

# 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	<b>7,485,000</b>
Phoenix East Valley	1,324,922 <sup>†</sup>	<b>1,684,510</b>
City of Mesa	444,856	<b>492,300</b>



Sources: Maricopa Association of Governments, Arizona Department of Commerce, <sup>†</sup>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

## ✈ AEROSPACE, AVIATION

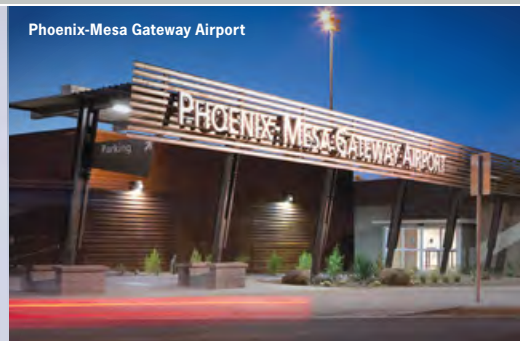
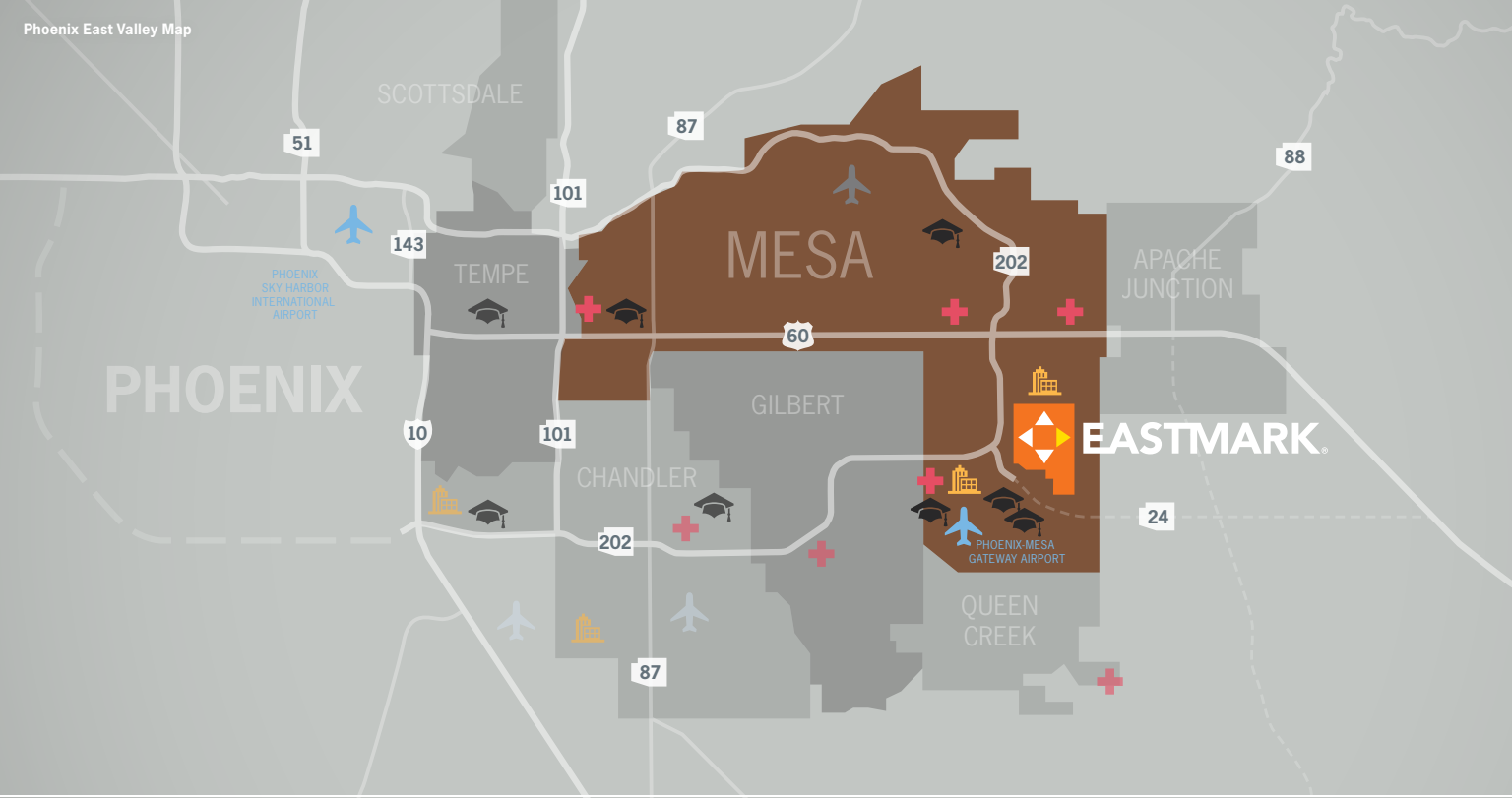
- ArmorWorks
- AZ Labs
- The Boeing Company
- General Dynamics C4 Systems
- Honeywell
- Lockheed Martin
- Nammo Talley
- Orbital Sciences
- Phoenix-Mesa Gateway Airport

## 🏢 TECHNOLOGY, SERVICES

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

## 🎓 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



**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



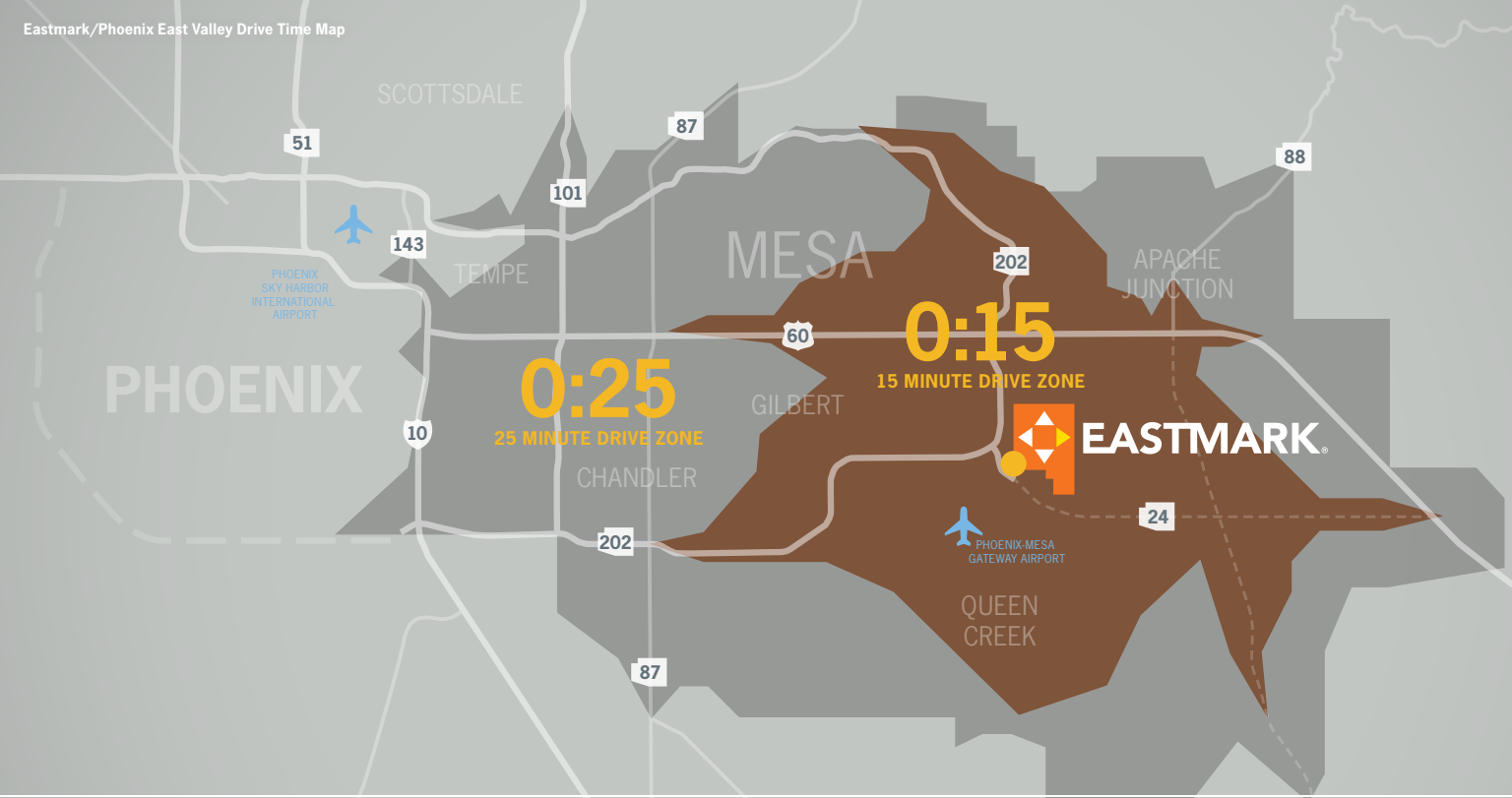
Only 6 miles away from Eastmark, the booming **Phoenix-Mesa Gateway Airport** connects over 1.7 million business travelers and tourists to destinations around the country annually.

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 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.

 **202** **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***

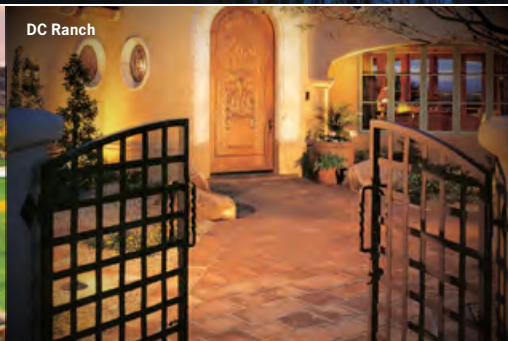




Silverleaf



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*.



**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](http://OnTheMark.dmbinc.com)

©2014 DMB Associates, Inc. The DMB name and logos are registered trademarks of DMB Associates, Inc. All rights reserved. Details subject to change without notice. Maps not to scale. The information provided in this brochure is strictly for informational purposes and shall not be construed as an offer to sell real property. 01/2014.