

# Southern Illinois Research Park

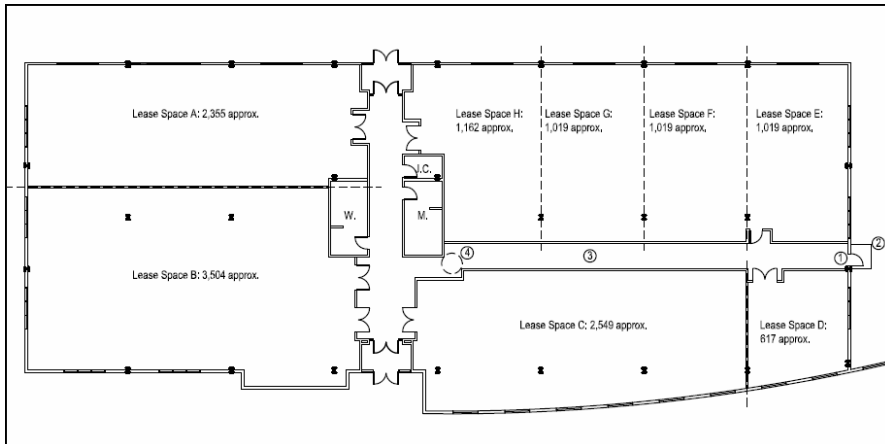


*A Community of Innovation*

• 1745 Innovation Drive • Carbondale, IL • 62903 •

# Opening December 1, 2012

*One Innovation Place*



## **Location/Parking**

- Just south of SIU Carbondale Saluki Stadium and Arena
- Primary entrance at the southeast corner of Route 51 South and Pleasant Hill Road
- New entrance off Route 51 directly across from the Arena
- SIU Parking sticker required for all employees; free guest parking
- University-maintained parking lot

## **Dimensions**

- Building 200' x 75'
- 15,000 square-foot facility
- 16-foot ceilings
- Overhead doors possible
- Weight limit on roads
- Concrete floors built to support average loads
- Forklift-ready for an extra fee

## **Permitted Uses**

- Labs and offices for research, testing, and consulting
- Prototype production and assembly
- Conference center
- Divisional and/or corporate headquarters
- Distribution and warehousing
- Professional services to support above activities
- Covenants dictate activities with link to SIU Carbondale preferred

## **Benefits of Location**

- Enterprise Zone
- All commercial utilities
  - Natural gas
  - 3-phase electrical
  - High-speed Internet
  - City water and sewer

## **Leasing Requirements**

- Minimum : 1,000 square feet
- Maximum : 4,000 square feet
- Minimum annual lease: \$15 per square foot
- \$25 per square foot build-out allowance
- Minimum lease term: two years
- Formal Application
- Credit Reference

## **Other Amenities**

- Proximity to economic development and business planning services
- Access to SIU and research centers
- Use of Dunn-Richmond conference facilities
- Access to copy and fax services within the Research Park

● **HBA Development Project**

● **Public/Private Partnership**

● **Customize Your Own Space** ●

## **Southern Illinois Research Park**

Kyle Harfst, Ph.D.  
Executive Director  
1740 Innovation Dr.  
Carbondale, IL 62903

harfst@siu.edu  
P: 618.536.4451  
F: 618.453.5040

## **HBA Development**

Mr. Trace Brown, VP  
2250 Reed Station Pkwy  
Suite 103  
Carbondale, IL 62901

info@hotel-builders.com  
P: 618.529.1500