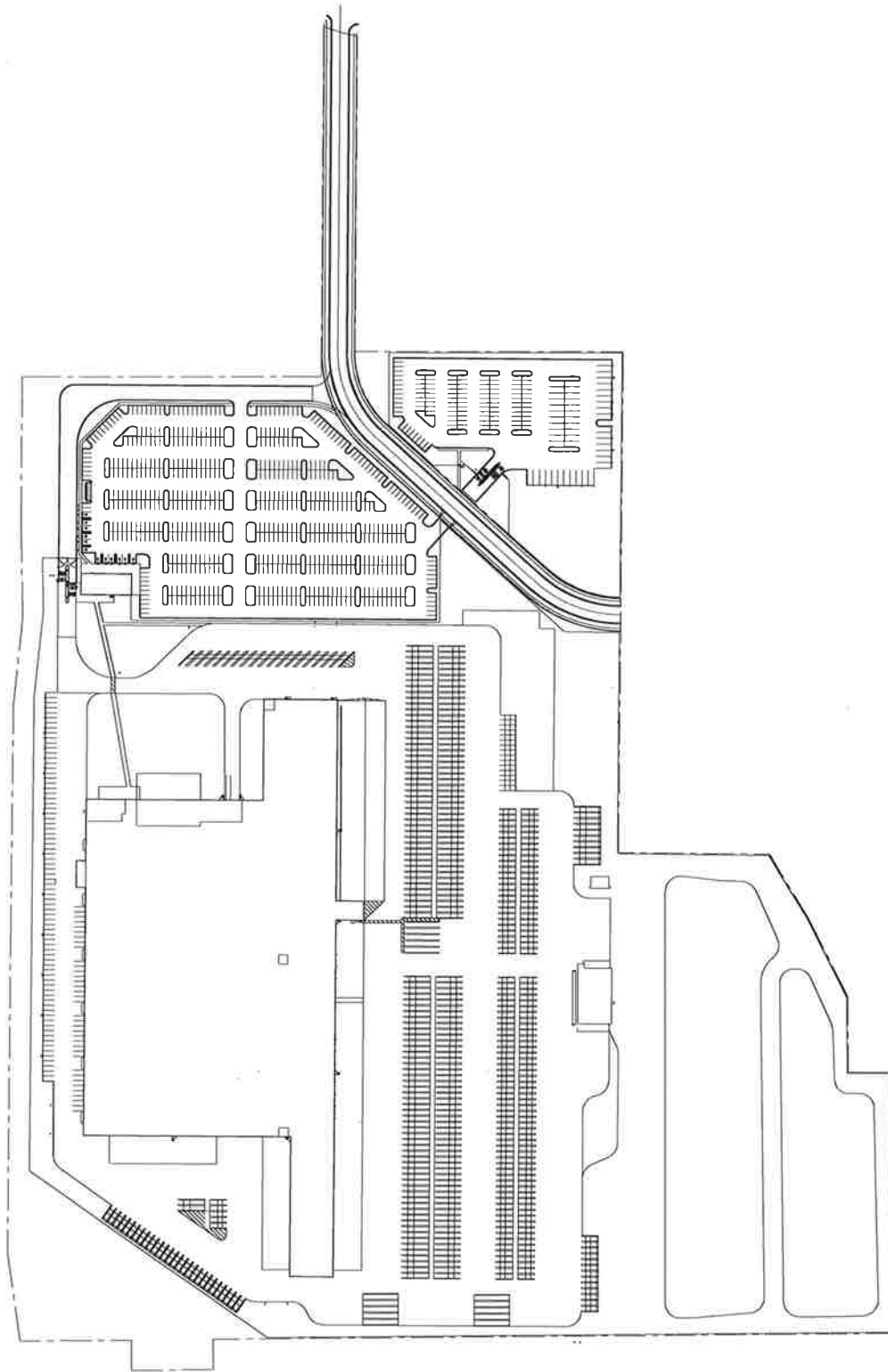
LETTER OF INTENT
CSM COMBINING PROPERTIES AT THE NE CORNER HOEPKER ROAD AND HIGHWAY 51
FOR A PROPOSED PACKAGE DISTRIBUTION FACILITY

2020 Madison, LLC (Carl Ruedebusch, Manager) is proposing the construction of a 385,400 SF +/- package distribution facility on properties located at the NE corner of Hoepker Road and Highway 51, adjacent to the Interstate Commerce Park. In addition to the main building, there will be a vehicle maintenance building, 7,400 SF +/- and a Gateway building, 4,200 SF +/- which will serve as an entry point to the facility with controlled access. The facility will operate seven days a week, 24 hours per day. A copy of the proposed layout is attached to this document.

The project will require the combining of nine parcels of land to create the new site. Two parcels, a 53.4 acre parcel and a smaller .62 acre parcel, are located in the Town of Burke. These properties are in the process of being attached to the City of Madison. The remaining seven parcels totaling approximately 9.8 acres are located in the City of Madison Interstate Commerce Park adjacent to the Town of Burke parcels. The parcels will be combined to create two new parcels, a 58.55 acre parcel and a 3.84 acre parcel, with right of way dedicated to the City for the extension of Manufacturers Drive from where it currently ends on the east side of the proposed property to Anderson Road to the north. Both of the lots created will be used for the package distribution facility. All of the lots are currently vacant and being used for agricultural purposes.

Construction of the proposed facility is planned for the beginning of March 2019 with a final completion in July of 2020. The Contractor for the project will be Ruedebusch Development & Construction, Inc. Castle Design Group, P.C. will be the architect for the project, Wyser Engineering is the Civil Engineer and the Bruce Company will be providing the landscape design.

PROPOSED SITE PLAN
SCALE: 1" = 100'



XC1.1

2018-2019	100%
2019-2020	100%
2020-2021	100%
2021-2022	100%
2022-2023	100%
2023-2024	100%
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Time	Activity	Notes
10:00	Arrival	
10:15	Meeting with Dr. Smith	
10:30	Lecture: Introduction to Quantum Mechanics	
10:45	Break	
11:00	Lecture: Quantum Mechanics II	
11:15	Lab: Quantum Mechanics	
11:30	Lecture: Quantum Mechanics III	
11:45	Break	
12:00	Lecture: Quantum Mechanics IV	
12:15	Lab: Quantum Mechanics	
12:30	Lecture: Quantum Mechanics V	
12:45	Break	
13:00	Lecture: Quantum Mechanics VI	
13:15	Lab: Quantum Mechanics	
13:30	Lecture: Quantum Mechanics VII	
13:45	Break	
14:00	Lecture: Quantum Mechanics VIII	
14:15	Lab: Quantum Mechanics	
14:30	Lecture: Quantum Mechanics IX	
14:45	Break	
15:00	Lecture: Quantum Mechanics X	
15:15	Lab: Quantum Mechanics	
15:30	Lecture: Quantum Mechanics XI	
15:45	Break	
16:00	Lecture: Quantum Mechanics XII	
16:15	Lab: Quantum Mechanics	
16:30	Lecture: Quantum Mechanics XIII	
16:45	Break	
17:00	Lecture: Quantum Mechanics XIV	
17:15	Lab: Quantum Mechanics	
17:30	Lecture: Quantum Mechanics XV	
17:45	Break	
18:00	Lecture: Quantum Mechanics XVI	
18:15	Lab: Quantum Mechanics	
18:30	Lecture: Quantum Mechanics XVII	
18:45	Break	
19:00	Lecture: Quantum Mechanics XVIII	
19:15	Lab: Quantum Mechanics	
19:30	Lecture: Quantum Mechanics XIX	
19:45	Break	
20:00	Lecture: Quantum Mechanics XX	
20:15	Lab: Quantum Mechanics	
20:30	Lecture: Quantum Mechanics XXI	
20:45	Break	
21:00	Lecture: Quantum Mechanics XXII	
21:15	Lab: Quantum Mechanics	
21:30	Lecture: Quantum Mechanics XXIII	
21:45	Break	
22:00	Lecture: Quantum Mechanics XXIV	
22:15	Lab: Quantum Mechanics	
22:30	Lecture: Quantum Mechanics XXV	
22:45	Break	
23:00	Lecture: Quantum Mechanics XXVI	
23:15	Lab: Quantum Mechanics	
23:30	Lecture: Quantum Mechanics XXVII	
23:45	Break	
24:00	Lecture: Quantum Mechanics XXVIII	
24:15	Lab: Quantum Mechanics	
24:30	Lecture: Quantum Mechanics XXIX	
24:45	Break	
25:00	Lecture: Quantum Mechanics XXX	
25:15	Lab: Quantum Mechanics	
25:30	Lecture: Quantum Mechanics XXXI	
25:45	Break	
26:00	Lecture: Quantum Mechanics XXXII	
26:15	Lab: Quantum Mechanics	
26:30	Lecture: Quantum Mechanics XXXIII	
26:45	Break	
27:00	Lecture: Quantum Mechanics XXXIV	
27:15	Lab: Quantum Mechanics	
27:30	Lecture: Quantum Mechanics XXXV	
27:45	Break	
28:00	Lecture: Quantum Mechanics XXXVI	
28:15	Lab: Quantum Mechanics	
28:30	Lecture: Quantum Mechanics XXXVII	
28:45	Break	
29:00	Lecture: Quantum Mechanics XXXVIII	
29:15	Lab: Quantum Mechanics	
29:30	Lecture: Quantum Mechanics XXXIX	
29:45	Break	
30:00	Lecture: Quantum Mechanics XL	
30:15	Lab: Quantum Mechanics	
30:30	Lecture: Quantum Mechanics XLI	
30:45	Break	
31:00	Lecture: Quantum Mechanics XLII	
31:15	Lab: Quantum Mechanics	
31:30	Lecture: Quantum Mechanics XLIII	
31:45	Break	
32:00	Lecture: Quantum Mechanics XLIV	
32:15	Lab: Quantum Mechanics	
32:30	Lecture: Quantum Mechanics XLV	
32:45	Break	
33:00	Lecture: Quantum Mechanics XLVI	
33:15	Lab: Quantum Mechanics	
33:30	Lecture: Quantum Mechanics XLVII	
33:45	Break	
34:00	Lecture: Quantum Mechanics XLVIII	
34:15	Lab: Quantum Mechanics	
34:30	Lecture: Quantum Mechanics XLIX	
34:45	Break	
35:00	Lecture: Quantum Mechanics L	
35:15	Lab: Quantum Mechanics	
35:30	Lecture: Quantum Mechanics LI	
35:45	Break	
36:00	Lecture: Quantum Mechanics LII	
36:15	Lab: Quantum Mechanics	
36:30	Lecture: Quantum Mechanics LIII	
36:45	Break	
37:00	Lecture: Quantum Mechanics LIV	
37:15	Lab: Quantum Mechanics	
37:30	Lecture: Quantum Mechanics LV	
37:45	Break	
38:00	Lecture: Quantum Mechanics LVI	
38:15	Lab: Quantum Mechanics	
38:30	Lecture: Quantum Mechanics LVII	
38:45	Break	
39:00	Lecture: Quantum Mechanics LVIII	
39:15	Lab: Quantum Mechanics	
39:30	Lecture: Quantum Mechanics LIX	
39:45	Break	
40:00	Lecture: Quantum Mechanics LX	
40:15	Lab: Quantum Mechanics	
40:30	Lecture: Quantum Mechanics LXI	

PROPOSED DISTRIBUTION
FACILITY

HOEPKER DRIVE
MADISON, WI