



Century City Business Park

A City of Milwaukee Business Park

3025 & 3055 W. Hopkins St., Milwaukee, WI

Website: <https://city.milwaukee.gov/centurycity>



Century City Real Estate Development 2008 (left) & 2013 (right)

Over 3M sq. ft. of land cleared and prepared for development



Development Approach

- Located within a Federal Opportunity Zone
- Site is divisible into 4 - 40 acre lots
- Price = \$55,000/acre
- City can provide technical assistance and regulatory guidance
- Pre-assigned WDNR project manager
- Pre-established steps for site development efficiencies:
 - Design remedial action plan tailored to developer's site specifications
 - Manage residual environmental issues during construction
 - WDNR review with 60-day approval turnaround
- This approach has been successfully implemented on three projects



Amenities Available on Site

- Existing storm water management facilities ready for full site build-out
- High-voltage power (24.9 kV)
 - Redundant electrical service available from 2 substations
- High and low pressure natural gas feeds
- Fiber optic feeds from two commercial providers
- Municipal water and sewer





Good City Brewing Announcement - July 26, 2018

Mayor Tom Barrett and members of the community welcomed Good City Brewing to the Century City Business Park this morning.

Good City Brewing is moving its corporate offices and warehouse operations to the Century City Business Park located on Milwaukee's northwest side. Their new location will be in the Century City 1 building located near West Capitol Drive and North 31st Street. Century City 1 is a 53,160 sf flex industrial building that was co-developed by General Capital Group and the City of Milwaukee in 2015.

Dan Katt, Good City co-founder, said Century City provides an immediate business solution. "We've expanded our brewery 4 times in the 2 years since we opened our doors, and we are simply out of space on the east side. The demand for our beer, especially our flagship Motto Mosaic Pale Ale, and the growth that comes with it, is very exciting."

The Century City 1 building was built in an effort to spur development and job creation at the Century City site. The building has housed temporary tenants since it was constructed, including the company assembling the floor for the Milwaukee Bucks' new arena.

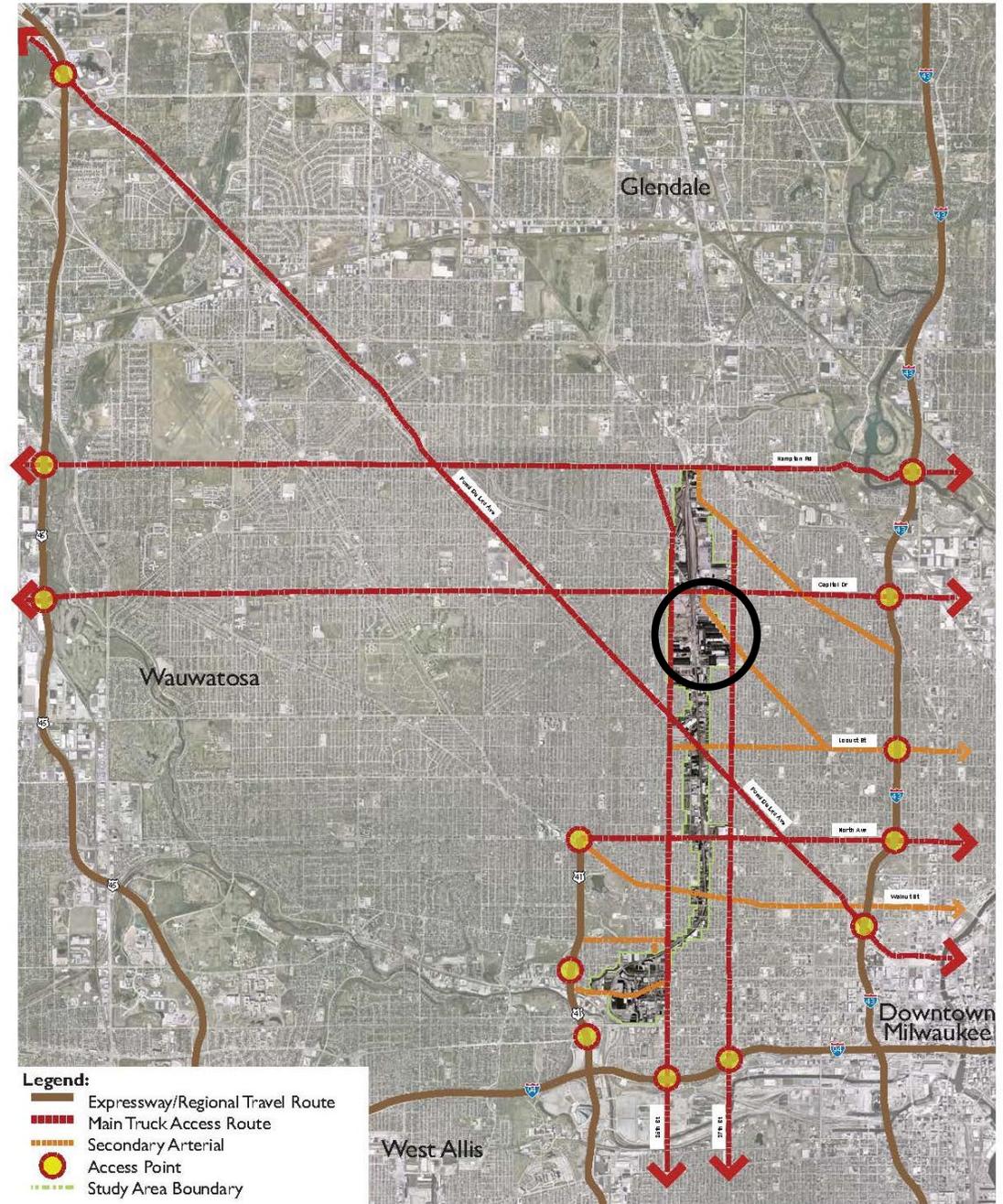
"Good City Brewing will find Century City is an ideal location to grow. The site has strong transportation connections along with a nearby workforce that is eager and capable," Mayor Barrett said. "Good City's business is on a positive trajectory, and this move will keep the brewery headed in the right direction."

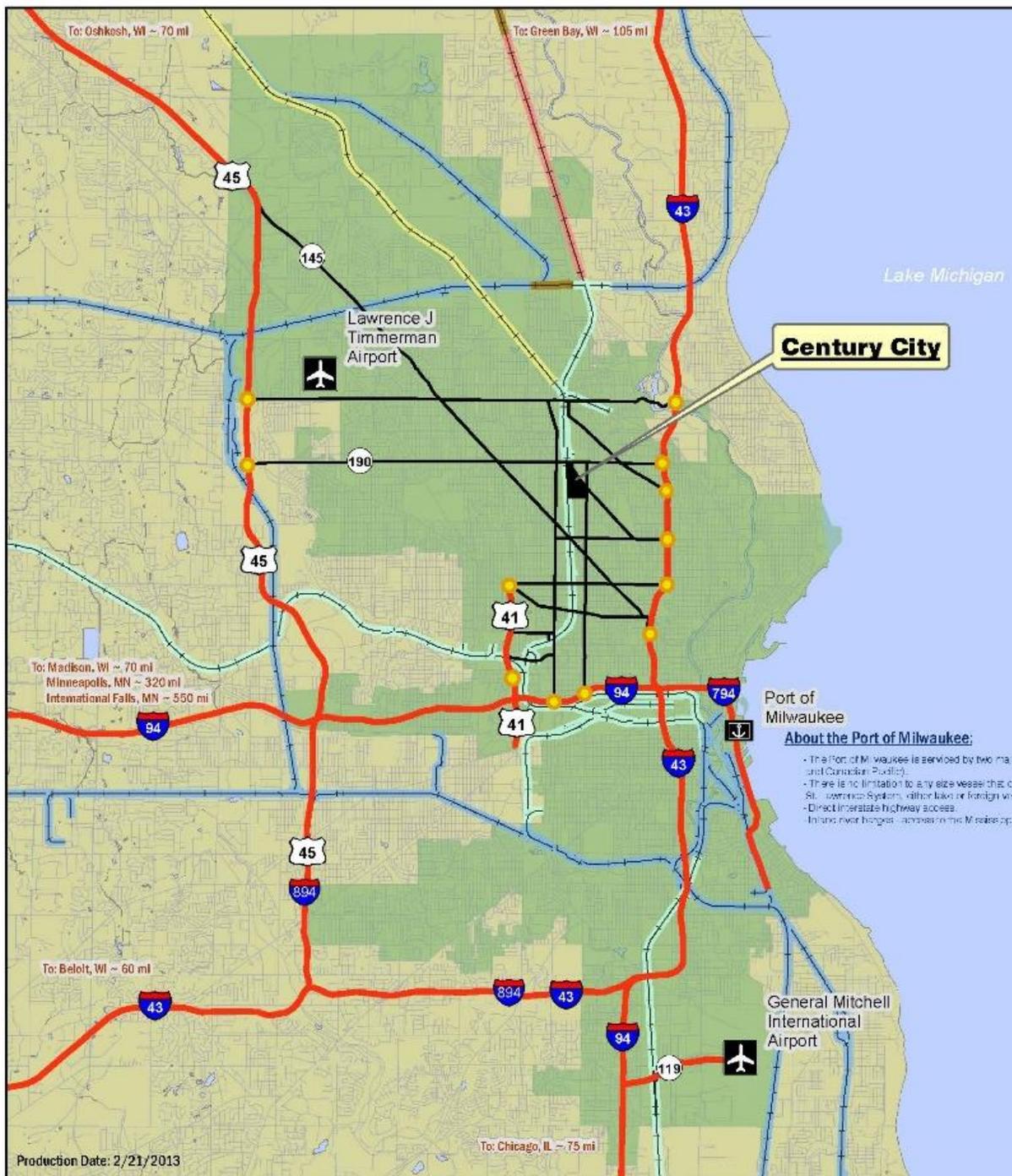


Transportation Network

- Multiple highway connections via truck access routes
 - 1.5 miles west of I-43
 - 5 miles east of US-45
 - 4 miles north of I-94
- Good vertical and lateral truck clearance
- Circulation options
- W. Capitol Dr. (HYW 190) carries 40,000+ cars per day

Regional Truck Access





Century City

Port of Milwaukee

- About the Port of Milwaukee:**
- The Port of Milwaukee is serviced by two major railroads (Union Pacific and Canadian Pacific).
 - There is no limitation to any size vessel that can service the Great Lakes/St. Lawrence System, with no lake or foreign vessels.
 - Direct interstate highway access.
 - Inland river barges - access to the Mississippi and other inland rivers.



Regional Transportation

Legend

Century City	Canadian Pacific Railway
City of Milwaukee Corporate Limits	Wisconsin Central Railroad
Highway Access Points	Wisconsin Southern Railroad
Canadian National Railroad	Union Pacific Railroad

0 1 2 4 6
Miles

SIGMA
Single Source. Sound Solutions. GROUP

Production Date: 2/21/2013

Workforce Has Ready Access to Site

- Transportation options for workers
 - Walk to work:
 - 7,500 people live within ½-mile of 27th & Townsend
 - Bike to work:
 - On-street bike lanes on Hopkins
 - Bike network improvements in planning stage
 - Bus to work:
 - 7 bus routes in immediate vicinity of site
 - 4 bus stops adjacent to the site
 - Drive to work:
 - Central location in Milwaukee metro area



MCTS Bus Routes

