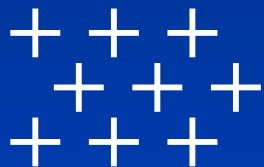




Go for Green: Sustainability and the Future of Self-Storage Development

Presented by:

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If you have questions and would like to speak to the presenter(s) at the end of this seminar, please follow them over to Alliance 305 for “Overtime With the Experts.”

This will help us clear the stage and set the room for the next presenter. Plus, you’ll have 30 minutes to converse in an open, roundtable format.

THANK YOU!

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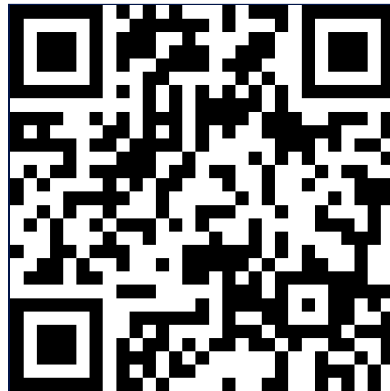


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What We'll Cover Today

01

Why build green?

Business case for sustainable self-storage

02

Technologies and Trends

Emerging eco-friendly components

03

Budget Impact

How sustainability impacts costs

04

Climate Adaptation

Predictive modeling for future-proof facilities

05

Future Innovations

Next generation sustainable technologies

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The Sustainability Imperative



Why building “green” matters now

External drivers

- Tightening regulations and energy codes
- Corporate ESG goals drive sustainability
- Consumer preference for eco-friendly businesses
- Competitive advantage with sustainability

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The Sustainability Imperative



Why building “green” matters now

Business benefits

- Lower operating costs and utility bills
- Higher property values
- Future-proof against regulations
- Enhanced brand reputation

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Eco-Friendly Building Technologies

Smart HVAC systems

- AI-powered climate control reduces energy by 40%.

Cool roof technology

- Reflective roofing lowers cooling costs.

High-performing insulation

- Advanced insulation improves efficiency.



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Beyond Solar: Innovative Renewable-Energy Solutions



Solar integration

Rooftop and carport solar offer faster ROI with improved efficiency and battery storage options for 24/7 renewable power.

Micro-wind systems

Small-scale wind turbines complement solar providing power during low-sun.

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Beyond Solar: Innovative Renewable-Energy Solutions



Energy storage

Advanced battery systems excess energy for peak-demand periods, maximizing cost savings and grid.

EV charging stations

IEV charging infrastructures attracts eco-conscious tenants and creates additional revenue streams.

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Financial Impact of Green Building

Initial investment vs. long-term returns:

- 3% -8% upfront cost
- 20%-40% annual savings
- 5-year payback

Key cost considerations include:

- Premium materials and systems
- Specialized design and engineering services
- Green building certifications (LEED, Energy Star)
- Advanced monitoring and control systems

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Financial Impact of Green Building

Long-term savings come from:

- Lower utility and maintenance
- Tax incentives and utility rebates
- Higher occupancy rates and premium pricing
- *Lower insurance premiums in some markets*

25%

Average Energy-Cost Reduction

Typical savings for green self-storage facilities

15%

Property-Value Increase

Premium commanded by certified green buildings

\$2.5M

Available Incentives

Federal and state programs for sustainable construction

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Climate-Adaptive Design: Building for Tomorrow's Weather

Predictive modeling for resilient facilities



Data analysis:

Analyze 30+ years
of climate data.



Risk assessment:

Identify vulnerabilities:
floods, heat, wind, fire, etc.



Adaptive design:

Use resilient materials
and climate features.



Future-proofing:

Build flexibility
for long-term continuity.

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Next-Generation Innovations

Reshaping sustainable construction



6G Connectivity

Real-time optimization and IoT integration



3D-Printed Construction

60% waste reduction, faster build times



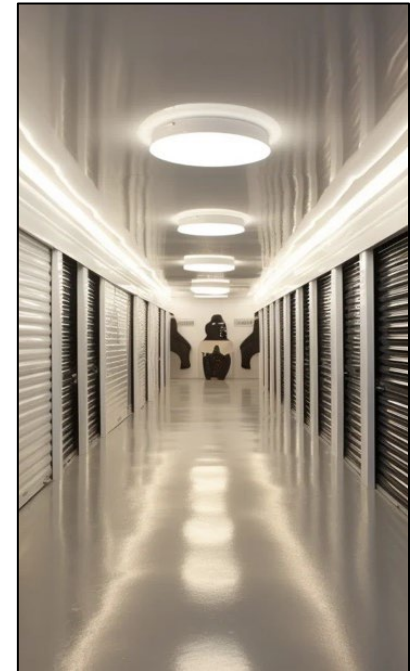
Nanotechnology Materials

Revolutionary materials improve durability



Next-Gen LED Systems

90% energy savings, 100,000+ hour lifespan



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3D-Printed Concrete Walls



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Implementing Green Strategies



Conduct a sustainability audit. Evaluate practices, identify opportunities.



Assemble your green team. Partner with sustainable construction experts.



Set clear goals and metrics. Define clear energy, water, waste targets, etc.



Explore incentives. Research tax credits and rebates.



Consider certification. Pursue green certifications.



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Building a Greener, More Profitable Future

*"Sustainable self-storage isn't just good for the planet,
it's essential for long-term business success in an
evolving regulatory and market landscape."*



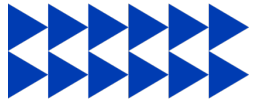
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Key Takeaways

- Strong ROI through reduced costs
- Multiple technologies beyond solar support eco-friendly development.
- Climate-adaptive design protects against future environmental risks.
- Start now to stay ahead of regulations and market demands.



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Your Next Steps

- Evaluate your development pipeline for green opportunities.
- Connect with sustainable design professionals.
- Research available incentives in your markets.
- Begin integrating eco-friendly practices today.

Thank you for joining us! Questions and discussion welcome.

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Contact the Presenter



**SUBMIT
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