



DEPARTMENT OF DEVELOPMENT SERVICES

FILING READINESS DETERMINATION (FRED)

Project Name:

Hobbs Station - Mixed Use Building (Lot 1)

Project Address/Location:

2537 Smith Road (Lot 1 of Hobbs Station Primary Plat)

Annexation	Yes	No
Is Annexation required?	<input type="radio"/>	<input checked="" type="radio"/>
Has a petition been filed?	<input type="radio"/>	<input checked="" type="radio"/>

Zoning Classification	
Current	PUD
Requested	PUD

Proposed Development					
Distribution (square feet)		Commercial (square feet)		Residential (units)	
Distribution		General Retail	29,991 SF	Single/Two Family	
Flex Space		Professional Office		Townhome	
Other		Restaurant		Multifamily	300
		Automotive		Senior	
		Medical		IHCDA/Affordable	
		Other (Assembly*)	18,344 SF	Other	
<i>*Residential amenities & leasing office</i>					
Other (square feet)					
GARAGE	204,947 SF				

Representation (those authorized to speak on behalf of the potential development—leave blank if not authorized)			
Type	Name	Phone	E-mail
Landowner	Isaac Bamgbose Hobbs Station MU Multifamily QOZB LLC	(608) 931-3650	ibamgbose@ncdpartners.com
Developer	Isaac Bamgbose Hobbs Station MU Multifamily QOZB LLC	(608) 931-3650	ibamgbose@ncdpartners.com
Realtor			
Attorney	Brian J. Tuohy Tuohy Bailey @ Moore LLP	(317) 638-2400	btuohy@tbmattorneys.com
Engineer	Bryan A. Sheward Kimley-Horn and Associates, Inc.	(317) 218-9560	bryan.sheward@kimley-horn.com
Architect	Alex Marsh Studio M Architecture & Planning	(574) 993-6261	amarsh@studiomarchitecture.net
Other	Wes Podell Formation Properties	(317) 250-0892	wes@formationproperties.com