

USPS Requirements

Carrier Consolidation/Relocation Options:

- 1) Relocate to stand alone site – Building 21,773 sq/ft on 92,538 sq/ft site
- 2) Combine Winter Park (MPO) with Metric (WTP-Aloma) – building 28,135 sq/ft on 118,854 sq/ft site
- 3) Combine Winter Park with Fashion Square Mall (ORL-Mall) – building 26,107 sq/ft on 111,637 sq/ft site
- 4) Combine all three – building 33,918 sq/ft on 138,678 sq/ft site

Retail Relocation – must remain in downtown. Building 6,874 GSF/6,229 NISF, 62 total parking spaces (55 customer and 7 employee)

Notes on existing Carrier Sites:

Winter Park – 72 Carriers. Zones 32 and 33

Metric (4214 Metric Drive, Winter Park 32792) – 34 Carriers. 15,400 sq/ft building on 70,000 sq/ft site. Lease \$150k per year

Fashion Square (800 Warehouse Road, Orlando 32803) – 24 carriers. 15,500 building on 220,000 sq/ft site. Lease 292k per year

Use \$160 square foot for carrier buildings plus site development costs