

WELLS
FARGO



2019

AVIATION
AEROSPACE
BUSINESS SERVICES
DEFENSE
EDUCATION
ENTERTAINMENT
ENTREPRENEURSHIP
FINANCIAL SERVICES
HEALTHCARE
LIFE SCIENCES
RETAIL
TECHNOLOGY
TOURISM



PHX  **EAST VALLEY**

Talent > Growth > Opportunity

PHXEASTVALLEY.ORG



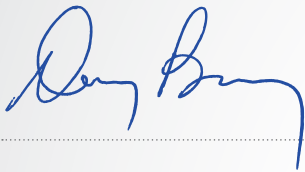


Welcome to the PHX East Valley! I'm pleased to introduce you to our dynamic region via the 2019 PHX East Valley Economic Profile. Inside, you'll get a glimpse of our **vast and growing cities and towns**, with global brands, entrepreneurial startups and homegrown small businesses.

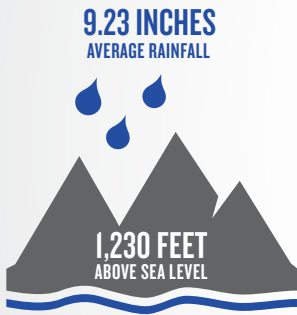
Once a collection of cotton fields and cattle farms, PHX East Valley is now **a major employment and business center**, with a highly skilled workforce and vast amenities. And unlike other regions, our business, education and political leaders work – surprise – together for the betterment of all six of our cities and towns. It's a secret weapon that has helped us become **an economic engine for greater Phoenix** and create a quality of life that is second to none for our residents.

On behalf of our entire region, we look forward to seeing you soon.

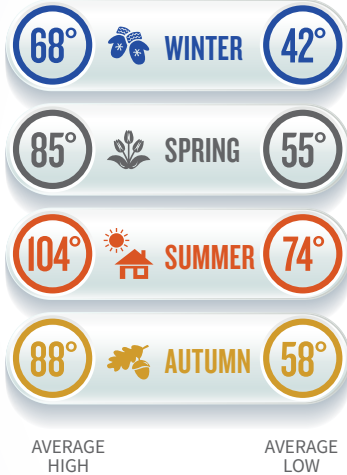
Denny Barney
President & CEO



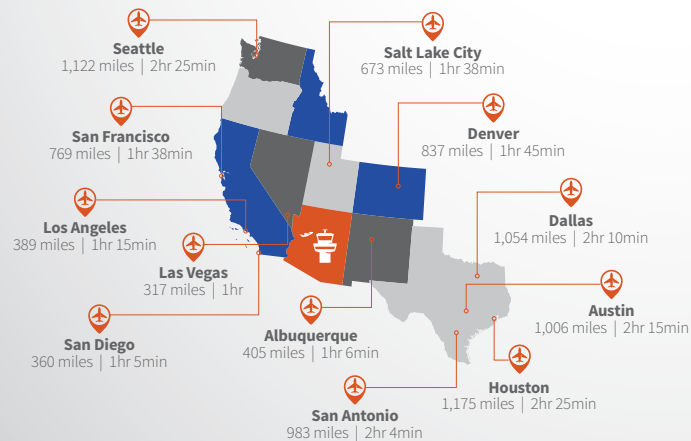
CLIMATE



■ SOURCE: Western Region Climate Center

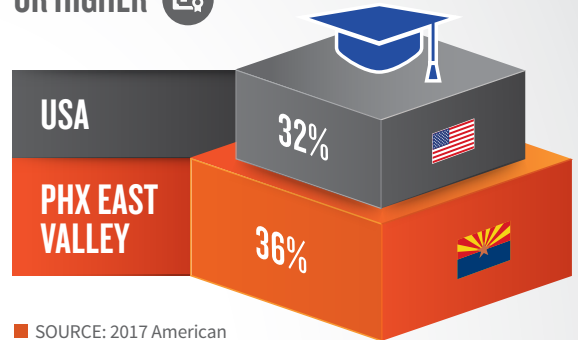


MILEAGE/FLIGHT TIME



■ SOURCE: PHX Sky Harbor Airport

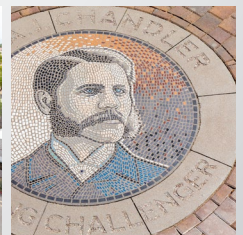
PERCENTAGE OF THE POPULATION AGE 25+ WHO HAVE EARNED A BACHELOR'S DEGREE OR HIGHER



■ SOURCE: 2017 American Community Survey 1-Year Estimates for the US and Apache Junction, Chandler, Gilbert, Mesa, Queen Creek and Tempe

RECENT AWARDS + ACCOLADES

- Safest City in Arizona & #6 Safest City in the Country**
– WalletHub, 2018
- 10th Best City for Jobs in the U.S.**
– WalletHub, 2019
- Best Big City in the Southwest**
– Money.com, 2016
- One of the top 25 best places to retire in the Nation**
– Forbes, 2016
- #1 Most Walkable City in Arizona**
– Walkscore.com, 2018
- 4th Best Place in Phoenix for Young Professionals**
– Movoto.com, 2015



Northern Arizona University Extended Campus University of Arizona
 Benedictine University Ottawa University Rio Salado Community College
 Upper Iowa University
Arizona State University
 Chandler-Gilbert Community College
 A.T. Still University Central Arizona College University of Arizona and ASU Online
 University of Phoenix Mesa Community College

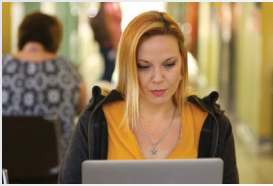


Michael Crow @michaelcrow

Professor/President,
 Arizona State University.



@ASU is #1 in innovation for the 4th straight year! My thanks to our university community & our partners for your hard work and your commitment to advancing our unique culture of innovation. Our shared mindset empowers dreamers to turn ideas in to reality



ON PLANS FOR ASU AT MESA CITY CENTER BECOMING A WORLD-CLASS HUB FOR DIGITAL INNOVATION:

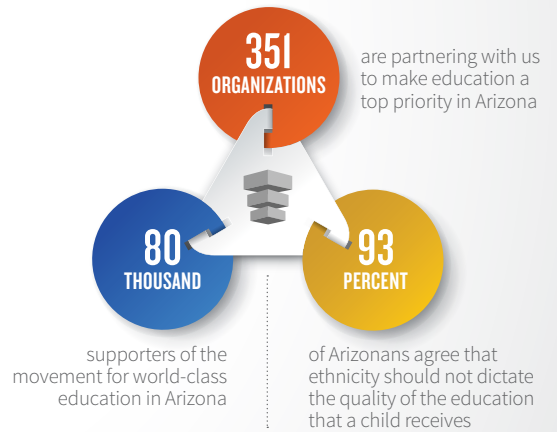
I consistently hear the words 'augmented reality, artificial intelligence, 3D design,' said Mesa Mayor John Giles. Mesa is very excited about what is now the reality of ASU coming to our downtown Innovation District.

JOHN GILES | MAYOR OF MESA

BUSINESS & EDUCATION PARTNERS FOR STEM

- ▶ **Intel Corporation** and the **Intel Foundation** gave more than **\$7M in grants, donations and in-kind gifts** to local Arizona schools, universities, and non-profits in 2018. Each year, more than one-third of Intel's Arizona employees dedicate close to **150,000 volunteer hours** to support the local community.
- ▶ In 2018, **APS contributed \$10.8 million** to Arizona communities. Of that amount, \$3.6 million was contributed to education and **\$2.4 million was donated to STEM education.**
- ▶ **GoDaddy** has donated more than **\$17M to nonprofits** that support STEM, computer science education and entrepreneurship. Communities impacted include Phoenix, Silicon Valley, Seattle and LA.
- ▶ **The Boeing Company** has sponsored **Engineering is Elementary** through grants to PHX East Valley schools. The program has benefited **530 teachers, 66 schools and over 16,875 students.**
- ▶ **Spark App League** is a mobile development contest created by the **Town of Gilbert** and is hosted in partnership with Arizona State University's Ira A. Fulton Schools of Engineering and Waymo, to support student engagement in STEM programs. Last year's games involved over 200 students with over **60 teams competing for prizes.**
- ▶ **Northrop Grumman Project Lead the Way provides K-12 teachers** in the PHX East Valley **with training and support to enhance student learning relating to STEM.** Northrop Grumman supports the program through student tours of their Gilbert manufacturing facility, and delivering in-class presentations to inspire careers in STEM.
- ▶ **AZ SciTech Festival:**
 - 800+ STEM-related organizations
 - 1,000+ events around the state serving STEM enthusiasts of all ages.
- ▶ **CenturyLink** to offer more than **\$1.4M in grants** to help support technology in the classroom.

MAKING PROGRESS TOGETHER

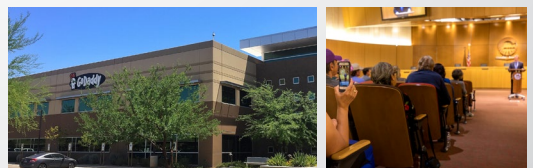


Expect More Arizona®
 THE MOVEMENT FOR WORLD-CLASS EDUCATION

120,000+

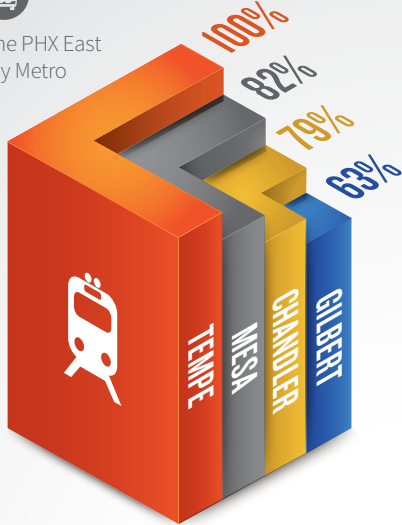
Approximately 120,000+ college students in the PHX East Valley contribute to a dynamic ecosystem of educational opportunities while also building a talent pipeline for the region's future.

■ SOURCE: Most recent publicly available enrollment numbers



PUBLIC TRANSIT

Public transportation in the PHX East Valley is provided by Valley Metro regional transit service, offering bus and light rail routes, as well as car and vanpool programs. The light rail network, which began in 2008, now serves both Tempe and Mesa. Light rail ridership has been strong since its inception, demonstrating that the region is receptive to alternate forms of transportation.



TEMPE: 173,592 | **MESA:** 375,486 | **CHANDLER:** 190,568 | **GILBERT:** 142,652
Percent of population within walking distance (1/2 mile) to a public transit stop.

■ SOURCE: Valley Metro



Projections estimate there will be nearly 1 million new residents and 400,000+ new jobs in the next 30 years.

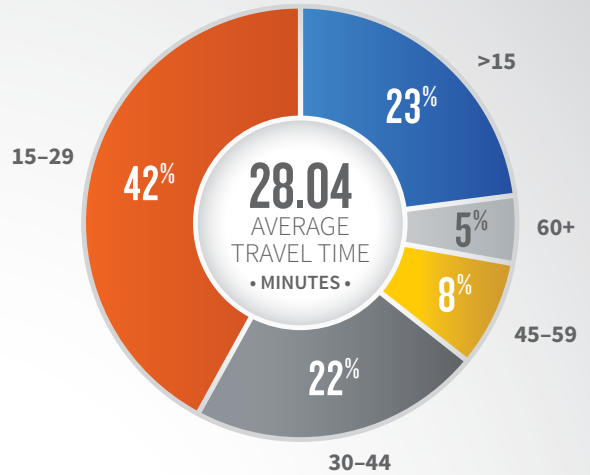
FUTURE OUTLOOK

POPULATION GROWTH



COMMUTE

PHX East Valley travel time to work in minutes



■ SOURCE: 2013-2017 American Community Survey 5-Year Estimates



	2015	2020	2030
PHX EAST VALLEY	▶ 1,107,537	▶ 1,287,300	▶ 1,592,900
LOS ANGELES	▶ 9,825,077	▶ 10,131,200	▶ 10,885,337
SAN FRANCISCO	▶ 4,344,004	▶ 4,656,132	▶ 5,512,748
SEATTLE	▶ 3,448,636	▶ 3,672,866	▶ 4,588,119
DENVER	▶ 2,581,506	▶ 2,697,476	▶ 3,669,212
SALT LAKE CITY	▶ 968,858	▶ 1,140,483	▶ 1,383,055

■ SOURCE: U.S. Census Bureau, MAG

AIR

PHX East Valley has a long history of aviation and aerospace assets, with two commercial service hubs coupled with two of the busiest general aviation airports in the country that also serve as relievers.

COMMERCIAL AVIATION

Phoenix Sky Harbor International Airport (PHX):

- ▶ One of the 10 busiest airports in the United States.
- ▶ Daily economic impact of \$106 million.
- ▶ Influential travel blogger – The Points Guy, ranked Phoenix Sky Harbor International Airport as the BEST Airport in the U.S.
- ▶ Typical day at Sky Harbor: 1,200+ aircraft arrive and depart, carrying 120,000+ passengers, and handling 800+ tons of air cargo.

Phoenix-Mesa Gateway Airport (AZA):

- ▶ Hosts more than 40 companies.
- ▶ Set a record, with 1.5 million passengers in 2018.
- ▶ Three runways measuring 10,400, 10,200, and 9,300 feet can accommodate the largest aircraft in the world.
- ▶ Serves more than 50 cities with non-stop service via Allegiant, Flair Air, Swoop and WestJet.
- ▶ Unified Cargo Processing with U.S. and Mexican Customs for direct export into Mexico.
- ▶ Contributes \$1.3 billion annually to Arizona's economy.
- ▶ Features a Unified Cargo Processing Program, with U.S. and Mexican customs for direct export to Mexico.
- ▶ Boasts an international aerospace center with aircraft maintenance, modification, testing, and pilot training.
- ▶ Designated as Foreign Trade Zone #221, as well as a Military Reuse Zone, offering aviation companies a significant financial edge in the global marketplace.

GENERAL AVIATION

Chandler Municipal Airport (CHD)

- ▶ Dual-runway business airport with a base for corporate, charter, and aeromedical flights. Full aviation services available including aircraft maintenance, repair and overhaul, avionics, fueling, and fixed base operations.
- ▶ Anchors the Airpark Area, a 9-square mile Employment Corridor. By 2025, experts suggest the Airpark Area employment corridor will be home to 23 million jobs and more than 23 million square feet of non-residential space. Numerous parcels surrounding the airport are available for commercial development.
- ▶ Contributes \$109 million annually to the Arizona economy with 800 jobs supported.
- ▶ Home to a world-class heliport facility and flight training institutions.

Falcon Field Airport (FFZ)

- ▶ One of the most active general aviation airports in the U.S.; FFZ, located in Mesa, AZ, is a base for corporate, charter and private aircraft, flight training and sightseeing excursions.
- ▶ Two runways of 5,100 and 3,800 feet accommodate a wide variety of fixed-wing aircraft and helicopters.
- ▶ Home to over 100 businesses contributing 1,300 jobs.
- ▶ Anchors the Falcon District, an innovative, high-tech hub for aerospace/aviation, defense, advanced manufacturing, and advanced business services. The Falcon District features highly-skilled technology talent, abundant land and building options, substantial infrastructure, and convenient market access.

■ SOURCES: Individual airports as listed above.

PHX EAST VALLEY'S DIVERSE REAL ESTATE



RIVULON is a 250-acre mixed-use development in Gilbert that at completion will feature approximately 3 million square feet of Class A office and 500,000 square feet of retail space, and hotels.



ALLRED PARK PLACE is a premier 170-acre business park at the crossroads of Loops 101 and 202 in Chandler. At completion, the development will offer more than 2.3 million RSF.



AJ OLD WEST MARKETPLACE is a newly developed 18.59 acre shopping center located on the northeast corner of Old West Highway and North Idaho Road. Anchored by the 125K SF Fry's Marketplace with additional retail open now.



RIO 2100 is a 60-acre mixed-use development at Loop 202 and Loop 101 in Tempe. The four-story building will contain 625,000 square feet of office, retail and restaurant space, a 349-unit apartment complex, a Homeward Suites and a Hilton Garden Inn.



TOWN CENTER & DOWNTOWN is Queen Creek's downtown and economic core, with shopping, dining, education and entertainment. Currently, there is more than 115,000 square feet of new retail space proposed in a downtown core that has tremendous investment opportunity.

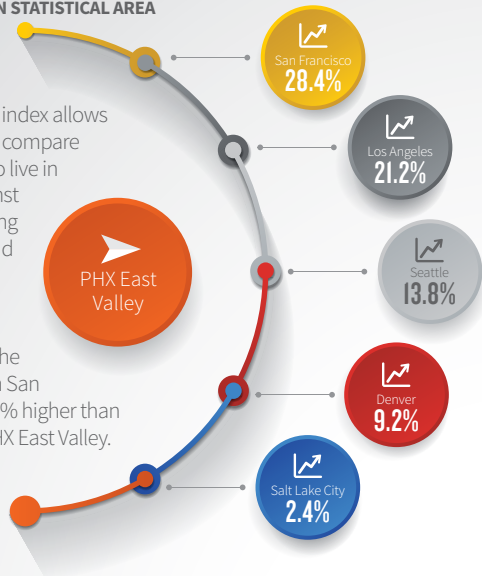


RAY ROAD CORRIDOR recently named the new development hotspot in Greater Phoenix, the Mesa Gateway Region is one of the best locations for industrial, commercial, office, and retail development. Located just north of Phoenix-Mesa Gateway Airport and adjacent to the San Tan 202, 10 industrial buildings totaling more than 500,000 square feet are under construction and another six industrial buildings, with an additional 650,000 square feet of space, are being planned.

COST OF LIVING

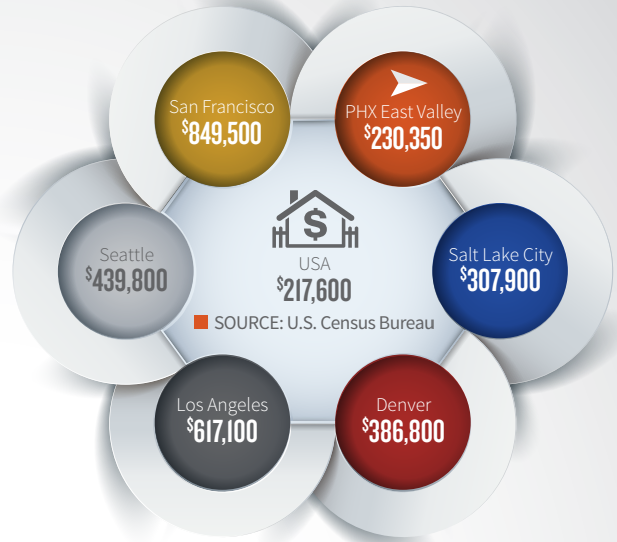
METROPOLITAN STATISTICAL AREA

A cost of living index allows you to directly compare what it costs to live in one area against another, helping you understand how far your money can go in each place. For example, the cost of living in San Francisco is 97% higher than living in the PHX East Valley.



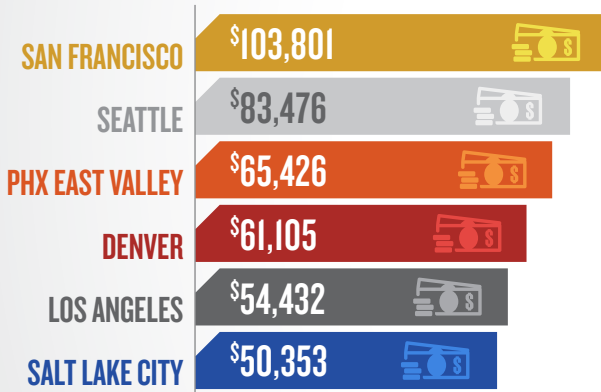
■ SOURCE: Bureau of Economic Analysis, Regional Price Parities by Metro Areas

MEDIAN VALUE OF OWNER-OCCUPIED HOUSING UNITS



■ SOURCE: U.S. Census Bureau

MEDIAN HOUSEHOLD INCOME



USA Median Income: \$57,617

■ SOURCE: DataUSA



#ICYMI (IN 2018)

- ▶ Chandler was ranked one of the top two cities in the nation to find a job by WalletHub
- ▶ Gilbert was named the third Most Livable City in the U.S. by SmartAsset
- ▶ Mesa was ranked one of the Most Artistic Cities in the Southwest by Expedia
- ▶ Tempe was named Best Place to Live in Arizona and Among the Top 20 Best Places to Live in America by Livability
- ▶ Maricopa County was the fastest-growing county in the nation for two years in a row
- ▶ Arizona jumped six places to No. 17 on *Forbes'* annual ranking of the best states for business



TAXES

4.9%

CORPORATE INCOME TAX

4.5%

INDIVIDUAL INCOME TAX

5.6%

STATE SALES TAX

Arizona's personal income tax system consists of five brackets and a top rate of 4.54 percent. That rate ranks Arizona the 15th-lowest among states levying an individual income tax. Arizona does not collect local income tax; municipal sales tax rates vary by municipality.

■ SOURCES: TaxFoundation.org, WalletHub.com



PHX East Valley @PHXEastValley

#ICYMI: Our region is a place where your ideas can flourish!



Gov. Doug Ducey @dougducey

AZ wants entrepreneurs to build & create. PHX ranks as one of the best cities in the US for small biz opportunity.

PHX EAST VALLEY LIFESTYLE

200

Major League
Baseball games in
just 30 days

1.9M+

Fans attended
Cactus League
games

6


Out of 15 teams
call PHX East
Valley their Spring
Training Home



ARTS & THE ECONOMY

The local arts industry supports nearly 12,000 jobs and contributes more than \$400 million to the economy in the Phoenix region with more than half, \$235 million, coming from event-related spending. PHX East Valley venues such as the Mesa Arts Center, Chandler Center for the Arts and many more are providing entertainment and assets to the community. The PHX East Valley is home to...

- ▶ Apache Junction Performing Arts Center (Apache Junction)
- ▶ Art Intersection (Gilbert)
- ▶ ASU Gammage (Tempe)
- ▶ Chandler Center for the Arts (Chandler)
- ▶ Chandler Symphony Orchestra (Chandler)
- ▶ East Valley Children's Theater
- ▶ Hale Center Theatre (Gilbert)
- ▶ Higley Center for the Performing Arts (Gilbert)
- ▶ I.D.E.A. Museum (Mesa)
- ▶ I.D.E.A. Tempe Campus (Tempe)
- ▶ Mesa Amphitheatre (Mesa)
- ▶ Mesa Arts Center (Mesa)
- ▶ Mesa Convention Center (Mesa)
- ▶ Queen Creek Performing Arts Center (Queen Creek)
- ▶ Silver Star Theater (Mesa)
- ▶ Superstition Mountain Museum (Apache Junction)
- ▶ Tempe Center for the Arts (Tempe)
- ▶ The Vision Gallery (Chandler)

 **PHX East Valley @PHXEastValley**
#GilbertAZ is one of the fastest growing cities and one of the best places to live. So we are asking businesses – what more could you want? This is a region home to leaders who emphasize quality of life.



Agritainment is an exploding trend and our region is on the forefront of. We have local people crafting local products in a state-of-the-art, old school way. From a 100-year old family farm with a solar powered flour mill, to the state's first and only Olive Mill — The PHX East Valley is a place that both residents and visitors look forward to experiencing. Now that's Agritainment.

STEVE SOSSAMAN | SOSSAMAN FARMS AND FORMER MAYOR OF QUEEN CREEK

DID YOU KNOW ?

Our region is diverse, allowing people to choose the way they wish to live. From pedestrian-friendly downtowns with urban vibes, to small town communities bustling with personality, to the Superstition Mountains where there is wide-open space and urban growth is on the horizon, the PHX East Valley has it all.



600K+

Visitors travel to Apache Junction annually for outdoor activities



300+

Days of sunshine making PHX East Valley the ideal location to live, work & play



380

Miles of regional paved trails have more than doubled in the past 10 years



\$23.3B

Agriculture sector's economic impact: 2nd largest source of state revenue



REAL ESTATE



\$241,500

HOME PRICE



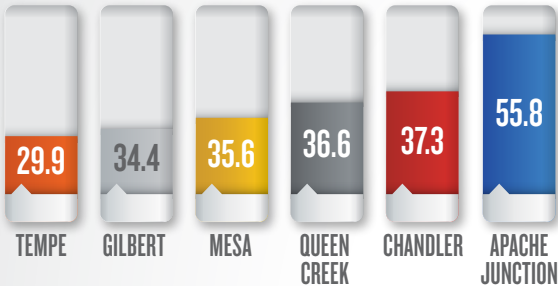
\$15.02 s/f/yr

RETAIL RENTAL

SOURCE: Zillow Home Value Index, 2018 / Colliers International, 2018

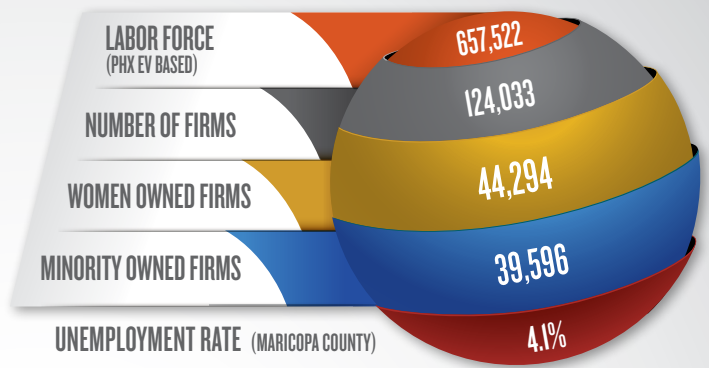
AGE BREAKDOWN PHX EAST VALLEY RESIDENTS

36.5
MEDIAN AGE



SOURCE: 2017 American Community Survey 1-Year Supplemental

EMPLOYMENT STATUS



SOURCE: Bureau of Labor Statistics, LAUS (Local Area Unemployment Statistics)

WORLD-CLASS INCUBATOR & ACCELERATOR PROGRAMS

SPARK Spot • FABRIC • THINKspot
Gangplank • BRiC • Perimeter83
LaunchPoint • Chandler Innovations



The goal of the PHX East Valley Angel Investor Initiative is to fuel tech sector growth by identifying, educating and activating potential angel investors living in our region. The critical early-stage funding and support provided by these angel investors will help PHX East Valley startups commercialize new technologies, create quality jobs and grow to become industry leaders.

MICAH MIRANDA | CITY OF CHANDLER ECONOMIC DEVELOPMENT DIRECTOR

#PHXEVANGEL INVESTOR INITIATIVE

Identify • Educate • Activate



investphxev.org

UTILITIES



COMMERCIAL

0.1050

10.85

INDUSTRIAL

0.0743

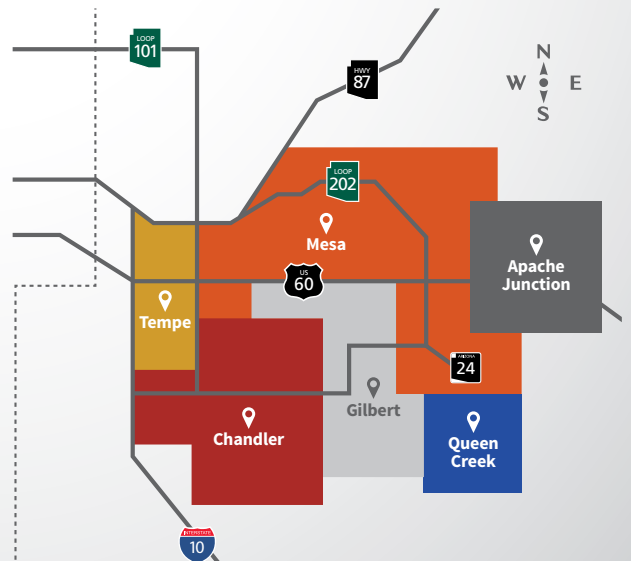
7.48

SOURCE: US Energy Information Administration

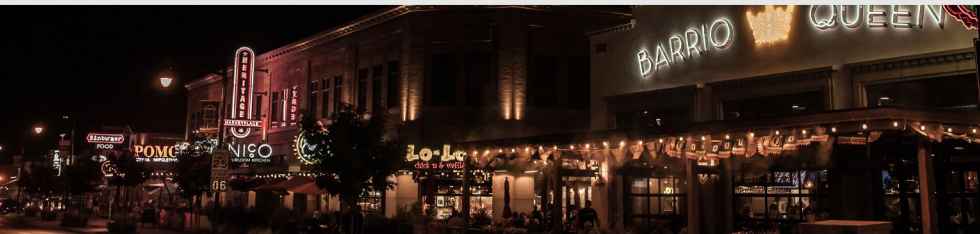
ELECTRIC (PER KWH)

NATURAL GAS (PER 1,000 CU FT)

HIGHWAYS



SURROUNDING COMMUNITIES



PHX EAST VALLEY
Partnership

PHX East Valley Partnership is a regional coalition of community, business, education and government leaders whose goal is to provide leadership and support in specific areas of focus, thereby improving business and quality of life in the region. EVP is dedicated to the economic development and promotion of the East Valley. EVP actively advocates in areas such as economic development, education, aviation, and aerospace, transportation and others.

For more information, visit phxeastvalley.org

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