

## **Rumble On: Usage and Business Description**

### **Business Use**

Rumble On will use a space of 58,505 SF at 4301 Patriot Drive as an office and warehouse for on-line motorcycle sales. The office space, of approximately 7,400 SF, will be used as the company headquarters. The 51,105 SF warehouse will be used as motorcycle inventory warehousing, with the exception of 1,300 SF of photo booths and a 3,120 SF bay to be used as an inspection station and wash area.

### **Space Utilization**

1. The warehouse will contain the inventory of motorcycles, which arrive on tractor trailers and are shipped out in crates by tractor trailers. Shipping and receiving will be performed with (3) three dock high loading doors and one drive-in ramped door.
2. The main office area will contain the executive offices, accounting, technology, marketing and customer service departments.
3. The reception area will have a kiosk for walk-in customers to view the inventory on-line. No salespeople will be on site, all sales are on-line. The office parking will provide five designated customer spaces.
4. Hours of operation will be a typical five-day work week for the warehouse and most office employees, with the exception of the call center, which will run two shifts from approximately 6:00 A.M. to 9:00 P.M.
5. Photo Booth area will be in the warehouse with two booths totaling approximately 3,120 SF for the purpose of on-line marketing.
6. The wash station will be a self-contained, closed system without any drain lines, which filters and recycles the water in the system. The cleaning is for the purpose of preparing the motorcycles for the photo booth.
7. The maintenance and repair of the motorcycles will take place at third party off-site facilities. As needed, battery replacement and oil changes will be performed on-site as needed.
8. The employee base will consist of a shift maximum of approximately fifty people, most of which are office jobs.