

Out Lot Size Comparisons Chart

Bauer Farm PCD		
CVS	4841 Bauer Farm Dr.	1.6 AC
Retail Shops	4801 Bauer Farm Dr.	1 Ac
Vacant	4741 Bauer Farm Dr.	.88 AC
Taco Bell	4721 Bauer Farm Dr.	.69 AC
Starbucks	4701 Bauer Farm Dr.	.89 AC
Burger King	4671 Bauer Farm Dr.	.71 AC
Vacant	4661 Bauer Farm Dr.	.55 AC
Vacant	4651 Bauer Farm Dr.	1 AC



This development does not have a single large commercial anchor.

Total Out Lot Acres: 7.32

Target PCD		
McDonalds	3241 Iowa St.	1.18 AC
Payless Shoes	3231 Iowa St.	.79 AC
Radio Shack and	3221 Iowa St.	1.57 AC
Pier 1 Imports	3211 Iowa St.	
Petco	3115 Iowa St.	.72 AC
CN Bank	3140 Nieder Rd.	.85 AC
Mass Beverage	3131 Nieder Rd.	1.07 AC
Steak N Shake	3111 Nieder Rd.	1.43 AC



This development includes a big box tenant. Detention is captured within the Target Lot and not as a separate Tract.
Total Out Lot Acres 7.61

Menards Project:	
Tract	10.73 AC
Menards	20.15 AC
Lot 2	2.65 AC
Lot 3	1.59 AC
Lot 4	1.38 AC
Lot 5	1.47 AC
Lot 6	1.80 AC
Lot 7	1.39 AC



This development proposes a big box tenant with detention on a separate tract.

Total Out Lot Acres: 10.28

Home Depot		
Greenspace		3.1 AC
Home Depot	1910	12.25 AC
Best Buy	2020 W. 31 st St.	3.58 AC
Retail	2000 W. 31 st St.	1.40 AC
5- Guys	2040 W. 31 st St.	1.20 AC
On the Border	3080 Iowa St.	1.39 AC
Longhorn Steak	3050 Iowa St.	1.18 AC
Presto Gas	3020 Iowa St.	.90 AC



This development includes a single big box tenant, a junior tenant and a separate tract for detention.

Total out Lot Acres: 9.65