

Phoenix East Valley

On the Mark



A PASSION FOR GREAT PLACES®

PHOENIX EAST VALLEY AT A GLANCE

Median Age | Bachelor's Degree* Arizona
33.8 | **33%** **25%**
*Bachelor's OR Higher

Median Household Income | United States
\$81,313 **\$70K**

POPULATION

	2012	2020 PROJECTED
State of Arizona	6,486,600	7,485,000
Phoenix East Valley	1,324,922 [†]	1,684,510
City of Mesa	444,856	492,300



Sources: Maricopa Association of Governments, Arizona Department of Commerce, [†]United States Census Bureau 2012.





Phoenix East Valley cities of Chandler, Gilbert, Mesa and Tempe consistently earn top *national honors* as great places to live, work, play and learn.

Many of Arizona's finest companies call Phoenix East Valley "home" for good reason. Population projections exceed the rest of the Metro Phoenix area because of the rich amenities, high-quality jobs and world-class P-20 educational opportunities. Local municipalities have prioritized business development as well as successfully attracted and grown strong businesses in technology, healthcare, aviation and aerospace. **Phoenix East Valley is on the mark.**



Phoenix East Valley is building its future on the *sound economy* of healthcare, education, aviation, aerospace and tourism.

Boeing



ASU Polytechnic Campus



Celebration Stem Cell



Perfect for companies of all sizes. Over the past several years, numerous state-of-the-art organizations have relocated to Phoenix East Valley, including specialty hospitals, world-class sports facilities and legacy educational institutions. In addition, more than 100 companies in aviation, aerospace and high tech manufacturing have clustered together near Phoenix-Mesa Gateway Airport.

The following is a selected list of leading organizations and institutions that call Phoenix East Valley home.

HEALTHCARE, SCIENCES

Banner Baywood Medical Center
Banner Desert Medical Center
Banner Heart Hospital
Banner Ironwood Medical Center
Banner MD Anderson Cancer Center
Celebration Stem Cell
Chandler Regional Hospital
East Valley Diagnostic Imaging
Mercy Gilbert Hospital
Mountain Vista Medical Center
Rural Metro/Southwest Ambulance



EDUCATION

Arizona State University
A.T. Still University
Grand Canyon University
Mesa Community College
Rio Salado College
University of Advancing Technology
University of Phoenix
Western International University



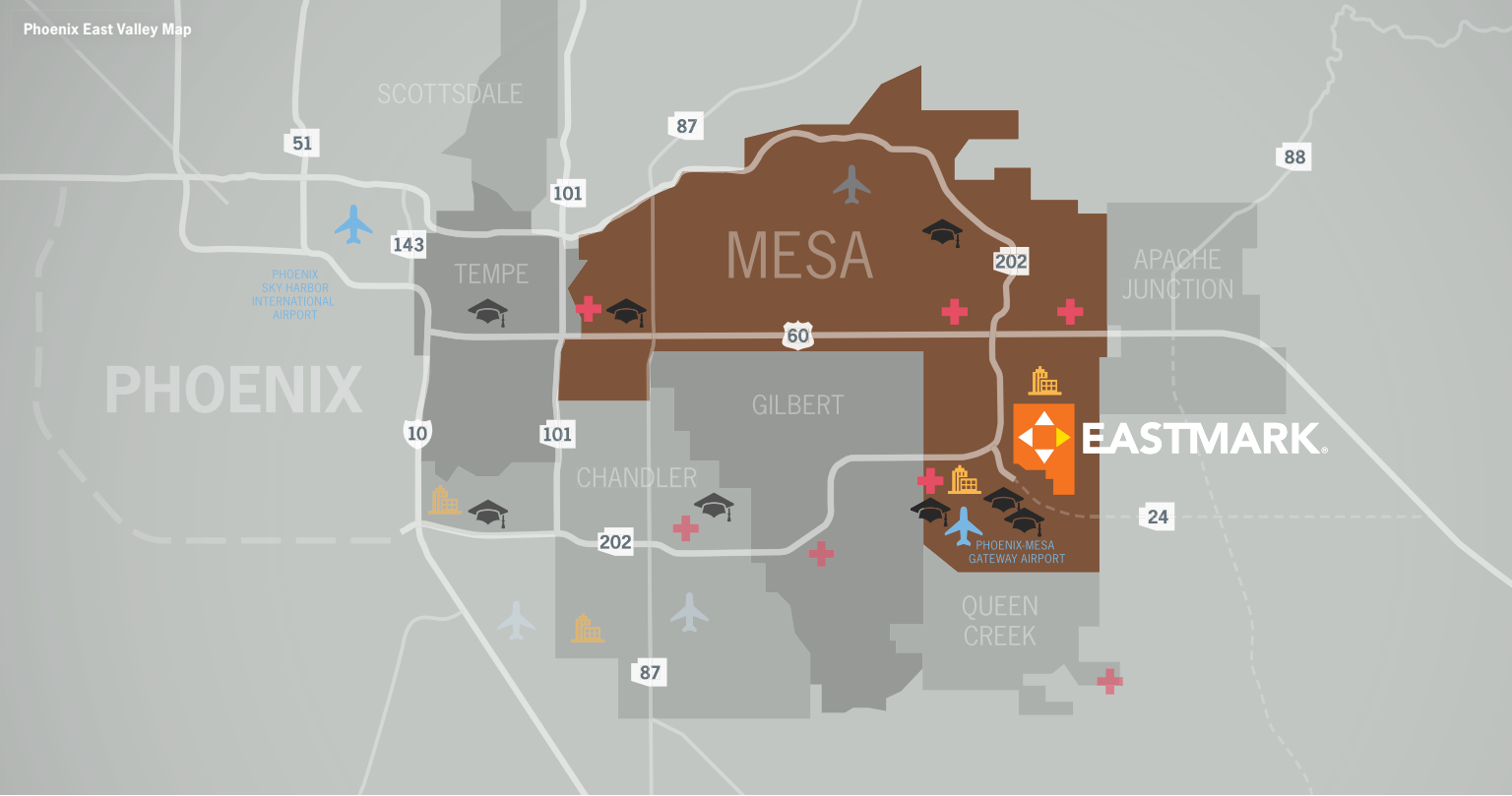
AEROSPACE, AVIATION

ArmorWorks
AZ Labs
The Boeing Company
General Dynamics C4 Systems
Honeywell
Lockheed Martin
Nammo Talley
Orbital Sciences
Phoenix-Mesa Gateway Airport



TECHNOLOGY, SERVICES

Apple, Inc.
Avnet
CenturyLink
Chase Bank
eBay/PayPal
Go Daddy Group Inc.
Honeywell
Insight
Intel
Verizon Wireless
Wells Fargo



Horseback Trails



BASIS School



Phoenix-Mesa Gateway Airport

Relocating to Phoenix East Valley is a smart move.

Phoenix East Valley continues to earn national recognition as a best place to live, work, play and learn.

- > **Over 50%** of Phoenix East Valley residents attended college.
- > **Over 35%** of Phoenix East Valley residents hold advanced college degrees, with 20% holding a master's degree or higher.
- > **Nationally ranked** charter schools offer students high quality educational and vocational possibilities.

Mesa is open for business. As Arizona's 3rd largest city, Mesa is quickly becoming the destination for commerce and development. The region boasts a talented workforce as well as a growing transportation network, continuously attracting local and global businesses.

- > **Arizona is a right-to-work state**
- > **Grants** for workforce development
- > **3rd largest** highly qualified workforce in the West
- > **6th lowest** unemployment insurance costs per employee
- > **7th lowest** workers compensation rates in the nation
- > **No primary property tax in Mesa**
- > **Usage of Foreign Trade Program** opportunity
- > **20% reduction** to the assessment ratio for real and personal property taxes on commercial and industrial properties
- > **Exemptions** from sales tax for equipment that is used in manufacturing
- > **Tax credits** to a closing fund

Source: Greater Phoenix Economic Council, City of Mesa

Eastmark® is the *destination of choice*, connecting residential, commerce and recreation into one innovative community.

The Eastmark Great Park™



Visitors and Community Center



Commerce



*Only 6 miles away from Eastmark, the booming **Phoenix-Mesa Gateway Airport** connects over 1.7 million business travelers and tourists to destinations around the country annually.*

*A thoughtful public transportation system offers reliable **bus and light rail connections** to all major hubs in the region, and into the downtown cores of Mesa, Tempe and Phoenix.*

Commercial space for any use. Businesses are quickly recognizing Eastmark, Phoenix East Valley's newest planned community, as the ideal location. With 20 million square feet of commercial entitlements, Eastmark is poised to grow with the needs of the marketplace for the next 20 years. In this early phase of development, companies can integrate within the dynamic lifestyle growing at Eastmark. Whether a business requires one acre or more, a high-profile location or a quiet corner, Eastmark can offer the perfect site to meet their needs.

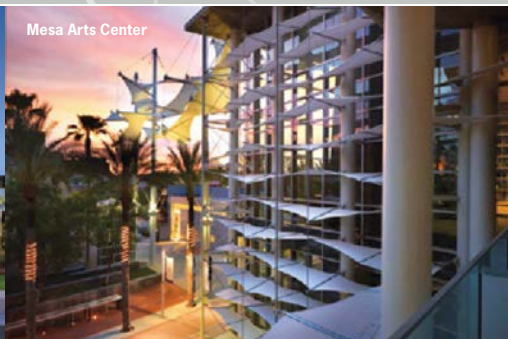
Connection defines the experience of living. We've created a community that embraces the people who live in Eastmark, bringing to life diverse and authentic experiences to engage and connect. It's no coincidence DMB communities earn accolades as best places to live because of our passion and commitment to our residents, employers and businesses.



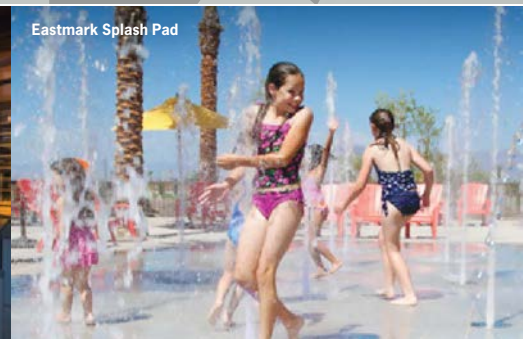
Eastmark Residence



Mesa Arts Center



Eastmark Splash Pad



EASTMARK COMMUNITY FACTS AT A GLANCE

As of December 1, 2013

Entitled Total Square Feet (Non-residential)

20,000,000

Entitled Residential Units

15,000*

Entitled Hotel Rooms

6,000

Total Acres (Community)

3,200

Total Acres (The Eastmark Great Park™)

110†

*Single family, executive homes, active adult

†Total acres upon park's completion



The Eastmark Great Park™ is planned to stretch more than **1.5 miles** through the center of the community at completion and will serve as the community's social hub.



Grand Canyon University's new **100-acre** commuter and residential campus is planned to open in 2015.



Apple Inc. has selected Eastmark as the destination for its new manufacturing facility.



Major freeways and streets connect to every part of Metro Phoenix.

At its core, Eastmark is like
no other location. That's because
DMB is like *no other developer.*



*Founded in 1984, DMB is a diversified real estate and land development company with a distinguished track record of **creating profitability** for our real estate and investment partners.*

Profit. Partnership. Legacy. Fun. *These are the foundations upon which DMB creates communities that enrich the quality of life today and in the future.*

A passion for great places. As community builders, we take our responsibility seriously. DMB is focused on creating lasting, collaborative partnerships. Dedicated to innovative and responsible planning, we commit ourselves to building authentic communities where people and businesses will thrive for generations.

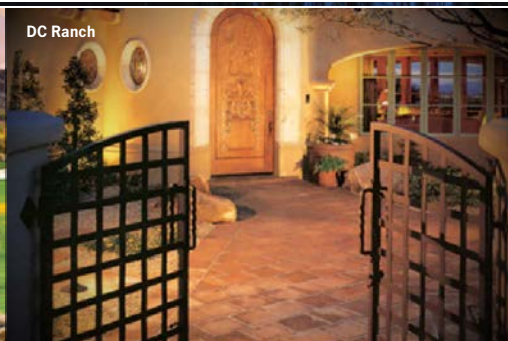
- Primary **residential** and **resort/recreational** communities
- Signature **commercial** properties
- **Mixed-use** developments
- High-quality **country clubs, health clubs and spas**



Silverleaf



DC Ranch



Verrado



Transforming extraordinary land into legacy communities. We work to ensure that each DMB community is driven by its own vision. Our communities use a combination of unique design and programming, offering a vitality and energy that differentiates us from the rest. Our goal is to create great places that live well over time.

➤ *Experience DMB's Speed and Agility*

Our unique land use entitlements offer unparalleled flexibility, allowing our communities to rapidly adapt to the changing marketplace over time. Businesses who choose a DMB community can develop and build quickly. From purchase, to planning, to construction, businesses can open their doors in a matter of weeks. This proven track record to move quickly through the planning and approval process sets DMB apart.

**SELECTED SPEED AND AGILITY CASE STUDIES:
EASTMARK (PHOENIX EAST VALLEY)**

180 A nationally renowned charter school opened a new **4-acre campus** in **under 6 months**, from the initial land purchase to the first day of school.

365 In **under 1 year**, an international high-tech manufacturer completed its purchase of 80 acres, built, then opened its **1.3M-sq.-ft. facility**.

Apple Inc. purchased their facility as a parts manufacturing plant for its product lines. They expect to create over **1,700 jobs** as a result.

EASTMARK DEVELOPMENT MAP



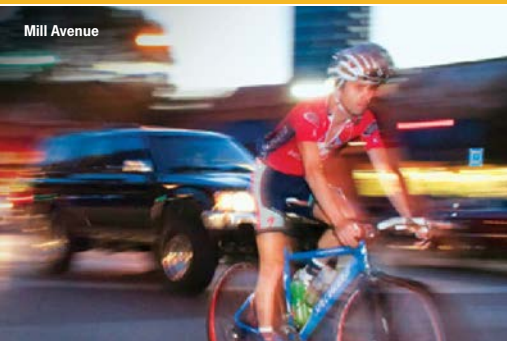
COMMUNITY SIZE/SCALE

5 total square miles
 3,200 total community acres
 110 acres of The Eastmark Great Park™
 (upon park's completion)

PROJECT ENTITLEMENTS

6,000 entitled hotel rooms
 15,000 entitled residential units
 (single family, executive homes,
 active adult)
 20,000,000 non-residential sq. ft.

Companies and their employees have repeatedly chosen Phoenix East Valley for *business* just as much as for *pleasure*.



Mill Avenue



ASU Sun Devils



Mesa Culinary Experience

Let us move you to a destination that's full of amenities and activities for everyone. Now is the time to move your business to a market that's moving **forward**.

Contact us now to relocate or build your business quickly **in Phoenix East Valley**.

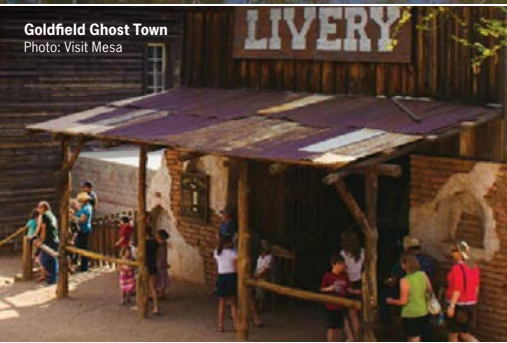
"From the earliest visioning of **Eastmark**, DMB understood the importance of commerce and the regional airport nearby to its new community. Embracing the opportunity to create the next Irvine in Phoenix East Valley, Eastmark has already started to fulfill its destiny as **a regional employment, tourism, education and lifestyle destination.**"

Roc Arnett
*President and CEO,
East Valley Partnership*

Lower Salt River
Photo: Gustavo Castillo



Goldfield Ghost Town
Photo: Visit Mesa



Skyline Aquatic Center
Photo: Visit Mesa



Western Apparel
Photo: Visit Mesa



Eastmark, 2012







OnTheMark.dmbinc.com

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