

**Pad Site A**  
**1.001 Acres**

Concept Shown: 351,250 SF  
Maximum Potential Development  
34,883 SF Footprint  
418,594 SF -12 Story Building



**Pad Sites C-F**  
**2.15 Acres**

Concept Shown: 250,273 SF  
Maximum Potential Development  
74,923 SF Footprint  
899,078 SF -12 Story Building



**Pad Site I**  
**1.58 Acres**

Concept Shown: 233,290 SF  
Maximum Potential Development  
55,060 SF Footprint  
660,718 SF -12 Story Building



**Pad Site J**  
**4.89 Acres**

Concept Shown: 250,273 SF  
Maximum Potential Development  
170,407 SF Footprint  
2,044,880 SF - 12 Story Buildings



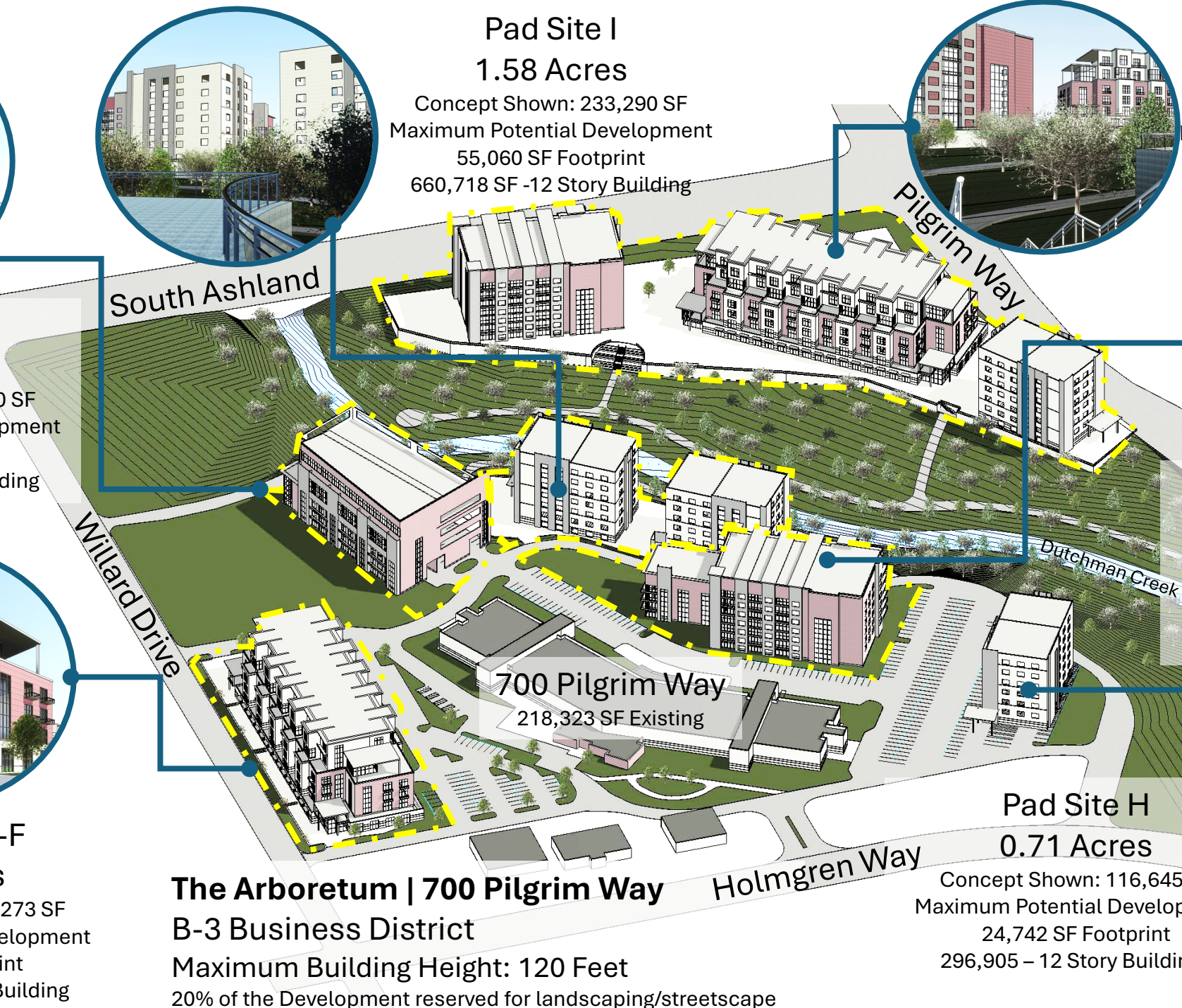
**Pad Site G**  
**1.39 Acres**

Concept Shown: 234,256 SF  
Maximum Potential Development  
48,439 SF Footprint  
581,265 - 12 Story Buildings



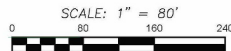
**Pad Site H**  
**0.71 Acres**

Concept Shown: 116,645 SF  
Maximum Potential Development  
24,742 SF Footprint  
296,905 - 12 Story Buildings



**The Arboretum | 700 Pilgrim Way**  
**B-3 Business District**  
**Maximum Building Height: 120 Feet**  
**20% of the Development reserved for landscaping/streetscape**





### THE PAD SITES OF THE ARBORETUM

Total Site: 31.440 Acres  
 Zoning: B3 Business District  
 Maximum Building Height: 120 feet

Total Proposed Pad Sites: +/- 11.72 Acres

### PAD SITES ALONG WILLARD DRIVE

| Lot          | Acres (+/-) |
|--------------|-------------|
| A.           | 1.00        |
| B.           | SOLD        |
| C.           | 0.48        |
| D.           | 0.53        |
| E.           | 0.66        |
| F.           | 0.48        |
| <b>TOTAL</b> | <b>3.15</b> |

### PAD SITES ALONG HOLMGREN WAY

| Lot          | Acres (+/-) |
|--------------|-------------|
| G.           | 1.39        |
| H.           | 0.71        |
| I.           | 1.58        |
| <b>TOTAL</b> | <b>3.68</b> |

### PAD SITES ALONG S ASHLAND & PILGRIM WAY

| Lot          | Acres (+/-) |
|--------------|-------------|
| J.           | 4.89        |
| <b>TOTAL</b> | <b>4.89</b> |







**Pad Sites C-F 2.15 Acres**

Maximum Potential Development  
74,923 SF Footprint  
899,078 SF -12 Story Building



**Pad Site G 1.39 Acres**

Maximum Potential Development  
48,439 SF Footprint  
581,265 – 12 Story Buildings



**Pad Site A 1.001 Acres**

Maximum Potential Development  
34,883 SF Footprint  
418,594 SF -12 Story Building

**The Arboretum**

700 Pilgrim Way, Green Bay, WI

B-3 Business District

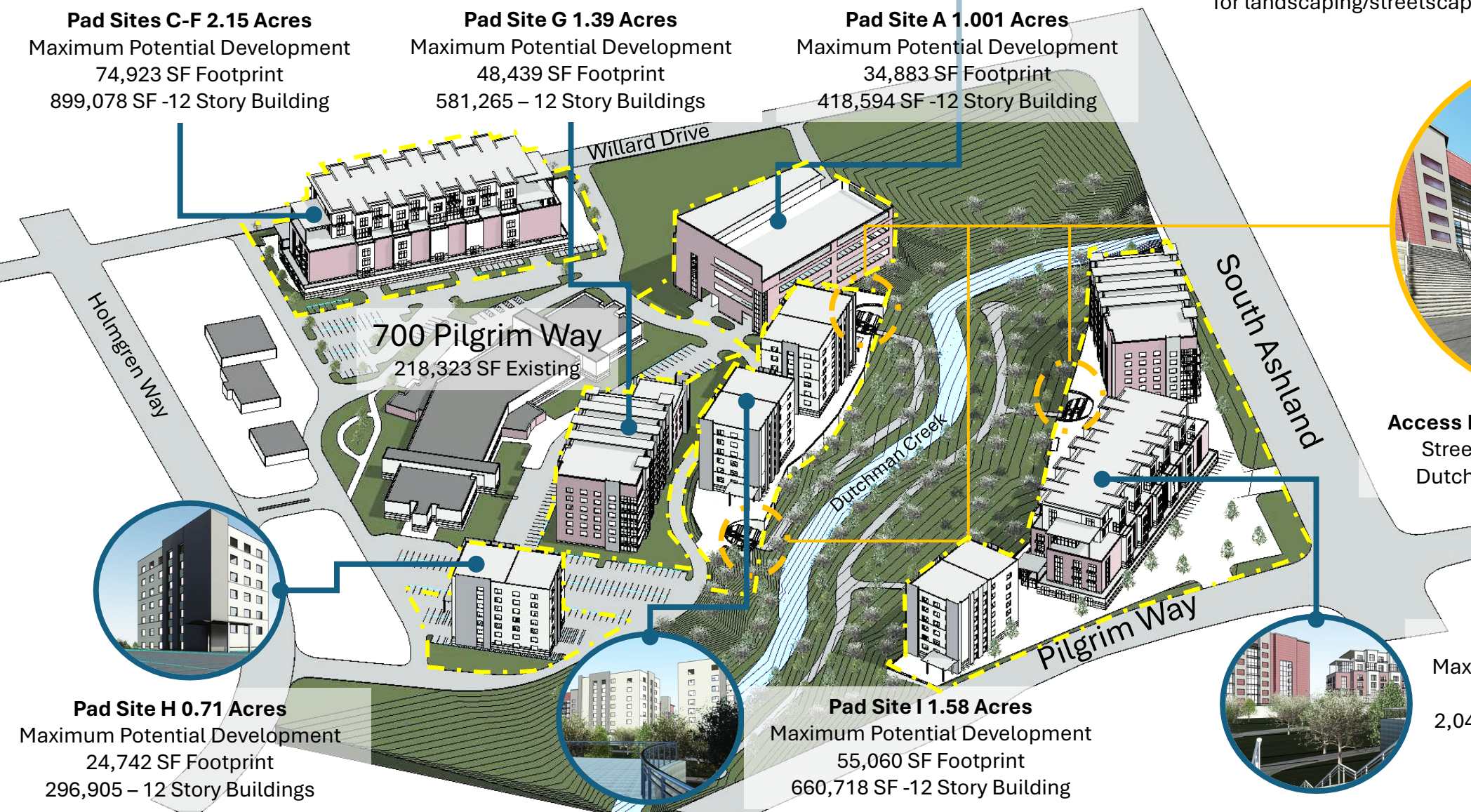
Maximum Building Height: 120 Feet

20% of each development shall be reserved  
for landscaping/streetscape



**Access Points to Dutchman Creek**

Streetscape Stairs accessing  
Dutchman Creek Nature Trails



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296,905 – 12 Story Buildings



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