



YourSpace America 



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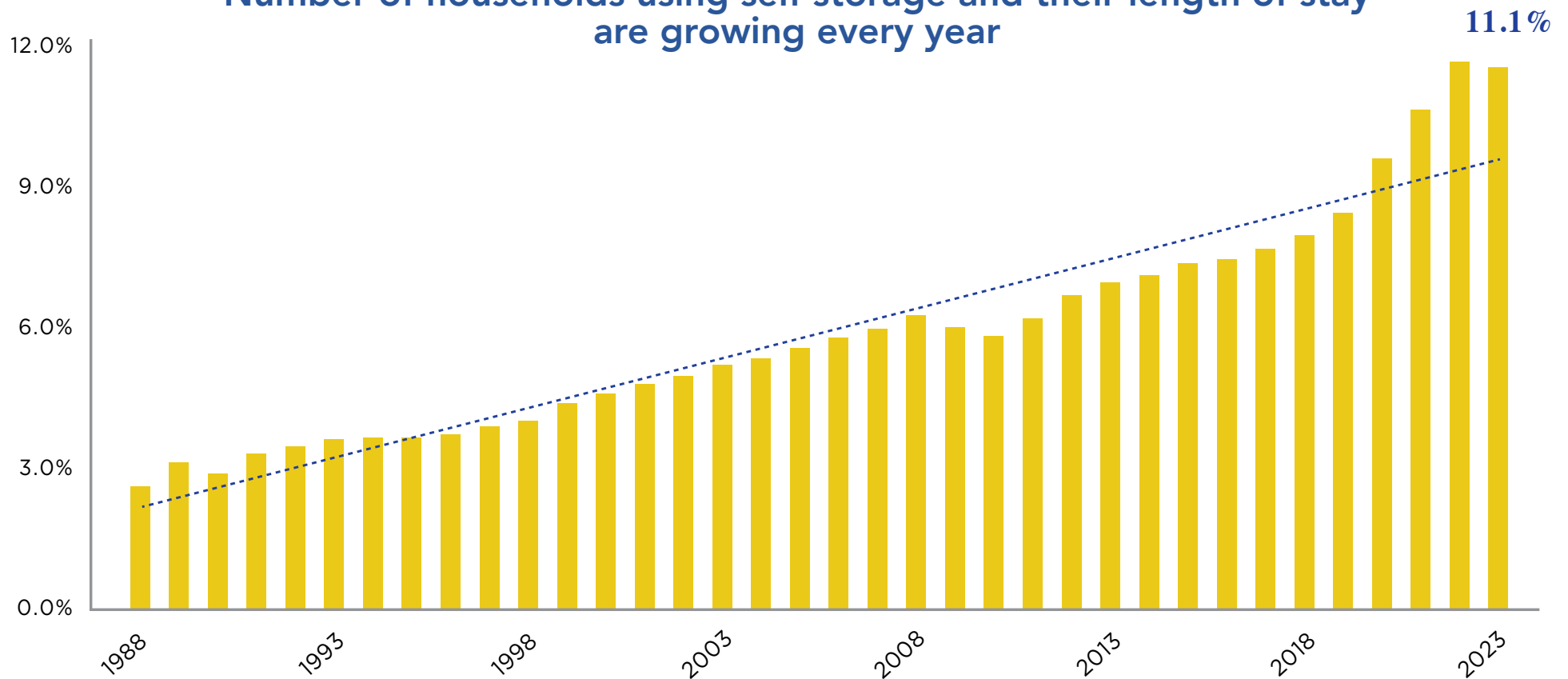
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Self-Storage: A Growing Industry

Percentage of U.S. Households Using Self-Storage

Over 1 in 10 U.S. households currently rent a self-storage unit¹

Number of households using self storage and their length of stay are growing every year



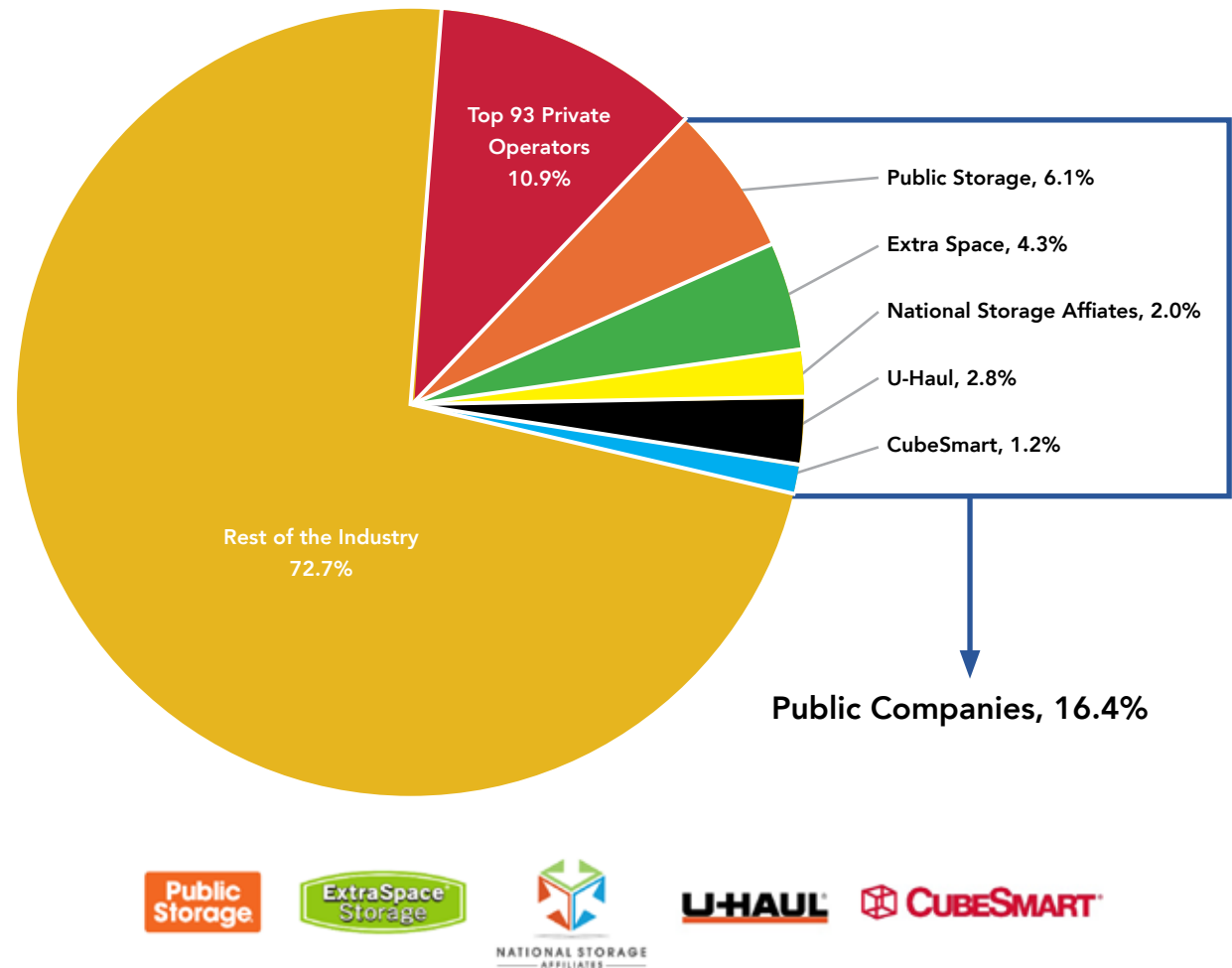
1. SpareFoot – U.S. Self-Storage Industry Snapshot April 2024

Self-Storage: A Growing Industry

Ownership by number of properties¹

Decentralized Market

- Top 100 Operators own ~29% of properties
- 6 Public Operators own ~17% of properties



Source: Self-Storage Almanac 2024.

1. Extra Space and Life Storage completed a \$12.7bn merger in 2023. The graph above combines Extra Space and Life Storage as one entity.

2. Based on number of facilities owned.

Self-Storage: A Growing Industry

Self-storage is a resilient, defensive and cash-flowing asset



LOW CAPEX

Lowest of any multi-tenant property type (5% v. 10% for apartments)



HIGH PROFIT MARGINS

55-65%, due to low staffing needs, utility usage and repairs/maintenance



INFLATION PROTECTION

Month-to-month leases create flexibility and protection from changing interest rate environments and inflation



DIVERSIFIED RENT ROLL

~500 tenants per property, on average, providing credit and turnover diversification



LOW DELINQUENCY RATES

One of the lowest of any commercial property type since 2000 and the lowest since 2008



LANDLORD FRIENDLY LEGAL FRAMEWORK

Ability to swiftly lien defaulted tenants and auction off goods

Tenant Demographics

Diverse tenant mix

Idiosyncratic Demand Drivers



Life events, including a death or change of marital status



Relocation/ retirement/ downsizing

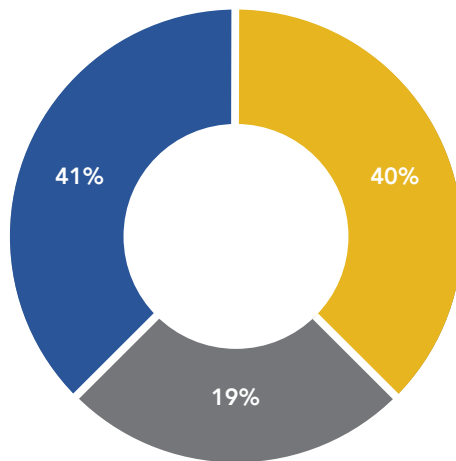


Business expansion or contraction



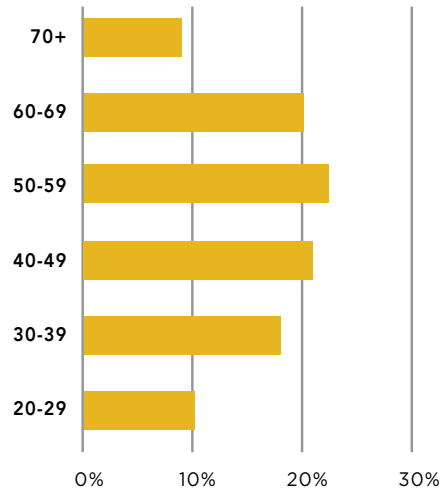
Last mile distribution

Current Rent Roll



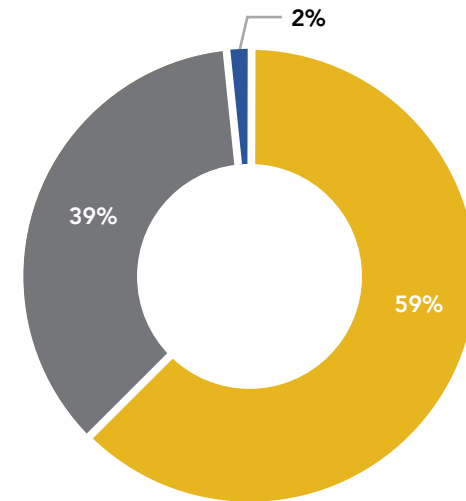
- Less than one year
- Between one and two years
- Longer than two years

Age



Average customer age = 51.0

Sign-up Device



- Mobile
- Desktop
- Tablet

REIT Sector Return Fundamentals



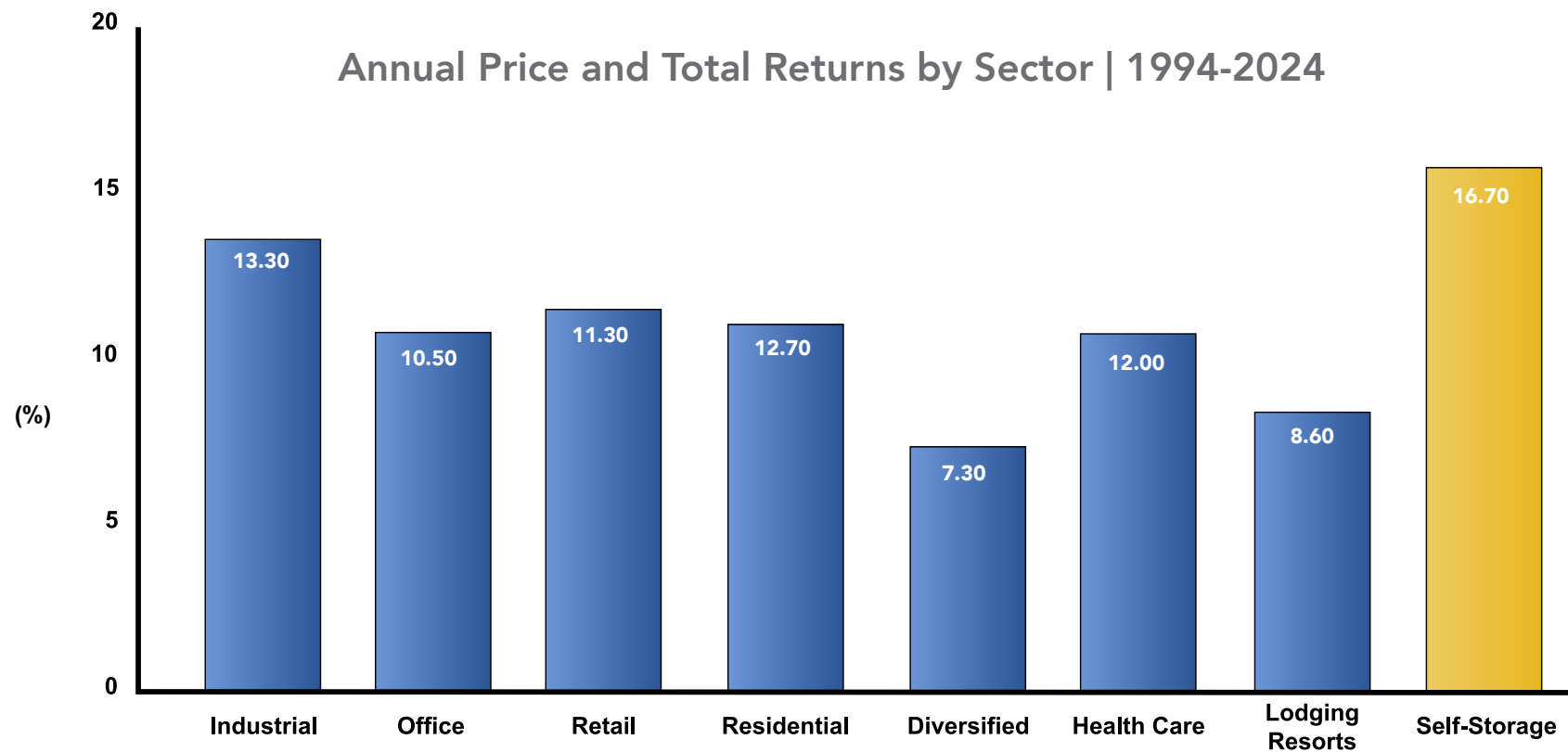


REIT Sector Return Fundamentals

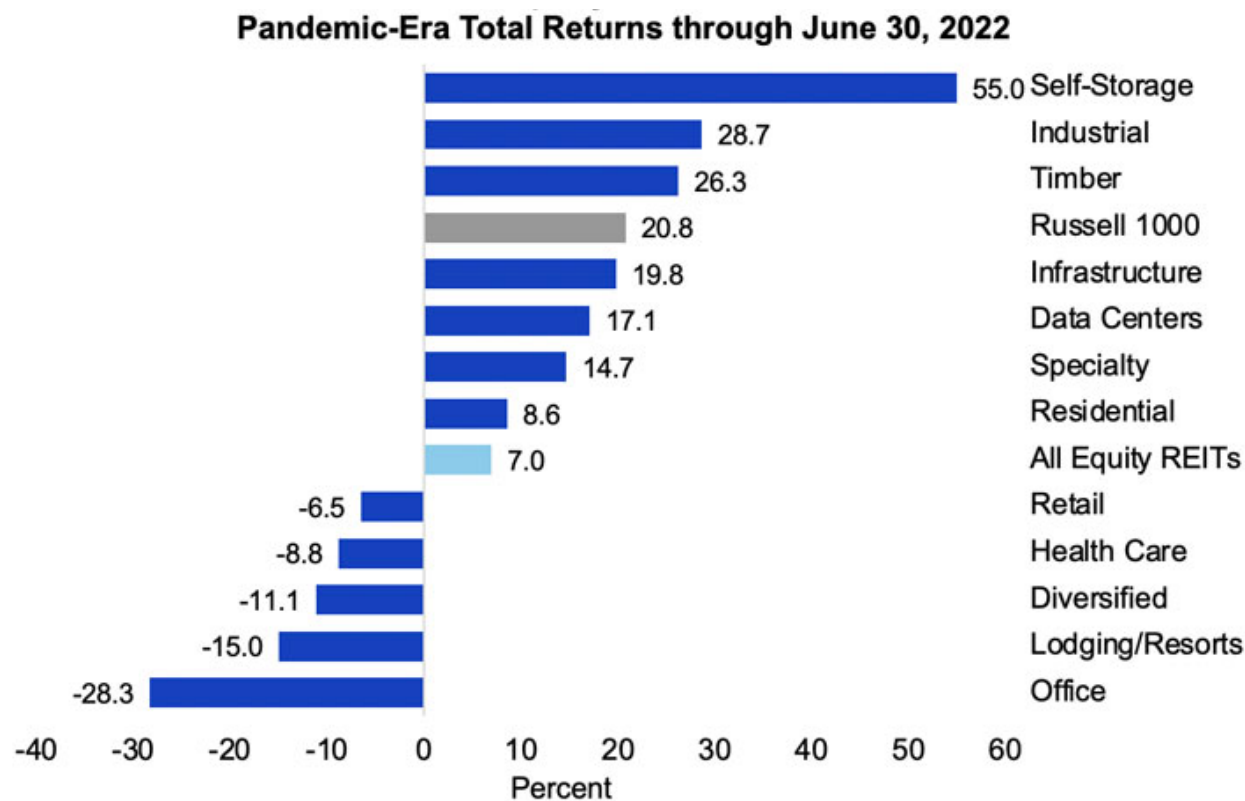
The performance of self-storage as a commercial real estate investment is unrivaled in terms of overall returns and long-term performance. For the past 31 years, self-storage was the top performing property type in the NAREIT index, with average total returns of 16.70% for the period from 1994-2024. Self-storage outperformed the Office, Industrial, Retail, Residential, Diversified, Health Care, Lodging/Resorts, Mortgage REIT, Timber, Infrastructure, Data Centers, and Specialty sectors.

Comparative Sector Total Returns

The self-storage sector has demonstrated leading returns across all property sectors.



U.S. REIT Property Sector Performance



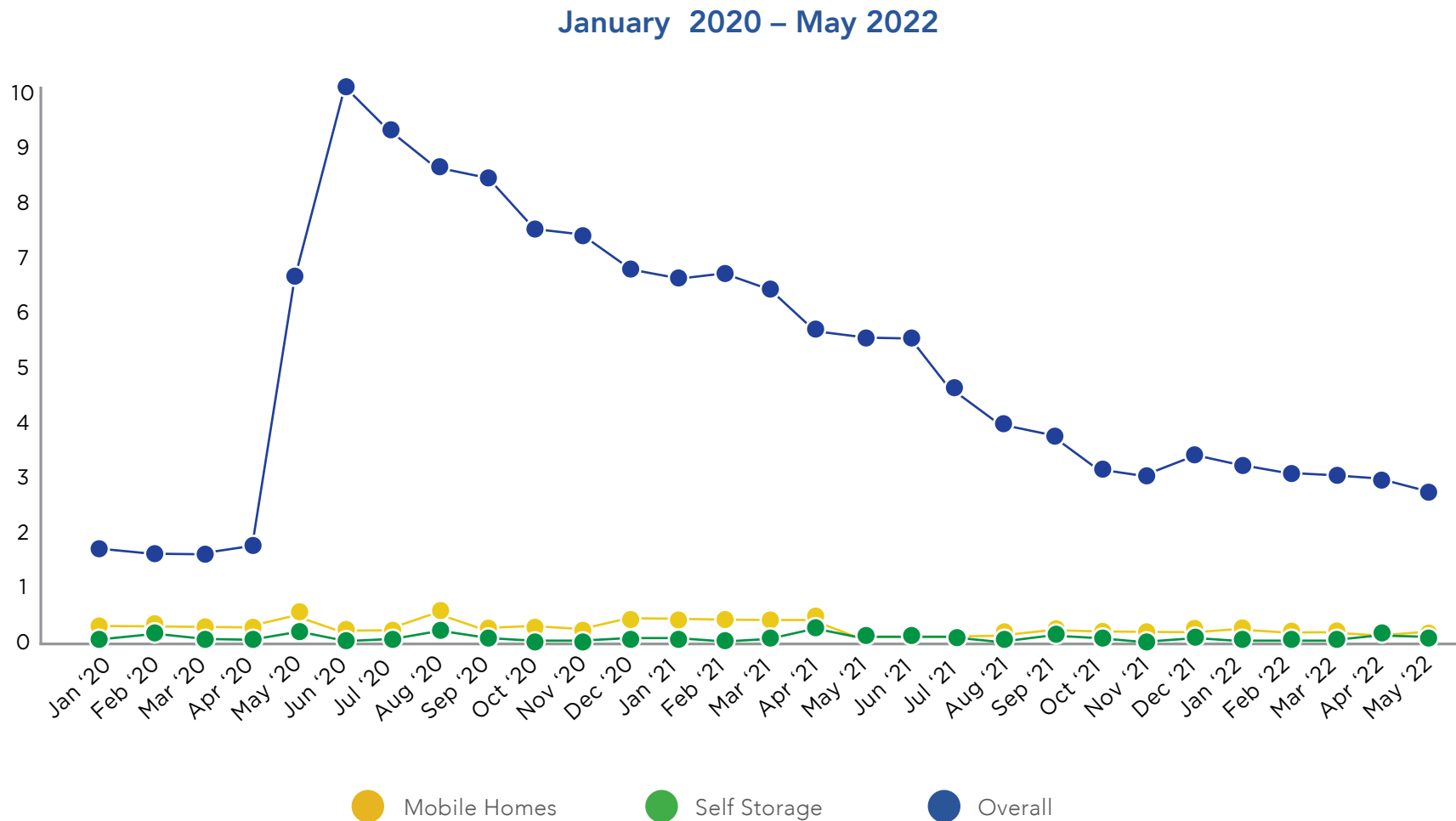
Source: FTSE Russell, Nareit, FactSet.

Chart 2 reports total returns for U.S. REITs by sector over the COVID-19 period, which began in February 2020, through mid-year 2022. As the chart shows, self-storage leads all sectors with a total return of 55.0% over the pandemic period, followed by industrial at 28.7%.

REIT operating performance has been in stark contrast to the stock market performance and the speed of the recovery of the REIT industry from COVID-19 induced shutdowns has demonstrated both the flexibility of REIT management teams as well as the resilience of the industry.

Delinquency Rates

Self-Storage and Mobile Home Parks



Tucson Project Rendering



Tucson Project Rendering



Tucson Project Rendering



Executive Summary

Highlights

- 966-unit ground up self-storage facility in Tucson
- Expect approvals Q-3 2025 and a Q-4 groundbreaking
- 3-story, 129,838 square foot self-storage facility

Sponsor

- YourSpace America, Inc.
- A history of successful self-storage development projects across multiple geographic areas.

Concept

The new facility will be a state-of-the-art Generation V self-storage facility of institutional quality. The subject property in addition to being climate controlled, will offer a state-of-the-art security system that is professionally monitored for immediate video verification of the alarm and priority police response to any unauthorized intrusion.



Executive Summary



The subject property is located at 980 W. Irvington Road, Tucson, Arizona 85714. The subject property is designed to be built as 129,838 GSF, a 1,018 SF office and 96,615 Net Rentable Area. The business plan for the subject property is to develop a state-of-the-art climate-controlled facility of 129,838 GBA. The site is 2.74 acres (119,212 SF). The subject property will have a state-of-the-art security system. The subject property is located along Interstate Highway 19 and W. Irvington Road at the freeway entrance. Upon completion, the subject property will be the most prominently located, and highest quality self-storage facility in the market. The superb freeway and retail shopping center location, combined with the under-supply in the existing market, and the growing population make the subject property an extremely compelling self-storage investment opportunity.

The subject property is located at the heart of the SW Tucson trade area with excellent freeway frontage & visibility. There is vested access through the shopping center. The subject property is in a designated Opportunity Zone.

The subject property will be a major qualitative addition to the existing self-storage market. The average self-storage facility in the five-mile radius is 35 years old, smaller (average 51,450 SF) and mostly non-climate. Given its location at the entrance to Interstate Highway 19 and its proximity to 1 million SF of power retail across the freeway, it will be the most recognizable self-storage facility in the Tucson market. With the current supply and supply in the pipeline, including the subject property, the supply will be 8.83 SF per capita in the five-mile radius when all currently proposed projects are completed. Given its location, visibility and quality, the subject property will be the go-to self-storage facility in the market.

980 W Irvington Rd., Tucson, AZ - 5.15.2025

CURRENT MARKET	3 MILE	5 MILE	NOTES
Self Storage Only Facilities Net Rentable SQ FT	411,155	490,843	
Hybrid Facility Self Storage Net Rentable SQ FT	419,880	664,711	
Total Net Self Storage Rentable SQ FT	831,035	1,155,554	
Parking Net Rentable SQ FT	131,469	184,800	

SQ FT PER CAPITA	3 MILE	5 MILE	NOTES
2026 Sq Ft per Capita	7.56	5.52	Current- Under Supply
Sq Ft per Household	22.76	15.98	
Total Stores	18	26	
New Developments	5	5	YSA Project accounts for 1 of the developments in the 3 & 5
Estimated Net Rentable Sq Ft of Development	398,654	398,654	YSA Project accounts for 26% of the RSF in the Pipeline

CURRENT MARKET + PIPELINE	3 MILE	5 MILE	NOTES
Self Storage Only Facilities Net Rentable SQ FT	705,939	785,627	
Hybrid Facility Self Storage Net Rentable SQ FT	523,750	768,581	
Total Net Self Storage Rentable SQ FT	1,229,689	1,554,208	YSA Project Accounts for 103,870 RSF of SS in the 3 & 5 mi Radius
Parking Net Rentable SQ FT	142,169	195,500	YSA Project Accounts for 10,700 RSF of PARKING in the 3 & 5 mi Radius
2026 Sq Ft per Capita	11.18	7.43	YSA Project Accounts for 103,870 RSF in the 3 & 5 mi Radius

DEMOGRAPHICS	3 MILE	5 MILE	NOTES
2022 Population	107,682	204,869	
2024 Population	108,769 (+1.01% change)	206,937 (+1.01% change)	1% Population Growth 2022-2024
2026 Population	109,956 (+2.11% change)	209,204 (+2.12% change)	2% Population Growth 2024-2026
Households	36,516	72,325	
Rental Households	15,794	32,697	
Rental Households Percentage	43.25%	45.21%	
Median Household Income	\$50,327	\$53,904	

WALK IN AVERAGE RATE PER SQUARE FEET	3 MILE	5 MILE	NOTES
All Units without Parking	\$1.49	\$1.47	Trailing 12 Walk In Rates have Trended Upward
All Units with Parking	\$1.44	\$1.38	
Regular Units	\$1.23	\$1.25	
Climate Controlled Units	\$1.90	\$1.95	
Only Parking	\$0.37	\$0.39	
Rate Trend (12 months)	-1%	2%	

ONLINE AVERAGE RATE PER SQUARE FEET	3 MILE	5 MILE	NOTES
All Units without Parking	\$1.28	\$1.29	Trailing 12 Online Rates have Trended Upward
All Units with Parking	\$1.24	\$1.21	
Regular Units	\$1.13	\$1.14	
Climate Controlled Units	\$1.53	\$1.61	
Only Parking	\$0.37	\$0.39	
Rate Trend (12 months)	7%	8%	

TODAY'S AVERAGE RATES IN THE 5 MILE RADIUS	TODAY'S AVERAGE RATE	30 DAY AVERAGE RATE	NOTES
5x10 Reg Walk In	\$65.27	\$68.62	Trailing 12 Walk In Rates have Trended Upward
5x10 CC Walk In	\$109.38	\$97.86	
10x10 Reg Walk In	\$110.19	\$113.32	
10x10 CC Walk In	\$181.64	\$170.67	
10x20 Reg Walk In	\$194.24	\$194.59	
10x20 CC Walk In	\$289.11	\$264.36	Trailing 12 Online Rates have Trended Upward
5x10 Reg Walk In	\$61	\$61.54	
5x10 CC Walk In	\$93.17	\$79.60	
10x10 Reg Walk In	\$101.25	\$96.76	
10x10 CC Walk In	\$151.91	\$138.93	
10x20 Reg Walk In	\$175.70	\$166.27	
10x20 CC Walk In	\$219.50	\$199.16	

980 W IRVINGTON RD		
Self Storage Building Sq. Ft.	129,838 GSF	YSA Project Breakdown by SF
Self Storage Estimated Rentable Sq. Ft.	103,870 RSF (80% Efficiency)	
Parking Building Sq. Ft.	13,375 GSF	
Parking Estimated Rentable Sq. Ft.	10,700 RSF (80% Efficiency)	


Sample Maps

- Located at the heart of the SW Tucson Trade Area
- Great freeway frontage and visibility
- Vested access through the shopping center
- All utilities in the immediate area
- C-1 zoning
- Same interchange as Tucson Spectrum and The Landing
- Located in a designated Opportunity Zone





Traffic Counts



Traffic Counts	Vehicles per Day
I-19, N of Irvington	87,876
I-19, S of Irvington	73,091

Tucson Market and Demographics Snapshot

Tucson is a city located in Pima County Arizona. Tucson has a 2023 population of 546,019. It is also the county seat of Pima County. Tucson is currently growing at a rate of 0.26% annually and its population has increased by 0.77% since the most recent census, which recorded a population of 541,859 in 2020. According to the United States Census Bureau, as of 2010, the City of Tucson has a land area of 226.71 square miles (587.2 km²). The city's elevation is 2,643ft (806 m) above sea level (as measured at the Tucson International Airport).

The largest universities in Tucson, Arizona are University of Arizona (11,808 degrees awarded in 2021), Pima Community College (3,708 degrees), and Pima Medical Institute-Tucson (1,227 degrees).

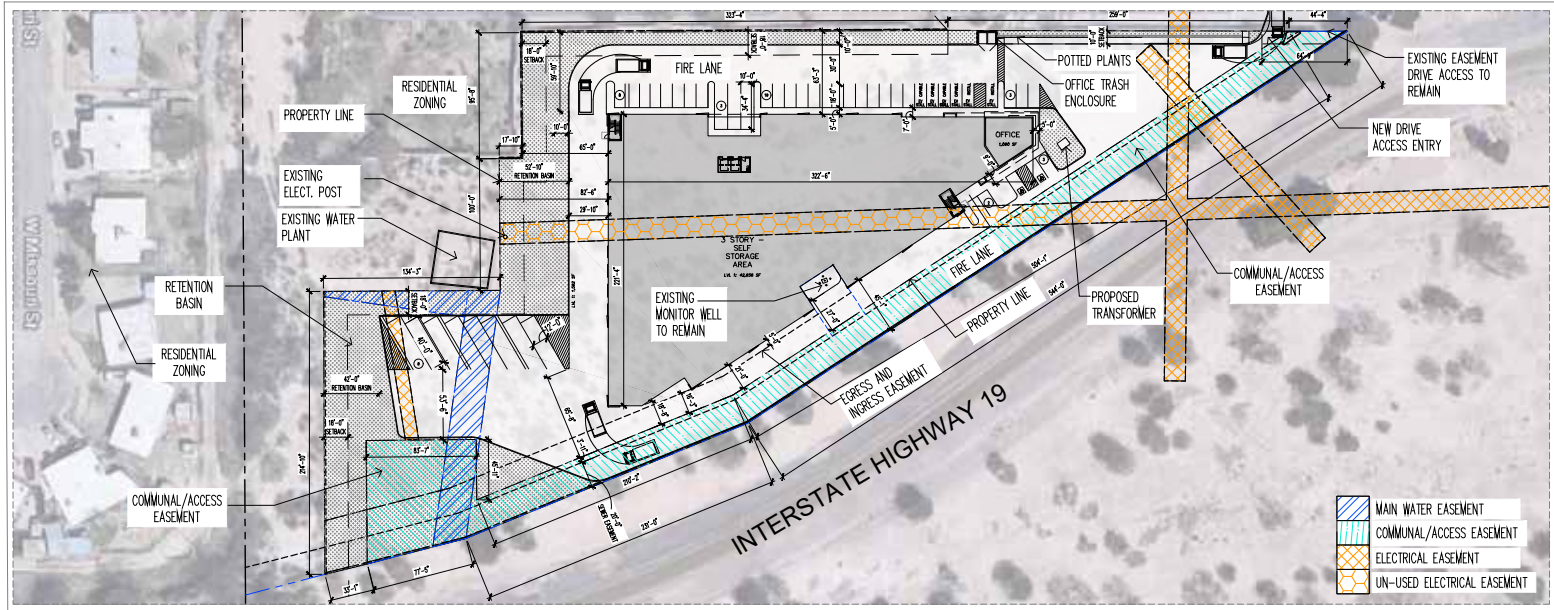
The population in the Tucson Metropolitan Statistical Area (MSA) increased by 1.3% in 2022, bringing the total population to 1,072,298 residents. This growth rate ranked Tucson fourth out of 12 western MSAs.

Much of Tucson's economic development has centered on the development of the University of Arizona, which is the city's largest employer. Davis-Monthan Air Force Base, on the city's southeastern edge, also provides many jobs for Tucson residents. Its presence, as well as the presence of the US Army Intelligence Center (Fort Huachuca, the region's largest employer, in nearby Sierra Vista), has led to the development of many high-technology industries, including government contractors. The city of Tucson is also a major hub for the Union Pacific Railroad's Sunset Route that links the Los Angeles ports with the South/Southeast regions of the country.

Raytheon Missiles and Defense (formerly Hughes Aircraft Co.), Texas Instruments, IBM, Intuit Inc., Universal Avionics, Honeywell Aerospace, Sunquest Information Systems, Sanofi-Aventis, Ventana Medical Systems, Inc., and Bombardier Aerospace all have a large presence in Tucson. Roughly 150 Tucson companies are involved in the design and manufacture of optics and optoelectronics systems, earning Tucson the nickname "Optics Valley". Much of this comes from the Steward Observatory at the University of Arizona, which is one of few locations in the world that can cast the enormous mirrors used in telescopes around the world and in space.

Tourism is another major industry in Tucson. The city's many resorts, hotels, and attractions bring in \$2 billion and over 3.5 million visitors annually.

Site Plan



CONCEPTUAL SITE PLAN

SCALE: 1"=70'-0"



VICINITY/LOCUS MAP

SCALE: NTS

PROJECT SUMMARY: TUCSON SELF STORAGE
PROPERTY ID #: 120052770
ZONING: C-2

LAND AREA:
TOTAL: APPROX 119,212 SF (2.74 ACRES)

3 STORY SELF STORAGE BUILDING:
OFFICE: 1,018 SF

1ST FLOOR STORAGE: 41,638 SF
2ND FLOOR STORAGE: 43,282 SF
3RD FLOOR STORAGE: 43,900 SF
TOTAL STORAGE AREA: 128,820 SF

TOTAL 3 STORY BUILDING AREA 129,838 SF

CODE SUMMARY (SELF SERVICE STORAGE - ACCEPTABLE USE IN C-2):

ITEM	CODE (REQUIRED)	PROPOSED
SETBACKS:		
RESIDENTIAL = 1.5 X BLDG HT. (12')=	18'-0"	18'-0"
RESIDENTIAL = 1.5 X BLDG HT. (40')=	60'-0"	60'-0"
S&W = 10'-0" TYP. =	10'-0"	10'-0"
INTERIOR STORAGE =	40'-0"	40'-0"
EXTERIOR STORAGE =	12'-0"	12'-0"
PARKING:		
1 PER 4,000 SF PERSONAL STORAGE=	33 SPACES	33 SPACES
2 PER OFFICE SPACE=	2 SPACES	2 SPACES
2 COVERED LOADING OVER 50,000 SF=	2 SPACES	3 SPACES
RV PARKING =	N/A	8 SPACES
TOTAL PARKING:	37 SPACES	46 SPACES
2 BICYCLE PARKING SPACES REQUIRED:	2 SPACES	2 BIKE SPACES
ADA STALLS: 1/25 SPACES =	2 SPACES	2 SPACES
EV CAPABLE STALL=	10%	4 SPACES
EV INSTALL STALL=	5%	2 SPACES
MAX BLDG COVERAGE:	N/A	38%
MAX FAR:	NO LIMIT	N/A
MIN LANDSCAPE AREA:	ADJ. STREET - 10'-0"	PER CODE
	ADJ. RESIDENTIAL - 10'-0"	PER CODE

TUCSON SELF-STORAGE
TUCSON, AZ

PROPERTY ID #: 120052770
960 W IRVINGTON ROAD
TUCSON, AZ 85714

JOB NUMBER: CA 22-043
SCALE: AS NOTED

SCHEME:

F

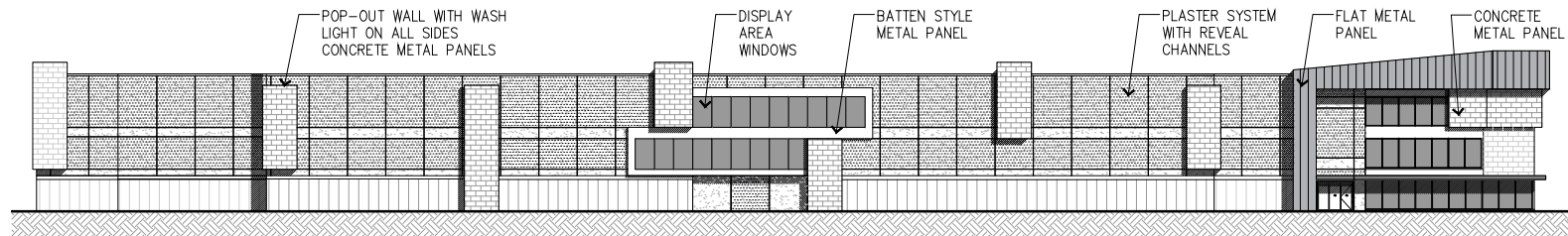
09/08/23

Magellan
ARCHITECTURE

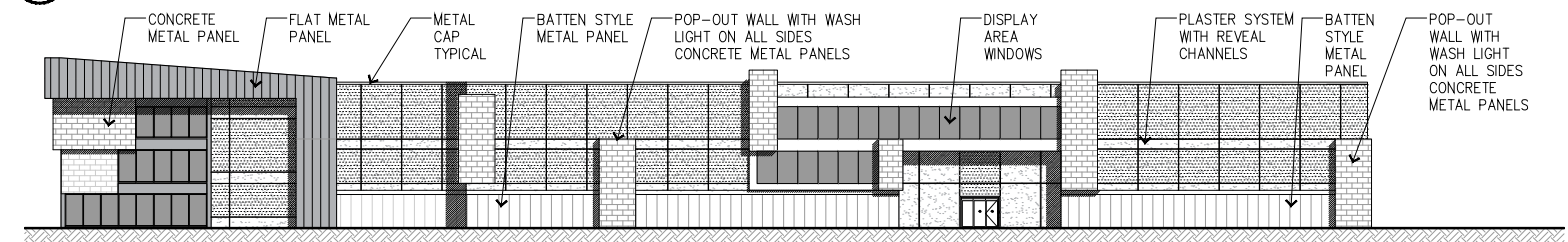
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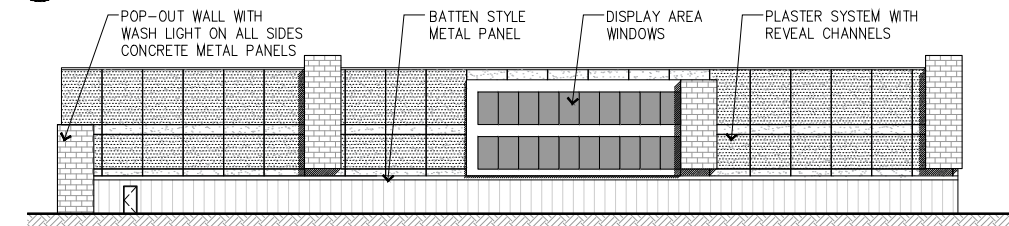
Elevations



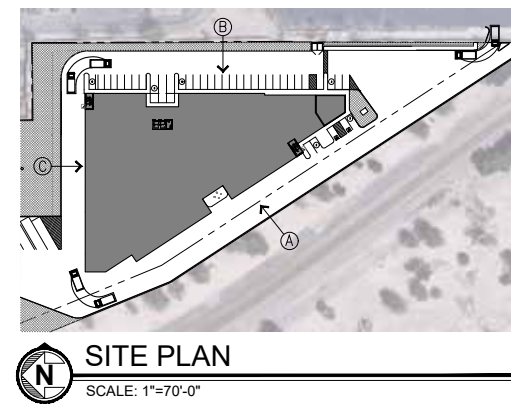
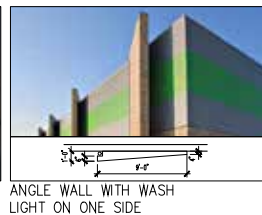
A SOUTH ELEVATION
SCALE: NTS



B NORTH ELEVATION
SCALE: NTS



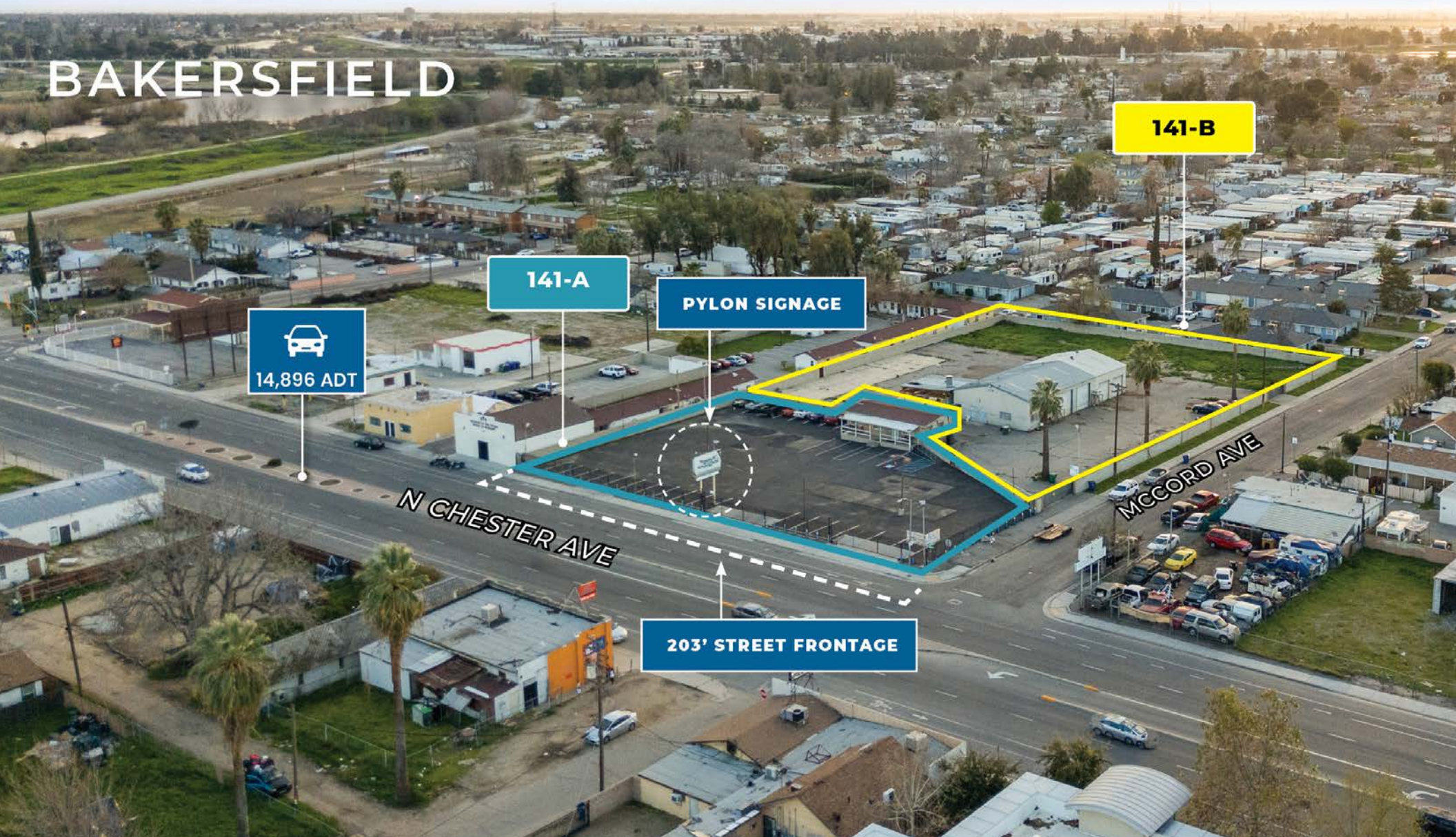
C WEST ELEVATION
SCALE: NTS



Magellan
ARCHITECTURE
10540 Taber Avenue, Suite 175
Fountain Valley, California 92708

TUCSON SELF-STORAGE
TUCSON, AZ
PROPERTY ID #: 120052770
980 W. IRVINGTON ROAD
TUCSON, AZ 85714
SCHEM A

BAKERSFIELD



141-B

141-A

PYLON SIGNAGE

14,896 ADT

N CHESTER AVE

MCCORD AVE

203' STREET FRONTAGE



NORTH ELEVATION ①
1/8" = 1'-0"



EAST ELEVATION ②
1/8" = 1'-0"

OnPointDevelopment
CHESTER SELF-STORAGE
 BAKERSFIELD, CA

ELEVATIONS

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JOB NUMBER: 24-027
 SCALE: 1/8" = 1'-0"
 DATE: 08/19/2024



A5

Executive Summary

The subject property is located at 141 N. Chester Avenue, Bakersfield, California 93308. The subject property, a 1.71-acre (74,640 SF) land parcel and planned self-storage development project. The subject property will be a major qualitative addition to the existing self-storage market and will be the premier self-storage facility in the market. The average age of self-storage facilities in the market is twenty-nine. In addition, there is extremely limited climate-controlled self-storage in the market, with only one climate-controlled facility in the market. The three-mile population is 90,371 and the five-mile population is 229,477.


The subject property's zoning allows self-storage use by CUP, which was approved in April 2025. The building site acquisition is scheduled to close in September 2025, and the team is working to obtain a building permit prior to the end of Q-4 2025. The business plan for the subject property is to develop a fully climate controlled self-storage facility of approximately 107,868 GBA, with 80,216 NRSF, with approximately 813 units, and an office of 1,225 SF. The new facility will be a state-of-the-art Generation V self-storage facility of institutional quality. The subject property, in addition to being climate controlled, will offer a state-of-the-art security system. The subject property will also have coded electronic access for customers.

Bakersfield is located in Central California in the San Joaquin Valley. The region produces approximately one third of all fruits and vegetables in the United States. It is anticipated that the population of Central California will grow by five million residents over the next 30 years. Bakersfield's population continues to grow, remaining the ninth-largest city in California, with an estimated population of 411,109 as of January 1, 2024, an increase of 0.8% (3,274 people) from the previous year. Bakersfield's population has been steadily increasing, with a 0.8% increase between 2023 and 2024. Bakersfield consistently ranks as the ninth-largest city in California. In 2023, Bakersfield saw a larger percentage increase in population compared to other top 10 California cities, including Fresno, which saw a 0.7% increase. While Bakersfield's population grew, California's overall population saw a slight decrease between 2023 and 2024.

The City of Bakersfield has an Economic Development Strategic Plan to attract, retain, and expand businesses. Bakersfield's economy is diverse, with key industries including agriculture, healthcare, oil, government, and distribution. Kern County, which includes Bakersfield, experienced a 5.2% economic growth from 2022 to 2023. Bakersfield has seen a growth in single-family housing units, ranking second only to Los Angeles in reported growth. Bakersfield is considered more affordable than coastal areas in California.



Project Economics



Project Economics	
Total Project Cost	\$16,232,814
Total Equity	\$5,681,485
Total Debt	\$10,551,329
Average Projected IRR	22.8%
Investor Equity Multiple	6.78


Self-Storage Metrics


Current Market	3 mi	5 mi
Net Rentable Sq Ft	1,120,669	2,575,801
Sq Ft per Capita		
2022 Sq Ft per Capita	12.64	11.44
2024 Sq Ft per Capita	12.4	11.22
2026 Sq Ft per Capita	12.16	11
Sq Ft per Household	36.08	34.92
Total Stores	12	26
REITS	3	3
Large Ops	5	14
Mid Ops	0	1
Small Ops	0	1
Single Ops	4	7
New Developments	0	0
Estimated Net Rentable Sq Ft of Development	N/A	N/A
Stores opened within the last year	0	0
Demographics		
2022 Population	88,652	225,111
2024 Population	90,371 (+1.94% change)	229,477 (+1.94% change)


Self-Storage Metrics, continued...


2026 Population	92,185 (+3.99% change)	234,082 (+3.99% change)
Households	31,061	73,768
Rental Households	19,239	41,572
Rental Households Percentage	61.94%	56.36%
Median Household Income	\$50,558	\$59,091
Walk In Average Rate Per Square Feet		
All Units without Parking	\$1.04	\$1.16
All Units with Parking	\$0.89	\$1.05
Regular Units	\$1.04	\$1.14
Climate Controlled Units	N/A	\$1.58
Only Parking	\$0.26	\$0.27
Rate Trend (12 months)	-14.94%	-0.97%
Online Average Rate Per Square Feet		
All Units without Parking	\$0.86	\$1.03
All Units with Parking	\$0.73	\$0.93
Regular Units	\$0.86	\$1.01
Climate Controlled Units	N/A	\$1.58
Only Parking	\$0.24	\$0.26
Rate Trend (12 months)	-17.57%	-7.46%
Current Market + Pipeline	3 mi	5 mi
Net Rentable Sq Ft	1,120,669	2,575,801
Sq Ft per Capita		
2022 Sq Ft per Capita	12.64	11.44
2024 Sq Ft per Capita	12.4	11.22

Demographics and Employment

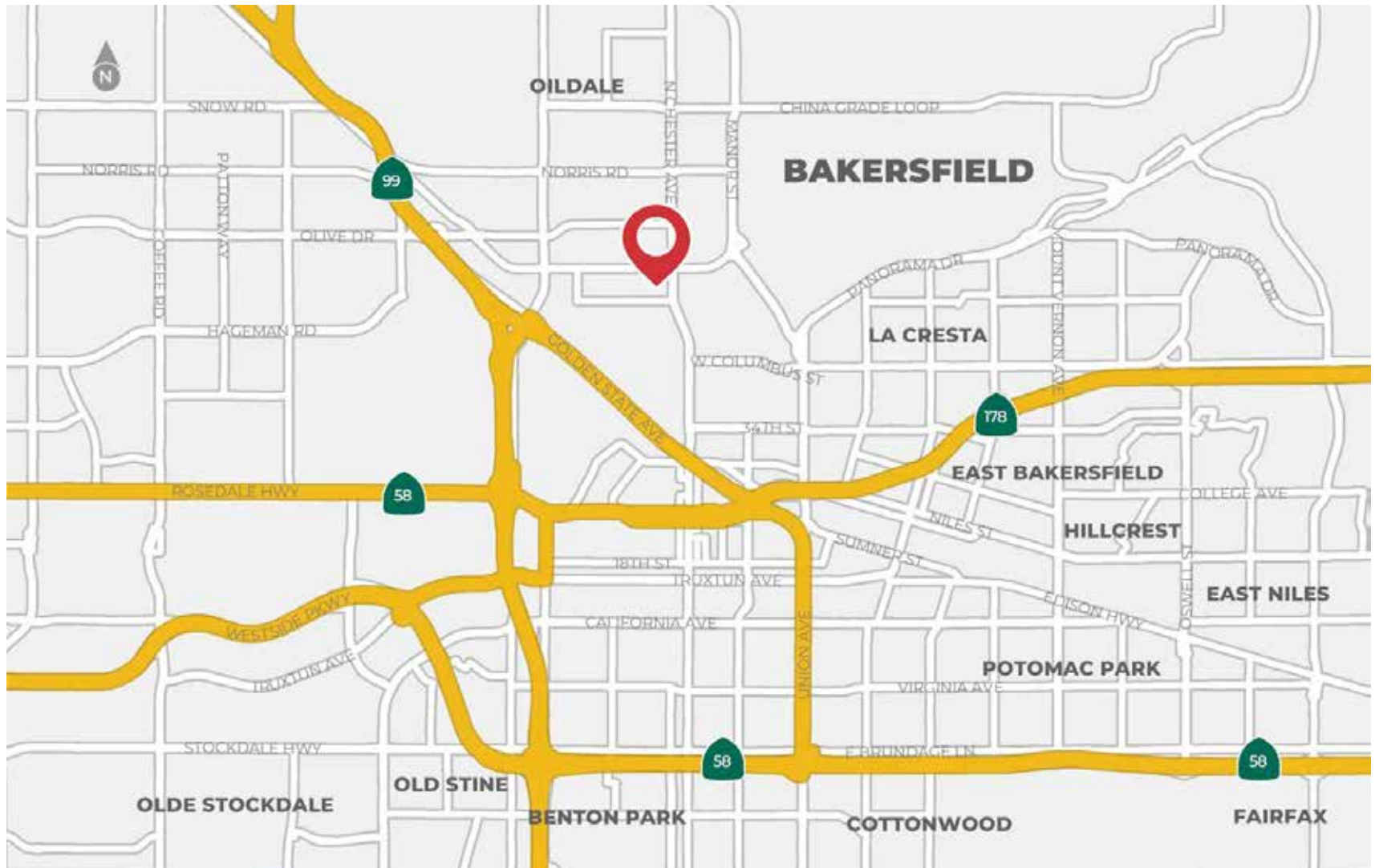
 Population	1 Mile	3 Miles	5 Miles
Estimated Population (2023)	16,060	92,361	227,243
Estimated Population Density (2023)	5,115 psm	3,268 psm	2,894 psm
Trade Area Size	3.1 sq mi	28.3 sq mi	78.5 sq mi
Median Age	32.3	31.9	31.8
Age 19 Years or Less	4,945 30.8%	28,057 30.4%	70,649 31.1%
Age 20 to 64 Years	9,114 56.7%	53,018 57.4%	129,055 56.8%
Age 65 Years or Over	2,001 12.5%	11,286 12.2%	27,539 12.1%

 Daytime Demos	1 Mile	3 Miles	5 Miles
Total Businesses	198	4,541	9,678
Total Employees	1,749	48,298	98,864
Unemployment Rate	1,211 10.1%	4,775 6.9%	10,252 6.0%
White Collar Workers	1,566 35.2%	15,886 46.5%	40,601 46.8%
Blue Collar Workers	2,878 64.8%	18,243 53.5%	46,176 53.2%

 Race and Ethnicity	1 Mile	3 Miles	5 Miles
Total Population (2023)	16,060	92,361	227,243
White	8,754 54.5%	43,809 47.4%	96,315 42.4%
Black or African American	962 6.0%	6,157 6.7%	17,159 7.6%
Asian	352 2.2%	2,405 2.6%	7,381 3.2%
Other Race	3,342 20.8%	24,206 26.2%	65,771 28.9%
Hispanic	1,944 43.1%	13,854 54.2%	38,632 60.2%
Hispanic or Latino Population	6,815 42.4%	47,850 51.8%	130,307 57.3%

 Household & Income	1 Mile	3 Miles	5 Miles
Estimated Households (2023)	5,659	31,304	73,767
Estimated Average Household Income (2023)	\$49,710	\$68,318	\$81,693
Estimated Median Household Income (2023)	\$39,116	\$50,625	\$60,385
Housing Units Occupied (2023)	5,659 91.8%	31,304 93.1%	73,767 93.5%
Housing Units Owner-Occupied	2,995 52.9%	17,104 54.6%	41,258 55.9%
Housing Units Renter-Occupied	2,664 47.1%	14,200 45.4%	32,509 44.1%
HH Income \$75,000 to \$99,999	475 8.4%	3,604 11.5%	9,064 12.3%
HH Income \$50,000 to \$74,999	746 13.2%	5,141 16.4%	12,289 16.7%
HH Income \$35,000 to \$49,999	791 14.0%	4,021 12.8%	9,547 12.9%
HH Income \$25,000 to \$34,999	715 12.6%	3,808 12.2%	8,255 11.2%
HH Income \$15,000 to \$24,999	821 14.5%	3,743 12.0%	6,846 9.3%
Total Units	5,659	31,304	73,767
1 Detached Unit	2,899 51.2%	20,184 64.5%	49,093 66.6%
3 to 4 Units	569 10.1%	2,827 9.0%	6,281 8.5%
Mobile Home or Trailer	1,001 17.7%	2,349 7.5%	3,561 4.8%
Median Age of Homes	52.8 yrs	51.8 yrs	50.7 yrs
Owner-Occupied Median Home Value	\$231,517	\$271,354	\$275,191
Renter-Occupied Median Rent	\$782	\$853	\$898

Location Map



Retailer Map



Construction Operations Protocol and Procedures

Overview

One of the primary pillars of a successful development project is the establishment of appropriate project operations protocols and procedures, from general contractor selection to project management and construction draw processing.

General Contractor Selection

YourSpace America, Inc. will only utilize highly reputable general contracting firms, with significant demonstrated experience in building self-storage projects. ARCO Murray – 3rd largest design build general contractor in the US. Significant highly successful experience with ARCO Murray.

Project Insurance Coverage

YSA requires liability insurance, course of construction insurance, and completed operations coverage in place prior to commencement of construction activities.

Project Site Security

The Company requires an alarm system to be operational prior to commencement of construction activities and operating when there is no construction activity at the site.

Online Project Monitoring

A Cluster construction monitoring system will be in place on all projects prior to commencement of construction activities. Access to the Cluster system must be available 24/7 online and must be updated per Company policy. Project investors will have access to the system.

Project Management Conference Calls

The Company requires weekly progress conference calls with ARCO Murray management, and the project site superintendent.

Site Safety

Project safety protocols must always be followed to ensure the safety of all personnel working on a project. Project safety notices must be posted in the site office of the Project Superintendent. All visitors to the site must wear a construction hard hat and a site visitor vest.

Project Schedule

Each project must have a current construction completion schedule which must be approved by the Company prior to construction commencement and must be updated monthly.



Construction and Management

Self-Storage Construction

ARCO Murray

Self-Storage Management

Public Storage



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