



Chaska Data Center

Serving the Client





Minneapolis Market Opportunity

One of the country's major economic hubs:

- **Minnesota is rated the seventh top state for business in America** – based on cost of doing business, workforce, transportation and infrastructure, education, access to capital, and quality of life. (CNBC's "Top Places for Business," 2011)
- **Headquarters to 21 Fortune 500 companies** with combined annual **Revenues of over \$423 Billion**, plus dozens of Fortune 1,000 companies.
- More than a dozen area companies made *Forbes'* "Largest Private Companies" list, with combined annual **Revenues of over \$100 Billion**.
- Minnesota's **population rose 7.8% to 5.3 million people** from 2000 to 2010, with Minneapolis remaining the largest city in the state with 382,578 people.
- **High Education Ratings:** Minnesota's public school students are among the most successful in the nation.

Strong Community Support

"The city of Minneapolis has strong relationships between the public and private sectors. Minneapolis is committed to creating economic growth throughout the region."

Mayor R.T. Rybak
City of Minneapolis

Sources: Minneapolis Regional Chamber Development Foundation, Minnesota Innovation Center, U.S. Census, and EducationMinnesota.org.





Chaska Data Center



Next Generation Colocation Facility

- Carrier neutral wholesale space available
- Not constrained by low power density
- Modular, scalable and build-to-suit facility



Ideal location

- Low risk of natural disasters
- Low cost power with renewable sources available
- Very low cooling costs due to cool climate
- Easy travel with direct flights to both coasts:
L.A. in under 4 hours, N.Y. in under 3 hours

Sources: Minneapolis Regional Chamber Development Foundation.



HyberData's facility is located at 105 Peavey Road, Chaska, Minnesota 55318, approximately 18 miles southwest of the Minneapolis-St. Paul (Twin Cities) metro area and MSP international airport.





The HyberData Advantage



HyberData is a data center facility provider. We provide data center space on a modular basis that is engineered for efficiency. Through our strategic relationships with design, engineering and construction partners, HyberData facilities are energy efficient, while still being cost effective.





The HyberData Advantage

EXISTING BUILDING

- 7 acre site
- 22,500 sq. ft. existing building with 155,000 sq. ft. total data space expansion (300,500 sq. ft. gross)
- Precast concrete with 22' ceilings
- Modular design allows incremental growth
- Qualifies for MN Sales tax exemption

SIGNIFICANT POWER

- Served by 2 substations. Loop fed from 47 MW substation (Bluff Creek) supported by second 47 MW substation (Minnesota River)
- Additional 50 MW planned and budgeted for Bluff Creek substation
- Current power rate 0.056 cents/kWh

MULTI-POINT CONNECTIVITY

- **Qwest, EMBARQ, and KMC all converge into CenutryLink's hut on site – the only location in the Country where all three meet**
- **Conduit directly from CenturyLink into building**
- Multiple fiber optic rings to the site with four entry points
- 6 additional fiber carriers available, 9 total





Multiple Carriers,
Multi-Point Connectivity

CenturyLink
(CenturyTel (KMC) Legacy)

CenturyLink
(EMBARQ Legacy)

CenturyLink
(Qwest Legacy)

Verizon
(MCI Worldcom Legacy)

Zayo (Lit and Dark)

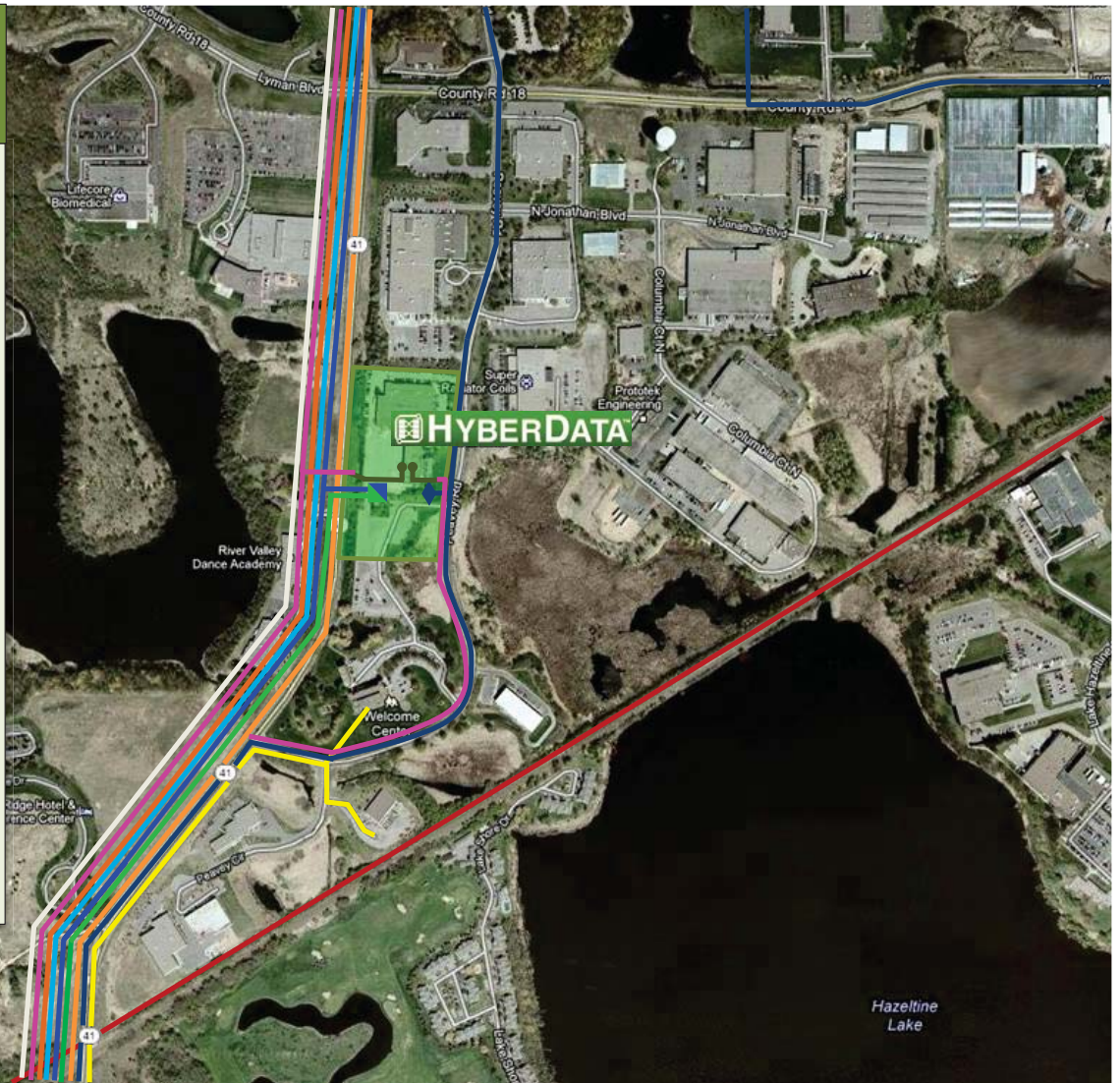
Carver County Fiber

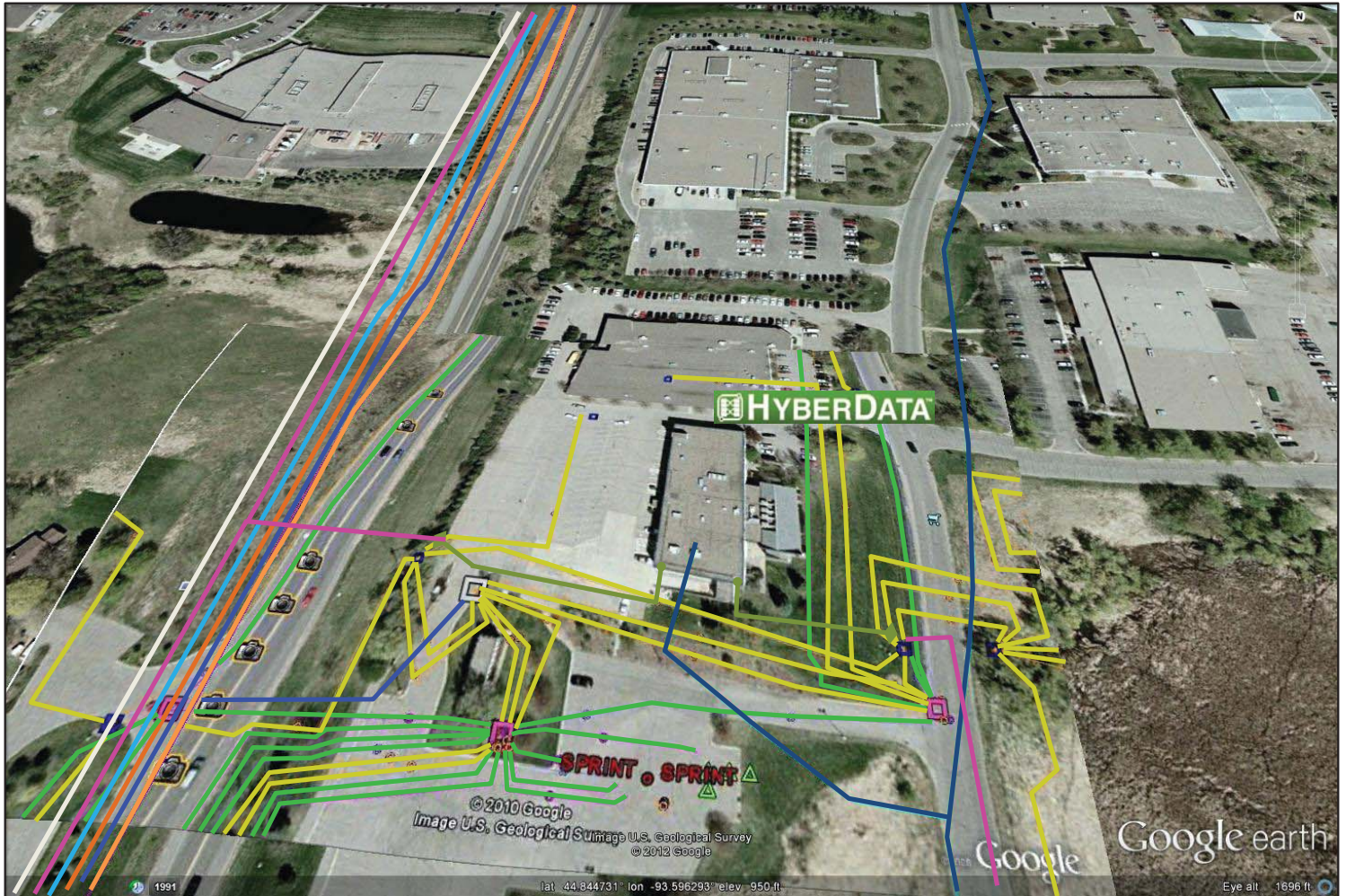
Chaska.Net (2012)

TW Telecom

Arvig

Comcast





North-South on 41

Orange – Zayo (Lit and Dark)

Royal Blue – CenturyLink (Qwest Legacy)

Dark Orange – TW Telecom

Light Blue – Chaska.Net

White – Comcast Pink – Arvig

East-West

Olive Green – HyberData

Emerald Green, Mustard – CenturyLink (EMBARQ Legacy)

Dark Red (not shown) – Verizon Business (MCI Worldcom Legacy)

North-South on Peavey

Navy Blue – CenturyLink (CenturyTel (KMC) Legacy)

Pink - Arvig



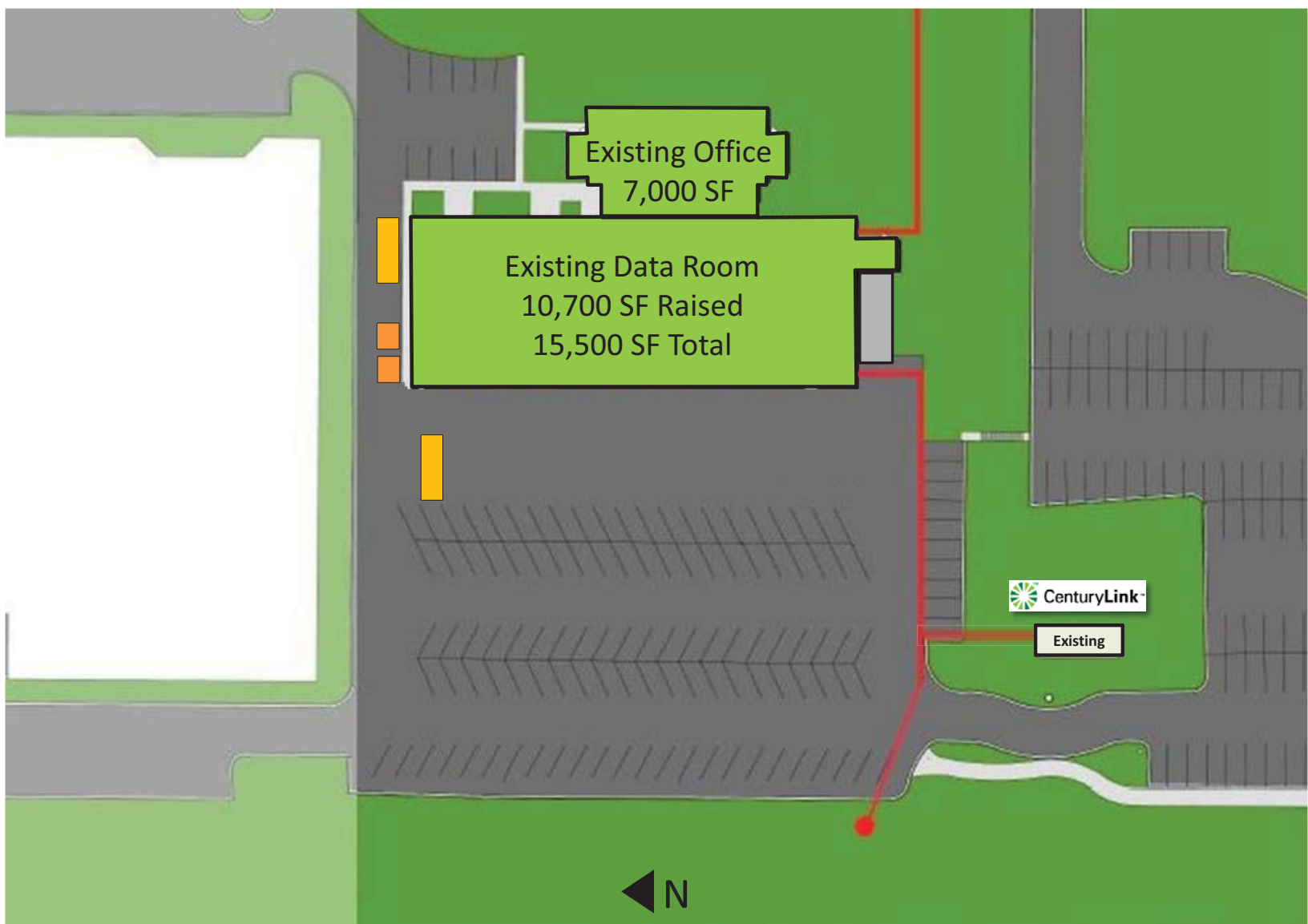
Loop Fed and Radial Power from two 47 MW Substations



HyberData
Chaska Data Center

105 Peavey Road
Chaska, MN 55318

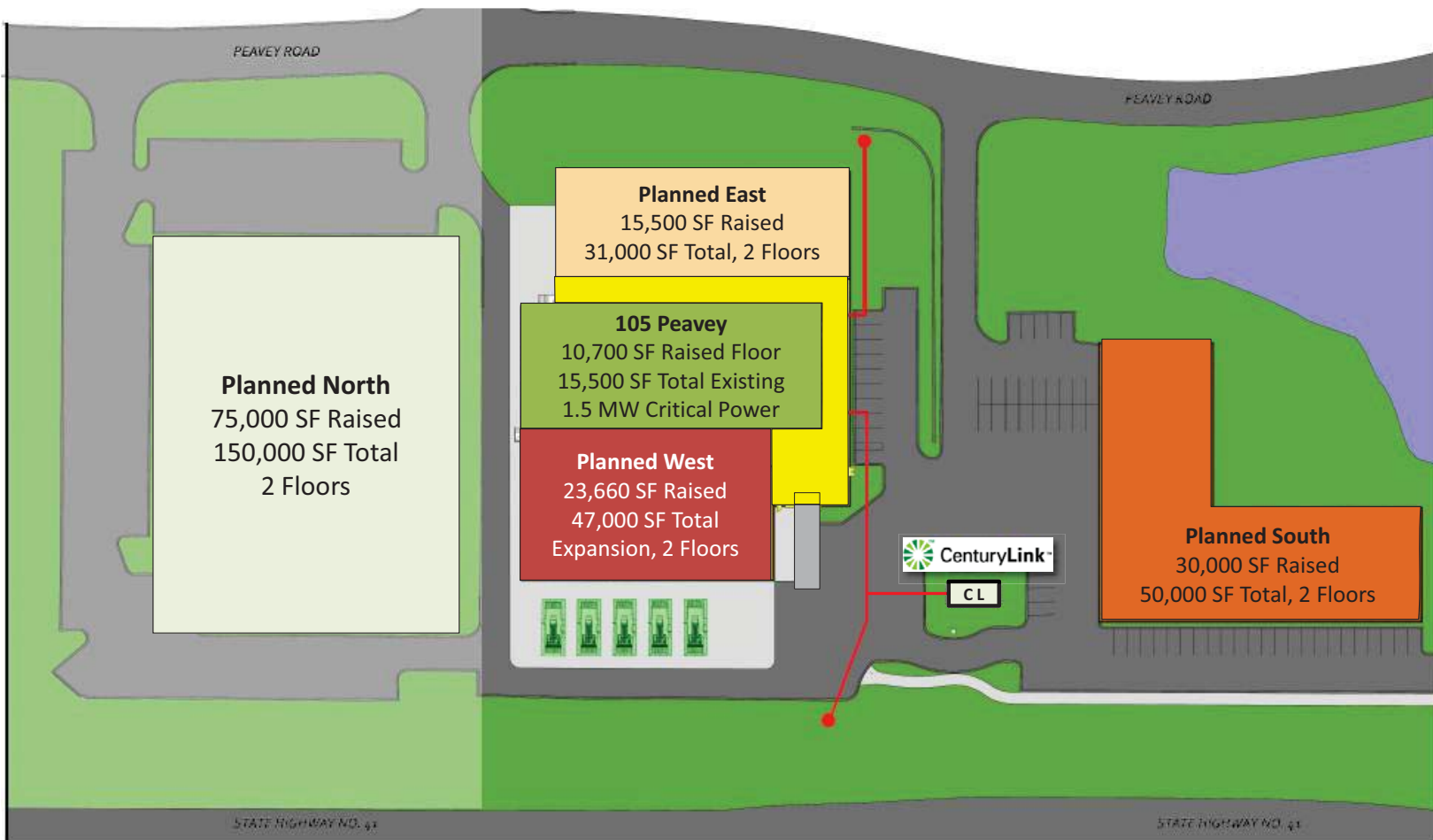
Modular Campus Expansion

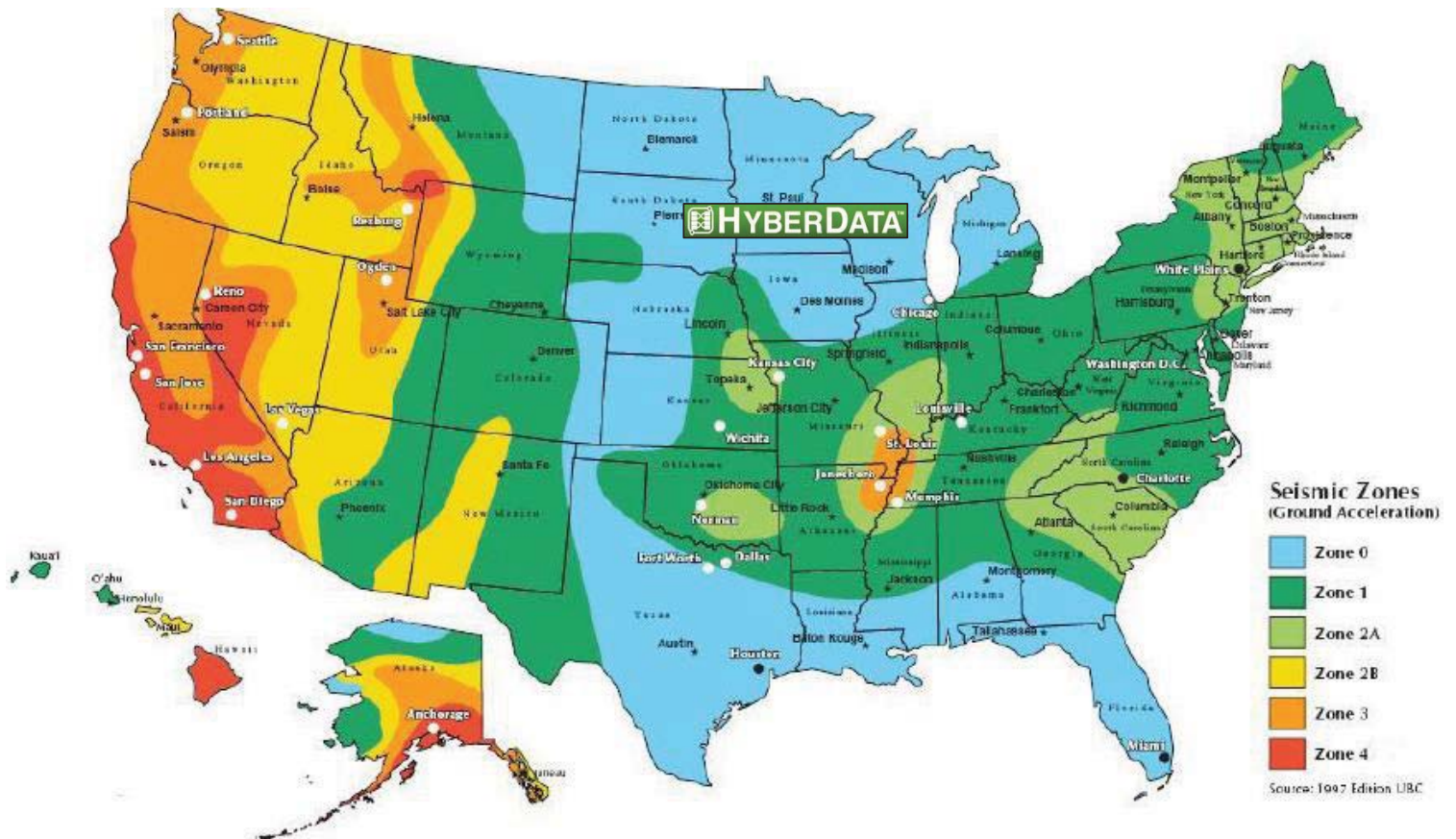


Existing Building. 22' Clear Height. Concrete Walls and Ceiling.



Modular Expansion for Growth



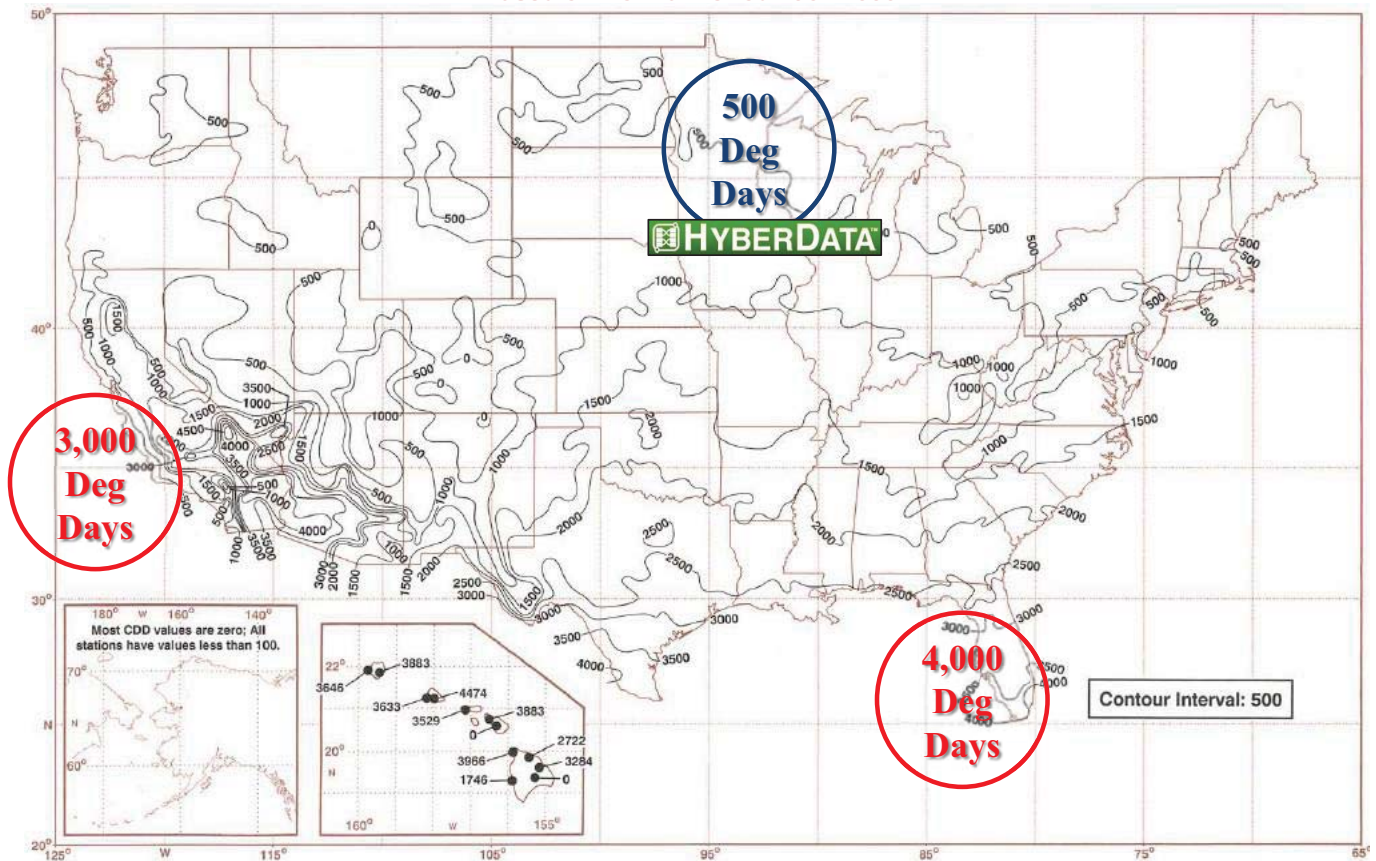


Information deemed reliable but not guaranteed.

Source: Partner Engineering and Science, Inc.

Zero Seismic Zone = Greater Security.

ANNUAL COOLING DEGREE DAYS Based on Normal Period 1961-1990



Information deemed reliable but not guaranteed.

9 Months “Free Cooling” = Lower Operating Cost.

Electricity Rate Forecast - US

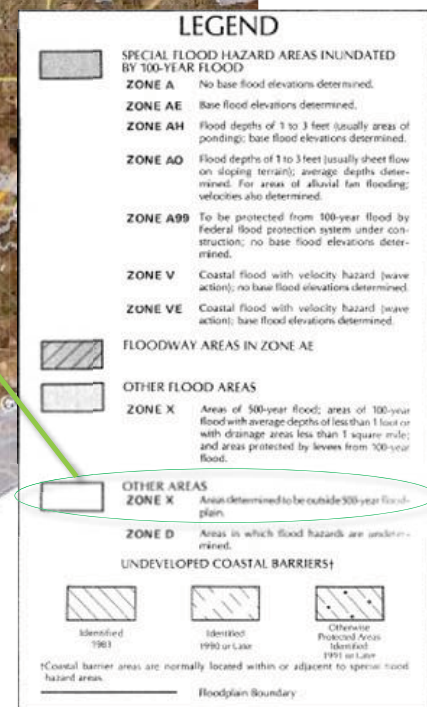
Release Date: January 12, 2010			2008	2009	2010	2011
			2008	2009	2010	2011
Retail Price of Electricity in Industrial Sector, East North Central	<i>cents per kilowatt hour</i>		6.4	6.7	6.5	6.5
Retail Price of Electricity in Industrial Sector, East South Central	<i>cents per kilowatt hour</i>		5.7	5.9	5.6	5.6
Retail Price of Electricity in Industrial Sector, Middle Atlantic	<i>cents per kilowatt hour</i>		8.7	8.5	8.4	8.5
Retail Price of Electricity in Industrial Sector, Mountain	<i>cents per kilowatt hour</i>		6	6.1	6.1	6.1
Retail Price of Electricity in Industrial Sector, New England	<i>cents per kilowatt hour</i>		13.3	12.3	12.4	12.5
Retail Price of Electricity in Industrial Sector, Pacific Contiguous	<i>cents per kilowatt hour</i>		8	8.2	8.4	8.5
Retail Price of Electricity in Industrial Sector, South Atlantic	<i>cents per kilowatt hour</i>		6.3	6.7	6.3	6.3
Retail Price of Electricity in Industrial Sector, U.S. Average	<i>Cents per kilowatthour</i>		7	6.9	6.8	6.8
Retail Price of Electricity in Industrial Sector, West North Central	<i>cents per kilowatt hour</i>		5.4	5.7	5.4	5.4
Retail Price of Electricity in Industrial Sector, West South Central	<i>cents per kilowatt hour</i>		8.1	6.5	6.3	6.5
Source: U.S. Energy Information Administration (www.eia.doe.gov)						

5.4 cents per
kilowatt hour

Information deemed reliable but not guaranteed.

HyberData Chaska = Lower Cost of Electricity.

ZONE X – Areas determined to be outside 500-year flood plain



Sources: FEMA, Carver County

Zero Flood Hazard = FEMA ZONE X.

Information deemed reliable but not guaranteed.



Chaska Data Center

Modular

Efficient

Cost Effective

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