

DFW VII - Garland Texas Data Center

1717 LOOKOUT DRIVE | GARLAND, TX 75044

Available August 2019

HIGHLIGHTS:

Located in this optimum metro-Dallas location, Stream's DFW VII - Garland facility provides a secure location, highly resilient infrastructure, robust connectivity options and a concierge approach to customer service.

- Robust fiber connectivity with diverse telco entrances
- Outside FEMA 500-year flood plain
- Texas' data center tax exemption program continues to propel the Lone Star State to be one the country's leading destinations for data center development. Read more about the Texas tax abatements.
- Reliable and beneficial power infrastructure
- 138,132 SF purpose-built, structurally enhanced data center, expandable with option to add a second building



UTILITY POWER BENEFITS:

CAPACITY

- New substation, built to accommodate both Stream's requirements and area growth.
- Stream has dual 40 MW feeds of redundant capacity reserved day one (Oncor has installed two 47.5 MVA transformers of which Stream has 40 MW reserved from each.)
- Commitment is expandable to support on-site expansion.

PROXIMITY

- The substation is adjacent to the data center property, with on-site direct underground feeds from each transformer. This eliminates off-site risks and multiple potential points of failure.
- Each feeder is 100% dedicated to Stream's facility, not shared with other energy customers.

PRICING

- Transmission-based pricing, built on a unique tariff that provides a savings of approximately \$0.005 per kWh, or approximately 35% savings on the transmission and distribution rate.
- Deregulated energy pricing, from competitive retailers, offers lower-cost pricing, structures and terms compared to regulated municipal and co-op providers.

OPTIONS FOR RENEWABLE ENERGY

- Options for 100% renewable energy.
- Available long-term power purchase agreements from wind and solar generators.

SUBSTATION SERVICED BY ONCOR

- The substation will be managed by Oncor, with their depth and expertise as a leading national service provider, with no additional cost to the customer.

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BUILDING / SITE

- Free-standing, data center designed to Tier III standards
- on a 22.66 acre site
- 138,132 SF purpose-built, structurally enhanced data center,
- expandable with option to add a second building
- 75,000 SF raised-floor space
- 135 mph wind-rated building and equipment yard

POWER

- Designed to support 15 MW of 2N critical load, with dual 40 MW utility reservations
- Utility reservation is expandable to support increased critical load requirements of 30+ MW
- Top-performing electric reliability in a nationally competitive energy market
- On-site fuel storage supports 28 hours of backup
- Ability to support high density environments
- Power distribution via overhead busway or remote power panels (RPPs)

COOLING

- 36" raised-floor, built on a depressed slab
- High efficiency air-cooled chillers with air-side economization
- N+1 topology allowing for concurrent maintainability
- Remotely placed temperature and humidity sensors provide real time feedback to cooling system
- Bi-directional chilled water loop with concurrently maintainable valve configuration
- Chilled water available for in row and in rack cooling solutions

CERTIFICATIONS AND COMPLIANCE

- ISO/IEC 27001, PCI DSS, SSAE 18 (SOC 1 Type II), Type 2 AT 101/SOC 2

SECURITY

- 100 ft. setbacks from property line to data halls
- Secured perimeter center for manned entrances
- Security staffing in place 24/7 year-round
- Interior and exterior video surveillance and access control data retained for a minimum of 90 days
- Dual authentication entry into building and data halls; biometric and color-coded key card security for rigid access control
- Cabinet and cage security options include individual locks and biometric scanner

TAKING SECURITY TO THE NEXT LEVEL

Stream employs SecuritasVision a powerful smart phone and tablet-based platform that helps to ensure the integrity of each shift and improve the flow of information. With dynamic and immediate reporting, Stream stays up to date with the security of your business.

CONNECTIVITY

Stream Network and Cloud Consulting Services optimize network design for low-latency applications, adaptable bandwidth requirements and public cloud optimization.

Carriers:

- ATT
- CenturyLink
- Charter Spectrum
- FiberLight
- Frontier Communications
- Innercit Fibernet
- Logix Fiber Networks
- Verizon/XO Communications
- Zayo