

CITY OF SAN ANTONIO
ECONOMIC DEVELOPMENT
DEPARTMENT

As the 7th largest city in the U.S. and the 2nd largest in the state, San Antonio is home to over 1.5 million residents... and we are growing. The City's population is on the rise as is our thriving economy. In 2018, the Census Bureau reported San Antonio led the nation as the fastest growing city. San Antonio is planning boldly for such growth by the implementation of the SA Tomorrow Comprehensive Plan, which will create regional economic centers to accommodate the expected 1 million new residents by 2040.

San Antonio is home to key industries such as: Manufacturing, Healthcare & Bioscience, Military, Tourism & Hospitality, and IT/Cybersecurity with the second largest Cybersecurity ecosystem in the U.S. Between 2013-2018, approximately 72,000 new jobs were added with no sign of slowing down. By investing in San Antonio and Opportunity Zones, you are investing in the future of San Antonio.

OpportunitySA

The promise of opportunity

The 2017 Tax Cuts & Jobs Act created tremendous opportunity for San Antonio with the designation of 24 census tracts as Opportunity Zones. The Zones are historically low-income areas eligible to receive investments through Qualified Opportunity Funds in exchange for deferral, reduction, and exemption of capital gains taxes. Eligible investments include businesses, real estate, commercial development and more. With 24 designated zones, San Antonio has the second most opportunity zones in Texas after Harris County.

Benefits of Opportunity Zones Investments

1. TAX DEFERRAL

Deferral of capital gains taxes until 2026

2. REDUCTION IN TAX LIABILITY ON DEFERRED CAPITAL GAINS

- 10% if investment is held at least 5 years
- 15% if investment is held at least 7 years

3. TAX EXEMPTION

On appreciation of the invested gains if held for at least 10 years

LOCAL INCENTIVES

The City of San Antonio offers several incentive programs for development and business investments such as tax abatements, tax rebates, fee waivers, grants, loans, and other assistance. The City of San Antonio is committed to maximizing outcomes for our community and has an assigned an Opportunity Zones Manager to lead the City's strategy and directly assist and facilitate Opportunity Zones projects. Please visit our website for more information or contact the Opportunity Zones Manager at 210-207-7049.



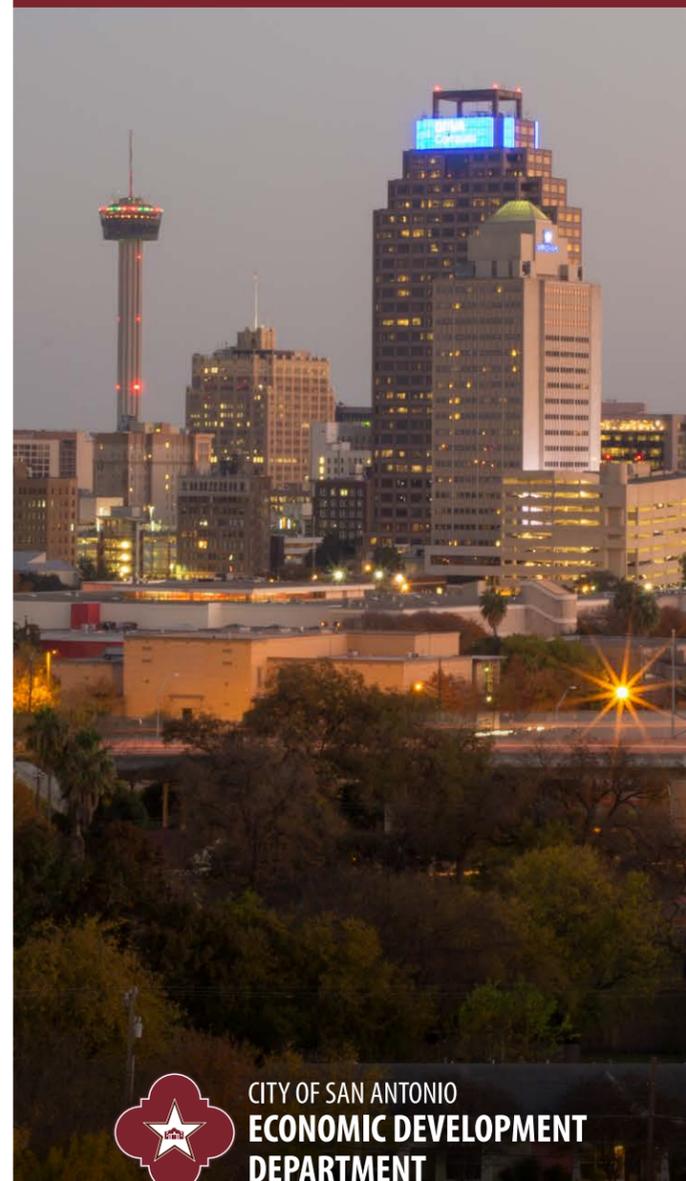
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For more information please visit our website or contact the EDD Opportunity Zones Manager at **210-207-7049**.

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Invest in the Future of San Antonio



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Invest in the Future of San Antonio

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BROOKS

Brooks is a historic 1,308 acre mixed-use community home to more than 40 businesses with 3,300 employees, neighboring Stinson Airport and the Mission Trail System. As part of the UNESCO World Heritage Area, this region is a major catalyst for growth on the south side with more than 1 million visitors a year, and continues to be cutting edge and forward-thinking with an emphasis on collaborative and sustainable strategies.



DOWNTOWN

Home to the world-renowned River Walk and anchored by our multi-billion dollar tourism industry, downtown is a vibrant mixed-use area with a range of employment, services and housing, all centered around great historical and cultural destinations. Downtown is experiencing a growth renaissance, offering more than 9,400 new housing units (completed and in development) and is the most walkable and transit friendly region in San Antonio.



EASTSIDE

A region rich in diversity and rooted in history, as African American community enclaves created businesses and civic places that remain prominent today. The region includes the Eastside Promise Zone designation until 2024, locations such as Fort Sam Houston, the AT&T Center and host to the largest Martin Luther King Jr. march in the nation with approximately 300,000 annual attendees. This area is a national destination rich in cultural distinction and blossoming economic activity.



FAR SOUTH

Anchored by the Toyota manufacturing complex and Texas A&M University-San Antonio, this is one of San Antonio's emerging regional centers. The Toyota assembly plant employs over 3,000 people, supporting 23 related nearby suppliers, and the university currently has 6,600 students with a master plan to grow up to 50,000 students. These two major economic assets create a synergistic employment, academic and residential hub.



FAR SOUTHEAST

With close proximity to the CPS Energy Braunig Power Station and Braunig Lake, the region's potential is primed for creative investors seeking a unique landscape. With a combined 19 acres of land and water area, there is a significant number of acres available for a variety of development opportunities.



NEAR SOUTH

Centered between the Brooks and Port San Antonio Regional Centers, the Near South is positioned for growth and development. This region is home to several bustling neighborhood business corridors such as Commercial Avenue, Pleasanton Road and Southcross Boulevard, and access to IH-35 and IH-37, making it poised to attract state and regional economic activity.



NEAR WESTSIDE

The Westside region is a community committed to preserving history and culture while bolstering urban economic development. Identified by its distinct character and vibrant neighborhoods, the Westside includes landmarks such as Cattleman Square, the Avenida Guadalupe Cultural District and University of Texas at San Antonio Downtown Campus. With the presence of local transit and numerous education and cultural resources, this walkable community is a budding innovation district.



NORTHEAST CORRIDOR

The Northeast corridor serves as a superior regional connector that includes the I-410 and I-35 junction, Wurzbach Parkway (an east-west thoroughfare connecting I-35 to I-10), and easy access to San Antonio International Airport and Fort Sam Houston. The region has evolved from an industrial landmark to a major entertainment destination -- boasting the world's first ultra-accessible theme park, Morgan's Wonderland, and home to Toyota Field. This area is primed for employment, revitalization, and infill redevelopment.



PORT SAN ANTONIO & LACKLAND AFB

Port SA is a dynamic technology, campus and home to leading global industries such as: Aerospace, Defense, Manufacturing, Cybersecurity and Energy contributing \$5 billion annually to the regional economy. Neighboring Lackland Air Force Base and the Quintana neighborhood transform this region into a community-wide destination offering unique cultural and educational options surrounded by a bustling small business community.



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For more information, go to:
<https://www.sanantonio.gov/EDD/Development-Opportunities/OpportunityZones>