



NEWS RELEASE

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MARLEY PARK TAKES ROOT IN SURPRISE

SURPRISE, Ariz. (April 29, 2004) – Marley Park, designed to be a classically styled community celebrating the most valued characteristics of historic neighborhoods, was unveiled today in Surprise, Ariz. by developer DMB Associates, Inc.

DMB provided a first glimpse of the emerging community, located west of the Loop 101 at Bell Road, during a dedication ceremony that highlighted the importance of strong alliances in nurturing and growing a community.

“Together we are creating a special place. Our hope is residents will have a sense that they are home, that they belong here and are part of a vibrant and inviting community,” said Irene Carroll, DMB vice president and general manager for Marley Park.

Marley Park allies, including Surprise Mayor Joan Shafer, City of Surprise officials, Dysart Unified School District representatives, and representatives from Banner Health and Cox Communications participated in today’s ceremony. The event was timed to coincide with Arbor Day, and trees that will be grown at Marley Park were dedicated for planting in each of the community’s nine parks that will be completed in the first phase of development.

The dedication ceremony highlighted the prevalence of trees, parks and open space in Marley Park, distinctive community elements that recall the area’s rich agrarian legacy and invite residents out of doors to engage in their community.

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“Marley Park will be unique in the Northwest Valley, but also will have a certain welcoming familiarity,” said Drew Brown, DMB president. “Incorporated into the community’s design are those cherished elements associated with traditional neighborhoods: parks and gathering places with shady trees and open play areas, front porches overlooking tree-lined streets, a neighborhood school, and inviting homes as individual and distinct as the people who will live there.”

Marley Park will offer residents a broad selection of homes and home styles situated in thoughtfully designed neighborhoods. Architectural styles will be reminiscent of historic Arizona homes and include Spanish, Bungalow, Cottage, Territorial Ranch, Monterey, Traditional and Craftsman homes.

“With varying architectural style combinations, a full color palette for homes and flexibility for designing front yards and porches, homeowners at Marley Park will create their own sense of home and help further define the landscape and character of the community,” said Carroll.

The 956-acre community features 140 acres of open space and parks. Significant to the land plan of Marley Park is Heritage Park (the name “Heritage Park” is pending approval by the City of Surprise), a centrally located community park, donated by the Kemper and Ethel Marley Foundation to the city of

Surprise for public use. DMB will develop the 25-acre park, which is planned within Phase I and calls for a 1,600-seat amphitheater, a community rose garden, lighted baseball and soccer fields, an interactive water-play feature and adventure play areas.

“Marley Park will fit seamlessly into our community and add to the vibrancy of life in Surprise,” said Joan Shafer, mayor of Surprise. “Heritage Park and Marley Park Elementary School will be assets in our growing city and speak volumes about DMB’s commitment to building strong communities.”

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In addition to Heritage Park, eight other uniquely themed neighborhood parks are planned for Phase I. These parks, proposed to feature open play areas, covered picnic areas, botanical gardens and indigenous trees, are located within a short three- to five-minute walk from each home in Marley Park and linked by 16 miles of pedestrian friendly, tree-lined paths and trails referred to as the Arbor System. During the ceremony today, the parks were officially named and trees were dedicated for future planting in each of the parks. Park names—including Mosaic Park, Hourglass Park, Arbor Park and Discovery Park—hint at the distinctive themes featured in each park.

A proposed 6,000-square-foot private Resident's Club will provide community members with meeting space, five acres of outdoor event lawns, a caterer's kitchen, computer stations and a teen room, intended to provide a comfortable social atmosphere for youth. Through resident involvement and alliances with local organizations, the Resident's Club will offer innovative programs designed to promote social, civic, educational, cultural, recreational and artistic activities in the community.

DMB has donated 15 acres to the Dysart Unified School District for development of Marley Park Elementary School, a K-8 facility that will be the first vertical structure at Marley Park and will open for the 2004-2005 school year to students in the surrounding area.

Marley Park is scheduled to open to buyers in late fall, and build-out is expected by 2013. The first phase of Marley Park encompasses 240 acres and will include approximately 650 homes. Single family, courtyard homes, duplexes and homes with garages accessed from the rear will be offered and will range in size from 1,500 to 4,500 square feet.

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DMB is a diversified real estate investment and development firm with real estate holdings that include residential communities, commercial developments and golf course properties primarily in Arizona and California. Established in 1984 and headquartered in Scottsdale, Ariz., the firm's name is synonymous with high-quality real estate developments.

The Kemper and Ethel Marley Foundation is an independent foundation dedicated to supporting Arizona and causes that help those who live and work in Arizona. With assets of more than \$100 million, the Foundation is one of the five largest philanthropic interests in Arizona.

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