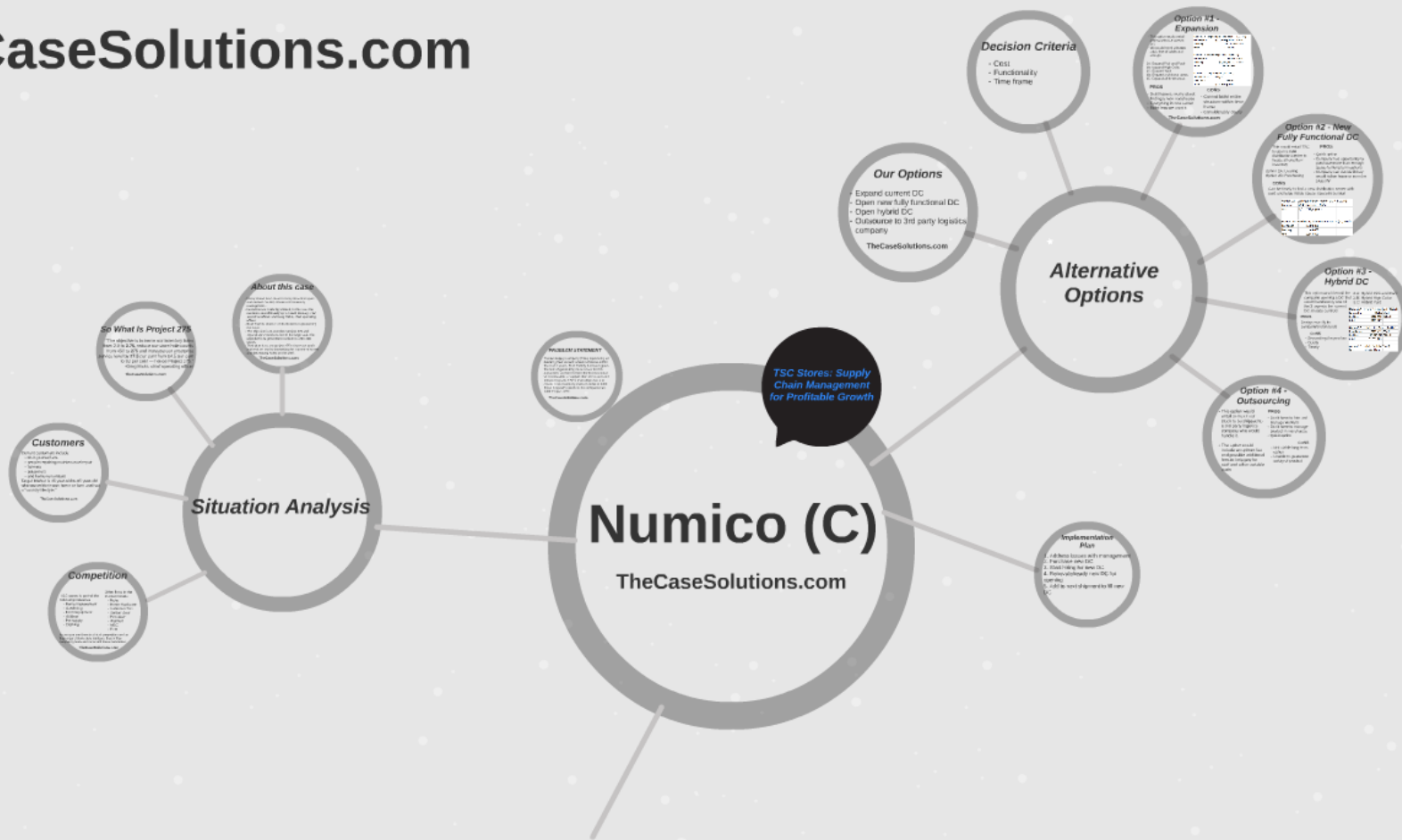


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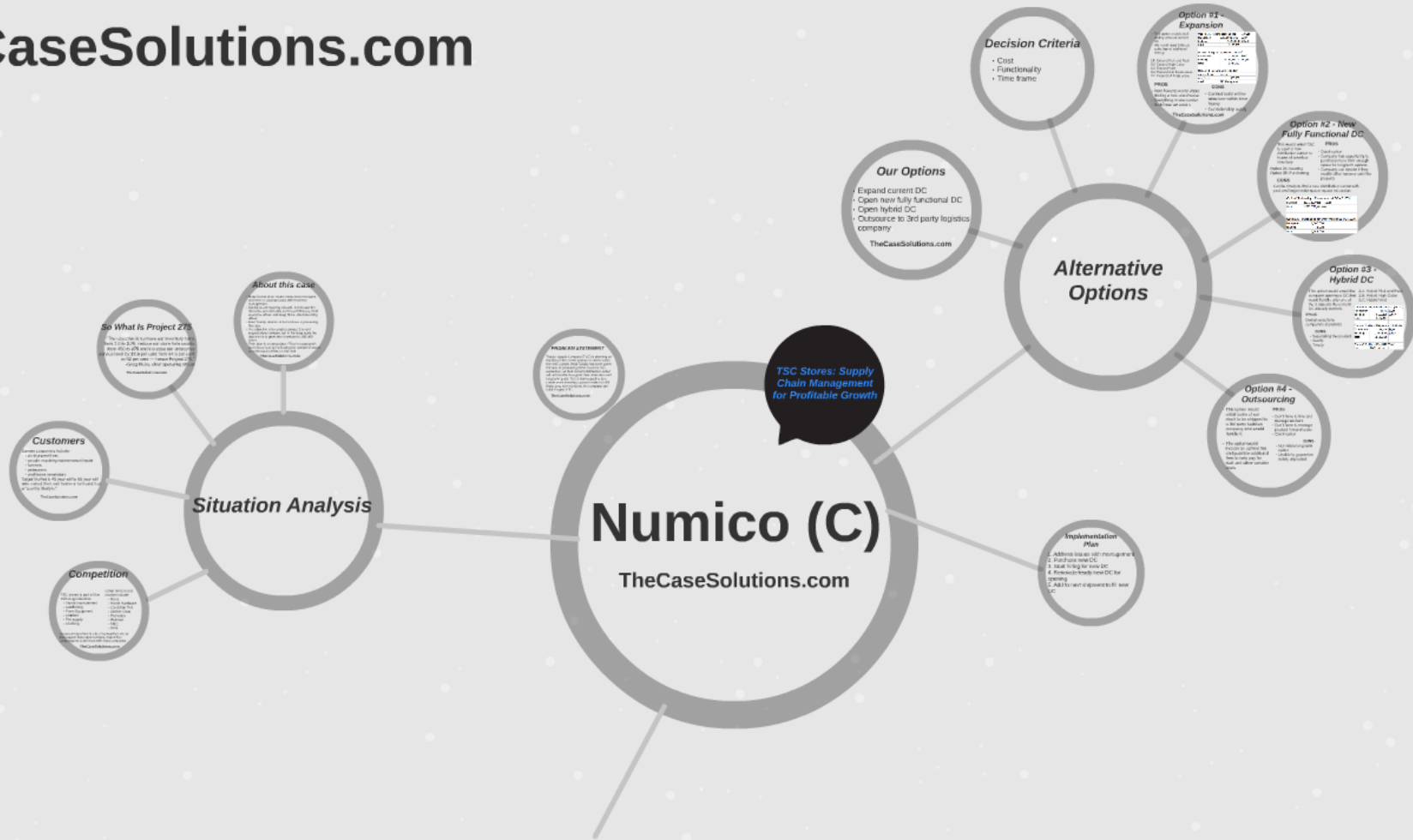
1505 Silver Road **\$1,800,000 CAD**
 100,000 sq. ft. Warehouse

#C4389 (P1505) - 07/14/14	
Year	2014
Area	100,000 sq. ft.
Price	\$1,800,000 CAD
Price per sq. ft.	\$18.00
Price per sq. ft. (US)	\$21.60
Price per sq. ft. (€)	€16.20
Price per sq. ft. (GBP)	£12.15
Price per sq. ft. (JPY)	¥1,620.00
Price per sq. ft. (AUD)	A\$27.00
Price per sq. ft. (NZD)	NZ\$27.00
Price per sq. ft. (HKD)	HK\$162.00
Price per sq. ft. (SGD)	S\$16.20
Price per sq. ft. (KWD)	KWD 6.12
Price per sq. ft. (BHD)	BHD 4.86
Price per sq. ft. (INR)	₹1,62,000.00
Price per sq. ft. (RUB)	₹1,620,000.00
Price per sq. ft. (CNY)	¥1,620,000.00
Price per sq. ft. (USD)	\$21.60
Price per sq. ft. (EUR)	€16.20
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SOURCES

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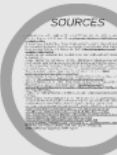
Thank you
 for any questions!



Road \$1,800,000 CAD

To Go:

PROJ#	2010-01-01	2010-01-01	2010-01-01
PROJ#	2010-01-01	2010-01-01	2010-01-01
PROJ#	2010-01-01	2010-01-01	2010-01-01
PROJ#	2010-01-01	2010-01-01	2010-01-01



Thank you for any questions!

PROBLEM STATEMENT

Tractor Supply Company (TSC) is planning on doubling their current amount of stores within the next 3 years. Brad Twiddy has been given the task of generating more space for this expansion, as their current distribution center will not be able to support their short-term and long-term goals. TSC's main objective is to create more inventory space in order to fulfill these long-term needs so the company can fulfill "Project 275".

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About this case

- Many Stores does means many store managers and owners causing issues with inventory management.
- Decisions are made by a board, in this case the decisions are ultimately up to David Roussy, chief executive officer, and Greg Hicks, chief operating officer.
- Brad Twiddy, director of distributions is presenting the case.
- The objective is to complete project 275 and expand store numbers, but In the large scale the objective is to grow store numbers to 200-300 stores
- Their plan is to use project 275 to increase profit and reduce loss by increasing the number of stores and decreasing holes on the shelf.

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So What Is Project 275

"The objective is to move our inventory turns from 2.0 to **2.75**, reduce our store hole counts from 450 to **275** and increase our enterprise service level by **27.5** per cent from 64.5 per cent to 92 per cent — hence Project 275."

-Greg Hicks, chief operating officer

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Customers

Current customers include:

- do-it-yourself-ers
- people requiring maintenance/repair
- farmers
- petowners
- and home renovators

Target Market is 45 year-old to 65 year-old who owned their own home or farm and had a “country lifestyle.”

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Competition

TSC stores is part of the following industries

- Home improvement
- Gardening
- Farm Equipment
- Outdoor
- Pet supply
- Clothing

Other firms in the market include

- Rona
- Home Hardware
- Canadian Tire
- Gerber Gear
- Pet value
- Walmart
- MEC
- Kent

As you can see there is a lot of competition and as they expand there store numbers, they will be competing more and more with these companies

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Our Options

- Expand current DC
- Open new fully functional DC
- Open hybrid DC
- Outsource to 3rd party logistics company

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Option #1 - Expansion

- This option would entail adding onto our current DC
- We would need 249,000 cubic feet of additional storage

- 1A: Expand Pick and Pack
- 1B: Expand High Cube
- 1C: Expand Yard
- 1D: Expand 2 of these areas
- 1E: Expand all three areas

PROS

- Dont have to worry about finding a new warehouse
- Everything in one center
- Build how we want it

CONS

- Cannot build entire structure within time frame
- Considerably costly

Option 1.A - expand pick and pack (2373sf)		
foundation	\$21,000 approx	\$9/sf
building	142,380.00	\$60/sf
total	\$163,380	
Option 1.B expand high cube (19,491sf)		
foundation	\$175,491	\$9/sf
building	\$1,169,460.00	\$60/sf
total	\$1,344,951	
Option 1.C - expand yard (20,333sf)		
remove fence	wages	
new fence	\$25,000	
total	\$25,100 approx	

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