

PN 110446
EXHIBIT A as of 09.15.11

FOREST COUNTY POTAWATOMI COMMUNITY CONCORDIA TRUST PROPERTY

DETAILED PLANNED DEVELOPMENT NORTH 33RD STREET AND WEST STATE STREET MILWAUKEE, WI 53202

JULY 29, 2011 REVISED SEPTEMBER 14, 2011

SITE



VICINITY MAP



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FOREST COUNTY
POTAWATOMI
Keeper of the Fire



GREENFIRE
MANAGEMENT SERVICES
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Data Center Thinking →

GRAEF

TK
W
The Kubala Washatko Architects, Inc.

**DETAILED
PLANNED
DEVELOPMENT**
North 33rd Street & West State Street
Milwaukee, WI 53233

PROJECT TEAM

OWNER
Forest County
Potawatomi Community
313 North 13th Street
Milwaukee, WI 53233

DEVELOPMENT MANAGER
Greenfire Management
Services, LLC
320 East Buffalo Street, Suite 607
Milwaukee, WI 53202
Tel: 414.727.6110

DATA CENTER ARCHITECT
TMI
1911 Rolling Road, Suite E
Rolling Meadows, IL 60008
Tel: 847.394.6900

CIVIL AND LANDSCAPE
GRAEF
One Honey Creek Corporate Center
125 South 84th Street, Suite 401
Milwaukee, WI 53214
Tel: 414.259.1500

ARCHITECT
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Architects, Inc.
W51 N517 Mequon Avenue
Cedarburg, WI 53012
Tel: 262.377.6039

DATE
July 29, 2011

PROJECT NUMBER
194311

SHEET TITLE

Cover Sheet

SHEET NUMBER

DPD.1
September 01, 2011

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ALTA/ACSM LAND TITLE SURVEY

Known as 3209 and 3215 West Highland Boulevard and 3234 West State Street, in the City of Milwaukee, Milwaukee County, Wisconsin.

Title Commitment No. 1231169

PARCEL B.

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9 and the West 3.5 feet of Lot 10 in Block 2, in State Street Subdivision of a part of Block 4, Flynn's Subdivision, a part of Block 5, in the Subdivision of Block 5 and a part of Lots 3 to 9 in Douman's Subdivision of the Northwest 1/4 of Section 25, Township 7 North, Range 21 East, in the City of Milwaukee, Milwaukee County, Wisconsin, including the vacated South 1/2 of all of the East-West alley lying West of a line 12.00 feet East of and parallel to the extended West line of Lot 18 in Block 5 in Subdivision of Block 5 of Subdivision of Lots 10 to 19 inclusive in Douman's Subdivision, a recorded subdivision in the Northeast 1/4 of Section 25, Township 7 North, Range 21 East, adjoining said premises on the North. ALSO the West 37 feet of Lot 18, all of Lots 17 and 18 and the East 23 feet of Lot 19 also the West 2 feet of Lot 22 and all of Lot 23, all in Block 5 in Subdivision of Block 5 of Subdivision of Lots 10 to 19 inclusive in Douman's Subdivision, in the Northeast 1/4 of Section 25, Township 7 North, Range 21 East, in the City of Milwaukee, Milwaukee County, Wisconsin, including the vacated North 1/2 of all of the East-West alley lying West of a line 12.00 feet East of and parallel to the extended West line of Lot 16 in Block 5 in Subdivision of Block 5 of Subdivision of Lots 10 to 19 inclusive in Douman's Subdivision, a recorded subdivision in the Northeast 1/4 of Section 25, Township 7 North, Range 21 East, adjoining said premises on the South.

EXCEPTING from said Lot 18 the following:
Commencing at a point in the South line of said Lot 18, said point lying 12.00 feet East of the Southwest corner of said Lot, thence East along the South line of Lot 18 eoradised, 25.00 feet to a point, said point lying 13.00 feet West of the Southeast corner of said Lot 18; thence Northwest, 7.07 feet to a point, said point lying 32.00 feet East of the West line of said Lot; thence North and parallel with the West line of said Lot, 176.65 feet to a point in the North line of said Lot; thence West along the North line of said Lot, 20.00 feet to a point, said point lying 12.00 feet East of the Northwest corner of said Lot; thence South and parallel with the West line of said Lot, 181.65 feet to the point of commencement.

Title Commitment No. 1257526

PARCEL A.

The West 27 feet of Lot 19 and the East 33 feet of Lot 20, together with the South 5 feet of the vacated alley adjoining said lot on the North, in Block 5, in Subdivision of Lot 1, in Block 1 and of Block 6 of the Subdivision of Block 5 of Subdivision of Lots 10 to 19 inclusive, in Douman's Subdivision, in the Northeast 1/4 of Section 25, Town 7 North, Range 21 East, City of Milwaukee, County of Milwaukee, State of Wisconsin.

PARCEL B.

The West 17 feet of Lot 20 and the East 43 feet of Lot 21, in Block 5, in Subdivision of Block 5 of the Subdivision of Lots 10 to 19 inclusive, in Douman's Subdivision, in the Northeast 1/4 of Section 25, Town 7 North, Range 21 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin.

Prepared for: Forest County Potawatomi Community

Survey No. 165207-RMK

A. Book of Bearings

Bearings are based on the South line of West Highland Boulevard which is assumed to bear North 89°52'59" West.

B. Title Commitment No. 1257526

This survey was prepared based on Chicago Title Insurance Company commitment number 1257526, effective date of November 4, 2009, which lists the following easements and/or restrictions from schedule B-1:

Legal descriptions are per Endorsement No. 1 dated June 11, 2010 and Endorsement No. 2 dated June 14, 2010.

- 1-3. Visible evidence shown, if any.
- 4-5. Not survey related.
6. Covenants, conditions and restrictions (but omitting any such covenant, condition or restriction based on race, color, religion, sex, handicap, familial status, or national origin, unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 3607 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons) set forth in Deed, recorded as Document No. 308083, providing for forfeiture and reversion of title in case of violation. Affects site by location - shown.
7. Utility Easement granted to Wisconsin Electric Power Company and Wisconsin Telephone Company recorded as Document No. 4365750. Affects site by location - shown.
8. Easements, if any, of the public or any school district, utility, municipality or person, as provided in Section 80.32(4) of the Statutes, for the continued use and right of entrance, maintenance, construction and repair of underground or overground structures, improvements or service in that portion of the subject premises which were formerly a part of vacated alley. Affects site by location - general in nature, cannot be plotted.

C. Title Commitment No. 1231169

This survey was prepared based on Chicago Title Insurance Company title commitment number 1231169, Revised 10/10/07, effective date of September 18, 2007, which lists the following easements and/or restrictions from schedule B-1:

- 1, 6-8, 10. Visible evidence shown if any.
- 2-5, 9, 30-34. Not survey related.
- 11, 13-19. Intentionally omitted.
- 12-17, 20-23, 25-26, 28. Affects Parcel A (Parcel A not surveyed).
24. Utility Easement granted to Wisconsin Electric Power Company and Wisconsin Telephone Company recorded as Document No. 4365750. Affects site by location - shown.
27. Resolution designating the Concordia neighborhood a Historic District, (Historic Preservation Commission) recorded November 15, 1988 as Document No. 6227563. Affects site by location - general in nature, cannot be plotted.
29. Utility Easement granted to Wisconsin Electric Power Company recorded as Document No. 6276642. Affects site by location - shown.

E. Flood Note

According to flood insurance rate map of the City of Milwaukee, community panel number 5507900087E, effective date of September 26, 2008, this site falls in zone X (area determined to be outside the 0.2% annual chance floodplain).

F. Municipal Zoning

The basic zoning information listed below is taken from municipal codes and does not reflect all regulations that may apply - site is zoned R12.
Front setback - None
Side yard setback North or West - 3'
Side yard setback South or East - 6'
Rear yard setback - 25'
Maximum height - 45'

G. Notes

In accordance with Chapter A-E 7.01 (2) of the Wisconsin Administrative Code, R. A. Smith National Inc. has executed an agreement to waive the setting of monuments on the above described property.

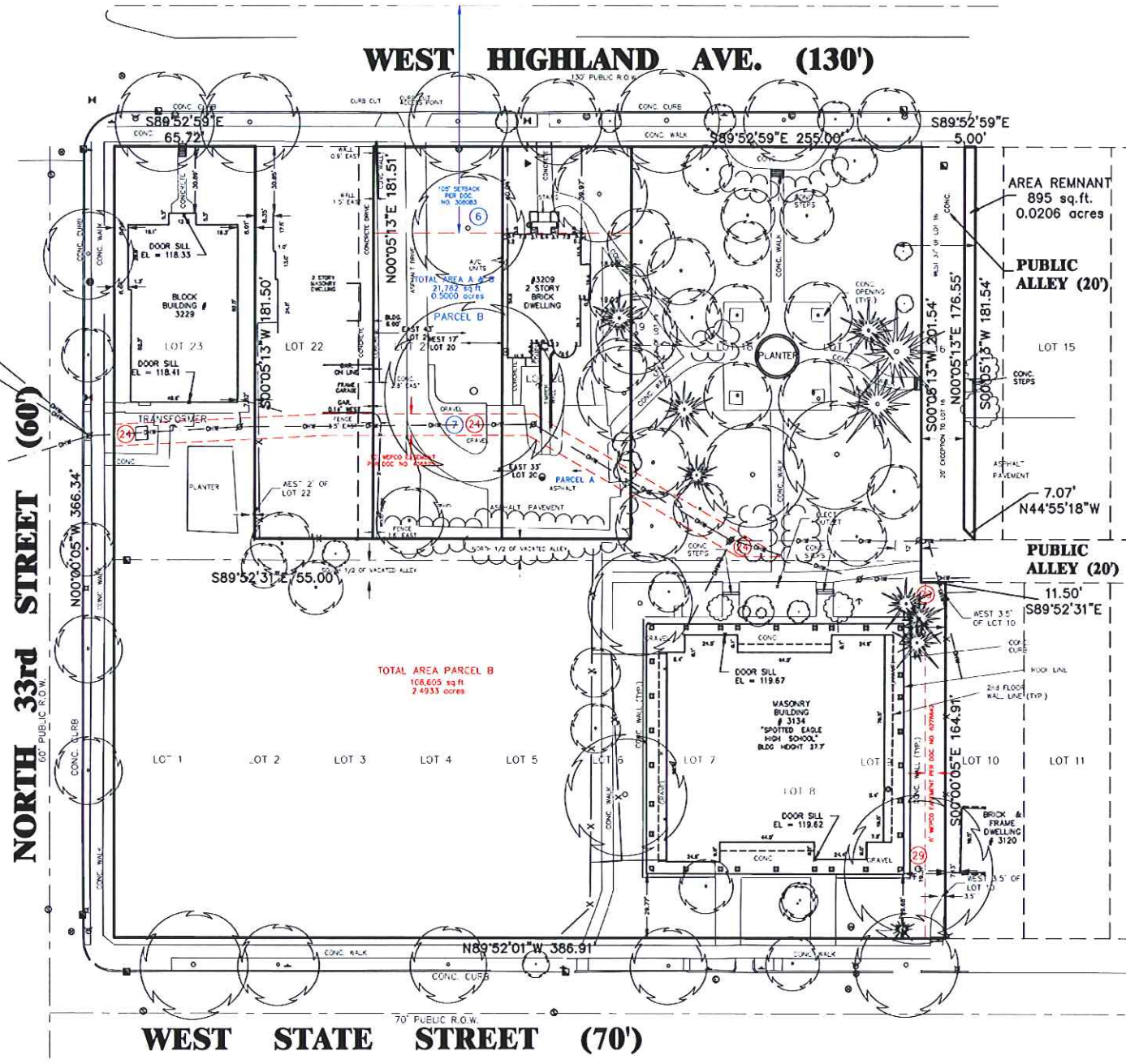
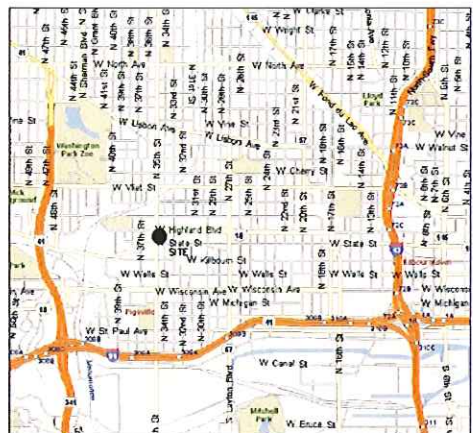
To: Forest County Potawatomi Community
Chicago Title Insurance Company
This is to certify that this map or plot and the survey on which it is based were made in accordance with the 2011 Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys, jointly established and adopted by ALTA and NSPS and includes items 2, 3, 4, 7(a), 8, 11(a) and 22 of Table A thereof. The field work was completed on July 26, 2011.
Date of Plot or Map: July 27, 2011

Stephen G. Southwell
Registered Land Surveyor
Registration Number S-1939

R.A. Smith National, Inc.

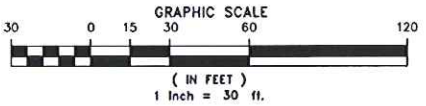
Beyond Surveying
and Engineering

16740 W. Drummond Road, Southfield MI 48033-0008
313-975-8000 Fax 313-975-9793 www.ra-smith.com
Arlington, VA George County, GA Pittsburgh, PA
8:5165297@arg AS181D90.org AS191D90



LEGEND

- () INDICATES RECORDED DIMENSION WHERE DIFFERENT FROM ACTUAL MEASUREMENT
- OR SECTION OR 1/4 SECTION CORNER AS DESCRIBED
- 1" DIA. IRON PIPE FOUND (UNLESS OTHERWISE NOTED)
- 1" DIA. IRON PIPE 18" LONG-SET (UNLESS OTHERWISE NOTED)
- BOLLARD
- SOIL BORING/MONITORING WELL
- FLAGPOLE
- MAILBOX
- SIGN
- BILLBOARD
- CONTROL BOX
- TRAFFIC SIGNAL
- RAILROAD CROSSING SIGNAL
- CABLE PEDESTAL
- POWER POLE
- GUY POLE
- GUY WIRE
- LIGHT POLE
- SPOT/YARD/PEDESTAL LIGHT
- HANDICAPPED PARKING
- ELECTRIC MANHOLE
- ELECTRIC PEDESTAL
- ELECTRIC METER
- TELEPHONE MANHOLE
- TELEPHONE PEDESTAL
- MARKED FIBER OPTIC
- M GAS VALVE
- M GAS METER
- M GAS WARNING SIGN
- M STORM MANHOLE
- M SQUARE INLET
- M STORM SEWER END SECTION
- M SANITARY MANHOLE
- M SANITARY CLEANOUT OR SEPTIC VENT
- M SANITARY INTERCEPTOR MANHOLE
- M MISCELLANEOUS MANHOLE
- M WATER VALVE
- M HYDRANT
- M WATER SERVICE CURB STOP
- M WATER MANHOLE
- M WELL
- M WATER SURFACE
- M WETLANDS FLAG
- M MARSH
- M CONIFEROUS TREE
- M DECIDUOUS TREE
- M SHRUB
- M EDGE OF TREES
- M SANITARY SEWER
- M STORM SEWER
- M WATERMAIN
- M MARKED GAS MAIN
- M MARKED ELECTRIC
- M OVERHEAD WIRES
- M BUREAU ELEC. SERV.
- M MARKED TELEPHONE
- M MARKED CABLE TV LINE
- M MARKED FIBER OPTIC
- 782 INDICATES EXISTING CONTIGUOUS ELEVATION
- 780.55 INDICATES EXISTING SPOT ELEVATION



DIGGERS HOTLINE WAS NOT CALLED FOR THIS SITE.
THE UNDERGROUND UTILITY INFORMATION AS SHOWN HEREON IS BASED, IN PART, UPON INFORMATION FURNISHED BY UTILITY COMPANIES AND THE LOCAL MUNICIPALITY. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED NOR CERTIFIED TO.
(P) INDICATES PIPE SIZES PER RECORD PLANS. OTHER PIPE SIZES ARE ESTIMATED. NO PIPE SIZES SHOULD BE RELIED UPON WITHOUT FURTHER VERIFICATION.



FOREST COUNTY
POTAWATOMI
Keeper of the Fire



DETAILED
PLANNED
DEVELOPMENT
North 33rd Street & West State Street
Milwaukee, WI 53233

PROJECT TEAM

- OWNER
Forest County Potawatomi Community
313 North 13th Street
Milwaukee, WI 53233
- DEVELOPMENT MANAGER
Greenfire Management Services, LLC
320 East Buffalo Street, Suite 607
Milwaukee, WI 53202
Tel: 414.727.6110
- DATA CENTER ARCHITECT
TMI
1911 Rohlfing Road, Suite E
Rolling Meadows, IL 60008
Tel: 847.394.8900
- CIVIL AND LANDSCAPE ARCHITECT
GRAEF
One Honey Creek Corporate Center
125 South 84th Street, Suite 401
Milwaukee, WI 53214
Tel: 414.255.1500
- ARCHITECT
The Kubala Washatko Architects, Inc.
W61 N517 Mequon Avenue
Cedarburg, WI 53012
Tel: 262.377.6339

DATE
July 29, 2011

PROJECT NUMBER
194311

SHEET TITLE

ALTA/ACSM
Land Survey

SHEET NUMBER

DPD.2

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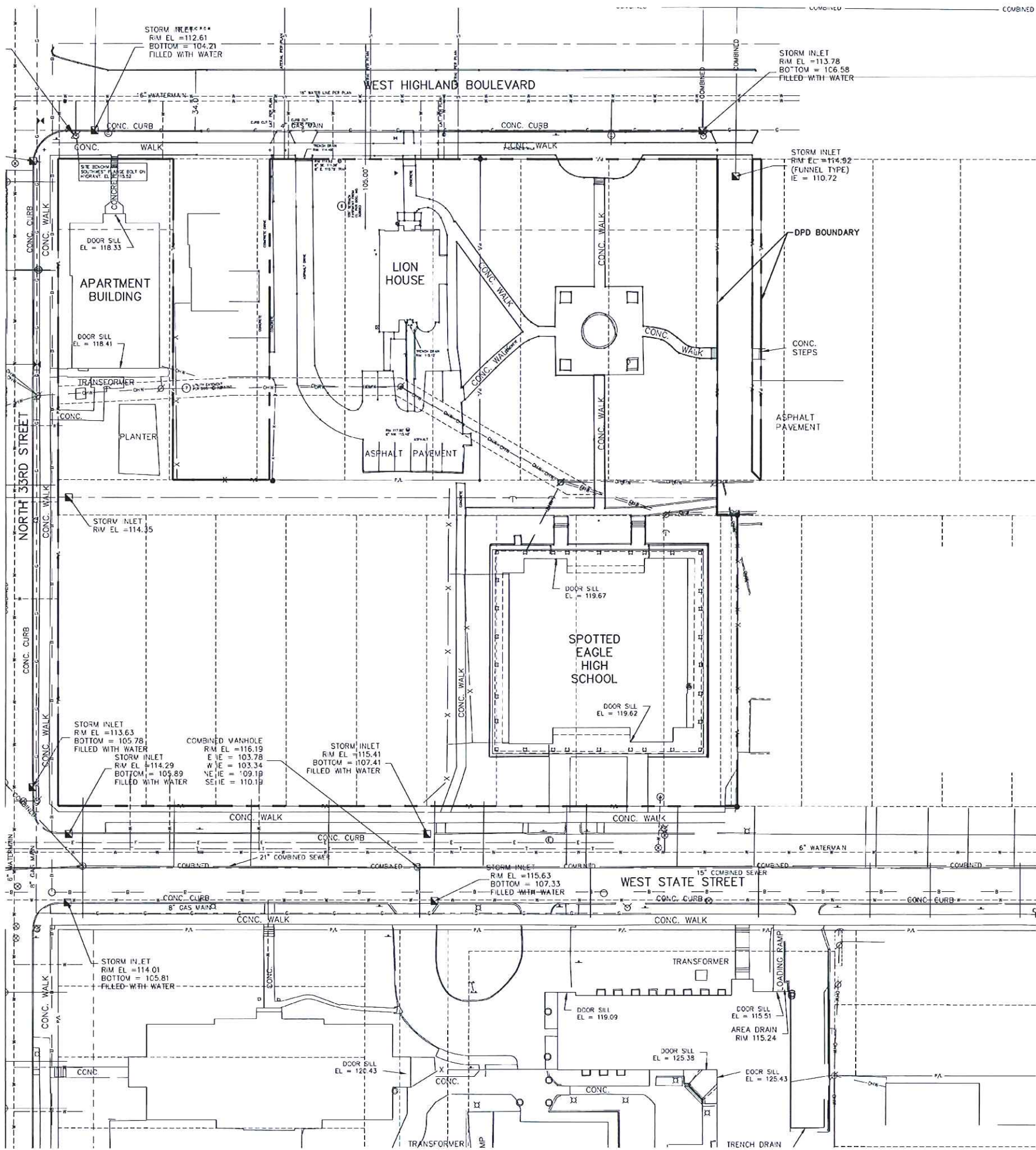
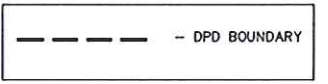


FIGURE GROUND MAP
1" = 300'-0"



LEGAL DESCRIPTION

Known as 3209 and 3215 West Highland Boulevard, in the City of Milwaukee, Milwaukee County, Wisconsin.

Title Commitment No. 1231169

PARCEL B:

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EXCEPTING from said Lot 16 the following:
Commencing at a point in the South line of said Lot 16, said point lying 12.00 feet East of the Southwest corner of said Lot; running thence East along the South line of Lot 16 aforesaid, 25.00 feet to a point, said point lying 13.00 feet West of the Southeast corner of said Lot 16; thence Northwest, 7.07 feet to a point, said point lying 32.00 feet East of the West line of said Lot; thence North and parallel with the West line of said Lot, 176.65 feet to a point in the North line of said Lot; thence West along the North line of said Lot, 20.00 feet to a point, said point lying 12.00 feet East of the Northwest corner of said Lot; thence South and parallel with the West line of said Lot, 181.65 feet to the point of commencement.

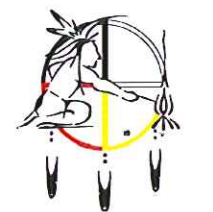
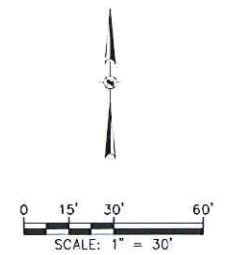
Title Commitment No. 1257526

PARCEL A:

The West 27 feet of Lot 19 and the East 33 feet of Lot 20, together with the South 5 feet of the vacated alley adjoining said lot on the North, in Block 5, in Subdivision of Lot 1, in Block 1 and of Block 6 of the Subdivision of Lots 10 to 19, both inclusive, in Dousman's Subdivision, in the Northeast 1/4 of Section 25, Town 7 North, Range 21 East, City of Milwaukee, County of Milwaukee, State of Wisconsin.

PARCEL B:

The West 17 feet of Lot 20 and the East 43 feet of Lot 21, in Block 5, in Subdivision of Block 5 of the Subdivision of Lots 10 to 19 inclusive, in Dousman's Subdivision, in the Northeast 1/4 of Section 25, Town 7 North, Range 21 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin.



FOREST COUNTY
POTAWATOMI
Keeper of the Fire



GREENFIRE
MANAGEMENT SERVICES



North 33rd Street & West State Street
Milwaukee, WI 53233

PROJECT TEAM

- OWNER
Forest County
Potawatomi Community
313 North 13th Street
Milwaukee, WI 53233
- DEVELOPMENT MANAGER
Greenfire Management
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320 East Buffalo Street Suite 607
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Tel: 262.377.6039

DATE
July 29, 2011

PROJECT NUMBER
194311

SHEET TITLE
DPD.3
September 01, 2011

SHEET NUMBER

DPD.3
September 01, 2011

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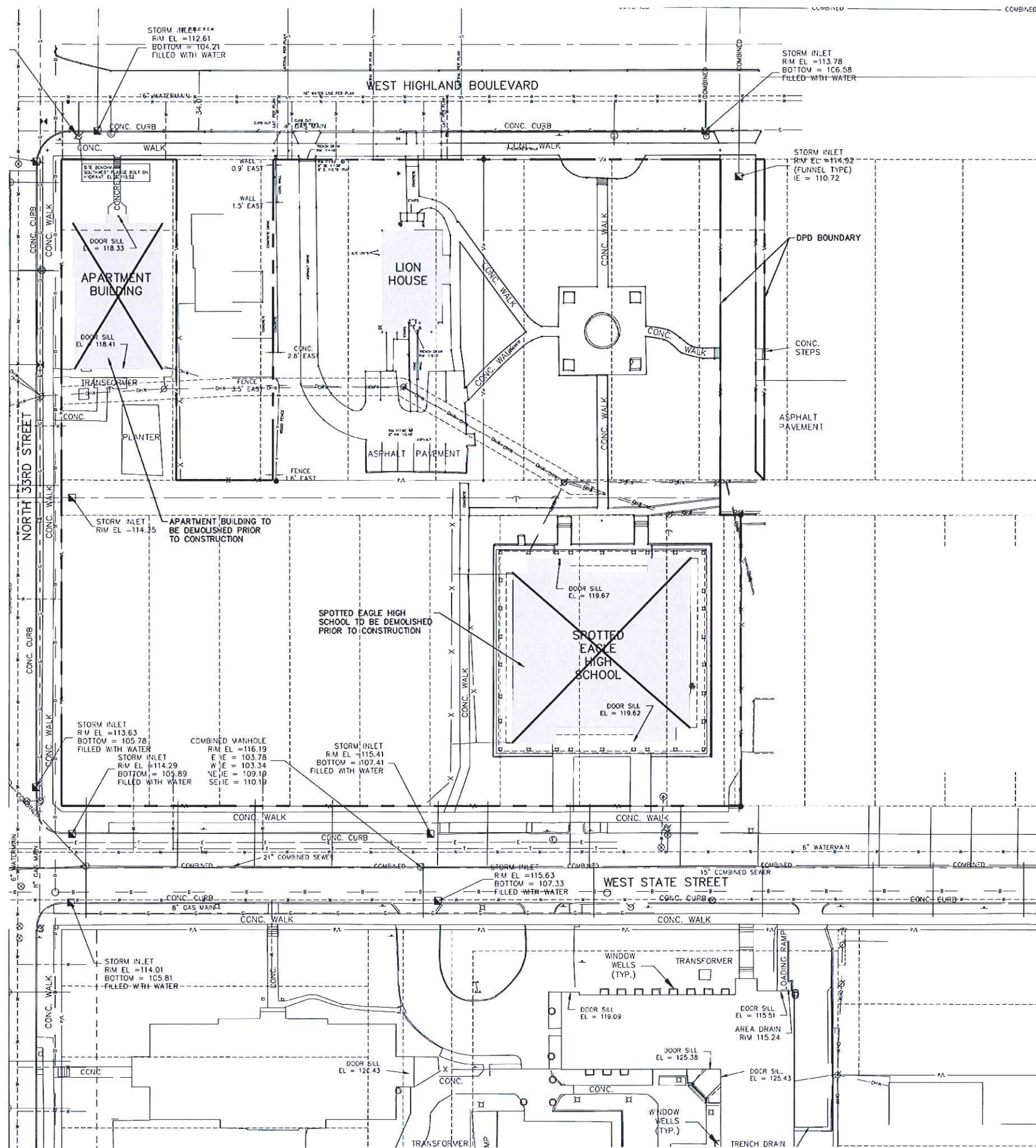
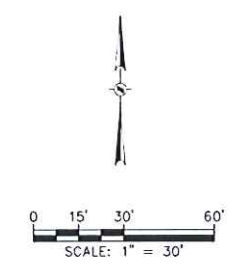


FIGURE GROUND MAP
1" = 300'-0"



North 33rd Street & West State Street
Milwaukee, WI 53233

PROJECT TEAM

OWNER
Forest County Potawatomi Community
313 North 13th Street
Milwaukee, WI 53233

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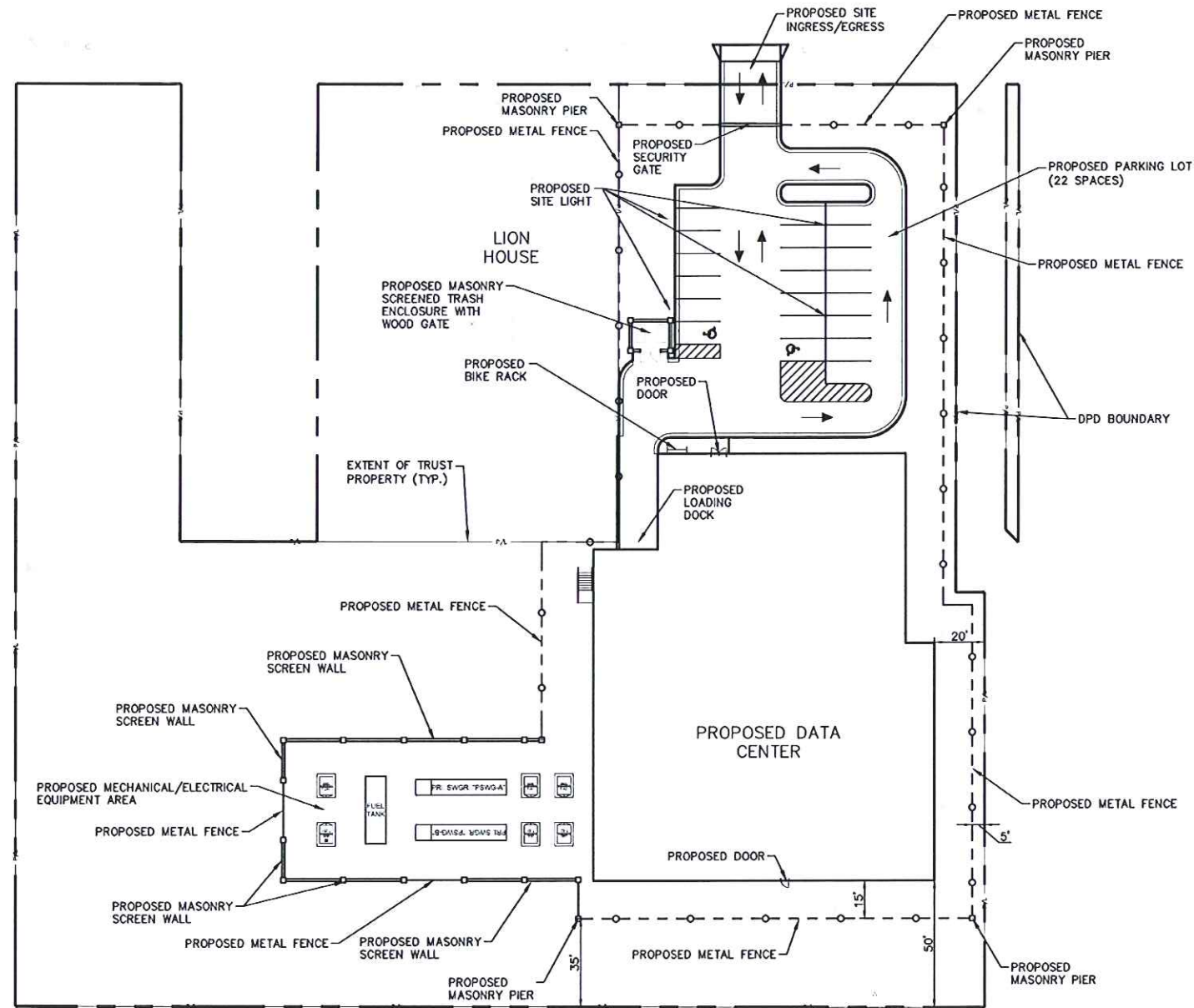
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NORTH 33RD STREET

WEST HIGHLAND BOULEVARD



WEST STATE STREET



FIGURE GROUND MAP
1" = 300'-0"



FOREST COUNTY
POTAWATOMI
Keeper of the Fire



GREENFIRE
MANAGEMENT SERVICES

NewAge
Enterprise Data Centers

TMI
Data Center Thinking ->

GRAEF

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PROJECT LOCATION

North 33rd Street & West State Street
Milwaukee, WI 53233

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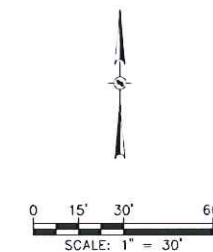
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SHEET TITLE

SHEET NUMBER

DPD.5
September 14, 2011

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NORTH 33RD STREET

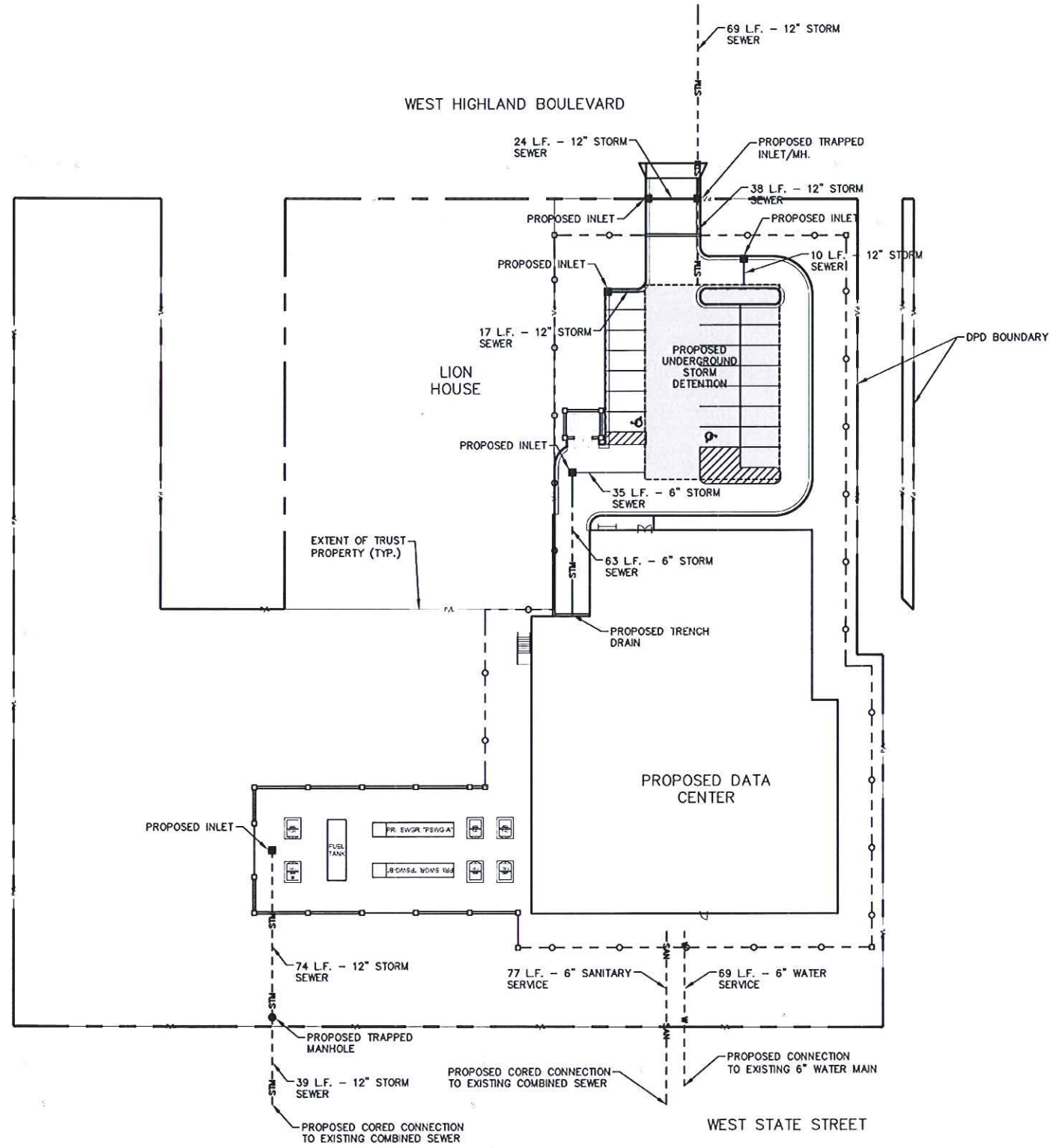
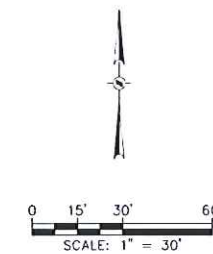


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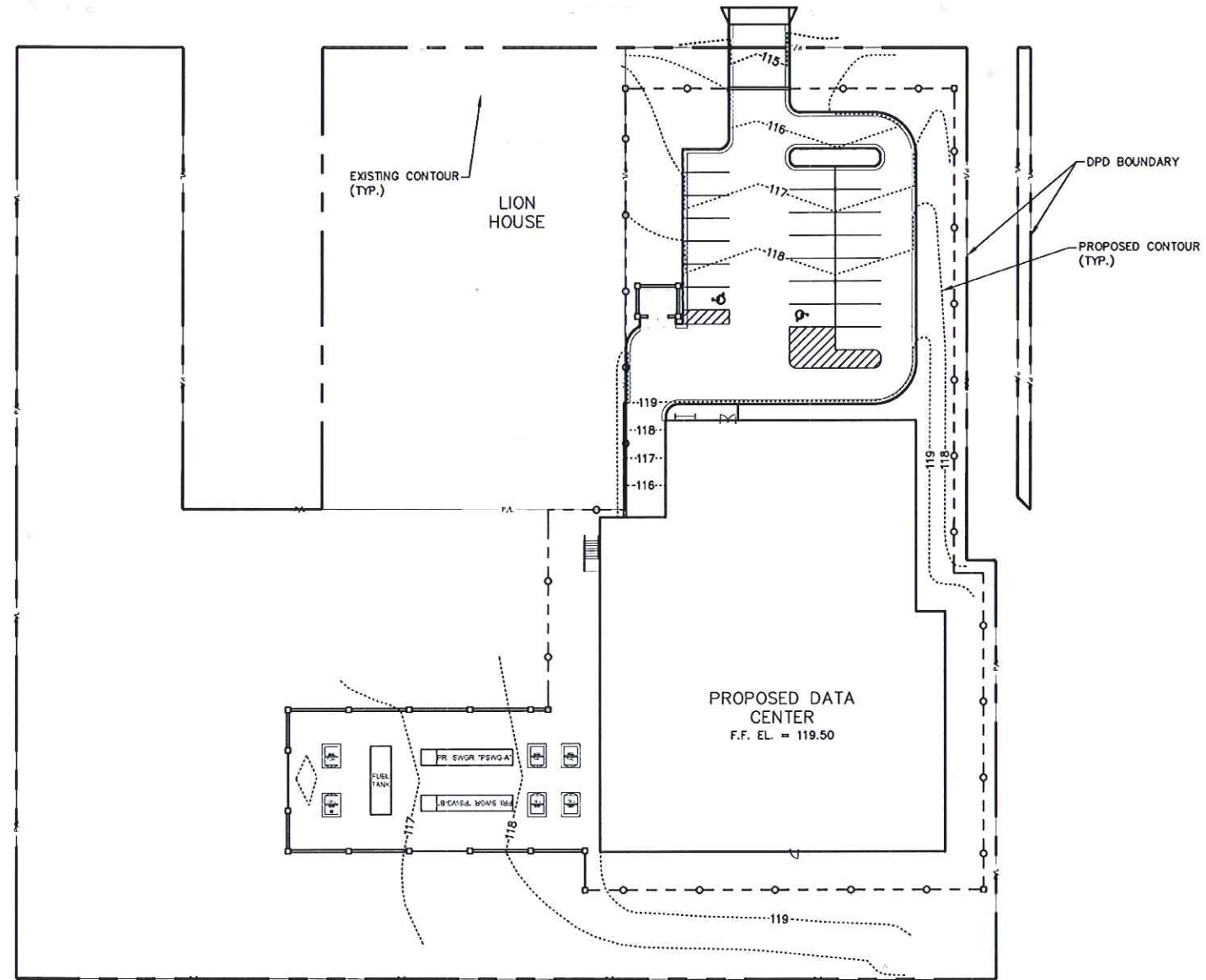
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NORTH 33RD STREET

WEST HIGHLAND BOULEVARD



WEST STATE STREET

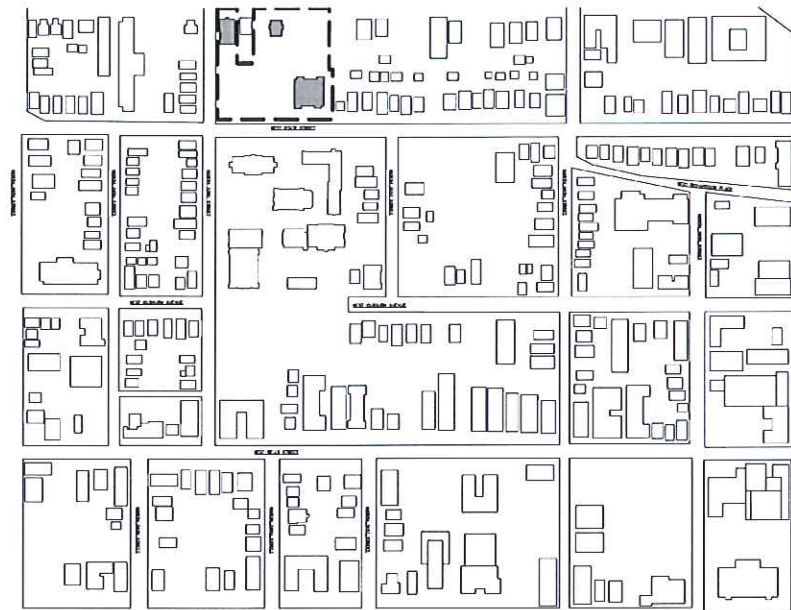
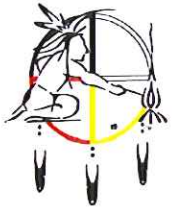


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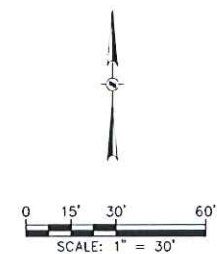
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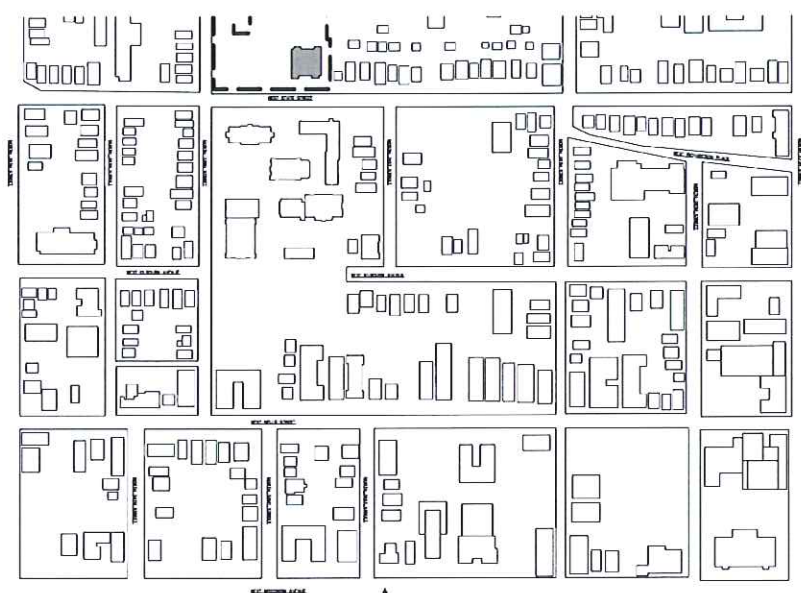
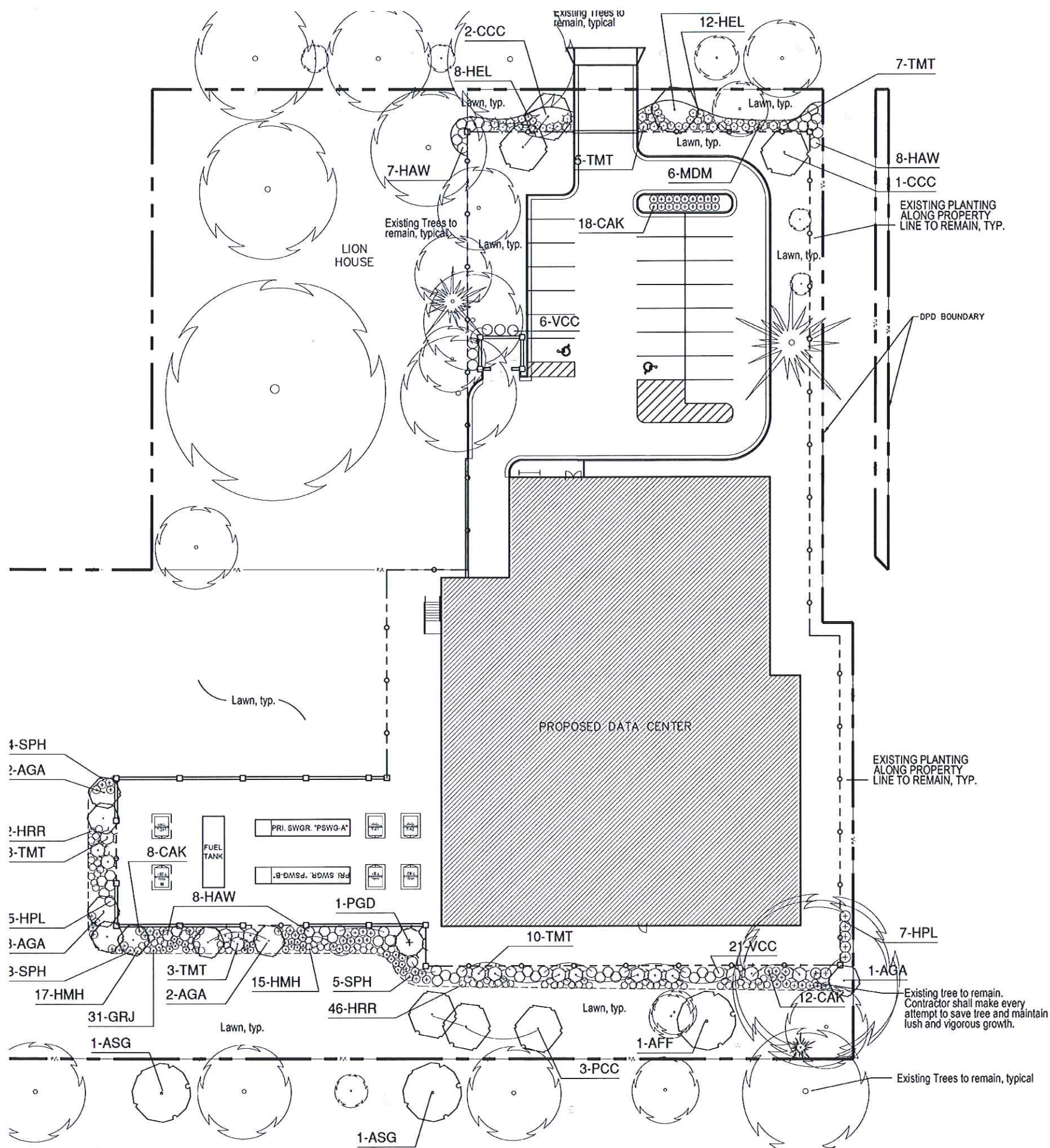


FIGURE GROUND MAP
1" = 300'-0"

PLANT LIST

SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	MATURE SIZE
SHADE TREES					
ASG	<i>Acer saccharum</i> 'Green Mountain'	Green Mountain Sugar Maple	2.5' BB	as shown	45h x 35w
AFF	<i>Acer x freemanii</i> 'Autumn Fantasy'	Autumn Fantasy Maple	2.5' BB	as shown	40h x 30w
EVERGREEN TREES					
PGD	<i>Picea glauca</i> var. <i>densata</i>	Black Hills Spruce	6'-8'-10' BB	as shown	20'-40'h x 15'-25'w
ORNAMENTAL TREES					
AGA	<i>Amelanchier x grandiflora</i> 'Autumn Brilliance'	Autumn Brilliance Serviceberry	10'-12' clump BB	as shown	20h x 15w
CCC	<i>Cercis canadensis</i> 'Columbus'	Eastern Redbud	10'-12' clump BB	as shown	20h x 20w
DECIDUOUS SHRUBS					
HAW	<i>Hydrangea arborescens</i> 'White Dome'	White Dome Hydrangea	36" cont.	5'	4-6h x 4-5w
HPL	<i>Hydrangea paniculata</i> 'Limelight'	Limelight Hydrangea	36" cont.	6'	6-8h x 6-8w
VCC	<i>Viburnum carlesii</i> 'compactum'	Compact Koreanspice Viburnum	36" BB	4'	5h x 5w
EVERGREEN SHRUBS					
TMT	<i>Taxus x media</i> 'Tauntonii'	Taunton Spreading Yew	36" ht.	5'	3-4h x 4-6w
PERENNIALS					
GRJ	<i>Geranium</i> 'Johnson's Blue'	Johnson's Blue Geranium	1 gal.	18"	18" x 24" w
HMH	<i>Hemerocallis</i> 'Happy Returns'	Happy Returns Daylily	1 gal.	18"	16" x 18" w
HRR	<i>Hemerocallis</i> 'Rosy Returns'	Rosy Returns Daylily	1 gal.	18"	18" h x 18"-20" w
HEL	<i>Hosta</i> 'Elegans'	Elegans Hosta	1 gal.	36"	36" h x 48" w
MDM	<i>Monarda</i> 'Marshall's Delight'	Marshall's Delight Bee Balm	1 gal.	24"	28" h x 24" w
ORNAMENTAL GRASSES					
CAK	<i>Calamagrostis acutiflora</i> 'Karl Foerster'	Feather Reed Grass	1 gal.	38"	5h x 30" w
SPH	<i>Sporobolus heterolepis</i>	Prairie Dropseed	1 gal.	24"	24-48" h x 18"-24" w



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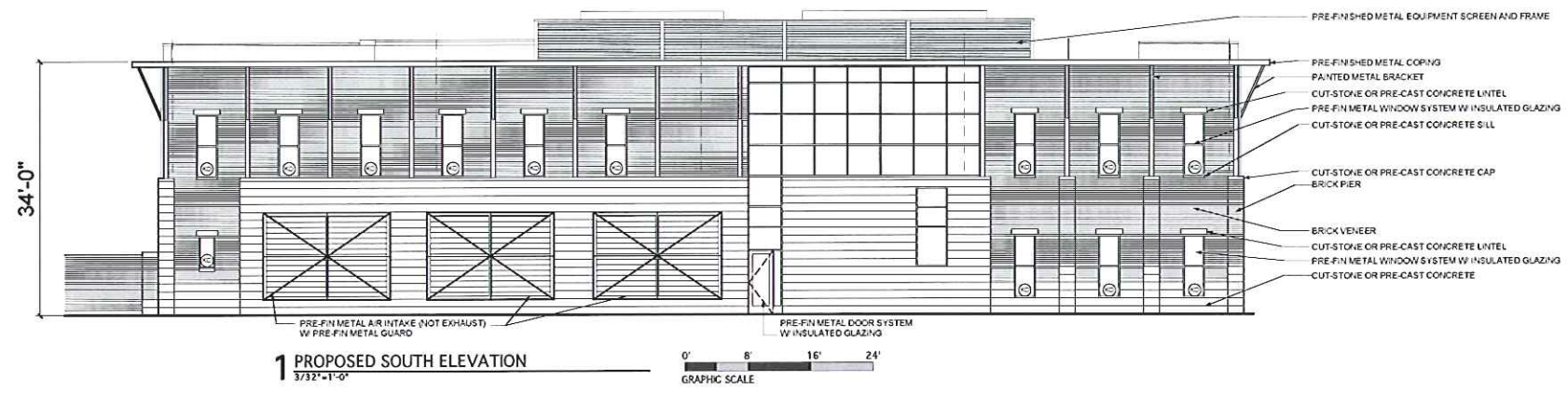
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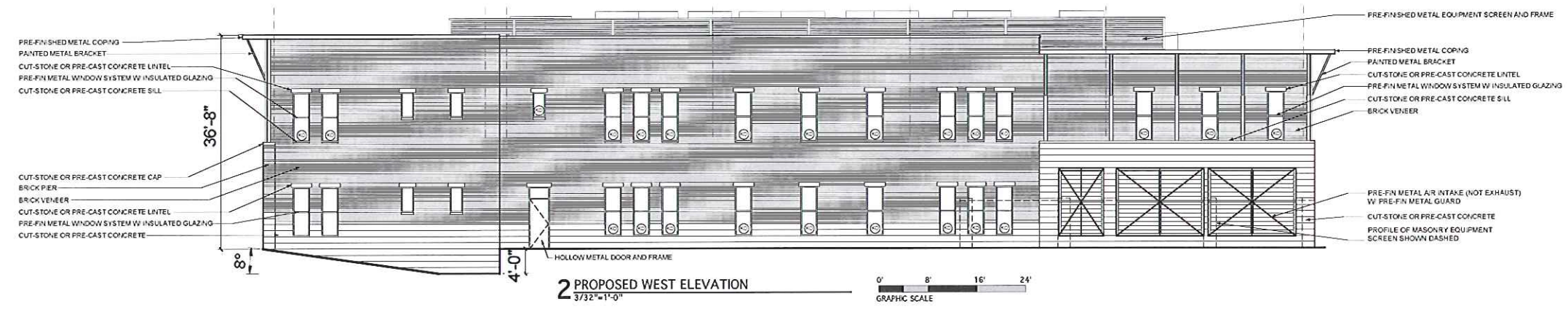
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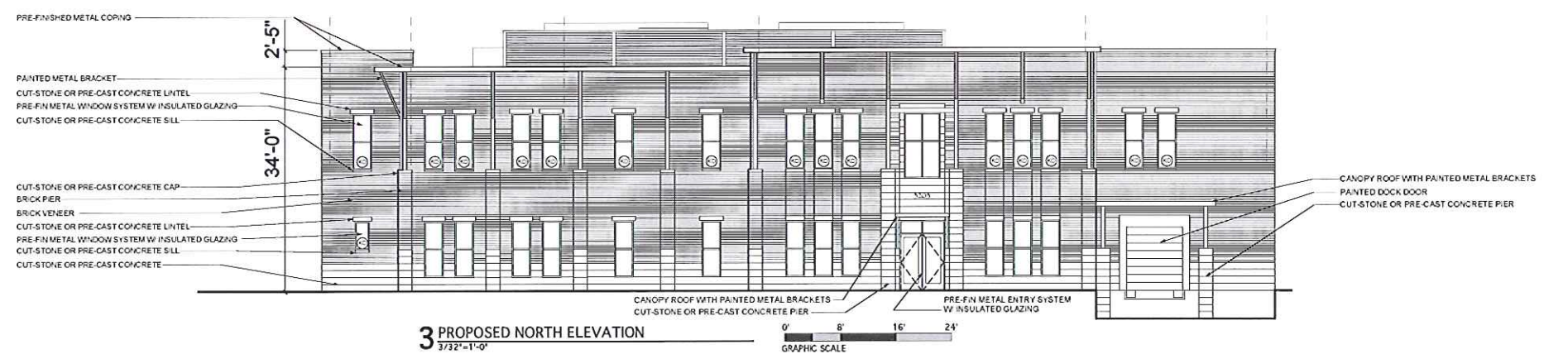
1 PROPOSED SOUTH ELEVATION
3/32"-1'-0"

0' 8' 16' 24'
GRAPHIC SCALE



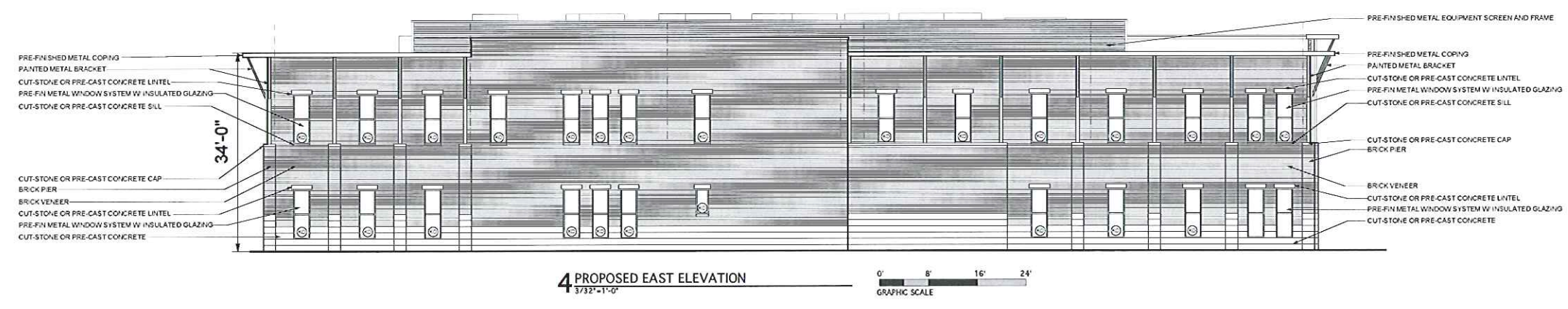
2 PROPOSED WEST ELEVATION
3/32"-1'-0"

0' 8' 16' 24'
GRAPHIC SCALE



3 PROPOSED NORTH ELEVATION
3/32"-1'-0"

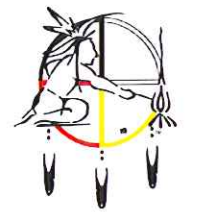
0' 8' 16' 24'
GRAPHIC SCALE



4 PROPOSED EAST ELEVATION
3/32"-1'-0"

0' 8' 16' 24'
GRAPHIC SCALE

KEY
⊗ WINDOW WITH KNOCK-OUT BEHIND WINDOW SYSTEM



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SHEET TITLE
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SHEET NUMBER

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September 01, 2011

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1 PROPOSED SOUTH ELEVATION
 3/32"=1'-0"
 FOREGROUND TREES OMITTED FOR CLARITY



2 PROPOSED WEST ELEVATION
 3/32"=1'-0"
 FOREGROUND TREES OMITTED FOR CLARITY



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SHEET TITLE
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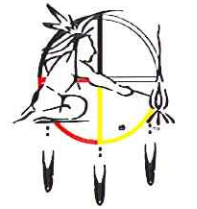
DPD-9a
 September 01, 2011



1 PROPOSED NORTH ELEVATION
 3/32"=1'-0"
 FOREGROUND TREES OMITTED FOR CLARITY



2 PROPOSED EAST ELEVATION
 3/32"=1'-0"
 FOREGROUND TREES OMITTED FOR CLARITY



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SHEET TITLE
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1 VIEW LOOKING SOUTHEAST FROM HIGHLAND BOULEVARD, LION HOUSE AT RIGHT



2 VIEW LOOKING SOUTHWEST FROM HIGHLAND BOULEVARD



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SHEET TITLE
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Images

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1 VIEW LOOKING NORTHWEST FROM WEST STATE STREET



2 VIEW LOOKING NORTHEAST FROM WEST STATE STREET



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