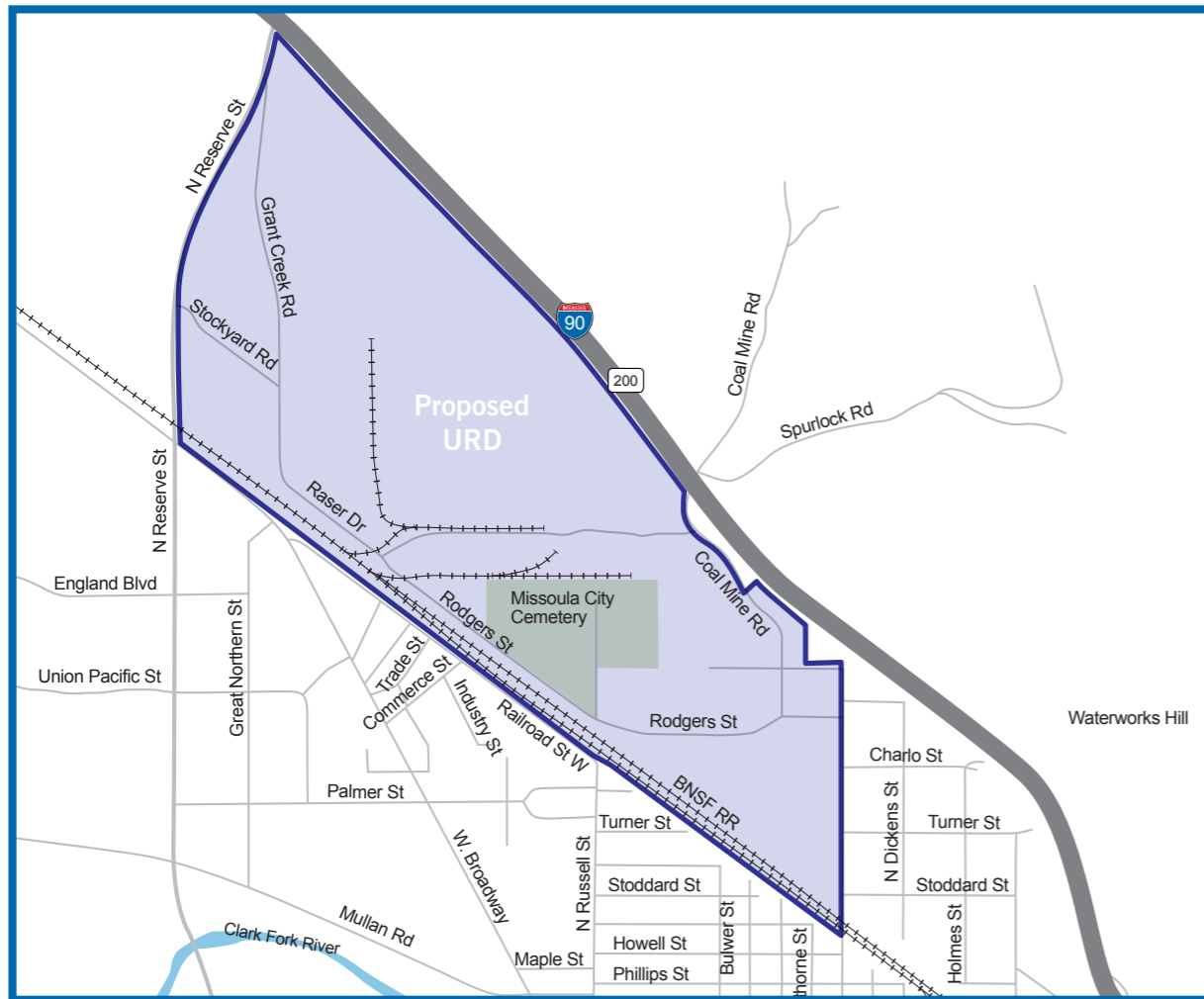
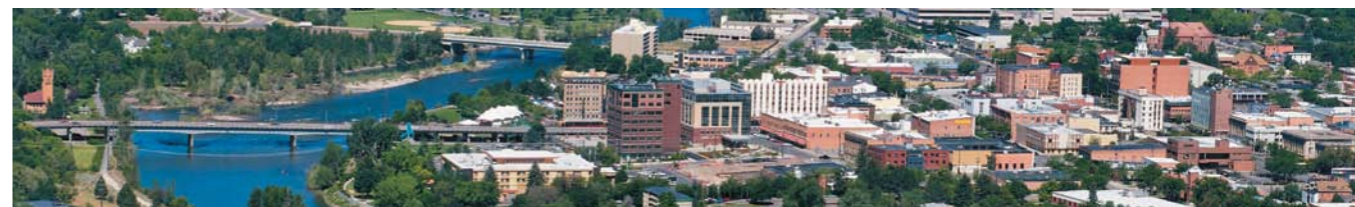


NORTH RESERVE / SCOTT

NORTH RESERVE / SCOTT PROPOSED URD

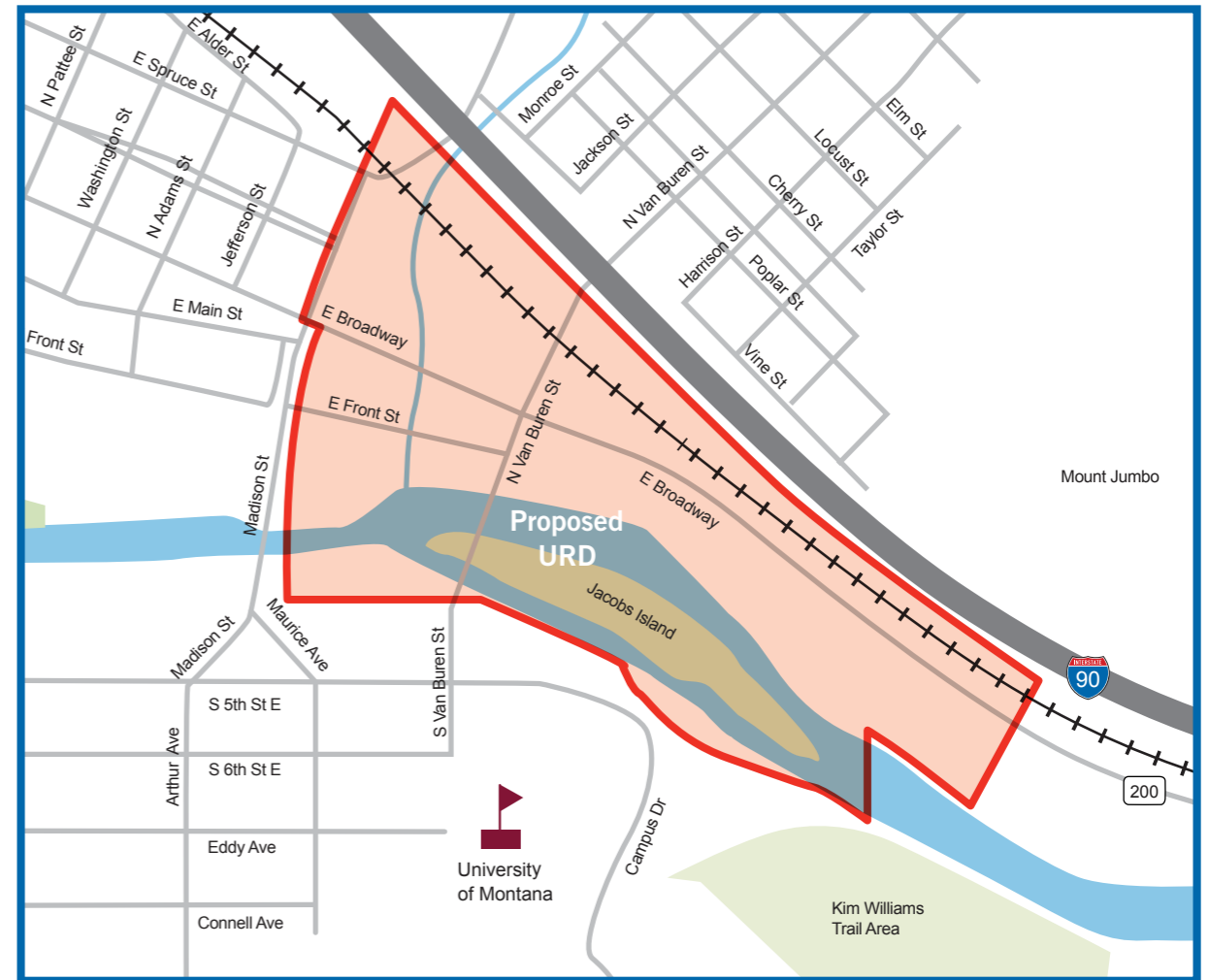


- 889 acres (420 within city limits, the balance will have access to tax increment financing upon annexation).
- Vast amount of under- or undeveloped former industrial property.
- Opportunities for mixed use development and plenty of potential for new employment centers and clean industrial.
- Master planning process will begin as soon as district is finalized.
- Proximity to Interstate 90 provides excellent exposure.
- Adjacent to the I-90 broadband pipeline.



HELLGATE

HELLGATE PROPOSED URD



- 133 acres.
- District will be anchored by the new UM-Missoula College building.
- Several properties currently on the market.
- Walking distance to main UM campus.
- Transit and parking study currently underway.
- Close proximity to Interstate 90 with improvements to the Van Buren exit planned.
- Adjacent to the I-90 broadband pipeline.