



Cimbria Consulting

Making Companies Better...

**AGRICULTURE
RENEWABLE ENERGY
WATER**



Engiso Engineered Solutions

ENGISO is a Danish-American team of engineers and industrial specialists providing neodyme magnet solutions for the wind, maritime, defense, telecommunications, and oil and gas sectors.

Cimbria's creative team worked with the ENGISO team to create a series of product information pamphlets to help promote and bring awareness to their distinctive solutions



ENGISO
ENGINEERED SOLUTIONS

Problem Solving for Extreme Environments

**V-MAG®
TBR 1500W**
multipurpose neodymium magnet



MAGNETIC BRACKET SYSTEM

Semi permanent, non-penetrating, non-destructive, magnetic mechanical interphase bracket system to be integrated between a ferrous steel surface and a product to be installed fast and efficient without having to weld.

WIND TELECOM MARINE OIL & GAS DEFENSE

Engiso offers many types of solutions that are easily and readily deployed into a current business, system or process.

ENGISO EUROPE
Esbjerg, Denmark
(+45) 7023 0075
info@engiso.com

ENGISO NORTH AMERICA
Mukwonago, Wisconsin, USA
(+1) 414 331 1345
americas@engiso.com

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emea@engiso.com

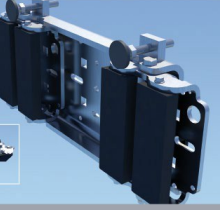
ENGISO APAC
Changping District,
Beijing, China
apac@engiso.com

WWW.ENGISO.COM

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**V-MAG®
TBR 3000**
multipurpose neodymium magnet



MAGNETIC BRACKET SYSTEM

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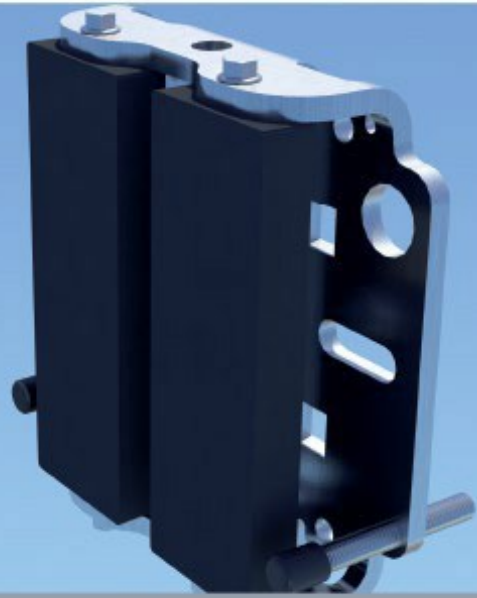
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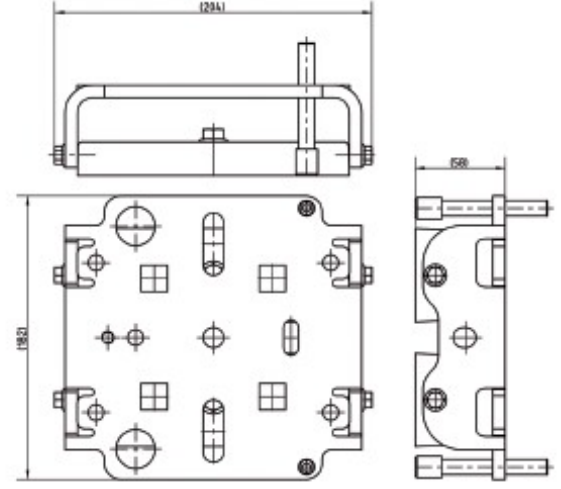
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ENGISO
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V-MAG® TBR 1500

Mounting Surface:	Steel / Ferrous
Thickness (Min.):	1/4" (6 mm)
Flat:	Yes
Convex - Max:	D > 5 feet
Concave - Max:	D > 5 feet
Paint thickness - Max:	11 mils (300 µm)

With steel thickness below 1/4" (6 mm) the MAX Load Capacity is reduced, please contact ENGISO®.

With paint thickness greater than 11 mils (300 µm) the Max Load Capacity is reduced, please contact ENGISO®.

Technical Data TBR 1500

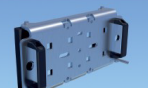
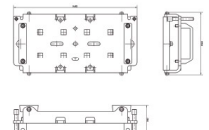
Temperature:	- 40°F (-40°C) to + 122°F (+50°C)	
Humidity:	10% to 100% relative humidity according to IEC 60721 3K6	
Warnings / Hazards:	Pinch, Crush & Pacemaker on / In, Product, Packaging & Manuals	
Logo:	ENGISO® Engineered Solutions, V-MAG®	

Size:	Capacity:	Hardware:
L: 8.0" (204 mm)	X: 220 Lbs. (100 kg.) Max. Horizontal Load	4 ea. M6 x .8" - SS
H: 7.2" (182 mm)	Y: 220 Lbs. (100 kg.) Max. Vertical Load	2 ea. M8 x .6" - SS
W: 2.3" (58 mm)	Z: 1500 Lbs. (680 kg.) Max. Perpendicular Load	1 ea. M10 Levelling Feet

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ENGISO
ENGINEERED SOLUTIONS

V-MAG® TBR 1500W

Mounting Surface:	Steel / Ferrous
Thickness (Min.):	1/4" (6 mm)
Flat:	Yes
Convex - Max:	D > 5 feet
Concave - Max:	D > 5 feet
Paint thickness - Max:	11 mils (300 µm)

With steel thickness below 1/4" (6 mm) the MAX Load Capacity is reduced, please contact ENGISO®.

With paint thickness greater than 11 mils (300 µm) the Max Load Capacity is reduced, please contact ENGISO®.

Technical Data TBR 1500W


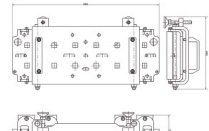
Temperature:	- 40°F (-40°C) to + 122°F (+50°C)	
Humidity:	10% to 100% relative humidity according to IEC 60721 3K6	
Warnings / Hazards:	Pinch, Crush & Pacemaker on / In, Product, Packaging & Manuals	
Logo:	ENGISO® Engineered Solutions, V-MAG®	

Size:	Capacity:	Hardware:
L: 8.0" (204 mm)	X: 220 Lbs. (100 kg.) Max. Horizontal Load	4 ea. M6 x .8" - SS
W: 15.7" (400 mm)	Y: 220 Lbs. (100 kg.) Max. Vertical Load	2 ea. M8 x .6" - SS
H: 3.8" (96 mm)	Z: 1500 Lbs. (680 kg.) Max. Perpendicular Load	2 ea. M12 Levelling Feet

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ENGISO
ENGINEERED SOLUTIONS

V-MAG® TBR 3000

Mounting Surface:	Steel / Ferrous
Thickness (Min.):	1/4" (6 mm)
Flat:	Yes
Convex - Max:	D > 8 feet
Concave - Max:	D > 8 feet
Paint thickness - Max:	11 mils (300 µm)

With steel thickness below 1/4" (6 mm) the MAX Load Capacity is reduced, please contact ENGISO®.

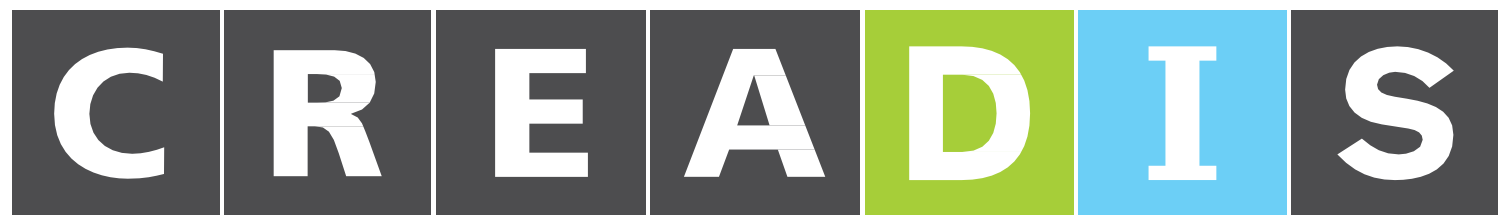
With paint thickness greater than 11 mils (300 µm) the Max Load Capacity is reduced, please contact ENGISO®.

Technical Data TBR 3000

Temperature:	- 40°F (-40°C) to + 122°F (+50°C)	
Humidity:	10% to 100% relative humidity according to IEC 60721 3K6	
Warnings / Hazards:	Pinch, Crush & Pacemaker on / In, Product, Packaging & Manuals	
Logo:	ENGISO® Engineered Solutions, V-MAG®	

Size:	Capacity:	Hardware:
L: 16.4" (416 mm)	X: 440 Lbs. (200 kg.) Max. Horizontal Load	4 ea. M6 x .8" - SS
W: 20.9" (532 mm)	Y: 440 Lbs. (200 kg.) Max. Vertical Load	4 ea. M8 x .6" - SS
H: 4.4" (111 mm)	Z: 3000 Lbs. (1360 kg.) Max. Perpendicular Load	2 ea. M10 Levelling Feet

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CREADIS Innovative Engineering

CREADIS uses business insights and passion for technology to give their customers a competitive edge. Since our foundation in 1997, they have been driven by a desire to find new and better solutions to technical challenges – and to share their experiences and business innovation with customers across a wide variety of industries.

The Cimbria creative team designed a corporate flipbook and an e-newsletter template as well as a sequence of service sell sheets to assist in bring about awareness to their services and solutions.



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- 5. Mission + Vision
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3 ABOUT US

CREADIS Inc. converts engineering expertise into commercial solutions in the onshore and offshore wind energy sectors. We offer highly specialized engineering consulting services to help our clients design, build, improve, and manage complex systems and projects.


CREADIS possesses a full spectrum of engineering capabilities and operates across a broad variety of industries with a core competency in onshore and offshore wind energy. As a direct result of our high professional standards, our global clients have routinely saved money, expanded their strategic advantages, reduced safety risks, and strengthened their innovation portfolios.

CREADIS consists of seasoned professionals including automation, electrical, hardware, industrial, mechanical, and software engineers driven to solve intricate challenges through leading-edge technical solutions. We operate in key commercial centers throughout the United States and Europe, and can swiftly activate our employee network of over 450 international engineers and consultants to scale your organization with high predictability.





4 WIND ENERGY EXPERTISE


Our onshore and offshore wind energy expertise includes:




20+ years of global experience



3 million + hours of consulting




1,500+ delivered projects




5 MISSION VISION STATEMENT

Our mission: to embolden engineering innovation that enhances profitable growth, strengthens competitive advantage, and scales new business pathways.


Our vision: to enrich the engineering design that structures the core of digital, industrial, and renewable markets.



Cost-Savings





Performance



Specialization



Turnkey Solutions

6 OUR APPROACH CORE VALUES

Our Approach:

- We uphold an exceptionally strong sense of accountability to our clients. We think and act like owners for every engagement and make sure powerful, measurable results underpin our performance.
- We act with speed and precision to solve our clients' engineering challenges in order to rapidly scale their commercial solutions.
- We utilize cross-disciplinary expertise to develop integrated engineering solutions – building upon our experience in product development, production equipment fabrication, business management and consultancy services to construct a wide range of possible solutions for a given challenge.
- We design different collaboration models to adapt to the specific needs of our clients - ranging from our engineers working at clients' offices to delivering turn-key solutions independently.

Core Values:



OPENNESS



COMMUNITY



ENTHUSIASM



PROFESSIONALISM




FLEXIBILITY



7 ONSHORE WIND ENERGY

CREADIS Inc. converts engineering expertise into onshore wind commercial solutions. We offer highly specialized consulting services for developers, suppliers, contractors, financiers, and regulators in North American onshore wind energy.

CREADIS provides engineering technical due-diligence, reverse engineering, root cause analysis, load and control modeling programs that improve projects and machines through data and technology. As a direct result of our high professional standards, our onshore wind energy clients have routinely cut costs, expanded their strategic advantages, improved their service planning, reduced safety risks, and strengthened their innovation portfolios.



CREADIS

10 OFFSHORE WIND ENERGY

SERVICES OFFERED:

Engineering services

- reduce costs on components and systems
- develop a new wind turbine platform or verify existing design
- complete structural design and analysis
- execute test campaigns
- build customized test equipment such as lifting, material, and handling devices
- transfer code, standards, and guidelines for American regulations
- accumulate precision production documentation and master data
- optimize control software and control strategies
- introduce software for wind farm monitoring and SCADA systems
- integrate power conversion systems
- utilize component and system-specific specialist knowledge

Supply chain evaluation


- evaluate visibility and consistency of data management
- analyze parts availability, impact sourcing, and procurement
- ensure performance, efficiency, and control of technology
- forecast estimated capital expenditure of project and/or tech solutions
- verify grid interconnection and market appetite

Workforce safety and education

- define health and safety management systems and improvement cycle
- monitor and audit safety operations
- establish training and education workshops

Project management

- support the end-to-end design, fabrication, installation, interconnection, operations, permitting, and maintenance of offshore wind projects, farms, and technological solutions



CREADIS

12 WIND TURBINE EXPERTISE

Auxiliary Equipment:

- Assembly rigs
- Logistics set up
- Port handling: lifting & loading equipment
- Transport equipment

Foundation:

- Jackets
- Floating foundation
- Monopiles

Blades:

- Cost out redesign & implementation
- Production equipment
- Production methods

Electrical Systems:

- Controller PCB & software
- Control system
- Converter software
- Converter systems
- Electrical system design
- Power systems
- Transformer / switch gear
- Safety systems

Loads & Controls:

- Control algorithms
- Load calculations & definitions
- Load reduction & strategies

Nacelle:


- Cooling & lubrication
- Drive train
- FEM
- Machine frame
- Nacelle components
- Yaw systems

Hub:

- FEM
- Hydraulics
- Pitch control
- Power transfer

Towers:

- Cabling
- FEM
- Internals
- Tower design



CREADIS

13 MULTIDISCIPLINARY INDUSTRY EXPERTISE

Multidisciplinary industry expertise

CREADIS Inc. has the proven ability to use cross-industrial knowledge to boost engineering development.







CREADIS

15 EXECUTIVE BIOGRAPHIES

TORBEN SCHELLER
Vice President & COO

Torben Scheller is Vice President and COO of CREADIS, Inc. where he directs the activities of senior-level management and oversees accountability for the firm's quality of work in the United States. Over the course of his extensive international career, Mr. Hess has worked on a wide variety of engineering projects in both developed and emerging countries in the defense and metal industry, water sector, and onshore and offshore wind energy.

Since 2007, he has served as Chairman of the Board of DIS (*Dansk IngeniørService A/S*), the parent company of CREADIS Inc., and one of the leading engineering consultancies in Denmark with more than 350 dedicated employees located throughout Europe and North America. He is also an investor and founder of several successful companies in Denmark including MH Investment & Trading ApS, Mogens Hess ApS, and Water Connexion A/S.



CREADIS

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Vice President & COO
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General Inquires
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mail.us@creadis.com

CREADIS Chicago (Headquarters)
John Hancock Center - 875 N. Michigan Ave - Suite 3950
Chicago, IL 60611

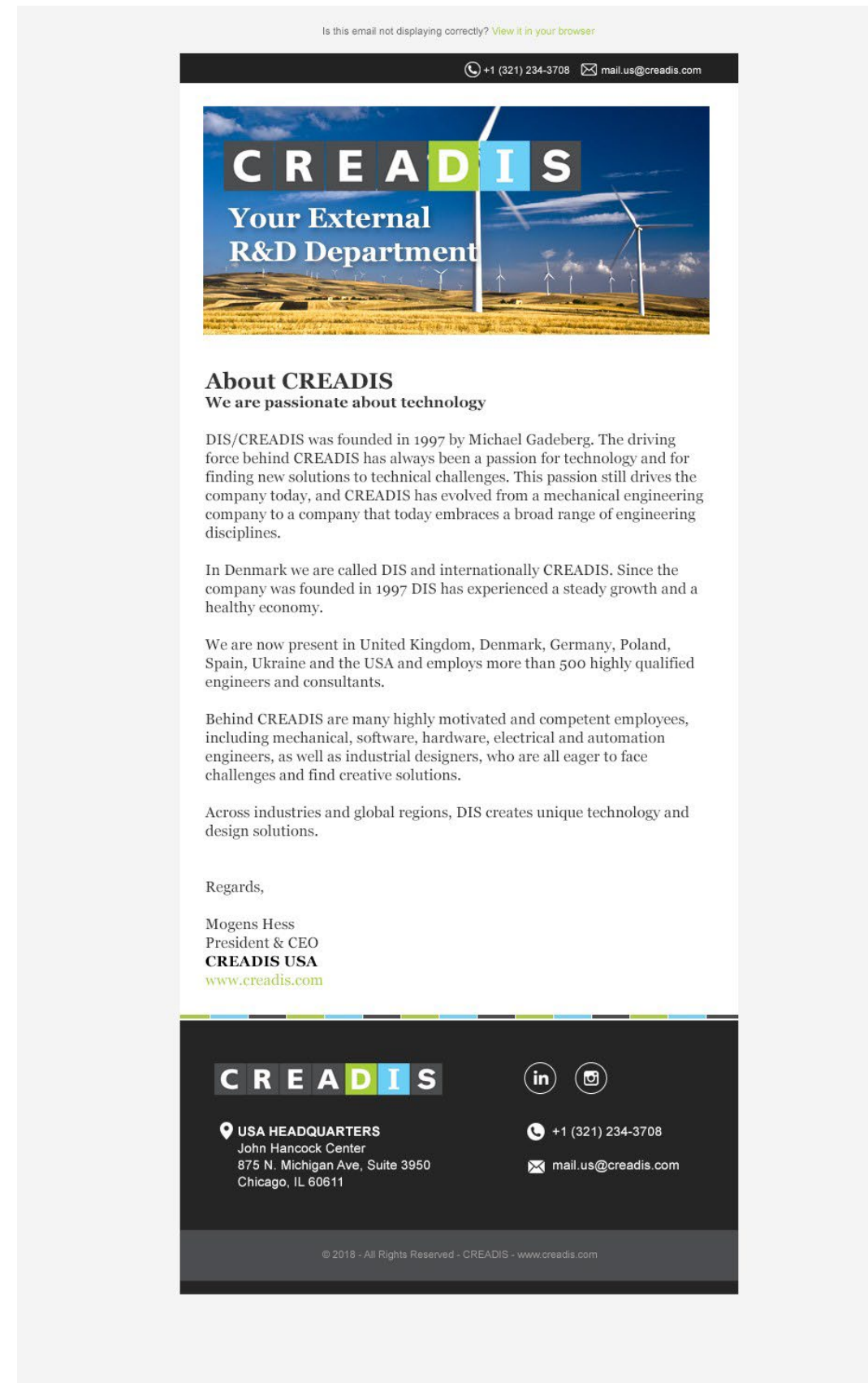
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3630 Peachtree Rd NE - Suite 920
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CREADIS Houston
1155 Dairy Ashford - Suite 400
Houston, TX 77079

CREADIS Orlando
3505 Lake Lynda Drive, Suite 200
Orlando, Florida, 32817

CREADIS

wwwcreadis.com





YOUR EXTERNAL R&D DEPARTMENT

Award-winning consultancy that converts engineering expertise into commercial solutions for clients that need to design, build, and improve complex projects

500+ highly qualified engineers across 17 departments in Denmark, Germany, Poland, Spain and the United States

1,500+ projects and offered 3 million+ hours to some of the world's foremost industrial innovators

Expertise

- Mechanical
- Software
- Electrical & Automation
- Project Management
- Hardware
- Business Solutions
- Operations & Maintenance
- Production Equipment

Value Proposition

- Customer Responsiveness
- Customized Production
- Timely Completion
- Creative Technical Approaches
- Agile Engineering

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WE ENGINEER YOUR IDEAS

MECHANICS

- Multibody Dynamic Simulation
- Structural Analysis
- Component Design
- FEM & FEA Calculations
- Custom-Built Machinery / Robotics
- Prototype Building / Test Equipment
- User Testing / Validation (CE, UL, etc)

AUTOMATION & ELECTRICAL

- Machine/Sys. Safety Verification
- Design, Dimensioning & Testing
- Third-Party System Commissioning
- Control System Design & Update
- PLC / HMI / SCADA Design
- Production Set-up & Optimization

HARDWARE & SOFTWARE

- Functional Testing & Validation
- High Power Electronic Design
- EMC Design & Testing
- DSP Development & PCB Design
- High Speed Digital Design
- Embedded Software
- App Design

SYSTEM INTEGRATION

EPC PROJECT MANAGEMENT

SOURCING & SUPPLIER MANAGEMENT

3rd PARTY DESIGN REVIEW / VALIDATION

MASTER DATA & DOCUMENTATION MANAGEMENT

DISCOVER PROJECT HOTEL

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YOUR ASSET MANAGEMENT PARTNER

"We know your asset" By combining our unique design record with real operational experience we reduce operational cost, increase output and remove technical pains.

Within wind energy we have 20+ years of experience and 1,500+ successfully delivered projects.

Value Proposition

- Increased Output
- Cost Cutting
- Reduced Safety Risk

Collaboration Model

- Engineering Resource
- Global Team
- Solution Projects

Track Record

- Eliminated 6 month service interval
- Increased lifetime of fan bearing
- Multi-brand maintenance documentation
- Maintenance Optimisation
- Solutions & Retrofits
- Technical Documentation

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CREADIS is a global engineering consultancy providing technical, operational, and supply chain due-diligence and value-add services for corporate venture capital funds.

VALUE PROPOSITION

- Minimize Investment Risks
- Optimize Portfolio Management
- Customize Global & Local Support
- Value-add Partnership

Pre-Investment: Due-Diligence Services

- 3rd Party Technical Assessment
- Operational Synergies Analysis
- Regulatory & Supply Chain Evaluation
- Documentation Review
- "Whitespace Mapping" - Future Markets/Customers
- Technology assessment

Post-Close: Value-Add Services

- Corporate & Innovation Growth Strategies
- Product Development & Efficiency Improvements
- Cost-Reduction Processes
- CO₂ Footprint Consulting
- AI/ML/IoT Strategy & Implementation

By combining our unique engineering record and business operational experience, we help corporate venture funds de-risk opportunities throughout the investment lifecycle by conducting dynamic due-diligence prior to investment and value-add consulting to help secure positive business success.

With over 20+ years of experience in global engineering innovation and 1,500+ successfully delivered projects, we know how to evaluate groundbreaking technologies and strategies while also proposing new solutions to ensure growth for investors and emerging companies.

Contact Us info@creadis.com

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WIND ENERGY CONSULTANCY SERVICES TO CAPITAL PROJECTS

Value Proposition

- Optimized Safety Performance
- Efficient CAPEX Project Execution
- Minimized Business Risks

CAPEX Project Capabilities

- Project and Programme Management, Planning, Cost Control and Support
- Multidisciplinary Engineering (Mechanical, Structural, E&I, QHSE)
- Harbour & Offshore Logistics
- Construction Management and Supervision
- Fabrication and Site Acceptance Tests (FAT/SAT)
- Company Representatives
- QHSE Support
- Contract and Claim Management

Owners Engineer Solution

- Support to international clients in the development, constructions and commissioning phases
- Specialist's guidance and technical advisory. From management of risks and construction monitoring, to contract strategies and schedule support
- Technical and operational due diligence

Late Life Services

- Decommissioning technologies and R&D services delivering end-of-life strategies and life-time extensions



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CREADIS is a leading international renewable engineering provider transforming innovative engineering and solutions into tomorrow's sustainable energy demands.

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DIGS Associates

DIGS aims to maximize drainage water management investments by offering objective advice, innovative solutions, and continuing service. They partner with industry experts, oversee sophisticated land improvement projects, and serve as a long-term partner for our client's land and water management.

Cimbria's creative team revitalized DIGS corporate brand by developing a new; logo, website, corporate flipbook and e-newsletter template as well as an infographic that illustrates their services and solutions.

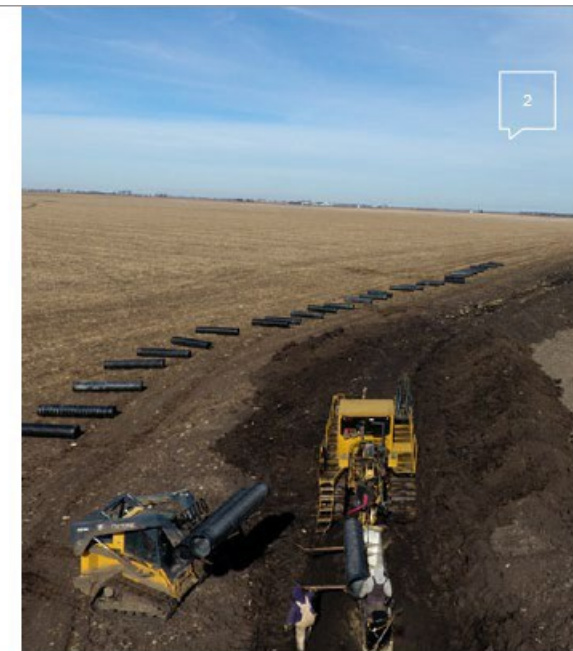
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About Us

DIGS Associates is a seasoned team of specialized experts and management consultants offering a groundbreaking approach to drainage water management. Our team implements the most equitable, efficient, and sustainable solutions that help increase your profitability and stewardship. We empower you to grow stronger by making informed decisions through innovative solutions rooted in integrity.



Who We Are

What We Do

We are experienced professionals and water industry insiders maximizing client investment by offering objective advice and solutions. Our mission is to help consult, engineer, facilitate, and manage our clients land improvement needs. We aim to provide equitable solutions to our clients while streamlining the process and serving as a long term partner. We inform and simplify their decision-making process.



Why We Do It

We are pioneers in our industry that provide unbiased and honest solutions. Efficiently, equitably, and judiciously overcoming all our clients' water management needs is our personal measure of success. We established our business as a resolution to the fragments in the traditional approach that led to substandard and unsubstantiated results.

How We Do It

We provide our clients with the most effectual advice by guiding them with expert knowledge accrued through years of industry experience. We provide efficient designs, accurate data, unmatched attention to detail and information to make educated decisions for an unprecedented level of drainage efficiency.

www.digsassociates.com

Our Values



Professionalism



Integrity



Stewardship



Responsiveness



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Our Solutions

DIGS' consultancy team provides comprehensive solutions for all stages of the project while keeping costs manageable.

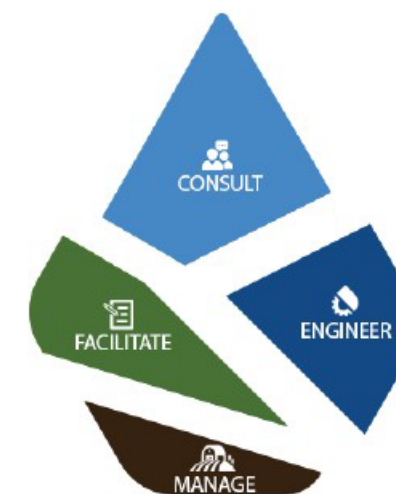
DIGS has the appropriate technology, software and equipment to vigorously collect and share data with industry leaders, ensuring on-site performance. We offer a unique watershed approach and optional bid process that is unmatched in the sector. Our surface and subsurface capital improvements combined with standard operating procedures ensure client success.

In order to effectively engineer your drainage design, we have the knowledge and resources necessary to:

Consult Engineer Facilitate Manage



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Land improvement needs for the lifetime of your farm services include:

- 1 Full scale watershed assessment and determination
- 2 Identification of possible participants for cost-share
- 3 Deliver all necessary data & information for sound and informed decision making
- 4 Review crop production and identify correlations with other data layers
- 5 Develop topographic maps with our patent pending software and/or on site surveys
- 6 Develop ROI for projects and potential investments
- 7 Create soil classification review through soil maps
- 8 Field analysis and prioritization of subsurface water management, surface water management, or a combination through projected return on investment and payback.
- 9 Comparisons of fields to maximize yield, manage risk and determine the timeline of the yield



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Management Team

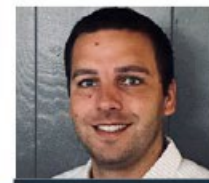
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Tyler Walker, P.E.
Director of Engineering Services



Landon Getz
Director of Internal Operations



Travis Drury
Operations Manager



Kevin Wiseman
Fabrication and Hydraulic Technician



Ryan Green
Senior Portfolio Manager

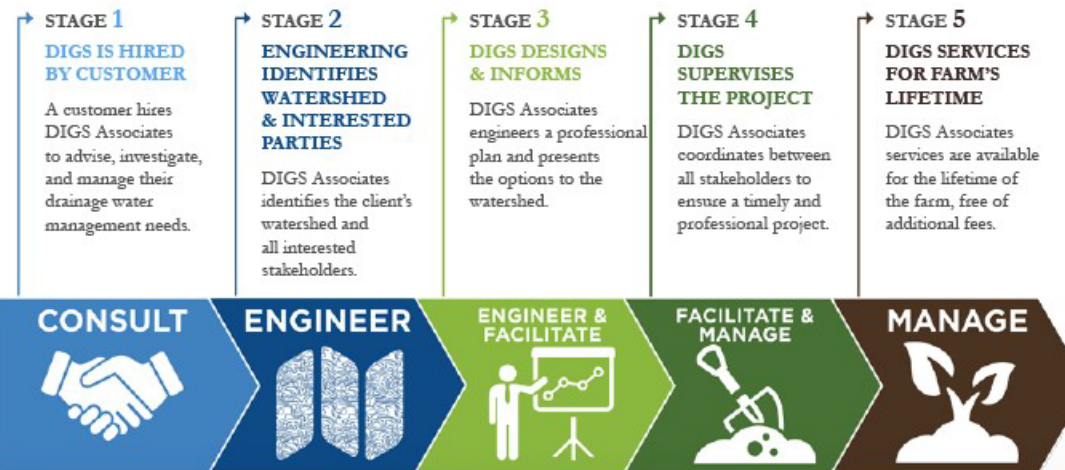


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The Customer Experience



12



Farm Managers

DIGS Associates will help facilitate your drainage water management projects providing cost savings, peace of mind, and the freedom to focus on other aspects of your farms profitability.



Customers

14



Individual landowners and operators

DIGS Associates is a trusted third party partner that will provide you with accurate information, so you can make quality decisions for your farm.



Investors

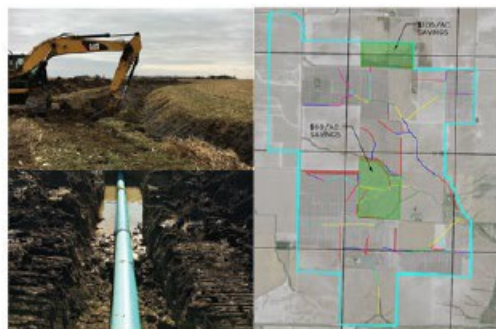
DIGS Associates will serve as your agent and principal advisor for capital improvements. We work hand in hand with our clients to give them actionable information and guaranteed quality.



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Comprehensive Watershed Projects

13



- 120-ACRE INITIAL HIRE
- 2,800-ACRE WATERSHED
- 15 LAND OWNERS
- 3 FARM MANAGERS
- 5 CONTRACTORS INVOLVED
- 1,400 ACRES PATTERN TILED
- OVER 1 MILLION FEET OF 4" TILE
- \$100,000'S SHARED MAINS
- 2 MILES OF DITCH CLEANING
- 1 COUNTY ROAD BORE



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Customer Testimonials

16

"Initially, there were concerns the project would never materialize due to the volume of acreage and the number of landowners involved in the watershed. DIGS was able to get the group to work collectively to complete the project. DIGS provided the necessary oversight from start to finish. I am now driving by farm and it is pretty amazing. I don't see a single pond on it and the neighbors who weren't involved in the project have water standing. I really like what I see. What a difference tile makes!"

Dave Opperman
Individual Land Owner and Operator
Legan County, IL.

"Drainage projects can be very complicated tasks especially when dealing with large watershed that contain multiple landowners. DIGS has developed a unique process which is expedient, reputable, and cost effective. They have the experience and resources to handle all types of drainage issues, and they oversee the project from start to finish. As a farm manager, I have found their process to be smooth, seamless and effective"

Roger L. Leach
Vice President, Farm Manager
CCA, AFM, ACC.



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Contact Us

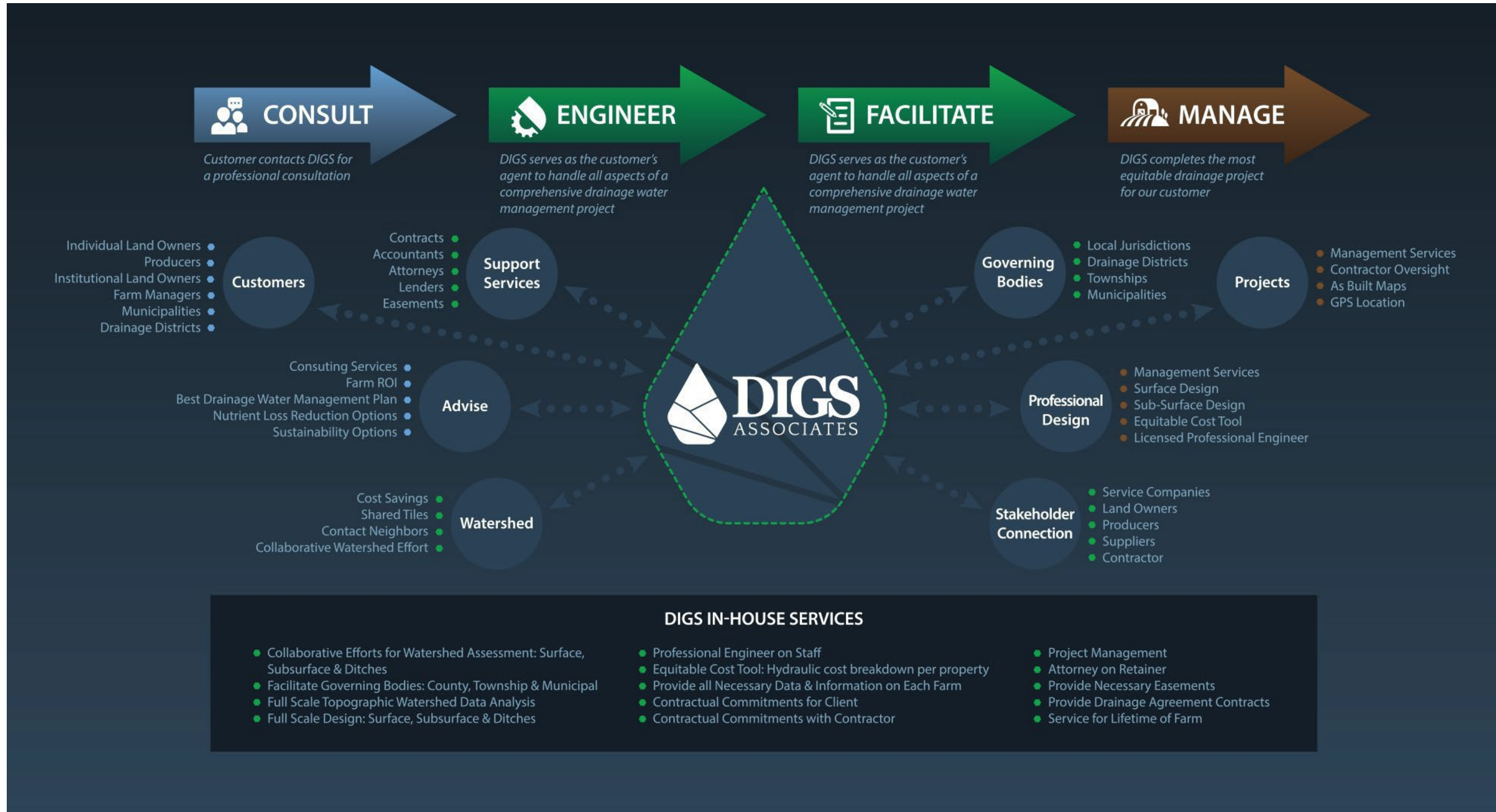
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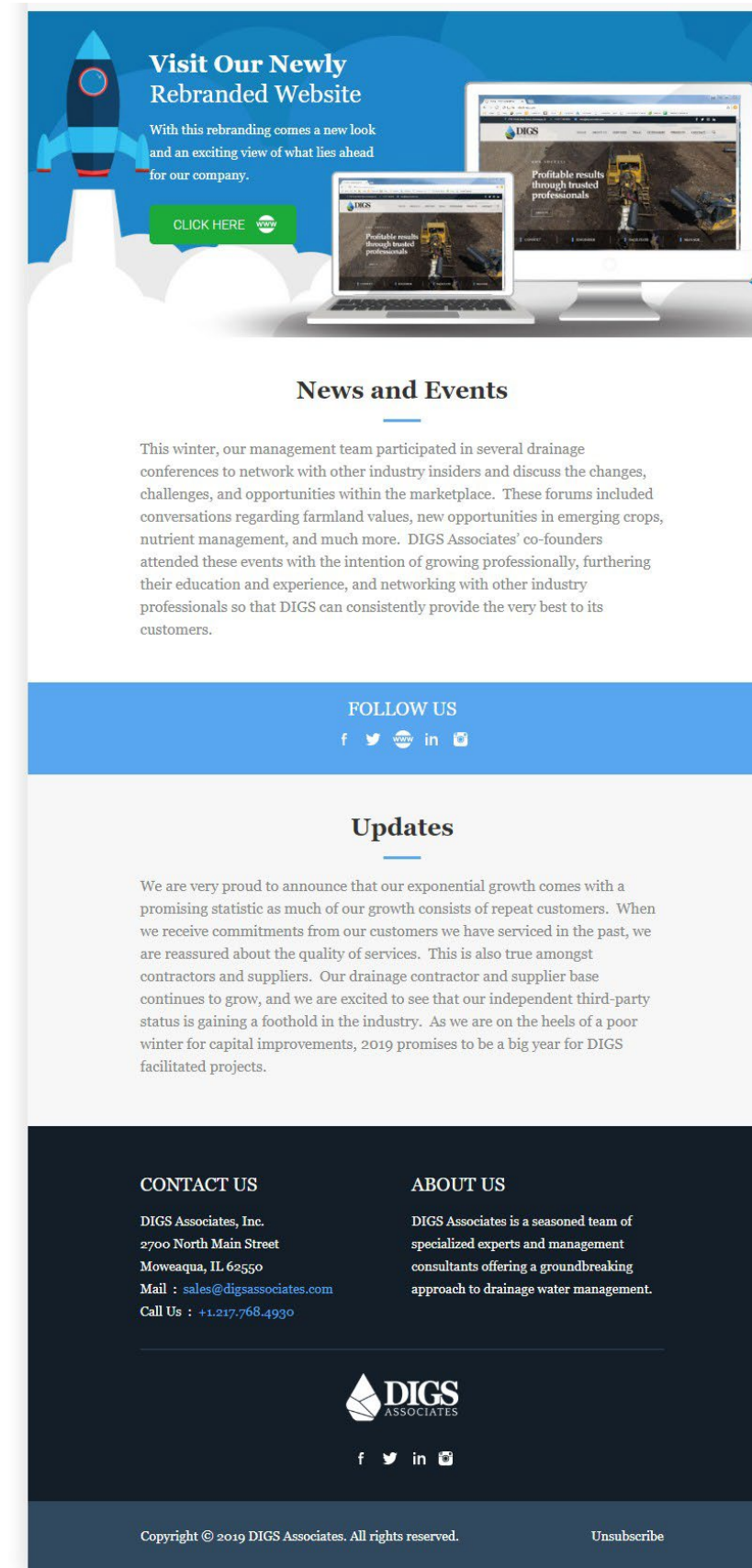
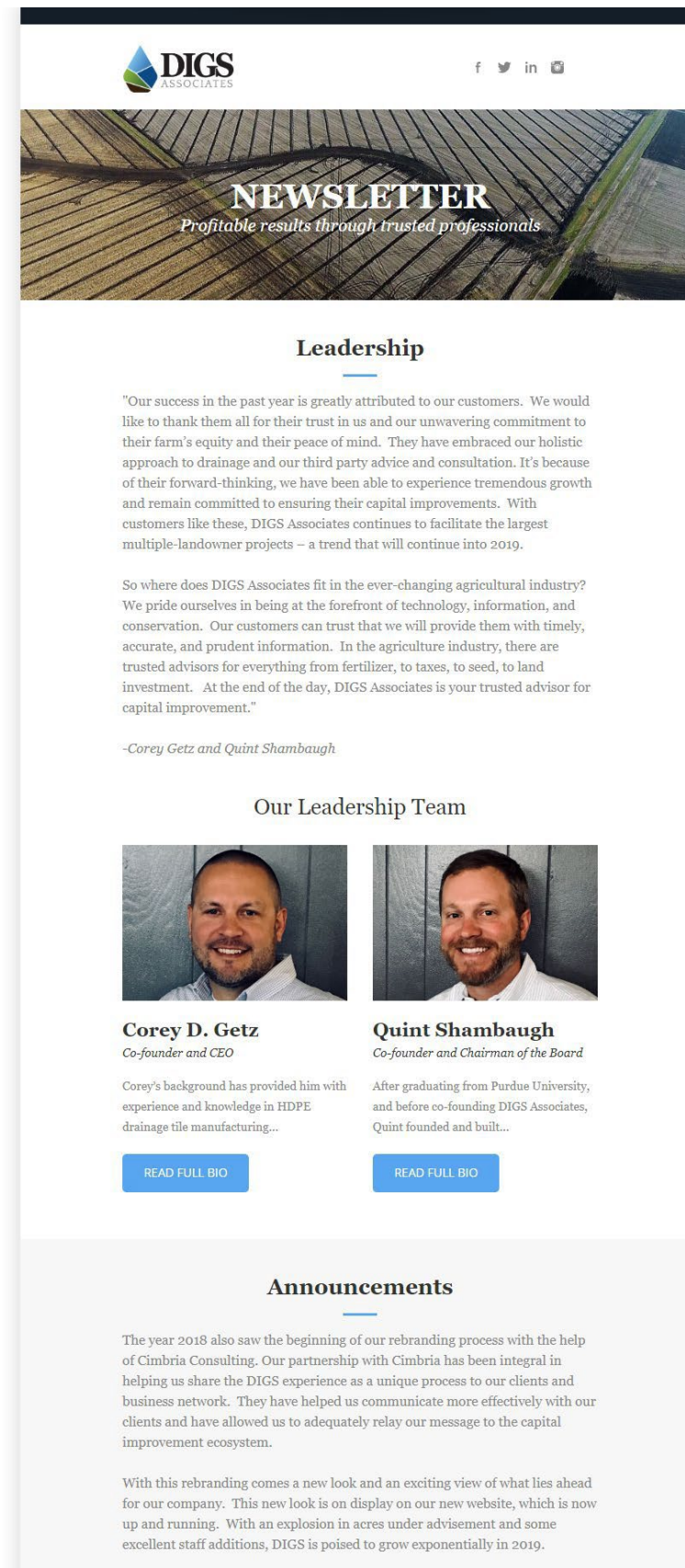
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F: +1.217.768.3041
sales@digsassociates.com



www.digsassociates.com









CYPRESS STREET

— GROUP —

Cypress Street Group

Cypress Street is an agricultural advisory and capital investment firm. They revitalizing agriculture by guiding companies and investments through the critical stages towards a sustainable future.


The Cimbria creative team worked closely with Cypress Street Group management team to build their new brand by developing their; logo, corporate pitchbook, website and e-newsletter template to support the marketing of their essential services.

www.cypressstreetgroup.com





2



Who We Are

Cypress Street Group is an agriculture advisory and capital investment group based in Southeast Missouri. At Cypress Street, we are revitalizing agriculture by guiding companies and investments through the critical stages towards a sustainable future all over America.

CYPRESS STREET GROUP
www.cypressstreetgroup.com

4

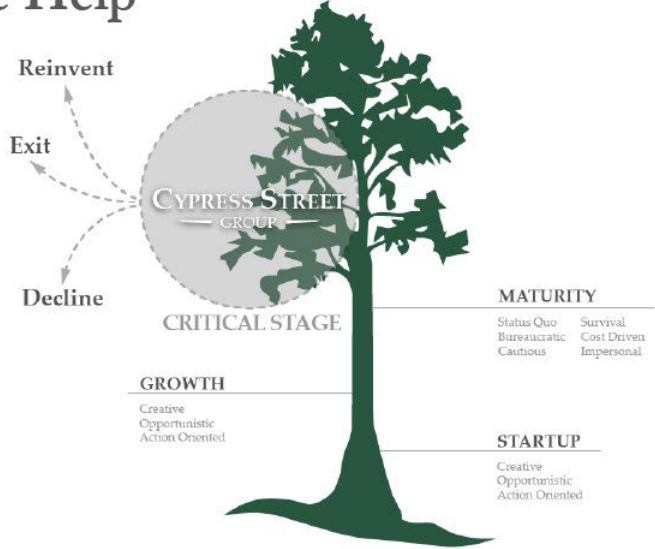


GROWTH INTEGRITY FAIRNESS
SUSTAINABILITY COMMONSENSE

CYPRESS STREET GROUP
www.cypressstreetgroup.com

5

Who We Help



Reinvent
Exit
Decline

CYPRESS STREET GROUP
CRITICAL STAGE

MATURITY
Status Quo Survival
Bureaucratic Cost Driven
Cautious Impersonal

GROWTH
Creative
Opportunistic
Action Oriented

STARTUP
Creative
Opportunistic
Action Oriented

CYPRESS STREET GROUP
www.cypressstreetgroup.com

8



Johnny Hunter

Co-Founder

Johnny is an entrepreneur and co-founder of Cypress Street Group. Johnny has founded or co-founded 6 companies - of which 3 were exited and 3 continue to operate through his leadership. When working with a client or on a deal, Johnny likes to focus on these areas:

- Vision Building
- Business Model Innovation
- Relationship Development

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10

Why Cypress Street



We are stewards of land, businesses, and capital.

We believe in simple and commonsense approaches.

We unlock overlooked value and propel growth.

We invest our own capital to share risk with our investors.

We optimize the strategy, operations, and finances of the businesses we acquire.

We believe in partnerships rather than relationships.

We operate with reliability, honesty, and fairness.

We offer an equitable fee structure in a clear and transparent manner.


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Cypress Street Capital

INVESTOR PHILOSOPHY

Connecting People, Opportunity And Capital Through Agriculture.



Our investment focus is on building resilient portfolios by identifying and investing in opportunities where:



- Growth capital is required for upward expansion
- Sustainable innovation and change management are needed to unlock hidden value
- Companies or land are undergoing managerial transitions
- Organizations aim to discover new markets by leveraging their core expertise

CYPRESS STREET GROUP www.cypressstreetgroup.com

15

Who Are We Seeking?

We are looking for investors in need of responsible stewards to optimize their capital. These include:



INSTITUTIONAL INVESTORS



HIGH-NET-WORTH INVESTORS



SINGLE FAMILY OFFICES



MULTI-FAMILY OFFICES



PASSIVE INVESTORS

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3

Our Mission



Our mission is to connect people and opportunities through agriculture.

Our Vision



Our vision is to revitalize agriculture

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17

How We Help

Our clients can benefit from our commonsense approach, acquired experience, fresh perspective, and strong industry networks. We specialize in the following services for our clients:

<p>Business Management</p> <ul style="list-style-type: none"> • Corporate strategy – startup, growth, and exit • Branding and marketing • Performance and agreement reviews • Leadership training 	<p>Real Estate</p> <p>Identification of ag real estate properties</p> <ul style="list-style-type: none"> • Due-diligence on suitable geographies • Leasing and operating structures • Asset evaluation
<p>Finance</p> <ul style="list-style-type: none"> • Succession planning • Financial analysis and modelling • Business valuation • Exit strategies • Cash flow projections • Tax liability 	<p>Agronomy</p> <ul style="list-style-type: none"> • Climate and market resilience • Soil health and nutrition guidance • Sustainable agriculture and regenerative systems • Transitioning from agrochemicals to biological controls • Irrigation management

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Who Are We Seeking?

We are looking for ag related businesses and farm families that need a new managerial expertise or technical advice on how to benefit from their business, land, or industry.

CYPRESS STREET GROUP www.cypressstreetgroup.com

Contact Us

If you are interested in learning more about Cypress Street Group and would like to speak to Jon or Johnny about your challenges or opportunities, please feel free to email us.

OUR HEAD OFFICE
1402 N Outer Rd, Suite E
Dexter, MO 63841

EMAILS
Jonathan Neely – jneely@cypressstreetgroup.com
Johnny Hunter – jhunter@cypressstreetgroup.com

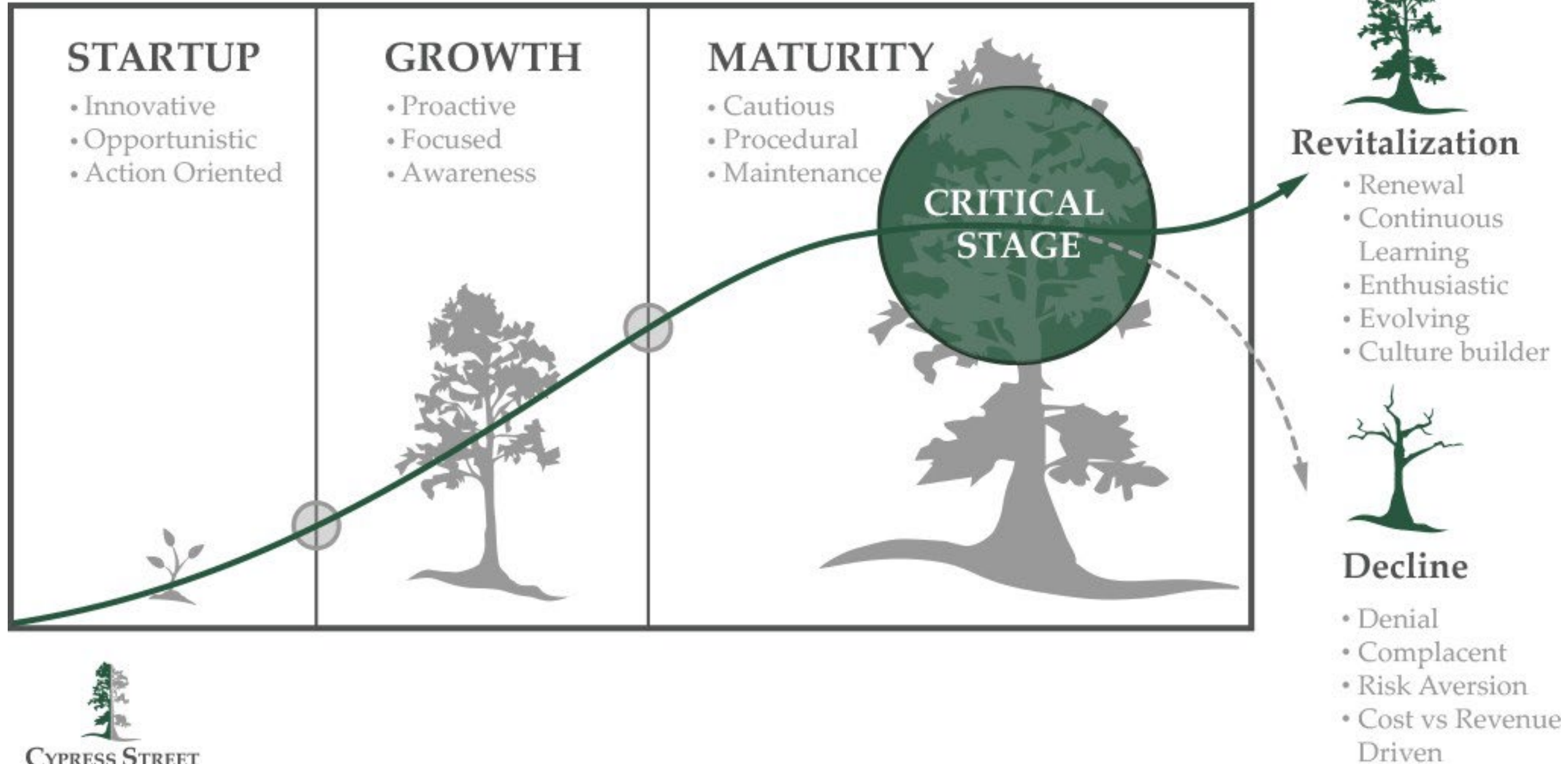
Follow Us On




CYPRESS STREET GROUP www.cypressstreetgroup.com

Business Life Cycle

Leadership Style For Each Stage





US Agriculture

US Agriculture is a team of investment professionals that draw upon their extensive agricultural resources, knowledge, and heritage to serve their clients, farmers, and communities helping their operators grow their businesses while providing their clients a financial benefit all while embracing sustainable practices in agriculture through their insights and solutions.

Cimbria's creative team facilitated the rejuvenation of the US Agriculture corporate brand by redesigning a new; logo, website, corporate flipbook and case studies that showcases their values, services and solutions.

www.us-agriculture.com




US Agriculture

Creating Stable & Sustainable
Agriculture Investments

US Agriculture Is An Investment Firm Focused on Institutional Investment for Agriculture.

US Agriculture is a privately held investment adviser focused on institutional investment for agriculture. We provide clients seeking sustainable portfolio growth with agricultural investment opportunities in row and permanent crops throughout the US.

We are guided by a culture of discipline, integrity, and transparency that propels our agri-investing research, investment decisions, and client service.

2 



Live & Breathe Agriculture

Disciplined Acquisition Process

Client Aligned with Simple & Efficient Fee Structure

Proactive Management & Communication

3 

Our Legacy

Founded in 2015 by the Hageman Group, US Agriculture's team of investment professionals draws upon the extensive agricultural resources, knowledge, and heritage of the Hageman Group and Halderman Farm Management Service. We provide investors a research-based approach to the development of agriculture investment strategies and investment portfolios.


Since inception, our calling has been to serve our clients and our communities. We have a history of delivering objective insights to our clients by investing with discipline, responsibility, and purpose. We have an unwavering commitment to help our clients benefit financially while accelerating positive change in agriculture through our insights and solutions.

4 




Our Agriculture Roots Run Deep: A Timeline


<p>1915</p> <p>The Hageman family migrates from Europe and starts farming in rural Indiana</p>	<p>1930</p> <p>Halderman Farm Management Service is formed</p>	<p>1942</p> <p>Eugene Hageman plants his first field of hybrid seed corn</p>	<p>1977</p> <p>Hageman Realty is founded by Steve Hageman</p>
<p>1977</p> <p>Hageman Farms, Inc was formed to invest in agriculture and farming activities</p>	<p>1984</p> <p>Steve Hageman is a founding partner of Remington Hybrid Seed Co.</p>	<p>1986</p> <p>Halderman and Hageman co-brokered and jointly sold one of the state's largest farms in NW Indiana</p>	<p>1990</p> <p>Halderman Real Estate Services is formed</p>

5 

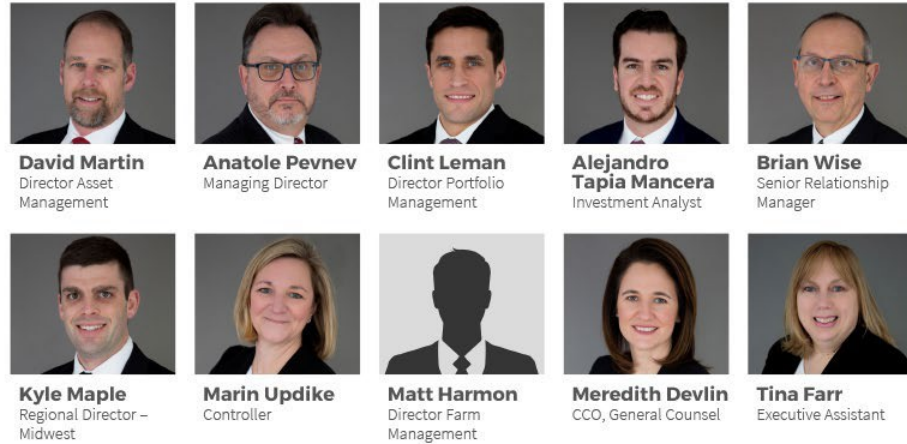
Our Company Mission

Our mission is to provide long term, sustainable returns to build a better future for our clients. Our strategy is anchored in a deep understanding of both agriculture and investing acquired through real-world experience. As lifelong professionals in agriculture, we believe that nothing is greater for our clients than ensuring security and stability through subject matter expertise.



7 

Our Team



David Martin
Director Asset Management

Anatole Pevnev
Managing Director

Clint Leman
Director Portfolio Management

Alejandro Tapia Mancera
Investment Analyst

Brian Wise
Senior Relationship Manager

Kyle Maple
Regional Director – Midwest

Marin Updike
Controller

Matt Harmon
Director Farm Management

Meredith Devlin
CCO, General Counsel

Tina Farr
Executive Assistant



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Anatole Pevnev

MANAGING DIRECTOR

Anatole Pevnev is Managing Director of USAG, overseeing all strategic and operational aspects of the firm and is a member of USAG's Board of Managers. Mr. Pevnev has more than 30 years of institutional real asset investment experience. Mr. Pevnev oversaw fund manager research for The Townsend Group and ORG Portfolio Management and served on the Limited Partner Advisory Boards of seven large open-end real estate funds. Mr. Pevnev oversaw the REIT research group at KeyBank Capital Markets and was a senior member of the investment research teams at both Prudential Real Estate Investors and Aetna Realty Investors. Mr. Pevnev was Director of Investment Research at Property & Portfolio Research, where he was responsible developing and implementing portfolio optimization strategies for public and corporate pension plans. Mr. Pevnev was the Founder and Publisher of REITcafe.com, launched in 2005, focusing on the global public real estate market. REITcafe was acquired in 2009 by Euromoney Institutional Investor PLC (publisher of Institutional Investor Magazine). Mr. Pevnev earned a BS in Management from Boston University and an MS in Real Estate Investment and Development from New York University, where he was a voting member of the New York University Graduate Studies Commission. Mr. Pevnev is a contributing author of the Urban Land Institute's "The Investor's Guide to Commercial Real Estate", published in 2014.



Our goal is to create stable and sustainable investments with superior returns.

We offer a unique experience to our clients through our independent, value add, and opportunistic strategies. We propose diversity and flexibility in lease structures and tenant relationships.

We offer continual agricultural education to clients and offer conservative financial modeling. Our individualized service is evident through our customized portfolios built to client specifications. We keep our capital volume low for clients to see their investment deployed quickly.

We provide services that include permanent cropland capabilities, water fund, RIA feeder fund for Core Fund, and responsible land management/ESG directives.

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We develop customized strategy based on our clients:

- INVESTMENT HORIZON
- RISK TOLERANCE
- RETURN REQUIREMENTS



We have helped institutional investors to:

- FORM AND UPGRADE EFFICIENT AND EFFECTIVE REPORTING PROCESSES AND INVESTMENT POLICIES
- DESIGN AND APPLY INVESTMENT POLICIES
- DEVELOP AND IMPLEMENT AGRICULTURE INVESTMENT STRATEGIES
- ORIGINATE AND EXECUTE ASSET ALLOCATION STRATEGIES
- UNDERWRITE AND ACQUIRE AGRICULTURE ASSETS ACROSS A VARIETY OF REGIONS AND CROP TYPES
- CONCEIVE AND UTILIZE TOOLS FOR MARKET AND ASSET TARGETING
- OPERATE AND MANAGE AGRICULTURE ASSETS AND PORTFOLIOS
- CREATE AND ACTUALIZE PORTFOLIO OPTIMIZATION TECHNIQUES AND PROCESSES

30



The US Agriculture Difference

US Agriculture believes its primary role is to provide **Good Stewardship** of our client's investible agricultural assets. A **Good Steward** manages and cares for that valuable asset just as it were his own. **US Agriculture** takes great effort to ensure our client's assets are managed to standards preserving and improving its productive value while leaving minimal environmental impact. Agriculture is the great gift entrusted to the human race to sustain life, we must take great strides to protect this gift.

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Investing In A Better Future


Our firm is rooted in sustainable agriculture investments. We are agents of positive change, land improvements, and financial stewardship.

Our vision is to provide our clients a strongly managed portfolio that outperforms their financial expectations with long-term agricultural investment opportunities in American agriculture. We aim to simplify our clients' complex financial issues through sound advice, simple fee structures, and value-add initiatives.


8 



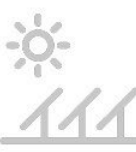
Bringing Value to Farmland




INTELLIGENT PRICING



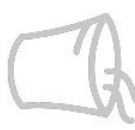
FARM MANAGEMENT




ALTERNATIVE ENERGY




IRRIGATION



DRAINAGE



SOIL HEALTH

33 

LIVE & BREATHE AGRICULTURE

We are responsible stewards of the US agriculture focused on identifying and growing opportunities. Our future depends on the land and we are passionate about its advancement. Our ag-based expertise helps us find the best land for our clients to drive sustainable returns. Our extensive network within agriculture supports our clients' goals and helps overcome agriculture challenges.

DISCIPLINED ACQUISITION PROCESS

We provide clients a research-based approach to the development of investment strategies and the construction of investment portfolios. We believe objective decision making through accurate and intense study optimizes our investment practice. Our extensive experience supports our investment foresight and helps us buy and manage agriculture precisely while mitigating risk. We have a detailed due diligence process that monitors potential risks for our clients.

PROACTIVE MANAGEMENT & COMMUNICATION

Our strength lies in our openness as we are quick to respond to requests. We actively listen to our clients and tenants so we can respond attentively and maintain a clear understanding of our shared purpose. We embrace collaboration and candor to ensure active communication. We are always prepared to lead, react, and converse in a rapidly thriving marketplace.

SIMPLE & EFFICIENT FEE STRUCTURE

Our simple and efficient fee structure reflects our commitment to transparency and fairness. We believe that putting our clients' interest first is critical in developing trust and aligning interests. We serve as fiduciary to stakeholders, clients, farmers, and the land. We focus on results - not just the numbers. We give our clients clear records that provide insights to properly understand, analyze, and evaluate all fees.

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Our Services Are Categorized Into Three Specific Areas



Acquisition



Asset Management



Portfolio Management

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Contact Us

Qualified institutional investors that are interested in learning more about US Agriculture, or would like to speak with our investment team, are encouraged to call us directly at the telephone number listed below.

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 E: info@us-agriculture.com
 W: www.us-agriculture.com






Project Heracles

- Significant Contiguous Land Aggregation in Corn Belt Region
- Unique Sale-leaseback Component
- Major Pattern Tile Capital Improvement Program
- Best in Class Soils
- Wind Turbine Lease Option

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Project Heracle



Major Capital Improvement Program

The tenant on this property owns one of Indiana's largest tile installation operations and agreed to share the cost of installing pattern tiled drainage on this property. While the retail cost of pattern-tiling this property would have been \$989,000, through a joint venture with the tenant this property was tiled by the tenant at a cost of \$390,000 to US Agriculture.

Acquisition and capital improvement costs on this property were approximately \$6.9 million, while the first appraisal after the tiling project was completed was for approximately \$7.4 million, or 7 percent above US Agriculture's all-in cost on this project.

Potential for Additional Clean Power Income



This property is located in an area that has had significant wind-power development over the past few years. Prior to US Agriculture's acquisition of this property, the tenant had entered into an option agreement for the installation of several wind-turbines on the property. Income derived from this option over the first five years will be shared with the tenant after which all wind-power income will flow to US Agriculture.

Significant Contiguous Corn Belt Land Aggregation

Project Heracles is a 756 total-acre row crop farm in North-Western Indiana, acquired in October 2018. The property was acquired from two sellers in a single close. The transaction was sourced through a long-standing relationship with a top-tier farmer that had a very attractive 1031-exchange opportunity and was open to a sale-leaseback at this location.

Aside from having some of the best in class soils in Indiana, this property is adjacent to a regional grain storage facility owned and operated by the tenant. By using US Agriculture's proprietary WAPI pricing data tool, US Agriculture was able to acquire this premier asset at below market value, as documented by the initial independent appraisal.

Benton County, Indiana

US Agriculture






Project Azure Sky

- Greenfield Blueberry Development Project in Southeast Region
- Unique Market Opportunity Identified
- Capital Projects Established Competitive Advantage

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Project Azure Sky

Capital Projects Provide Competitive Advantage


The partially developed property was purchased for a separate account client by US Agriculture in September 2014, at which time 185 acres had been developed by the seller. As of 12/31/2018, a total of 351 acres have been developed for blueberry production and are operated directly by US Agriculture.

Two important aspects of the development of the property were selection of blueberry varieties that would provide harvest periods aligned with annual market price peaks for blueberries along with installing frost protection systems designed to limit crop loss due to late season frost events.




Research and Experience Bear Fruit

As a result of this, and subsequent blueberry farm acquisitions, US Agriculture, as asset manager for these separate account clients, has become one of the largest members of MBG Marketing, formerly known as the Michigan Blueberry Growers Association. MBG Marketing is the largest grower-owned marketer of fresh and value-added processed cultivated blueberries in the world.




Clinch County, Georgia



Operating Return on Equity

Year	Plan	Actual
2015	-0.9%	-0.7%
2016	2.0%	4.4%
2017	8.5%	11.5%
2018	18.2%	19.9%





Slater Infrastructure Group LLC

Slater Infrastructure Group LLC is a leading infrastructure services firm. The company provides engineering, program management, and construction management services specializing in infrastructure within a broad range of industries to build a better future for all.

Cimbria's creative team worked diligently with Slater in developing a new name and brand to help revitalize their company's image by creating a new logo, website, corporate flipbook, capabilities statement, case studies and corporate video to support their marketing efforts as well as to exemplify their unique competitive edge.

www.slaterinfrastructuregroup.com



SLATER
INFRASTRUCTURE GROUP

Always building the future...

About Us

Slater Infrastructure Group is a leading infrastructure services firm. The company provides engineering, program management, and construction management services specializing in infrastructure within a broad range of industries to build a better future for all.

We draw upon our industry expertise to guide our clients from inception to implementation. Using our past experience as a basis, we provide customized solutions to address our clients' unique organizational needs.

Slater Infrastructure Group works with public and private entities including major multinational firms. With our extensive industry knowledge, we can introduce and implement infrastructure services within our specialized industry verticals.

Our diverse portfolio of projects allows us to implement acquired capabilities and skillsets while upholding the highest ethical, safety, and completion standards.

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Our Vision

We strive to build a better future for all by reinforcing the resilience of infrastructure while delivering excellence in every aspect.

Our Core Values

- Honesty
- Stewardship
- Inclusion
- Respect

Our Values

Formed in 1997, Slater Infrastructure Group is committed to building resilient structures and providing robust solutions while demonstrating exceptional professional responsibility towards all stakeholders and the environment.

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Value Proposition

- Woman and Minority Owned Business (WMBE)**
We are certified as a WMBE, which allows us a competitive edge in helping to reach our customers' WMBE goals and diversity, equity and inclusion initiatives.
- Disadvantaged Business Enterprise (DBE)**
We are certified as a DBE by the Georgia Department of Transportation (GDOT), a local and federal certification, allowing distinct benefits in bidding for federal and municipal projects.
- Proven Track Record**
We have a proven record of successfully meeting the growing demands of resilient infrastructure and have worked alongside major multi-national and public sector entities in the water/wastewater, utility, transportation, and environmental sectors for almost 25 years.
- Training & Workforce Development**
We invest in training our employees to equip them with capabilities and certifications that build better leaders for the future. We continuously work to improve the learning experiences of our workforce and encourage growth into new roles and target skill areas over time.

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Capabilities

WATER & WASTEWATER

Solving issues that impact the integrity of water and wastewater systems by challenging inefficient and outdated methods.

What We Do

- Operations and maintenance
- Systems inspection
- Stormwater management
- Certification and training
- Infrastructure Assessment
- Satellite leak detection
- Microbial sensor technology

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Capabilities

Other Services

- FACILITIES MANAGEMENT
- ENGINEERING SERVICES
- OPERATIONS & MAINTENANCE SERVICES
- EMPLOYEE DEVELOPMENT & TRAINING

WORKFORCE DEVELOPMENT & TRAINING

At Slater Infrastructure Group, we are invested in training our employees to equip them with skills and capabilities that build better leaders for the future.

- Enhance skills of local workforce in communities that we serve
- Plan for future workforce to meet employment opportunities
- Close the skills gap between our clients and local community
- Provide training opportunities for industry certifications

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Case Studies WATER & WASTEWATER

Scope

The mission of the City of Jackson Wastewater Treatment Facilities (CJWTF) is to produce high quality, safe water in adequate quantities to serve the needs of the customers within the City of Jackson, and to distribute this water to these customers in a safe manner. CJWTF collects wastewater from both retail and wholesale customers and treats the wastewater to make it safe to return to the river with minimum impact on the environment.



Challenge

One of the top priorities for the EPA is to ensure that all Americans have safe drinking water and effective wastewater processing services that are essential for life and everyday existence. In addition to the challenges that outdated and dysfunctional infrastructure presents for most water/wastewater facilities throughout the US, communities are plagued with a shortage of employees to carry out the operational functions. This shortage has been prompted by an aging workforce without a sufficient pipeline of younger, experienced talent to replace them. Attracting top talent to address the escalating shortage of a skilled workforce in the water/wastewater industries is an ongoing challenge for leadership throughout the industry.



Case Studies TRANSPORTATION & ENVIRONMENTAL SERVICES

Scope

Hartsfield-Jackson Atlanta International Airport (HJIA) is the primary airport providing service to Atlanta, Georgia, and surrounding communities. From 1998 to 2019 prior to the pandemic, it hailed the designation as the world's busiest airport. HJIA is currently executing a landside modernization project which has added two new canopies in the north and south terminals spanning over an area of 200,000 square feet, new parking and other major infrastructure updates. Slater Infrastructure Group, as an MBE/FBE subcontractor with Atlanta Construction Management Partners (ACMP), began providing Inspection and Environmental Services for this project and various other capital improvement projects since 2017.



Challenge

In undertaking major construction projects of any magnitude, contractors are charged with ensuring that environmental inspection services are designed, developed and implemented to maintain environmental compliance. Project specific environmental regulations are mandated by federal, state and local agencies and construction managers must bridge the gap between the governmental agencies and their construction teams throughout the project lifecycle.

Strategic Partners



Corporate Social Responsibility

Corporate Social Responsibility (CSR) is important to the Slater Infrastructure Group. Since our founding two decades ago, we have prioritized adhering to highest ethical conduct in all our practices. Our sustainability vision is to solve our clients' greatest challenges while safely creating value and health outcomes for society and clients.

We promote the principles of integrity and honesty within our business governance. Our firm adheres to the code of practice and ethics required by the critical industries we serve in water and wastewater, transportation, environmental, and education.

Diversity, inclusion, and equality are embodied in our strategy. Our commitment to workforce training and development helps create opportunities and enhance skills for professionals of all backgrounds.

Our leadership team and advisory board ensure that the company adheres to its codes of conduct and policies.

We are inspired by our previous generations' impactful work in building a better future for the communities we serve, and we strive to continue the legacy of operational excellence.



Leadership Team

Slater Infrastructure Group consists of a team of committed and experienced professionals who share a common passion to provide practical solutions and exceptional client service in all our work. Our management team has unique experience representing major multi-national and public sector entities within our core sectors.



Jeanne Simkins Hollis, Esq.
President & CEO



Andrew Simkins Hollis
VP Business Development



Patrice A. Greenwood
VP Project Management



Lisa Williams
VP Human Resources



David M. Yeh, P.E.
Senior Environmental Manager



Kenneth R. Saunders, Jr.
Senior Executive

Contact Us

Slater Infrastructure Group
8470 Holcomb Bridge Rd | Suite 200
Alpharetta, GA 30022

T: (770) 587-0725
E: info@slatergrp.com

STAY CONNECTED





CONTACT INFO

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Suite 200
Alpharetta, GA 30022

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W: www.slatergrp.com

Featured Capabilities

Slater Infrastructure Group has worked with public and private entities including major multinational firms. With our extensive industry knowledge, we can introduce and implement infrastructure services for the following verticals:

TRANSPORTATION PROGRAM & CONSTRUCTION SERVICES

- Engineering services
- Construction management oversight and inspection services
- Erosion control
- Construction procurement
- Facilities management
- Project start-up and scheduling
- Quality assurance and control

WATER & WASTEWATER SERVICES

- Operations and maintenance
- Systems inspection
- Stormwater management
- Infrastructure assessment
- Satellite leak detection
- Microbial sensor technology
- Workforce development & training

ENVIRONMENTAL SERVICES

- Environmental due diligence
- Remediation solutions and services
- EHS services
- Materials testing
- Regulatory compliance solutions
- Phase I and II environmental site assessments
- Strategic environmental planning
- Inspection services

Core Competencies

Formed in 1997, Slater Infrastructure Group LLC (previously Multi-Energy Group) is a leading infrastructure services firm. The company provides engineering, program management, and construction management services specializing in infrastructure within a broad range of industries to build a better future for all.

Key Differentiators

We have a proven record of successfully meeting the growing demands of resilient infrastructure and have worked alongside major multi-national and public sector entities in the water, wastewater, utility, transportation, and environmental sectors.

- Woman and Minority owned business (WMBE)
- Training and Certified Workforce Development
- Disadvantaged Business Enterprise (DBE)
- 25+ Years Proven Track Record
- Women in Transportation Society (WTS)

Certifications

- GMSDC – MBE
- GDOT – DBE
- GDOT- Construction Supervision Prequalification
- City of Atlanta – AABE, FBE, SBE
- City of Charleston, SC - MFBE
- City of Jackson – AA/FBE
- Fulton County, GA – MFBE
- DeKalb County, GA – LSBE
- Clayton County Water Authority - SLBE
- North Carolina – HUB
- SAMs
- FEMA

Company Data

- NAICS: 237310, 561210, 541618
- DUNS: 091171508
- CAGE: 7ZNP8

Memberships

- WEF
- GAWP
- AAMA
- AWWA
- AABE
- The Water Council

Contract Partners

- Jacobs
- General Motors
- United Parcel Service
- City of Jackson, MS
- City of Atlanta, GA
- Georgia Power
- Georgia Natural Gas
- MARTA
- Atlanta Gas Light
- Veolia Water
- Hartsfield-Jackson Atlanta International Airport
- Fulton County, GA
- Kroger
- Home Depot
- Verizon
- Hazen and Sawyer
- Garney
- Exelon
- Department of Defense

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DESIGN Portfolio

SLATER - corporate video
[view video](#)

