



Beale Infrastructure

Project Blue

Pima County Board of Supervisors Meeting

June 17, 2025

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Agenda

1. Beale Infrastructure
2. Data Center Use
3. Project Details
4. Economic Impact
5. Energy & Grid Reliability
6. Water Stewardship
7. Renewable Water Infrastructure

Introduction to Beale Infrastructure

Beale Infrastructure partners with the world's leading technology companies to develop data centers and infrastructure that support economic growth.

Fully capitalized with an expert team who has deep experience delivering infrastructure projects.

Beale
Infrastructure



Data Centers: Driving Progress, Security, and Innovation

Data centers are critical infrastructure - foundational to our modern economy and essential to our daily lives.

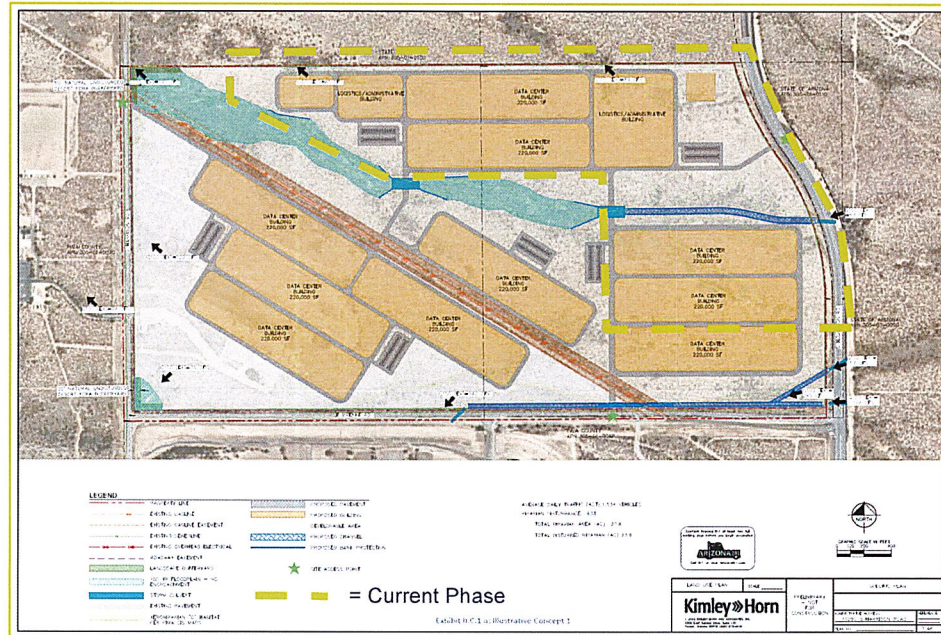
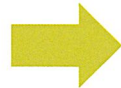
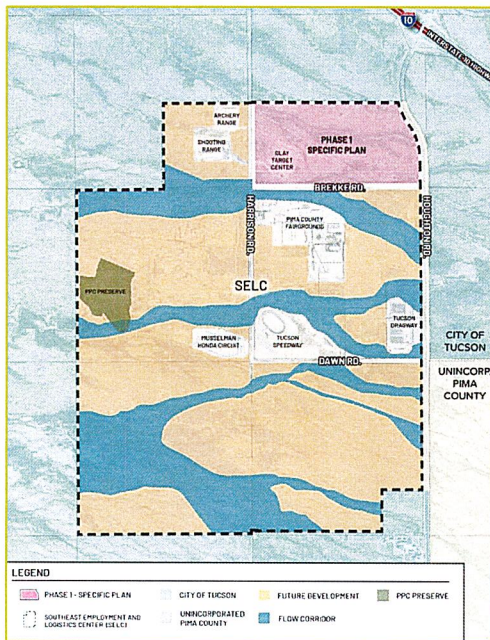


Supporting Tucson's Major Industries

1. Education & Research
2. Small Businesses
3. Aerospace & Defense
4. Bioscience & Healthcare
5. Advanced Manufacturing
6. Financial Services

Project Blue Overview

Project Blue is a proposed data center campus representing an unprecedented \$3.6B+ economic development opportunity for the City of Tucson and Pima County.



Advancing Economic Growth in Pima County - Tucson

Project Blue: Economic Impact & Job Creation

\$3.6B	\$250M	~3,000	180	\$64K
Capital Invested ¹	Direct Revenue Impact (10 years) ²	Construction Jobs Supported ³	Permanent Jobs Supported ⁴	Average Annual Salary of FTEs ⁵

¹ Capital investment represents \$1.2B in construction and \$2.4 in equipment over three years.
² Direct revenue impact includes state, county and city taxes.
³ Construction jobs supported represent direct jobs (FTE) created during construction period between 2026 - 2028.
⁴ Permanent jobs supported represent direct jobs (FTE) created once facility becomes operational in 2029.
⁵ Estimate provided by developer.

Energy & Grid Reliability

Project Blue is working closely with Tucson Electric Power (TEP) to develop long -term power supply partnership that will benefit customers, promote grid reliability, and support clean energy.



Benefit Existing Customers

- Project Blue will help **support electric affordability** for all TEP customers
- Power agreement will be regulated by the **Arizona Corporation Commission (ACC)**



Promote Grid Reliability

- Project Blue will **fund grid upgrades** that contribute to overall reliability
- These grid upgrades will **support economic growth**



Support Clean Energy

- Contribute to the **growth of TEP's renewable energy portfolio**
- Aligned with strategic priorities of **Pima County 's Priority Climate Action Plan**

Water Stewardship

Project Blue will ultimately utilize 100% renewable water resources, primarily reclaimed water, for industrial purposes and has committed to replenishing all consumptive losses.

Project Blue's water stewardship strategy includes sourcing renewable water resources, optimizing operational efficiency, and investing in water replenishment projects.

Renewable Resources

- **18 mile purple pipe** extension to expand reclaimed water access
- **30 -acre aquifer recharge and recovery facility** with recreational benefits

Operational Efficiency

- Proven cooling technology with industry-leading energy and water efficiency
- Cooling system can operate **solely with outside air** during cooler months and nighttime hours

Water Replenishment

- Investing in new local water projects that have a **measurable, net positive impact**
- Volume of water projects funded will **meet or exceed the consumptive water usage**

New Renewable Water Infrastructure Upgrades

- Existing Reclaimed Water Line
- Future Reclaimed Water Line (By Others)
- New ~18 Mile Purple Pipe Extension*
- ▲ New Reclaimed Water Booster Pump Station*
- Existing Mission Manor Pump Station
- Existing Southeast Houghton Area Recharge Project (SHARP) Recharge Facility
- New Aquifer Recharge Facility Study Area*
- Project Blue Site

**Funded, developed, and constructed by Project Blue, granted to Tucson Water for operation*



Aerial of SHARP Recharge Facility - Indicative of size, capacity and design for new Project Blue ARF

Water Positivity Commitment: Project Blue will replenish 100% of consumptive losses.