



THE ALEXANDER COMPANY

For over 35 years The Alexander Company has earned national recognition specializing in historic preservation, urban revitalization, and adaptive reuse.



SCOPE OF SERVICES

Development
Design/Construction
Property Management
Accounting
Compliance
Brokerage



NATIONWIDE DEMAND

Our expertise and unique business model make us appealing to a variety of stakeholders and government officials. Our wide scope of services, ranging from adaptive reuse to urban infill master-planned campuses gives us the flexibility to work on anything from a school to a factory.

MISSOURI

TEXAS

TENNESSEE

MICHIGAN

IOWA

INDIANA

NORTH CAROLINA

ANYWHERE

WISCONSIN

MARYLAND

VIRGINIA

ILLINOIS

OHIO

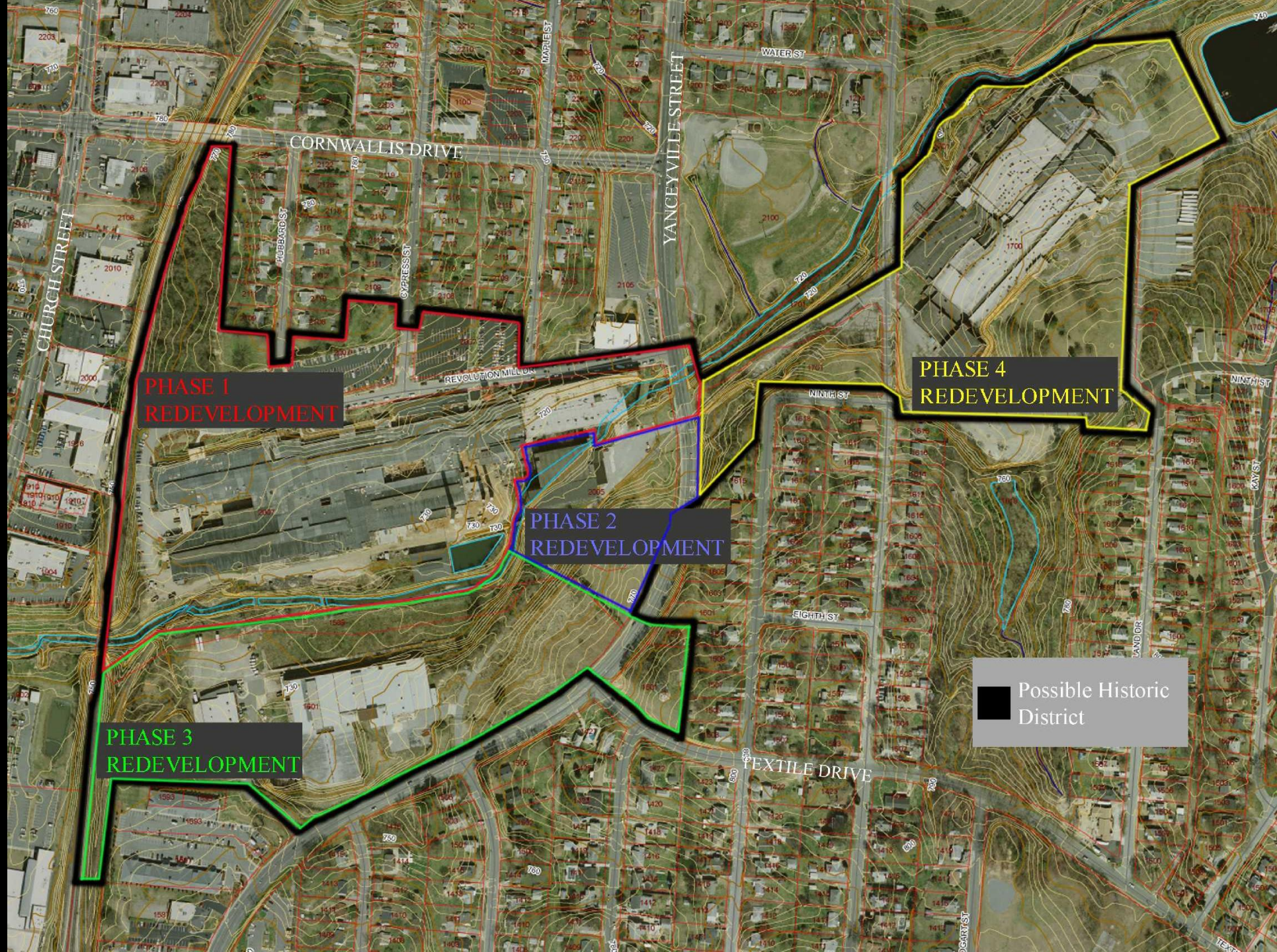
MINNESOTA

| | | | | | |
|-----------------|----------------|--------------------------|----------------|----------------|---------------|
| THE BASKERVILLE | CITY MARKET | WIEDENBECK | KRONENBERG | GRIMM BOOKS | THE WHITING |
| NORTH RIVER | ANTIGO DEPOT | BALZER WAGON | BRICKNER MILLS | DUNLAP SQ. | ELDORADO APT |
| FOX RIVER MILLS | JUNG BLDG | LEVERENZ APTS | THE CALUMET | WP&L POWER | THE ARCADE |
| LAWTON FNDRY | LAHR HOTEL | MERRILL CTY HLL | WILMANOR | CENTRAL HIGH | ELECTRIC BLDG |
| LECLAIRE HOTEL | STEPHENSON | CITY HALL SQ. | HILLCREST | LASALLE | NATL TERMINAL |
| IRVING SCHOOL | CENTRAL STN | VALENCIA PLACE | LOUIS LOUET | DAVENPORT LFT | NTL PARK SEM. |
| PRFSNL BLDG | SIEG IRON | OVER 250 PROJECTS | | | |
| PHEASANT RDGE | LONGFELLOW | 2500 RIMROCK | 306 WEST | LIBERTY CREST | GEORGE LOUG |
| MILLER HOUSE | THE FORTRESS | SOLDIERS HOME | CITY STATION | CAYUGA CT | TECH BUILDING |
| RIVERSIDE PLCE | JEFFERSONVILLE | 4 TH ST LOFTS | ACACIA | SHOPPER'S PRKD | NORTHGATE |
| MADISON DEPO | BROOKE ST | 309 W. WASH | WASHINGTON RW | 2700 NOVATIO. | COLUMBIA BLCK |
| FOCUS HOPE | FORHOOK FRM | FRONT STREET | MKE BLOCK | ORPHEUM THRE | OLD JR HIGH |
| WAUNAKEE DPT | CANAL PLACE | HOBBS VAN VLK | ARBOR LANDNG | FIELDSTONE RD | DAYTON ROW |
| BEDFORD CT | VALENCIA LOFTS | BROOM ST LOFT | CAPITOL COURT | JAMES ST INN | MANSION |

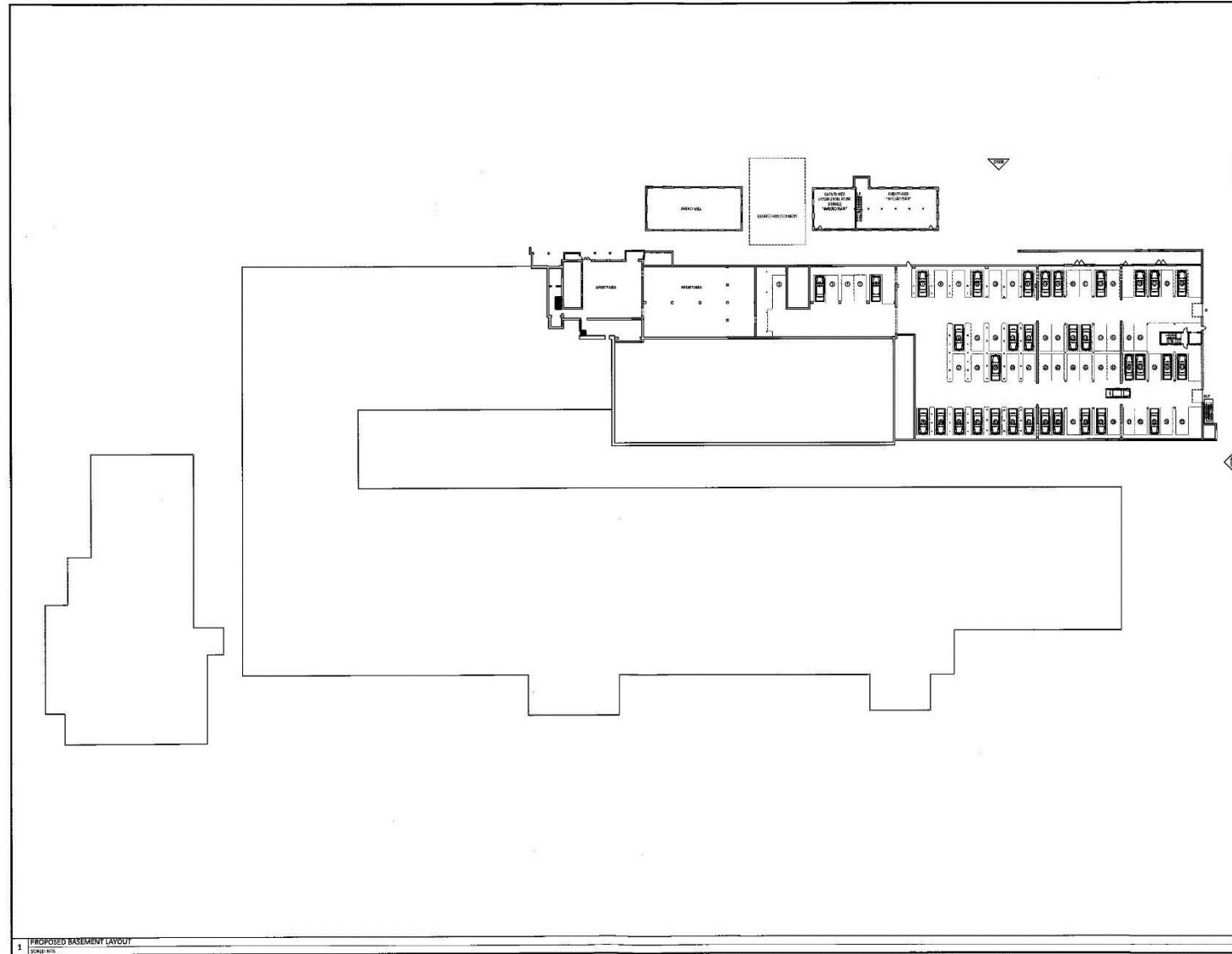


PRINTWORKS MILL

Greensboro, North Carolina
217 apartment homes | 480,000 SF
\$58 million project cost







1 PROPOSED BASEMENT LAYOUT
SCALE: N/A

p

Professional Seal
 State of North Carolina
 License No. 10000117
 www.pprintworks.com

PRELIMINARY
PLANS
10000117

NOT FOR
CONSTRUCTION

SCHEMATIC DESIGN FOR:
 PRINTWORKS PROXIMITY MILL
 1700 FAIRVIEW STREET, GREENSBORO, NORTH CAROLINA 27405

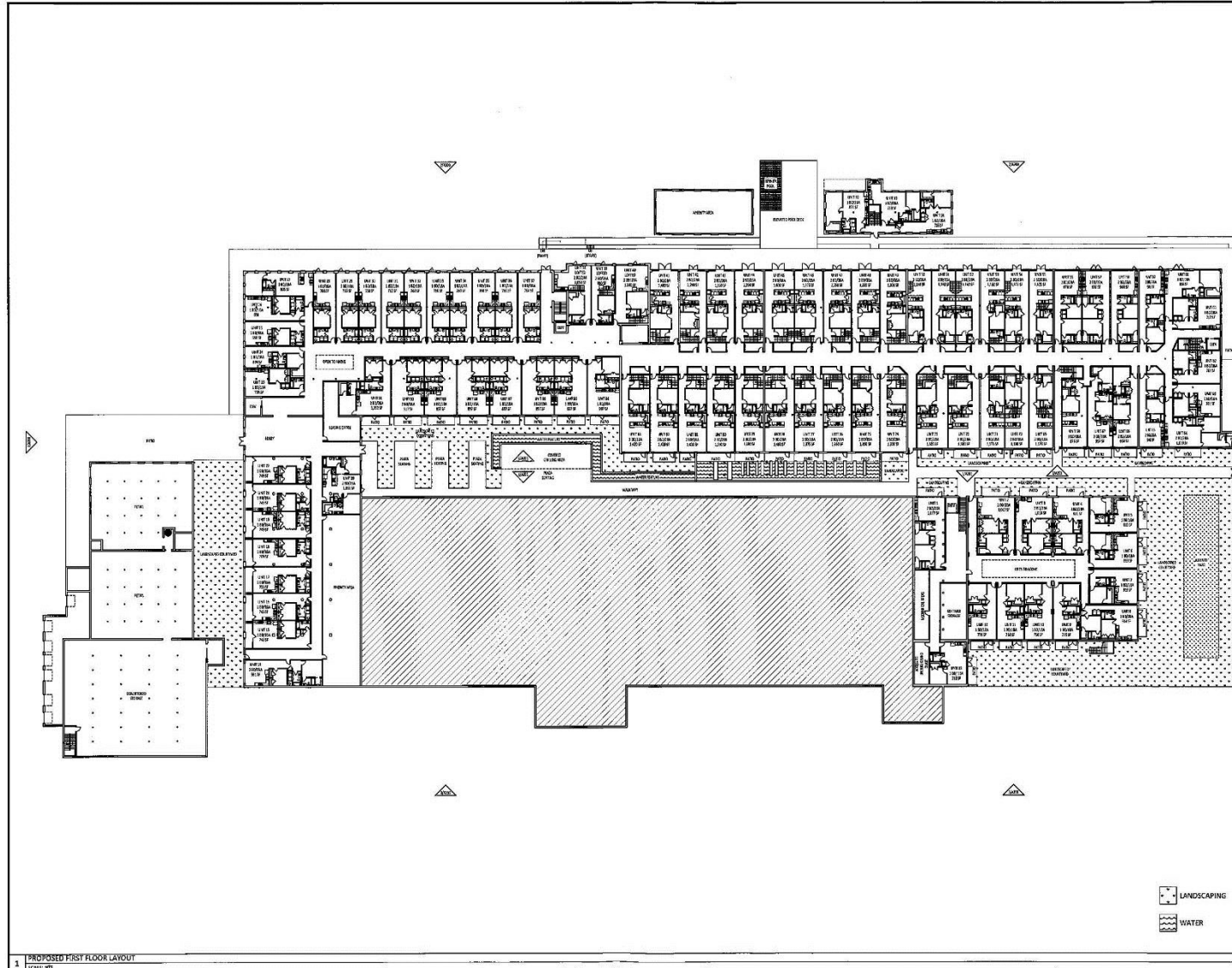
REVISIONS


JOB NUMBER
10000117

DESIGNED BY: JCS

CHECKED BY:
PROPOSED OVERALL
BASEMENT LAYOUT

A111





PRELIMINARY
PLANS
1/20/2017

NOT FOR
CONSTRUCTION

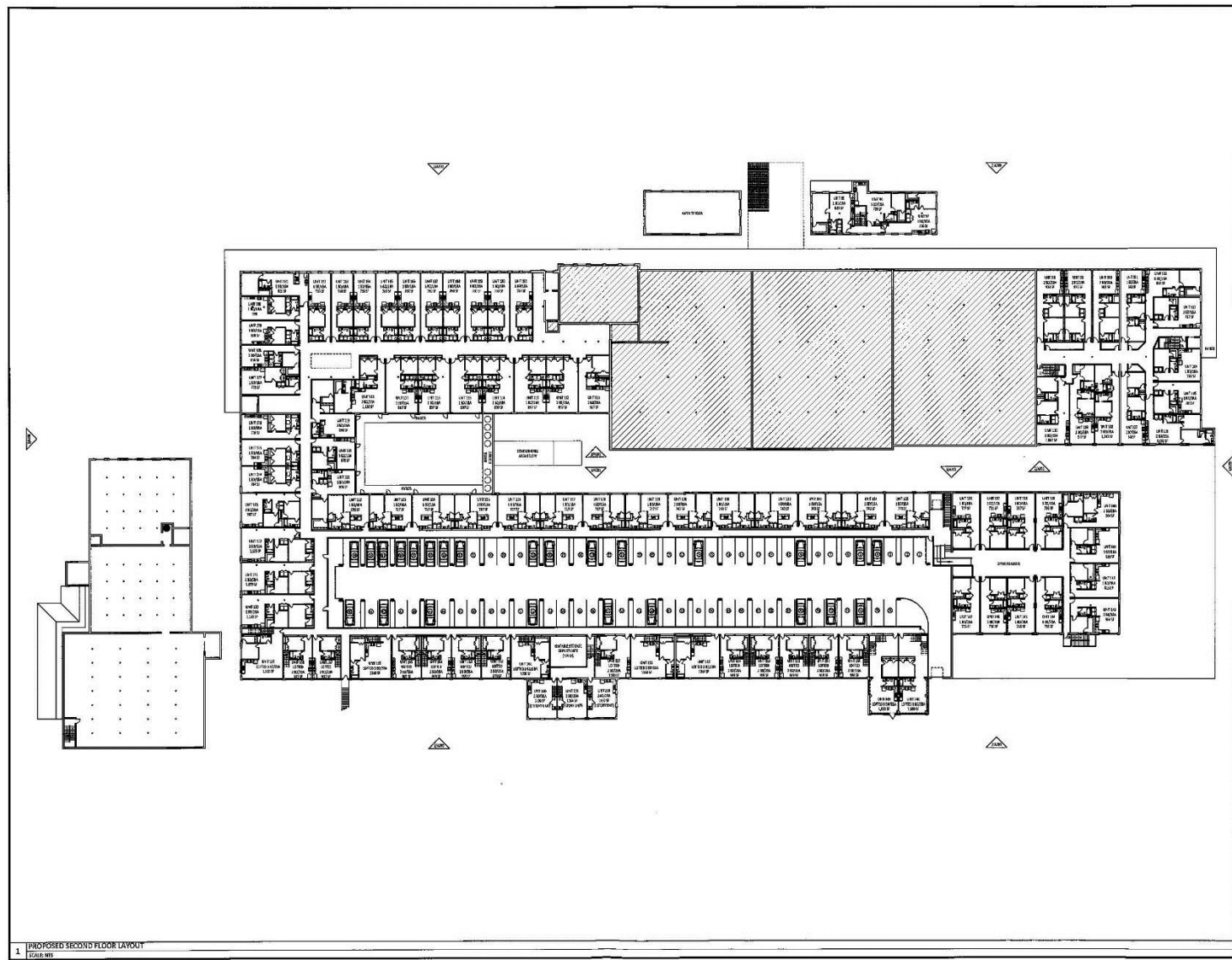
SCHEMATIC DESIGN FOR:
PRINTWORKS PROXIMITY MILL
1700 FARVIEW STREET, GREENSBORO, NORTH CAROLINA 27405

| REVISIONS | JOB NUMBER | DATE | BY |
|-----------|------------|------|----|
| | | | |
| | | | |


OVERALL FIRST FLOOR LAYOUT

A121

1 PROPOSED FIRST FLOOR LAYOUT
DATE: 1/20/2017



PROPOSED SECOND FLOOR LAYOUT
SCALE: 1/8" = 1'-0"



Hayes Architecture
200 S. 1st Street
Greensboro, NC 27401
www.hayesarch.com

PRELIMINARY
PLANS
1/20/2017

NOT FOR
CONSTRUCTION

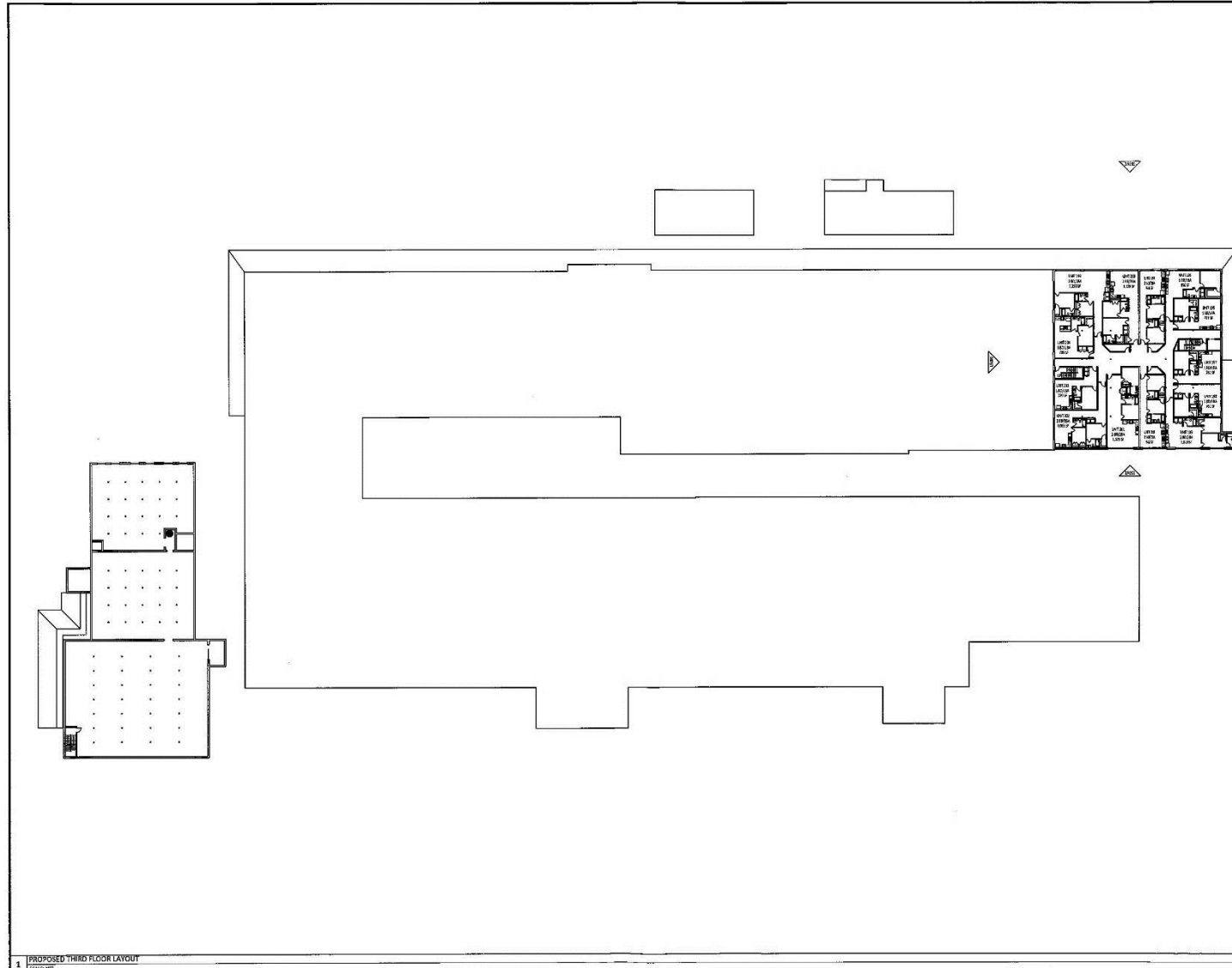
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PRINTWORKS PROXIMITY MILL
1700 FAIRVIEW STREET, GREENSBORO, NORTH CAROLINA 27405

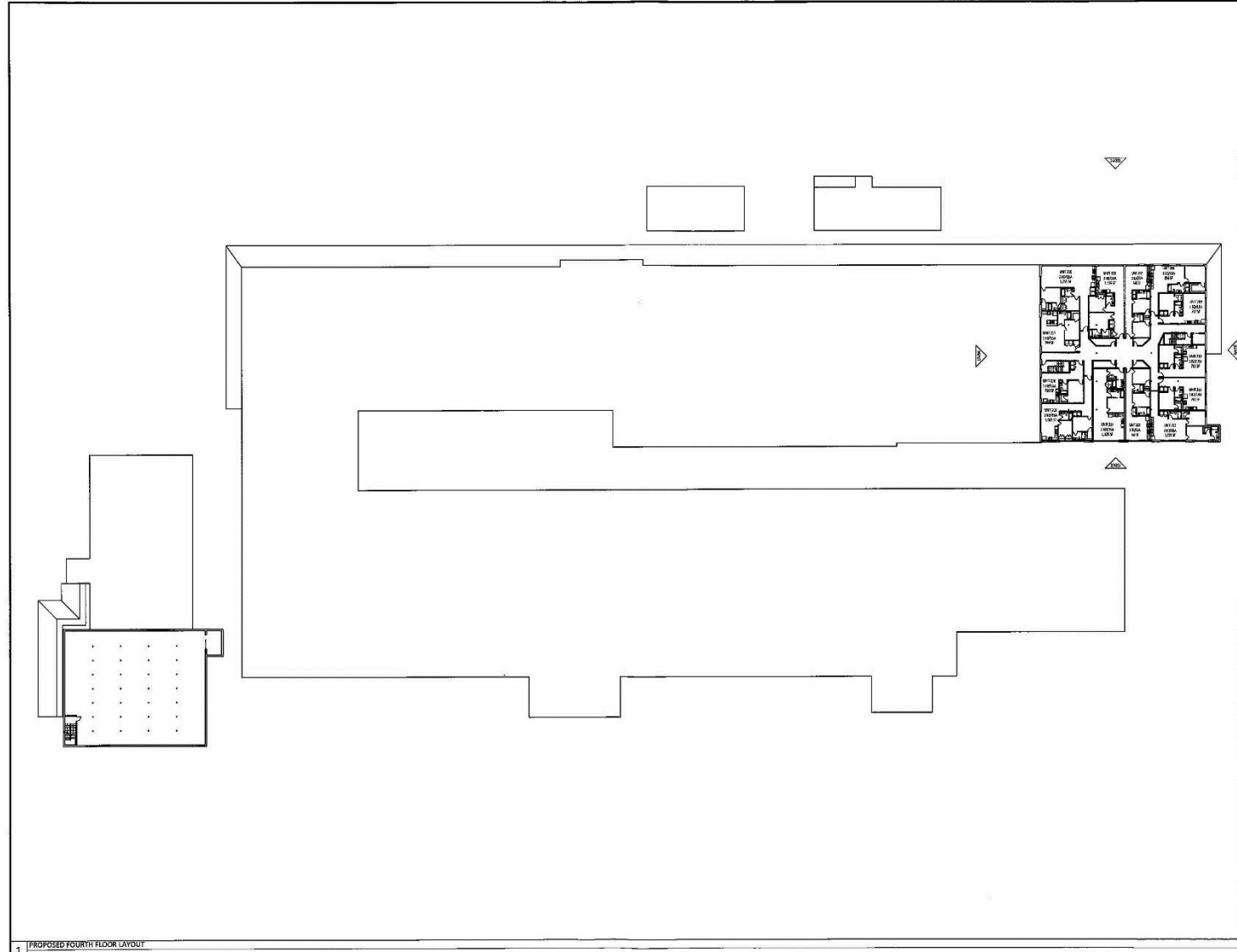
REVISIONS

FOR REVIEW
DATE: 1/20/2017
DRAWN BY: JAS

FOR FIRM
DATE: 1/20/2017
PROPOSED
OVERALL SECOND
FLOOR LAYOUT

SHEET NUMBER
A131







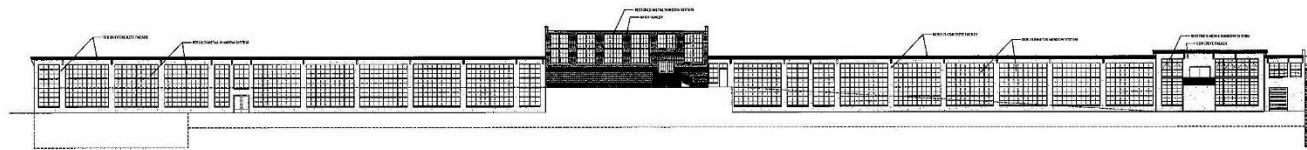
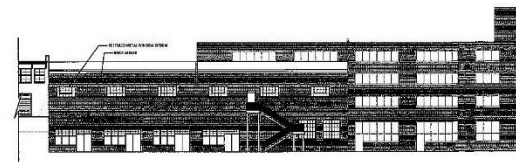
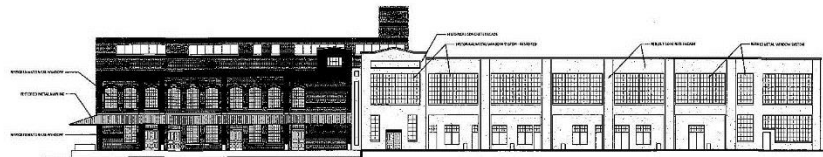
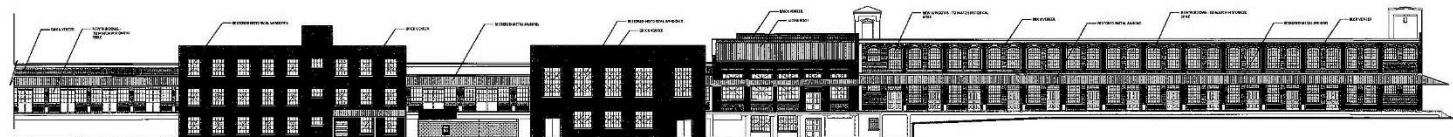
Pappas Architecture
 400 S. MAIN ST.
 SUITE 200
 GREENSBORO, NC 27405
 www.pappasarch.com

| |
|-----------------------------------|
| PRELIMINARY PLANS 1/20/2017 |
| NOT FOR CONSTRUCTION |

SCHEMATIC DESIGN FOR:
PRINTWORKS PROXIMITY MILL
 1700 FAIRVIEW STREET, GREENSBORO, NORTH CAROLINA 27405

| |
|---|
| REVISIONS |
| JOB NUMBER: P1000 |
| DRAWN BY: ACS |
| SHEET NAME: PROPOSED OVERALL FOURTH FLOOR LAYOUT |
| SHEET NUMBER: A151 |

1 PROPOSED FOURTH FLOOR LAYOUT
 SCALE: NTS

[illegible][illegible]

DESIGN DEVELOPMENT FOR:
PROXIMITY PRINTWORKS MILL
1700 FAIRVIEW STREET, GREENSBORO, NC 27405

REVISIONS

JOB NUMBER
PAIS
DRAWN BY: (JOB
SHEET NAME
EXTERIOR
ELEVATIONS

A200



Professional Seal
Architect
State of North Carolina
No. 2000-0001

FOR REVIEW
ONLY
1/26/2017

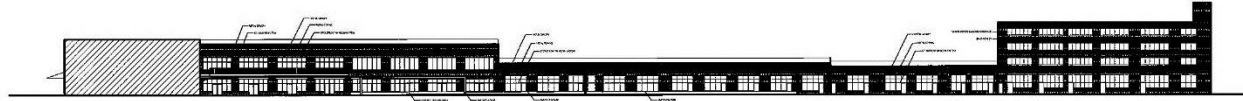
NOT FOR
CONSTRUCTION

DESIGN DEVELOPMENT FOR:
PROXIMITY PRINTWORKS MILL
1700 FAIRVIEW STREET, GREENSBORO, NC 27405

REVISIONS

DATE
DRAWN BY: JCR
CHECKED BY: JCR
COURTYARD
ELEVATIONS

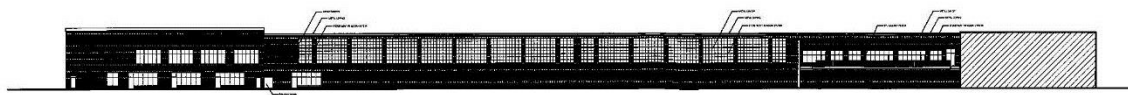
SHEET NUMBER
A201



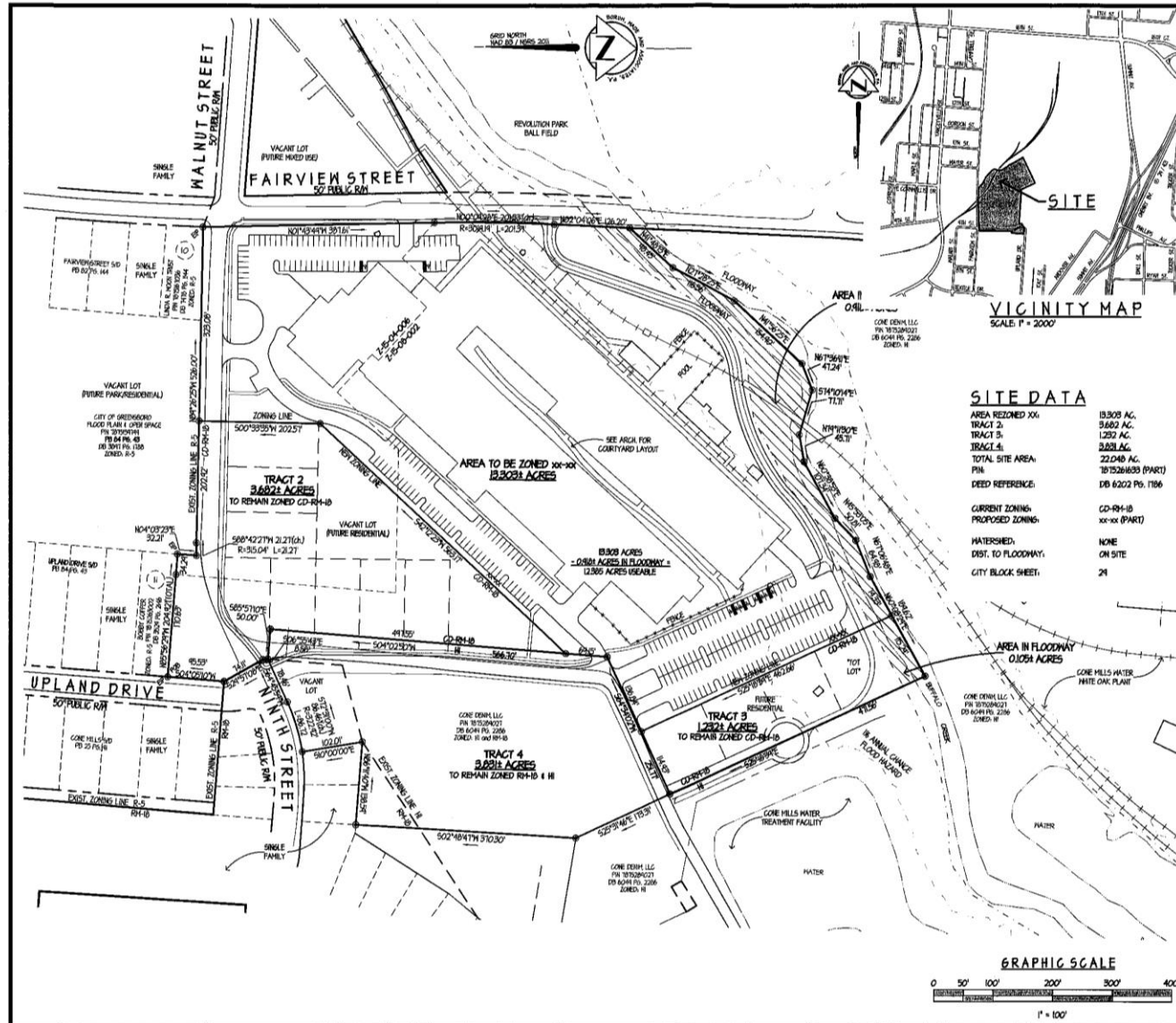
3 COURTYARD ELEVATION - PLAN SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



2 COURTYARD ELEVATION - PLAN WEST ELEVATION
SCALE: 1/8" = 1'-0"



1 COURTYARD ELEVATION - PLAN NORTH ELEVATION
SCALE: 1/8" = 1'-0"



BWA Engineers
Planners
Surveyors
Borum, Wade and Associates, P.A.
421 Raptor Court, Suite 100, Greensboro, NC 27402-2711
PO Box 21882 Greensboro, NC 27402-1882
Phone: (866) 755-6873 Fax: (336) 275-0713
Web: www.borum-wade.com
N.C. License # C-6468

SCALE:

PROJECT:

**PRINTWORKS
PROPERTIES, LLC**
1700 FAIRVIEW STREET
MOREHEAD TOWNSHIP, GUILFORD COUNTY
GREENSBORO, NORTH CAROLINA

OWNER/DEVELOPER:
ALEXANDER COMPANY
345 N. WASHINGTON AVE. - STE. 301
MADISON, N.C. 27103
(800) 258-5880
CONTACT: DAVE VOSS

DRAWN BY: HRO
DATE: JAN. 18, 2017
REVISIONS:

SHEET TITLE:
**SITE PLAN
EXHIBIT**
M.A.P.
FILE NO.: F:\Vacc-Co\Print\short\PE-exhibit-3
DRAWING SCALE: 1" = 100'
PLAN SHEET NO.:
SP-1

SITE DATA

AREA REZONED XX: 13,309 AC.
TRACT 2: 3,682 AC.
TRACT 3: 1,232 AC.
TRACT 4: 2,891 AC.
TOTAL SITE AREA: 22,048 AC.
DEED REFERENCE: DB 6202 Pg. 1186
CURRENT ZONING: CD-RH-B
PROPOSED ZONING: XX-XX (PART)
WATERSHED: NONE
DIST. TO FLOODWAY: ON SITE
CITY BLOCK SHEET: 24

AREA IN FLOODWAY

0.126 ACRES
CONE MILLS WATER
WHITE OAK PLANT

CONE DENH, LLC
P/N 1875200027
DB 6049 PG. 2286
ZONED: H

CONE DENH, LLC
P/N 1875200027
DB 6049 PG. 2286
ZONED: H

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ZONED: H

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DB 6049 PG. 2286
ZONED: H

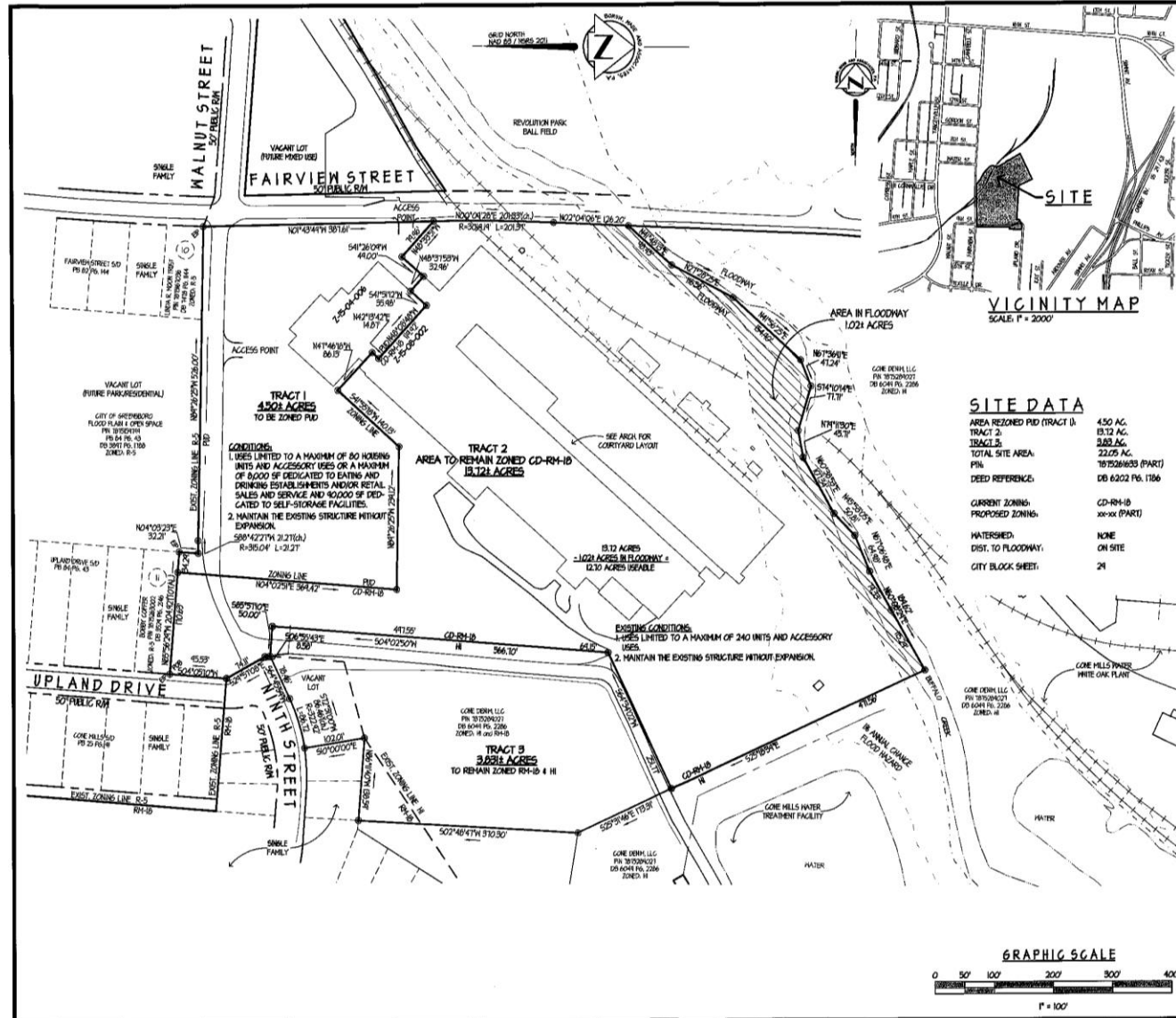
CONE DENH, LLC
P/N 1875200027
DB 6049 PG. 2286
ZONED: H

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DB 6049 PG. 2286
ZONED: H

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ZONED: H

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DB 6049 PG. 2286
ZONED: H



BWA Engineers
Planners
Surveyors
Borum, Wade and Associates, P.A.
431 Eigure Court, Suite 100, Greensboro, NC 27408-3731
PO Box 21881 Greensboro, NC 27405-1881
Phone: 336-275-0471 Fax: 336-275-2719
Web: www.borum-wade.com
N.C. License # C0846

SEAL:

PROJECT:

**PRINTWORKS
MILL**
1700 FAIRVIEW STREET
MOREHEAD TOWNSHIP, GUILFORD COUNTY
GREENSBORO, NORTH CAROLINA

OWNER/DEVELOPER:
ALEXANDER COMPANY
345 N. HARRINGTON AVE. - STE. 301
MADISON, NC 53703
(608) 258-5580
CONTACT: DAVE VOS

DRAWN BY: MRO
DATE: FEB. 7, 2011
REVISIONS:

SHEET TITLE:
**REZONING
SKETCH
PLAN**

FILE NO. F:\Alex-Cor\Projects\PE-zoning-3
DRAWING SCALE: 1" = 100'
PLAN SHEET NO.

Z-1

PC - MRO VSM/T



UNIT AMENITIES

Mix of 1, 2 & 3 BRs at a variety of price ranges
Stainless steel kitchen appliances | Granite counter tops | In-unit washer and dryer
Rich with restored historical elements and luxurious finishes

COMMUNITY AMENITIES

Swimming pool | Club room | Interior parking | Fitness Center



CASE STUDIES



FOX RIVER MILLS

Appleton, Wisconsin
175 apartment homes
\$15.5 million project cost



NATIONAL TERMINAL

Cleveland, Ohio
248 apartment homes | 9,000 SF Retail
\$27.5 million project cost

(\$60 million project cost in today's dollars)



NATIONAL PARK SEMINARY

Silver Spring, Maryland

50 Condominiums | 13 Single-family Homes | 90 Townhomes | 66 Apartments
\$110 million project cost



CRESCENT LOFTS

Davenport, Iowa
225 Apartments
\$42 million project cost



LIBERTY AT LAUREL HILL

Lorton, Virginia

165 Apartments | 157 Townhomes | 24 Single-family Homes | 6 Condominiums

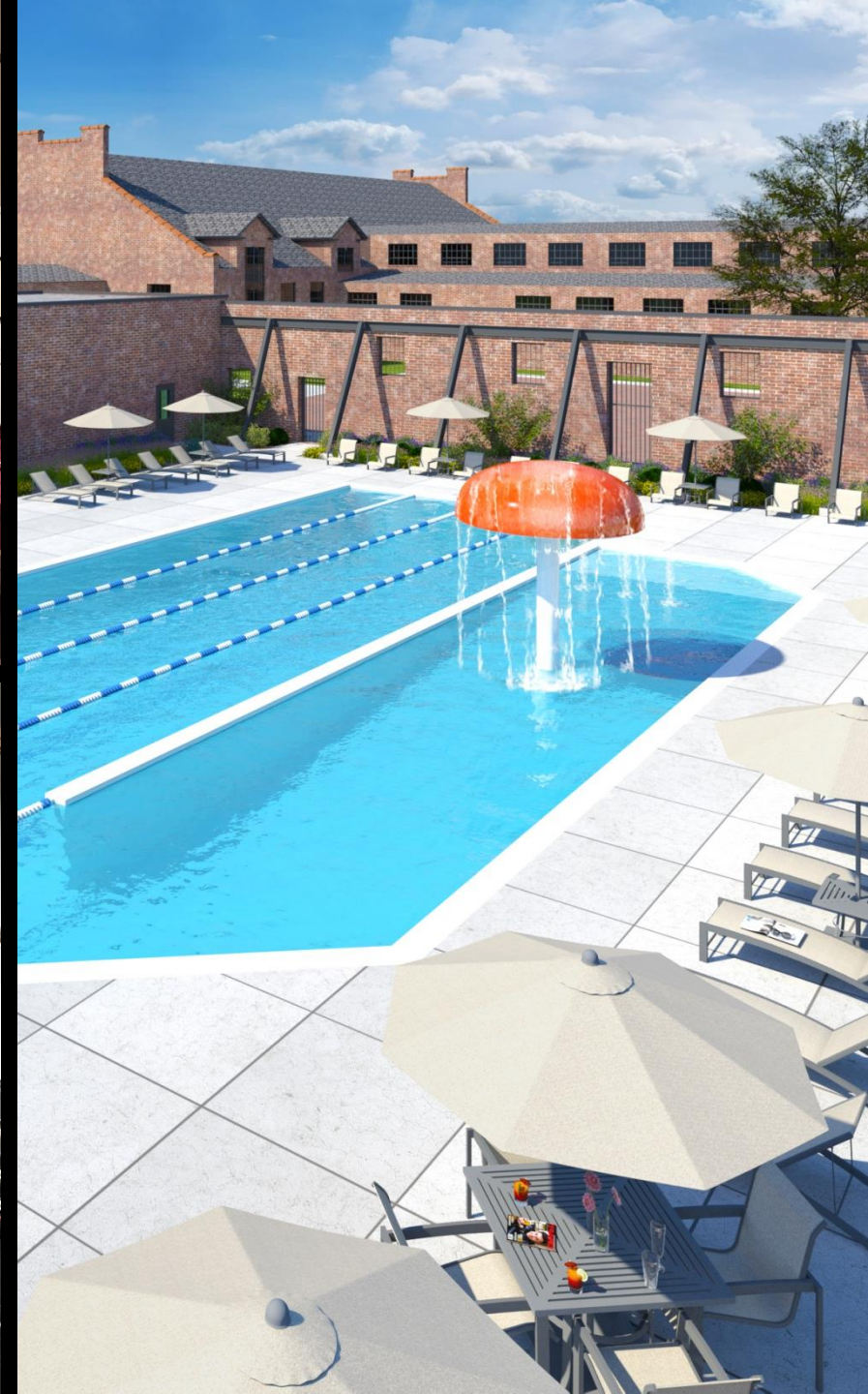
60,000 SF Retail | 114,000 SF Office/Mixed-Use

\$180 million project cost











LIBERTY AT LAUREL HILL

Alexander
Company



THE ALEXANDER COMPANY

(608) 258-5580
www.alexandercompany.com