PAC‑COMM™
Data Driven Business Solutions

Self Storage
Mapping and Data Platform

Developed for businesses considering or working in the self storage sector

- Real time mapping of all competing facilities around any US address - easily calculate average and median distance, etc. of all competitors to any address
- Facility location, radius mapping 90% faster than Google maps
- Immediate Excel reports by either various radius distances or drive time minutes from any address
- Optional 1, 3, 5 mile demographic radius reports linked to facility competition radius mapping
- Real time traffic flow mapping can be added to radius - drive time maps

September 2016 Release

PAC-COMM's Self Storage Competition Mapping and Analysis One of Several Industry Recommended Data & Mapping Services

Self Storage acquisition, brokerage, investment, financing, and feasibility research interests need both supply and demand data and mapping services to achieve maximum competitiveness.

No one supplier provides all desired self storage information and insight requiring companies to rely upon multiple services from different providers.

For example, for supply side mapping and competition proximity analysis, many businesses rely upon Google Maps / Earth.

However, PAC-COMM subscribers (90+), have invested in the PAC-COMM mapping application because, unlike Google Maps / Earth; mapping, map printing, table / report assemblage, and data exporting is 10 times faster than manual use / manipulation of Google maps.

PAC-COMM one year subscribers agree that PAC-COMM's application, has in 4-6 months, already paid for itself in terms of manual labor costs of using Google Maps.

## Join the Many Licensees Benefiting from the Application

If your business has interest in self storage property or loan acquisition, investment research, real estate research for future development, marketing / sales, or any type of self storage location research; PAC-COMM's Google Mapping API offers these features:

- Service subscribers can enter any specific address or zip code <u>for any search employing **either** distance or drive time radius selections</u>. Entered radius or drive time queries are immediately mapped with all self storage facilities represented
- Web based application consists of PAC-COMM's self storage database (<u>the NSSMDb 49,293 primary facilities</u>), AWS / RDS cloud web hosting, and three Google API's: Mapping, Geocoding and Places
- Google's mapping platform includes toggled street / satellite views, high resolution small to large image sizing, toggled map to satellite or reverse view imagery accessible with PC's, tablets, or smart phones
- On-going verification, alteration of facility information, geo-coding, at our expense
- Users can print or save excel friendly CSV lists of all facilities of any radius or drive time area by entering a street address
- Subscribers receive PAC-COMM paid for bi-yearly updates of NSSDb information including address updates / corrections, NCOA, DSP, DPV, LACS, address standardization, and added or removed shuttered facilities
- PAC-COMM daily searches and corrections of facility names, geo-coding, self storage status: closed, newly opened, not a primary facility, etc.
- <u>Unlimited searches, downloads. Accessible 24 hours a day, 365 days a year</u>
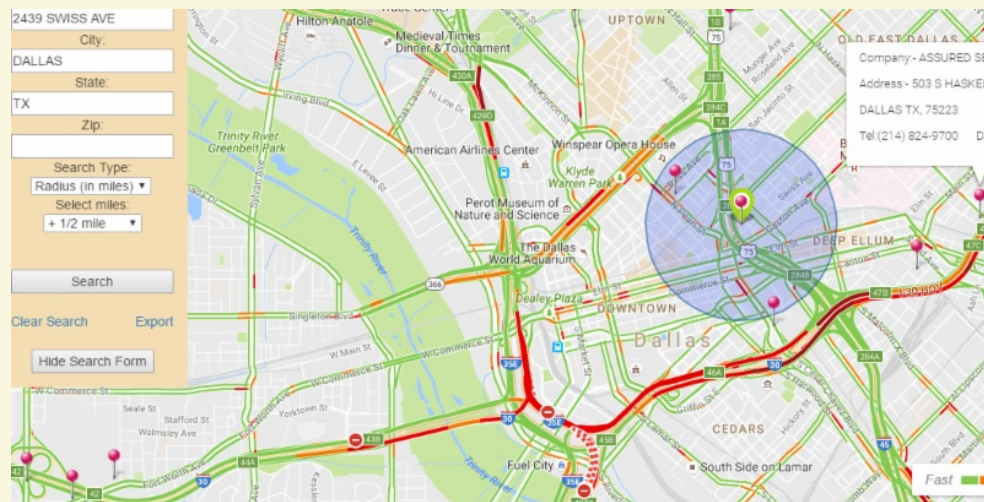

New Feature: Real Time Traffic Flow Mapping

When examining self storage facilities by distance radius or drive time minutes the user can also look at traffic flow in terms of congestion accurate for the time of each search. This search feature can be used multiple times a day to obtain real time pictures of traffic flow in relation to surrounding self storage facilities.
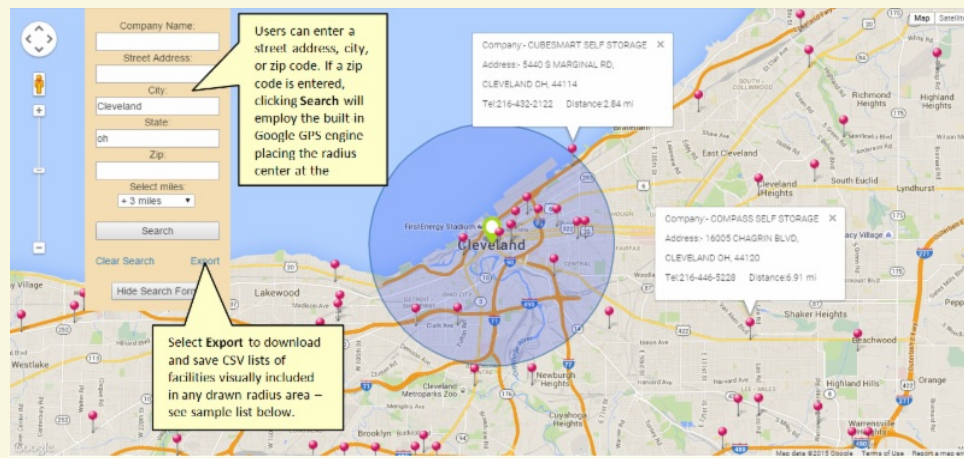
Radius Based Distance (Mile) Searches

Application supports radius searches of ½, 1, 2, 3, 5, 10, 25, 50, 250, 500 miles, after entering a complete street address - also search by city, or zip code (when geographic areas are selected the application will start searches at the GPS defined center of the geographic area)
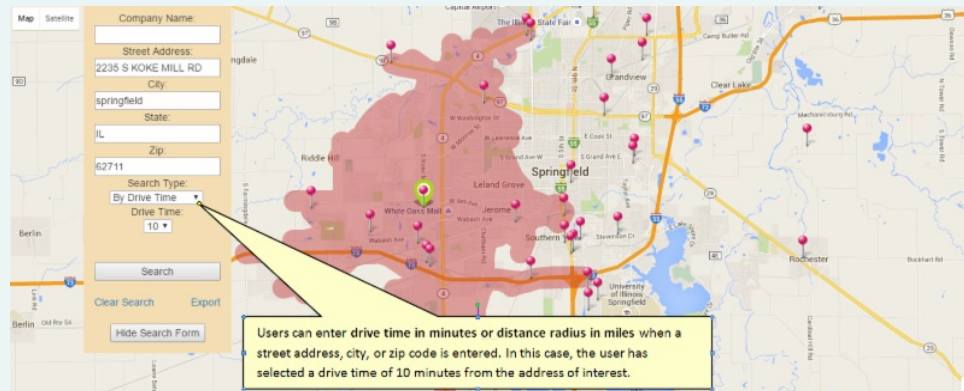
Drive Time (Minute) Searches

Application supports drive time searches of 5, 10, 15, 20, 25, 50 minutes, after entering either a complete address or zip code

Download Drive Time, Distance Facility Lists

Users can print or save excel friendly CSV lists of all facilities of any radius area or drive time search when entering either a street address or zip code.

Downloaded lists include all information reported in these samples.

10 Minute Drive Time from 2235 S Koke Mill Rd, Springfield, IL 62711

Company	Address	City	State	Zip	Phone	Time
AIRPORT MINI STORAGE	2195 J DAVID JONES PKWY	SPRINGFIELD	IL	62707	(217) 744-8333	10 mins
CAPITOL STORAGE	2225 J DAVID JONES PKWY	SPRINGFIELD	IL	62707	(217) 522-0300	10 mins
CONTROLLED STORAGE SYSTEMS	2235 S KOKE MILL RD	SPRINGFIELD	IL	62711	(217) 953-4481	1 min
WHITE OAKS MINI STORAGE	2605 OLD BACHELOR TRL	SPRINGFIELD	IL	62711	(217) 241-5345	7 mins
CONTROLLED STORAGE SYSTEMS	3012 GREAT NORTHERN	SPRINGFIELD	IL	62711	(217) 787-7707	5 mins
PARKWAY POINT MINI-STORAGE	3108 GREAT NORTHERN	SPRINGFIELD	IL	62711	(217) 546-7505	4 mins
WESTSIDE MINI STORAGE	3142 S DOUGLAS AVE	SPRINGFIELD	IL	62704	(217) 546-6986	8 mins
WHITE OAKS MINI STORAGE WEST	3500 HOLLIS DR	SPRINGFIELD	IL	62711	(217) 546-5990	3 mins
JEFFERSON WEST MINI STORAGE	4055 W JEFFERSON ST	SPRINGFIELD	IL	62707	(217) 793-5080	9 mins
U-HAUL CO	410 N BRUNS LN	SPRINGFIELD	IL	62702	(217) 546-2730	8 mins
WABASH WEST STORAGE LLC	4701 ALEX BLVD	SPRINGFIELD	IL	62711	(217) 679-2280	5 mins

3 Mile Distance (radius) from 1130 Euclid Ave, Cleveland, OH 44115

Company	Address	City	State	Zip	Phone	Distance
BEREA STORAGE FACILITY	1110 EUCLID AVE #300	CLEVELAND	OH	44115	(440) 234-5252	0.01
AREA SELF STORAGE	1148 EUCLID AVE	CLEVELAND	OH	44115	(216) 348-6292	0.02
COMPASS SELF STORAGE	1549 SUPERIOR AVE E	CLEVELAND	OH	44114	(216) 220-4104	0.36
STORAGE CONTINUITY LLC	1768 E 25TH ST	CLEVELAND	OH	44114	(216) 881-8275	0.77
GATEWAY SELF STORAGE	211 HIGH ST	CLEVELAND	OH	44115	(216) 621-0666	0.34
CLOSET N STORAGE CONCEPTS	2325 SAINT CLAIR AVE NE	CLEVELAND	OH	44114	(216) 344-3000	0.8
DOWNTOWN SELF STORAGE	2390 CENTER ST	CLEVELAND	OH	44113	(216) 241-0967	1.23
STERLING COMMERCIAL STORAGE	3600 PERKINS AVE	CLEVELAND	OH	44114	(216) 432-0460	1.21
SELF STORAGE DEPOT	3725 CROTON ST	CLEVELAND	OH	44115	(216) 426-3000	1.43
METRO MINI STORAGE	3815 CLARK AVE	CLEVELAND	OH	44109	(216) 631-6333	2.55
ALLSTAR STORAGE	5201 CARNEGIE AVE	CLEVELAND	OH	44103	(216) 391-9191	1.67
CUBESMART SELF STORAGE	5440 S MARGINAL RD	CLEVELAND	OH	44114	(216) 432-2122	2.47
SUSSEN SELF STORAGE	6000 CARNEGIE AVE	CLEVELAND	OH	44103	(216) 361-1200	1.87

Such neatly formatted and easy to download reporting is not possible with Google Maps.

New Addition: Radius Based Demographic Reporting

PAC COMM ™
Data Driven Business Solutions

8161 Main St, Clarence, Town of, New York, 14221
Rings: 1, 3, 5 mile radii

	1 mile	3 miles	5 miles
Population			
2000 Population	4,168	39,649	145,276
2010 Population	4,855	41,603	148,070
2014 Population	4,803	41,355	147,853
2000-2010 Annual Rate	1.54%	0.48%	0.19%
2010-2014 Annual Rate	-0.20%	-0.11%	-0.03%
2014 Male Population	47.80%	47.10%	47.60%
2014 Female Population	52.20%	52.90%	52.40%
2014 Median Age	45.9	47.8	45.2
Race and Ethnicity			
2014 White Alone	88.00%	88.60%	89.70%
2014 Black Alone	3.30%	2.90%	3.30%
2014 American Indian/Alaska Native Alone	0.20%	0.10%	0.20%
2014 Asian Alone	6.40%	6.40%	4.80%
2014 Pacific Islander Alone	0.10%	0.10%	0.00%
2014 Other Race	0.50%	0.40%	0.40%
2014 Two or More Races	1.50%	1.60%	1.60%
2014 Hispanic Origin (Any Race)	2.60%	2.10%	2.10%
Households			
2000 Households	1,587	15,782	57,459
2010 Households	2,092	17,611	61,121
2014 Total Households	2,099	17,737	61,753
2000-2010 Annual Rate	2.80%	1.10%	0.62%
2010-2014 Annual Rate	0.06%	0.14%	0.20%
2014 Average Household Size	2.25	2.28	2.35
Median Household Income			
2014 Median Household Income	$66,036	$74,391	$66,291
Average Household Income			
2014 Average Household Income	$87,543	$99,183	$92,306
Per Capita Income			
2014 Per Capita Income	$39,086	$42,801	$38,872
Housing			
2000 Total Housing Units	1,719	16,581	59,723
2000 Owner Occupied Housing Units	1,222	12,332	45,291
2000 Renter Occupied Housing Units	365	3,451	11,168
2000 Vacant Housing Units	132	798	2,264
2010 Total Housing Units	2,232	18,525	64,051
2010 Owner Occupied Housing Units	1,367	13,342	47,344
2010 Renter Occupied Housing Units	725	4,269	13,777
10 Vacant Housing Units	140	914	2,930
2014 Total Housing Units	2,232	18,654	64,562
2014 Owner Occupied Housing Units	1,339	13,220	47,150
2014 Renter Occupied Housing Units	761	4,517	14,603
2014 Vacant Housing Units	133	917	2,809

- 1, 3, 5 mile demographic radius reports available for any US address
- Reports produced and exported in Excel format in less than two minutes
- Demographic reports can be generated and coordinated with facility competition mapped radius areas - 1, 3, 5, miles
- Basic report is first release - larger, more complex reports forthcoming
- Unlimited reports at one flat fee, 24/7 access
- Demographic reports are discounted when purchased with mapping application or can be purchased separately

Contact us for Pricing Options

Subscribers have numerous choices of subscription duration (1, 3, 6, months, one or more years) and combinations of specific mapping and demographic data services alone or in combination:
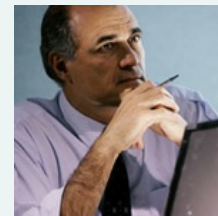
- Radius distance (1,3,5,10, 25, miles, etc.) mapping and reporting
- Drive time (5, 10, 15, 20, etc.) mapping and reporting
- Demographic reporting per basic report format for any US address
- Any of these three products alone or in combination
- Real time traffic flow mapping
- The more of the three services subscribed to, the less subscription cost per product

PAC-COMM subscribers can add features at discounted rates as they become available (including traffic flow and counts mapping and reporting currently under development to be released in later 2016).

Licensing options that range from $500 to $2,500 per year depending upon desired duration of usage and the number of optional features.

Also contact us now to reserve your Free Trial

PAC-COMM offers free two day trial periods for accessing and exploring the mapping or demographic applications. To reserve your test trial, ask additional application. pricing, or licensing questions, contact Teresa Roemer at PAC-COMM, troemer@pac-comm.biz.

To Receive Application Updates Click Here