

**Delivering | Q2 - 2021**



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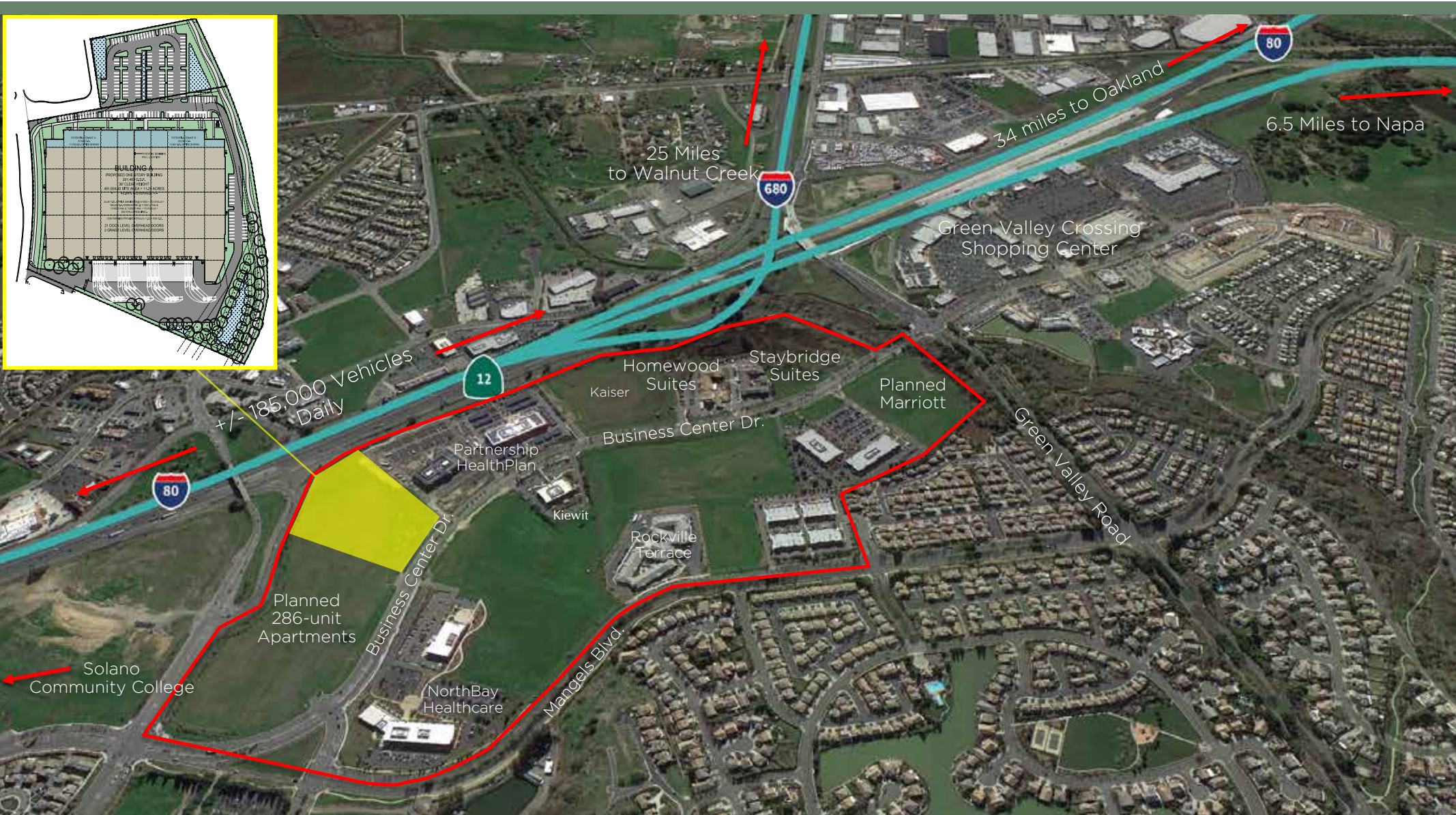
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# Strategic - Central Location

Located at the intersection of Interstate 80, Interstate 680, and Highway 12 in Fairfield, the project features a strategic and very accessible location. In addition, Fairfield offers an abundant supply of water, excess sewer capacity, along with a skilled labor pool and affordable housing.



# Site Plan & Building Specifications



Concrete tilt-up



201,463 SF warehouse



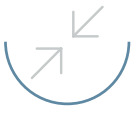
ESFR sprinklers



2000 amps 3-phase



36' clear height



56' x 60' column spacing



21 dock high doors



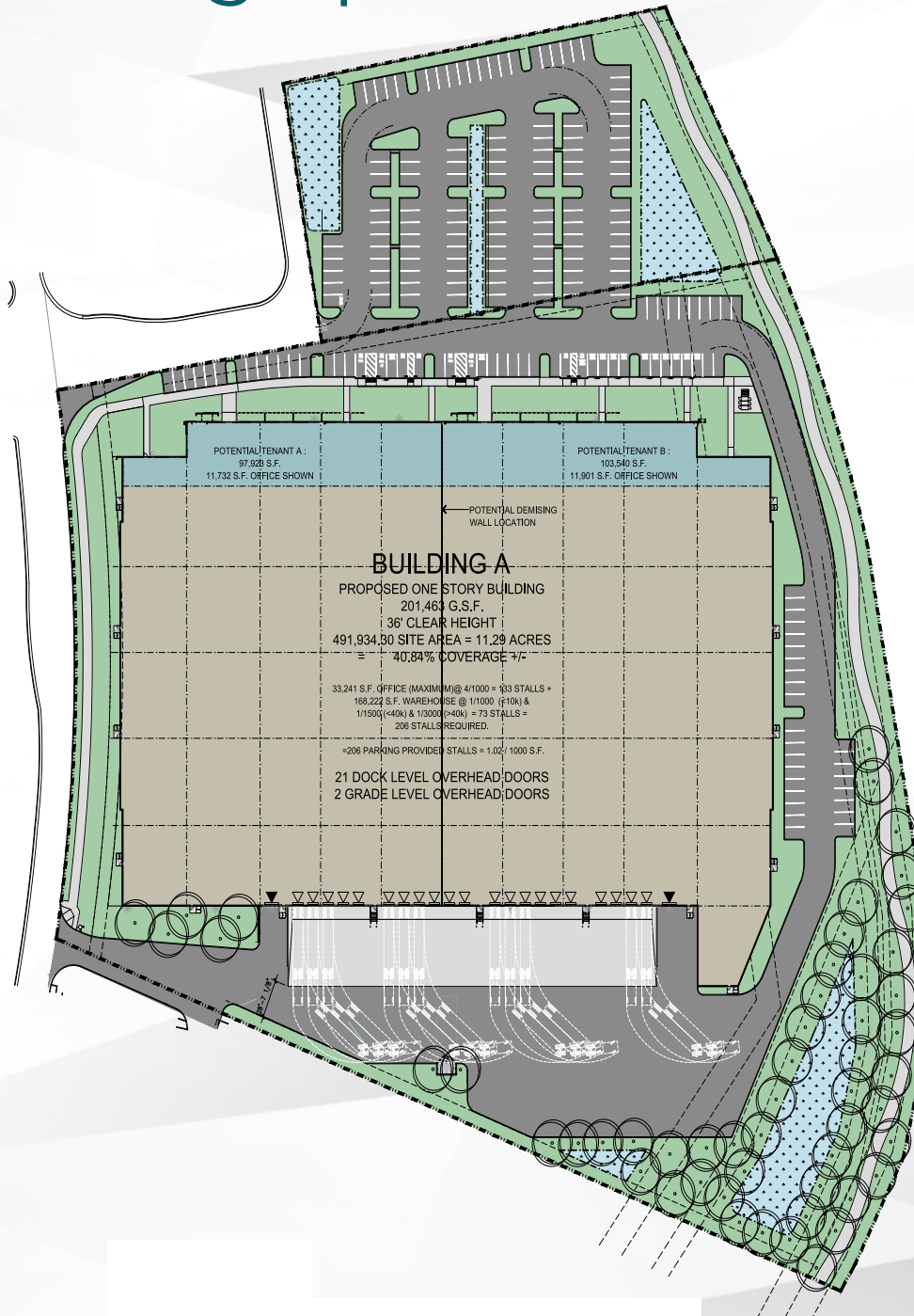
209 auto stalls



2 grade level doors



Skylights Throughout



I-80 to Sacramento



I-80 to Oakland/SF

# Bay Area Location

Easy access to the global ports, airports, and highway infrastructure of the Bay Area.

Average Drive Times	Mins.
Santa Rosa	60
Napa	15
San Rafael	35
Walnut Creek	30
Sacramento	45
Oakland	40
San Francisco	50
Stockton	60
San Jose	70

Over 2,293,000 people reside within a 30-mile radius of Fairfield.



# LABOR

	WAREHOUSING EMPLOYEES	MANUFACTURING EMPLOYEES	ENGINEERING/COMPUTER SCIENCE EMPLOYEES
15-min	7,332	6,319	3,534
30-min	28,019	21,603	21,446
45-min	55,008	39,140	68,729

	HRLY. MEAN WAGE	ANN. MEAN WAGE	HRLY. MEDIAN WAGE	ANN. MEDIAN WAGE
First-Line Sup. of Office and Admin. Support Workers (431011)	\$30.42	\$63,268	\$29.66	\$61,692
Shipping, Receiving, and Traffic Clerks (435071)	\$18.36	\$38,200	\$17.62	\$36,649
First-line sup. of transp. and material moving workers (531048)	\$24.65	\$51,256	\$22.42	\$46,633
Truck and Tractor Operators (537051)	\$17.89	\$37,218	\$17.56	\$36,524
Freight, Stock, and Material Movers, Hand (537062)	\$17.48	\$32,332	\$14.63	\$30,430

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