



BEARSPAW
FIRST NATION

RECONCILIATION
THROUGH ECONOMIC
DEVELOPMENT

April 2025

Why We Are Here

We're here to invite Rocky View County into a partnership grounded in **mutual benefit**, **economic growth**, and **reconciliation** with Bearspaw First Nation. Together, we can:

1

Strengthen relationships through collaboration and shared learning



2

Address shared interest in strategic land development, economic growth and reconciliation



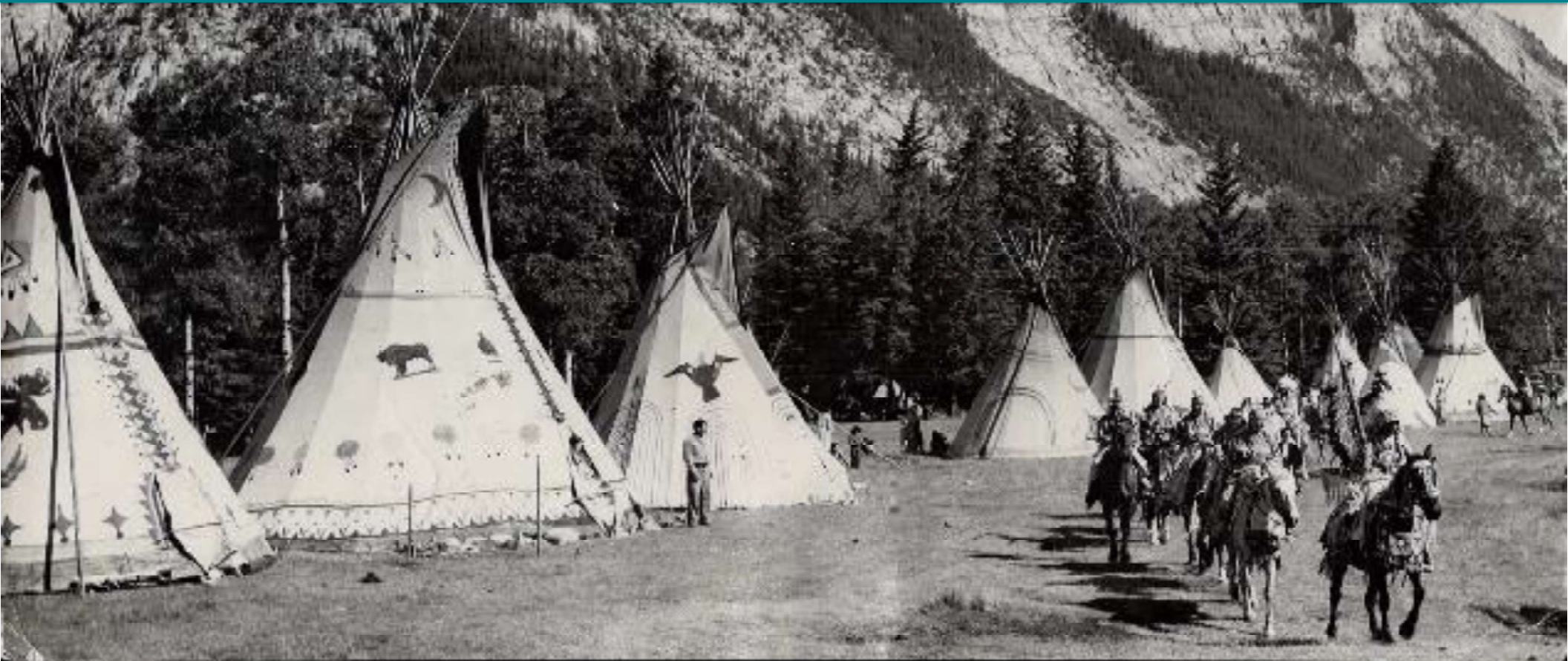
3

Establish a working partnership to foster economic growth for Rocky View County and Bearspaw First Nation



Bearspaw First Nation is ready to move forward together with Rocky View County to drive economic growth and shape the future of their nation

Who is Bearspaw First Nation?



Bearspaw First Nation

A Legacy of Resilience and Tradition



- Bearspaw First Nation is part of the Îyârhe Nakoda (Stoney Nakoda) people, whose history dates back thousands of years across the Great Plains and the Rocky Mountain foothills.
- In 1877, under Chief Jacob Bearspaw (Ozija Thiha), the Nation became signatories to Treaty No. 7

A Vision for Economic Sovereignty



- Bearspaw is actively building a sustainable and self-sufficient economy. Notable developments include the Stoney Nakoda Resort, Bearspaw Kananaskis Travel Centre, and Clearwave Broadband Networks
- In December 2024, Bearspaw signed a letter of intent and became a shareholder of Indigena Drilling Inc., the first Indigenously founded and funded Canadian drilling company

A Commitment to Community and Future Generations



- Beyond economic development, Bearspaw First Nation is invested in fostering opportunities for future generations
- Through education, skills training, and community-driven initiatives, they are strengthening the Nation's youth's ability to thrive in both traditional and modern industries

Bears paw Business Update

Bears paw Kananaskis Travel Centre



Opened in 2020, the Bears paw Kananaskis Travel Centre is located on the Trans Canada Highway at the Kananaskis turn-off on Highway 40. Anchored by 24-hour, twenty

pump Esso Gas Station, it also offers a Tim Horton's franchise as well as an Esso Card Lock Service for fuel for large transport trucks and a number of Electric Car Chargers.

Expansion planning for this facility is underway including other stand-alone businesses. The Travel Centre trains and employs Bears paw members as well as many other members of the Stoney Nakoda Nations.

Bears paw Mini Thni Centex

Subway, Centex Gas Station/Convenience Store, Car Wash

It all started in 2013 for Bears paw First Nation with the establishment of the Centex Centre at Mini Thni. Using this successful business venture, the Bears paw Nation began to start-up new companies, create partnerships with corporations and establish a sustainable new economy for our people.



Stoney Nakoda Resort & Casino



The Stoney-Nakoda Resort & Casino opened its doors in 2008 which offers premier casino gaming and over 100 rooms and suites. The family friendly resort provides a waterslide, swimming pool, upscale dining, large event facility and a wide array of excursions in the Kananaskis/Banff corridor for guests. Bears paw, Chiniki and Goodstoney Nations own the successful complex jointly.

The Stoney-Nakoda Resort & Casino provides revenue and meaningful training & employment for Bears paw and other members of the Stoney-Nakoda Nations.

Bears paw First Nation Development Corp.

Eden Valley Reserve



Proposed Travel Centre

Planning has begun for the proposed Eden Valley Travel Centre which would contain a gas station, convenience store, electric car charging, a cultural centre and rest stop. Bears paw has recently made a formal application to Foothills County for redesignation of land use from agriculture to commercial and had First Hearing.

The location is non-Reserve 98 acres of land located adjacent to the south side of Highway #54 on the back side of the main entrance to Gahnhah, Eden Valley Reserve. This parcel held by a Bears paw corporation lends itself to commercial development, to create jobs and revenue for the Eden Valley members and to take advantage of growing tourism in the area.



The Eden Valley Gas Bar (1998)

One of our very first ventures is the Eden Valley Gas Bar. The intent of the business is to provide a direct benefit to Bears paw members by having an operation for essentials, food, fuel and tobacco that is close by. The Nation members are also able to benefit from exercising their Tax-Exempt status by having a location for fuel and tobacco to be purchased on Reserve. The small business also provides jobs for the community members.



Stoney Nakoda Telecom



Stoney Nakoda Telecom is a self-sustaining operation of the Bears paw and Chiniki First Nations, created to provide high-speed internet to the residences both on and off the Mini Thni and Eden Valley reserves.

In addition to various speed offerings for internet access, Stoney Nakoda Telecom also

provides telephone, with free long distance and satellite television provided by Shaw Direct, all at competitive and affordable prices.

Stoney Nakoda Nation operates two service vans and a bucket truck for high height installations used by the wireless technicians. The operation is run by employees who are members of the Bears paw and Chiniki First Nations.

Stoney Nakoda Telecom has a number of CSA approved towers that hold the radio equipment necessary to provide service. Two of the towers are built in

partnership with Telus Mobility, who also have equipment on those towers. Telecom has equipment on one externally owned tower on the Stoney reserve.

Stoney Nakoda Telecom services the Stoney Reserve, Eden Valley Reserve and surrounding, non-reserve areas.



Indigena Drilling Inc. Bears paw First Nation

Indigena Drilling is the first of its kind, an Indigenous founded and funded Canadian drilling company.

Indigena Drilling's team has a remarkable track record in starting and growing high quality drilling

companies with impressive performance and shareholder returns. They have a highly experienced board of directors, with significant Indigenous involvement, ensuring proper governance and oversight.

In December 2024, Bears paw First Nation signed a letter of intent and became a shareholder of the company. Indigena Drilling delivers top tier drilling services and will be training and employing Bears paw members interested in this field.

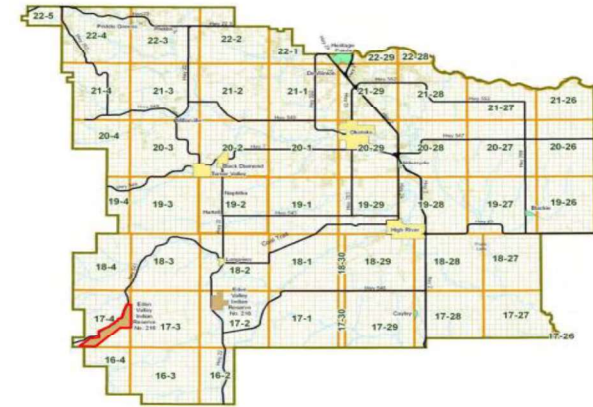


Clearwave Broadband Networks

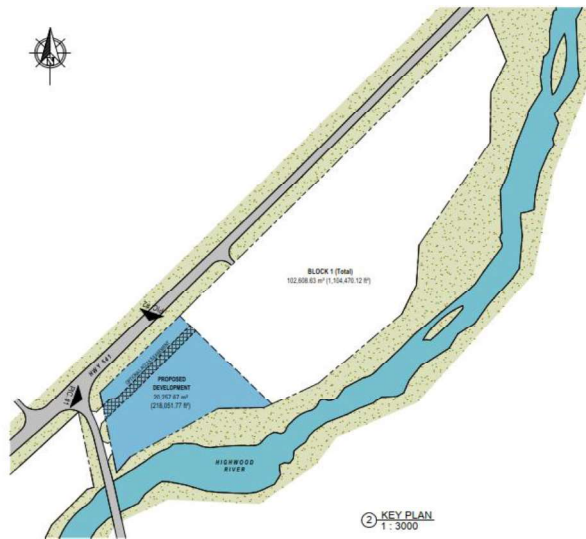
Clearwave is a 100% Bears paw Nation owned company founded in 2003 and is an Alberta Capital region ISP and networking services company. Clearwave offers fast Wireless and Fibre Optic based internet service as well as video surveillance and VoIP services. It provides services in rural areas. The head office is located in Edmonton.

Bearspaw Fee Simple Land Development

- Bearspaw owns approximately 80 acres of fee simple land adjacent to Eden Valley Reserve in Foothills County.
- Bearspaw is actively developing this land within the County, including a five-acre parcel along Highway 541 for the future Eden Valley Travel Centre
- The Travel Centre will include a gas station and convenience store to service highway traffic and support Nation members.
- Bearspaw is working collaboratively with Foothills County through the development application processes.
- Longer term development plans may include Indigenous tourism and highway commercial.



Foothills County Location Map



SITE INFORMATION

LOT AREA:
TOTAL LOT AREA: 25.36 acres (10.20 ha) 102,898.63 m²
PROPOSED DEVELOPMENT AREA: 5.00 acres (2.02 ha) 20,237.67 m²

USES:
GAS BAR
C-STORE

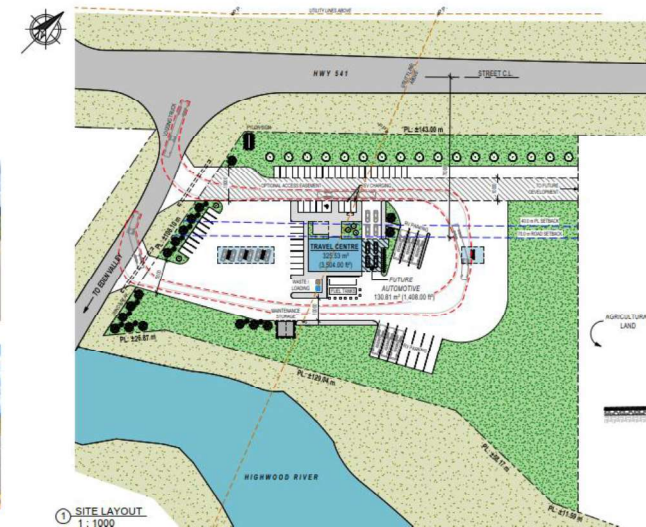
BUILDING AREA:
TRAVEL CENTRE: 320.53 m² (3,394.00 ft²)
FUTURE AUTOMOTIVE: 130.81 m² (1,408.00 ft²)
FUTURE FOOTPRINT: 459.34 m² (4,912.00 ft²)



PIC #1: WEST CORNER OF SITE



PIC #2: NORTH SIDE OF SITE

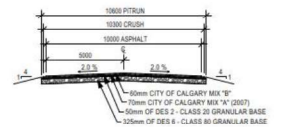
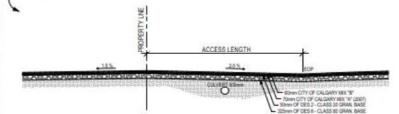
② KEY PLAN
1: 3000① SITE LAYOUT
1: 1000

SITE INFORMATION

LOT AREA:
TOTAL LOT AREA: 25.36 acres (10.20 ha) 102,898.63 m²
PROPOSED DEVELOPMENT AREA: 5.00 acres (2.02 ha) 20,237.67 m²

USES:
GAS BAR
C-STORE

BUILDING AREA:
TRAVEL CENTRE: 320.53 m² (3,394.00 ft²)
FUTURE AUTOMOTIVE: 130.81 m² (1,408.00 ft²)
FUTURE FOOTPRINT: 459.34 m² (4,912.00 ft²)

③ ACCESS STRUCTURE DETAIL
1: 150② ACCESS CROSS-SECTION
1: 150

Bearspaw Nation Challenged Current Economic Status

CURRENT BUSINESS CHALLENGES

First nation groups face many business challenges including:

- Limited access to capital
- Limited existing business infrastructure
- Systemic barriers and cultural differences limiting access to financial services
- Reserve Land's are not ideally situated to allow for many business initiatives

EFFECT OF POVERTY ON HEALTH OUTCOMES

- In 2022, the rate of opioid poisoning deaths for First Nations was 8.4 times higher than non-indigenous people²
- Average life expectancy on the nation is 47 years old
- Lack of employment opportunities on the nation are leading to increased poverty
- Economic development will bring strong improvements to socio-economic conditions

MORE OPPORTUNITY FOR RECONCILIATION

Rocky View County vs Alberta First Nations Economic Status

- Median household income: \$150,000⁴ vs. \$45,900⁵

Springbank vs Alberta First Nations Economic Status

- Median household income: \$340,000⁶ vs. \$45,900⁷

Alberta vs Alberta First Nations Economic Status

- Unemployment rate: 6.7%⁵ vs 62%⁸

~1.7

% Indigenous Owned
Business in Canada¹

-18.5

Year life expectancy gap
for first nations people in
Canada³

36%

Higher unemployment rate in
Bearspaw First Nation
compared other First Nations
in Alberta^{3,8}

1. Statistics Canada, 2023

2. ATP News, 2024

3. ATP News, 2023

4. Rocky View County Census, 2020

5. Alberta Government Economic Dashboard, 2025

6. Cochrane Eagle, 2013

7. Statistics Canada, 2022

8. Bearspaw, Labor Force Study, 2013

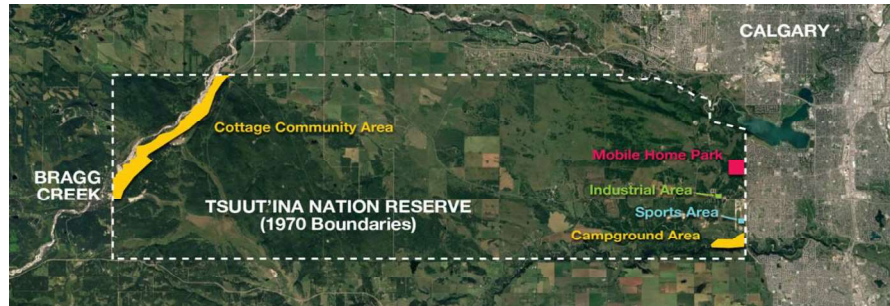
A photograph of a large brown bear standing in a grassy field, with two smaller brown bear cubs in front of it. The bear is looking directly at the camera. The cubs are also looking towards the camera. The background is a blurred green field.

Inspiration for First Nations Economic Development

Other Indigenous Developments

TSUUT'INA NATION

- In 2021, the median family income in Tsuut'ina Nation 145 was \$145,490, the third highest in the province¹
- Contributed ~1.5 billion to Calgary's GDP in 2021²
- New development, Taza Park to bring 1,200 acres of mixed-development and 6,500 new homes at an estimated cost of \$4.5B³



ENOCH CREE 135

- \$100 million infrastructure upgrade loan from Canada Infrastructure Bank (CIB) to generate over \$1 billion in economic development⁴
- Construction on \$50 million surgical and treatment centre in 2023⁵



1. Government of Alberta, 2021

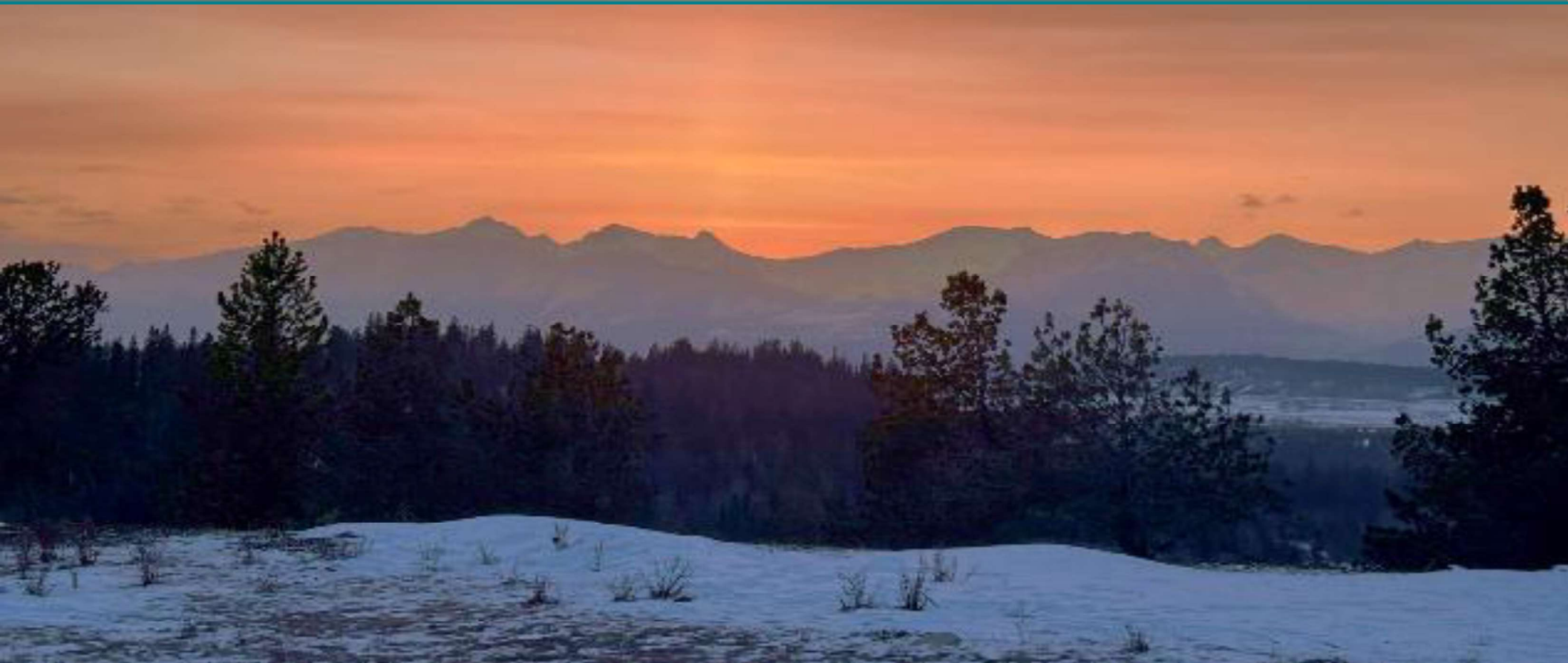
2. City of Calgary, 2023

3. Government of Alberta, Major Projects, 2025

4. Global News, Enoch Cree Development Loan, 2025

5. Government of Canada, Enoch Cree Medical Centre, 2023

Inspiration for Municipal – First Nations Partnership and Economic Development



Successful Municipal-Indigenous Partnerships in Alberta

CITY OF EDMONTON & ENOCH CREE NATION

In July 2017, the City of Edmonton and Enoch Cree nation signed a Memorandum of Understanding to establish a Collaborative Working Group¹

Notable outcomes include:

- Boundary Interface Protocols and Strategies (BIPS) to coordinate planning on the shared border between Parkland County, Enoch Cree Nation and the City of Edmonton
- Cultural tourism and conservation through the proposed Big Island Provincial Park in southwest Edmonton
- Exploring a transit connection between Enoch Cree Nation and City of Edmonton and Enoch Cree Nation inclusion on Regional Transit Services Commission
- Harmonizing planning for sports and recreation facilities
- Exploring collaboration on Affordable Housing
- Community Educational Videos on History, Present and Future of Enoch Cree Nation – City of Edmonton Partnership

CITY OF HINTON & ASENIWUCHE WINEWAK NATION (AWN)

The town of Hinton and AWN have engaged in various collaborate efforts to address community needs, including social services and cultural preservation

Notable outcomes include:

- Mamowichihitowin Community Wellness Program (MCWP), a holistic response to intra-familial child sexual abuse, focusing on Aboriginal communities & providing treatment for involved parties²
- Signed a Memorandum of Agreement with the federal government to explore reconciliation and recognition of AWN rights with the goal to address uncertainties regarding land rights and traditional practices³

CITY OF WETASKIWIN & MASKWACIS CREE NATIONS

The city of Wetaskiwin has developed an ongoing, community-based relationship with the Maskwacis Cree Nations, focused on social inclusion, education and reconciliation efforts.

Notable outcomes include:

- Expansion of culturally appropriate social services and housing supports after identification of significant service gaps for Indigenous residents⁴
- The “Wahkotowin Project” created Indigenous-led education programming, increasing engagement and academic outcomes for local Indigenous students⁵

1. Federation of Canadian Municipalities, 2017

2. Wanowichihitowin, 2025

3. University of Alberta, 2020

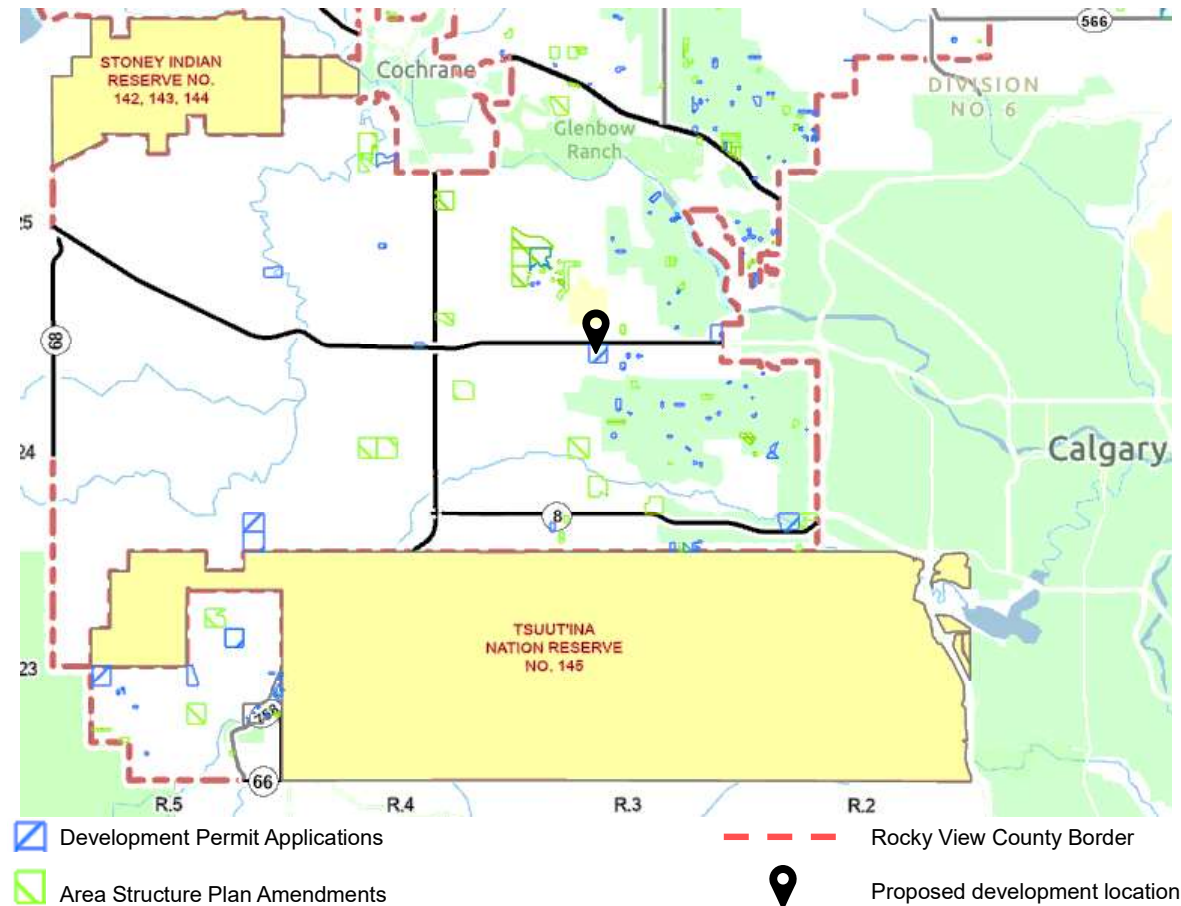
4. WRPS Wahkotowin, 2013

5. Wetaskiwin, 2025

Strategic Positioning

OPPORTUNITY ONLY EXISTS NEAR THE CITY

- Development is already happening—First Nations must benefit, not just outside investors
- Connecting Bearspaw First Nation to Rocky View County will unlock shared economic opportunity, leveraging the advantage of proximity to Calgary
- This development will:
 - strengthen infrastructure
 - attract businesses
 - create jobs
 - drive sustainable growth



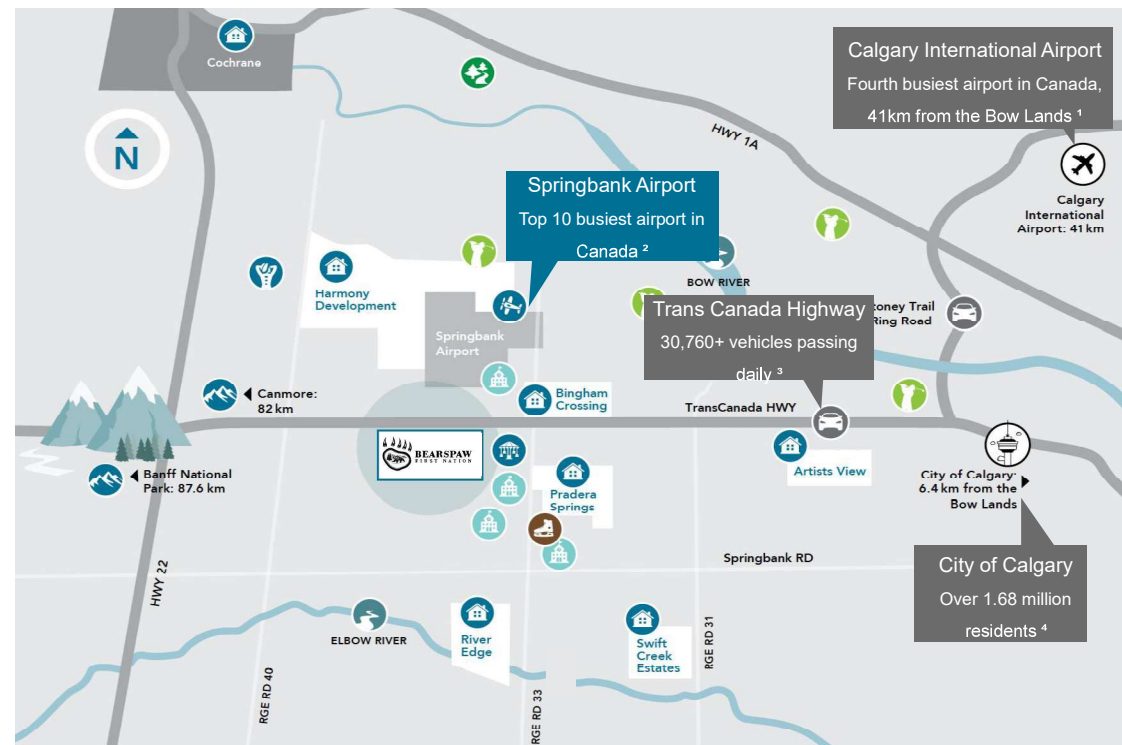
Economic Development Opportunity

TRADITIONAL LANDS NEAR CALGARY WEST (ROCKY VIEW COUNTY)

In December 2024, the Bearspaw First Nation signed a Memorandum of Understanding (MOU) with local asset manager Durum Capital, to develop a 298-acre tract of land for mixed used commercial along the Trans-Canada Highway, immediately west of Calaway Park.

It is important to note that Bearspaw First Nation has acquired control of these lands, controlled through the Ozija Thiha Land Trust, where Bearspaw First Nation is the sole beneficiary.

Chief Darcy Dixon said for years, "Bearspaw has been advocating for economic development initiatives off-reserve that will benefit our people, which, in turn, will enable us to address social issues and enhance the quality of life for our community. We firmly believe that this project represents a significant step forward in economic self-sufficiency and reconciliation."



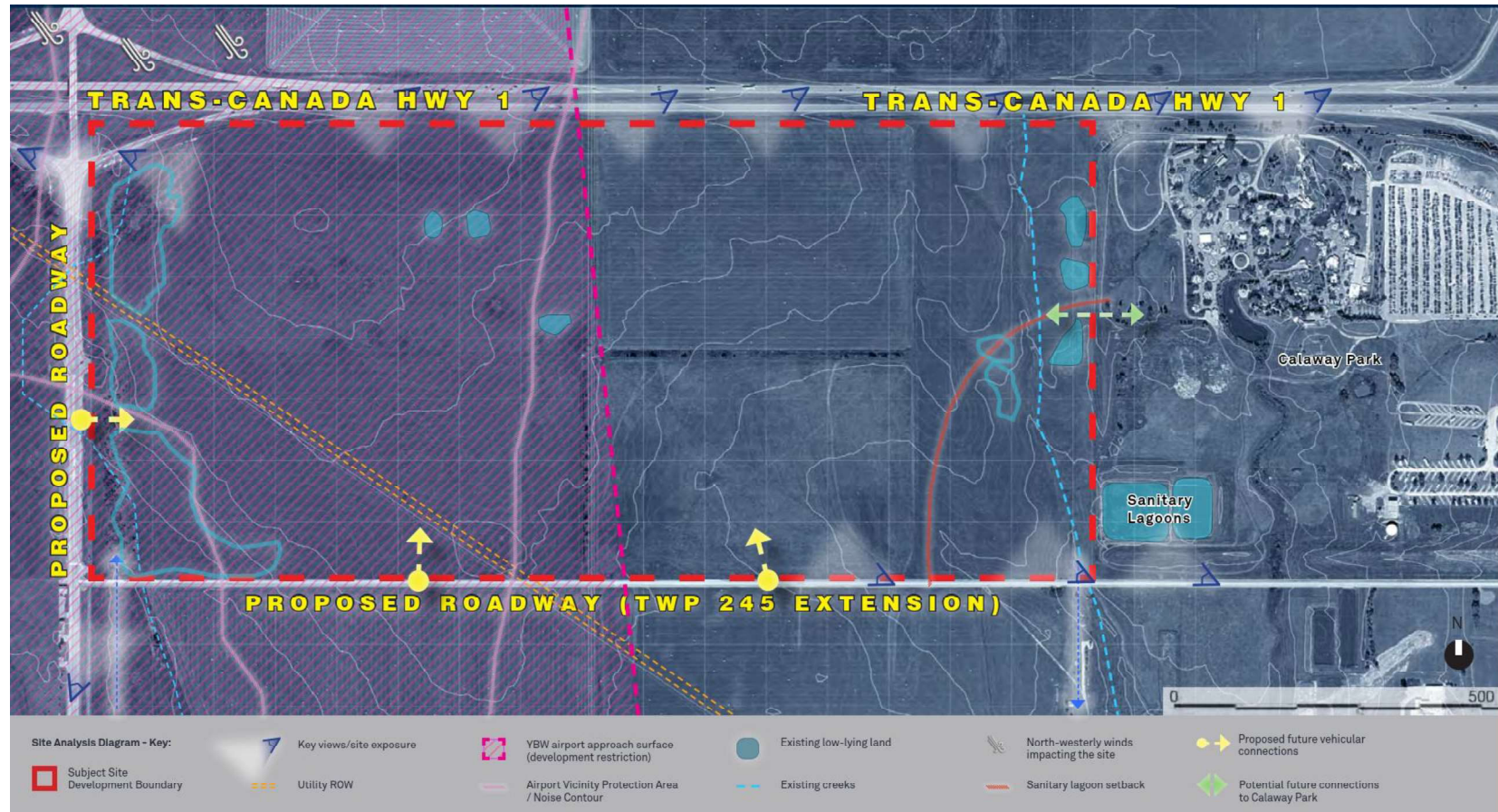
1. Statistics Canada, Airport Activity, July 2024

2. Statistics Canada, Total Aircraft Movements at the Top 10 Canadian Airports, Feb 2022

3. Transportation Alberta, Highway Traffic Counts, 2023

4. Macrotrends, Calgary, Canada Metro Area Population, Feb 2025

Site Context



Economic Development Possibilities

1

MEDICAL

Community clinics, recovery centers, or specialized medical facilities could provide accessible and culturally relevant healthcare to the indigenous community.

2

RESIDENTIAL & SENIOR HOUSING

Affordable housing developments and senior living communities can offer safe, sustainable environments and foster stability in future generations.

3

RETAIL

Businesses, shopping centers, and service hubs can create jobs, generate revenue, and promote economic self-sufficiency while promoting Indigenous culture.

4

COMMERCIAL-MEDICAL LIFE SCIENCES

Office spaces and co-working hubs can support entrepreneurship, attract external investment, and strengthen Indigenous-led economic initiatives.

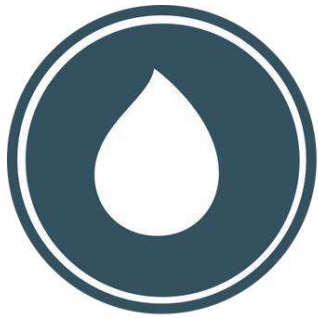
5

OTHER

Education centers, cultural institutions, tourism initiatives, and recreational facilities can all preserve Indigenous traditions, enhance quality of life, and create opportunities for community engagement.

Water License | A Resource for Community Growth

As of 2007, water access in Alberta requires an existing license, making sustainable management key to community growth



7.7X
More water
than required

This land has 1050-acre-foot water license on the elbow river which is a critical asset for long-term regional planning

1

Enables responsible community expansion, ensuring homes and businesses have reliable water access

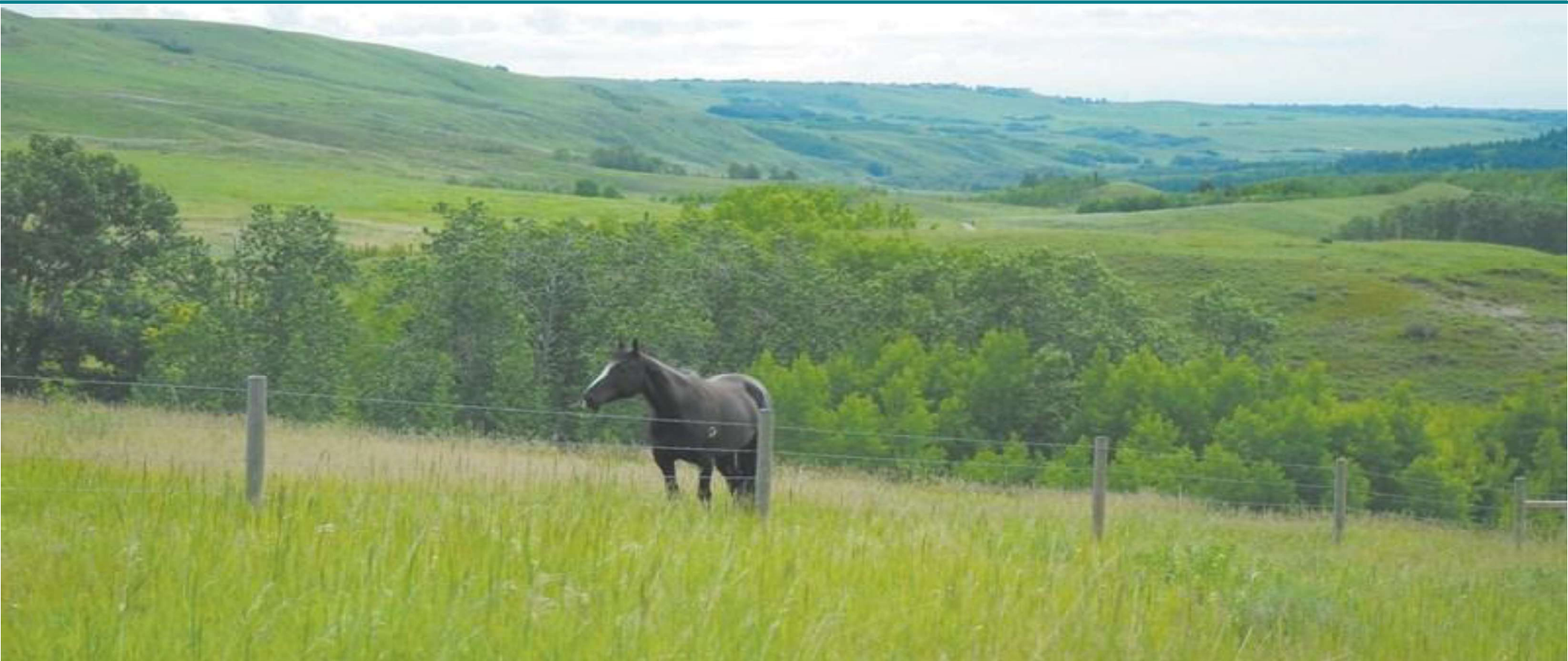
2

Excess water enables development without encumbering Rocky View's water supply

3

Enables water availability for future businesses, recreation, and community projects

Goals For Bearspaw First Nation



Economic Empowerment Through Land Development



Economic Empowerment

- Enable Bearspaw to drive their own economic future
 - Create lasting income through ownership, jobs, and skills-building
 - Prioritize long-term value creation for their nation
-



Job Creation

- Create meaningful jobs for Bearspaw Nation members
 - Prioritize First Nation hires in construction and operations
 - Offer training and support to grow Nation-led businesses and their people
-



Revenue Generation

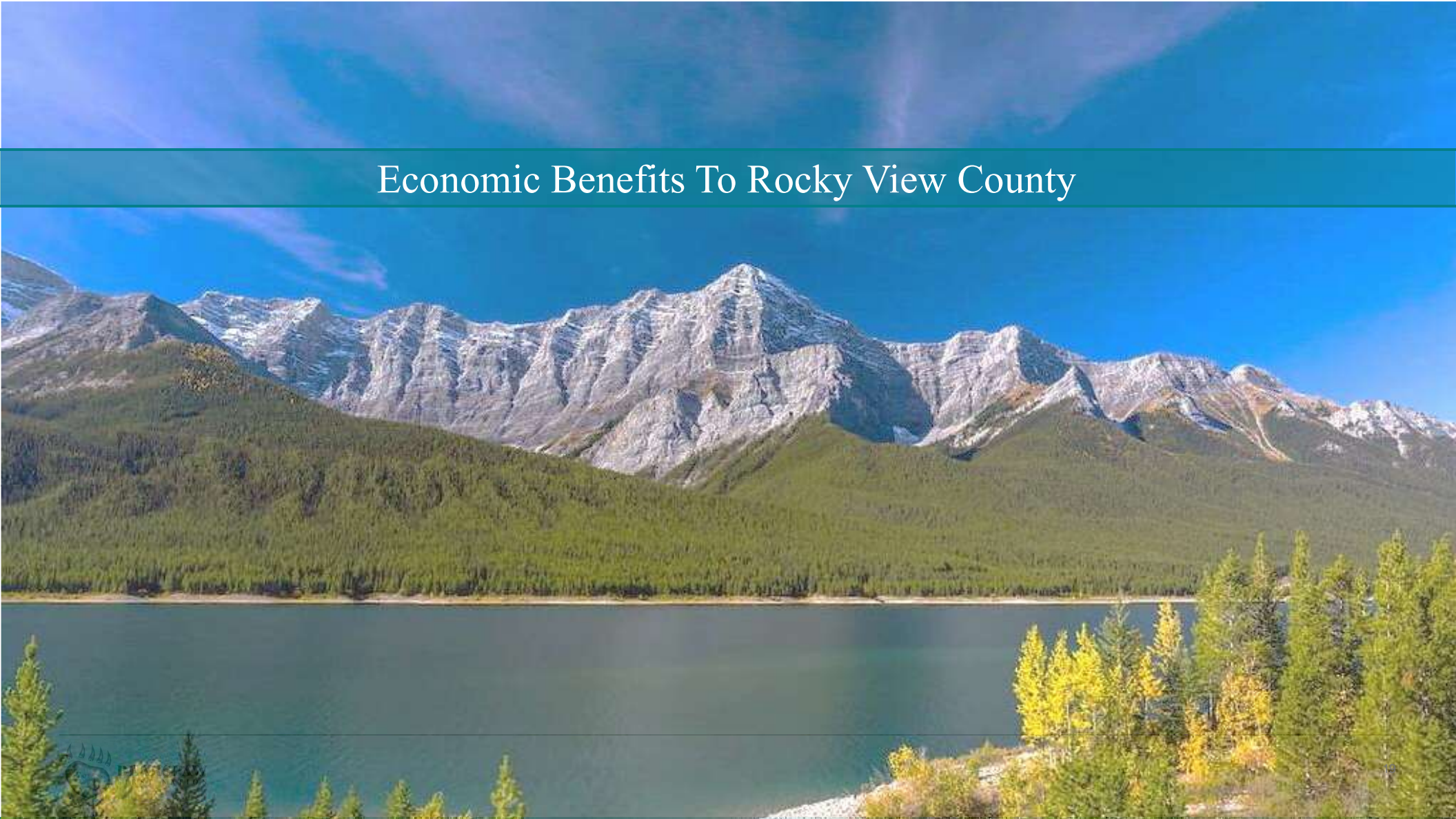
- Steady income means greater self-reliance, better services, and long-term prosperity
 - Reinvest profits into Nation-led growth initiatives
 - Foster greater quality of life for Bearspaw Nation members
-



Long-term Prosperity

- Build a self-sustaining economy that puts Bearspaw in control
 - Empower the Nation to define its own economic future
 - Break reliance on government aid through lasting prosperity
-

Economic Benefits To Rocky View County



Benefits to Rocky View County



Larger Tax-base Created

- Grow the tax base through strategic land development
 - Turn underutilized lands into long-term municipal revenue
 - Strengthen public services with stable, growing tax contributions
-



Job Creation

- Attract new employers and boost local job opportunities
 - Create construction, retail, and service jobs for County residents
 - Support long-term employment through sustained economic growth
-



Revenue Generation

- Unlock new service fee revenue from utilities, roads, and emergency services
 - Grow property tax revenues from new developments
 - Turn land activation into long-term fiscal gains for the County
-



Community Economic Growth

- General economic prosperity to surrounding businesses and property values
 - Contributing to the diversification of housing types, businesses, and services in RVC
-

The Ask



WORK TOGETHER TO BE BETTER NEIGHBOURS AND PARTNERS

Invite RVC to participate in learning about local and national indigenous stories, histories, and perspectives so RVC and Bearspaw First Nation can move forward together

Presentation April 16, 2025



ESTABLISH FIRST NATIONS-MUNICIPAL COMMUNITY ECONOMIC DEVELOPMENT PARTNERSHIP

This working group will work on an expedited basis to develop the project vision, appropriate planning, economic development and reconciliation, collaborating between Bearspaw First Nation and Rockyview County

2 – 4 Months



APPROVAL TO PROCEED TO A MASTER SITE DEVELOPMENT PLAN

Collaboration on delivering an efficient plan that benefits both the Nation and local communities

6 - 12 Months

Our Team



General Disclaimer

GENERAL DISCLAIMER

This is not a formal offering document. Prospective purchasers of this investment opportunity will be provided with a formal Offering Memorandum and will need to be qualified for investment prior to making any investment. No person has been authorized to give any information or to make any representation not contained in the formal Offering Memorandum. No securities regulatory authority or regulator has assessed the merits of the proposed offering or reviewed the formal Offering Memorandum. This investment opportunity is speculative and involves a high degree of risk. There is a risk that any investment made will be lost entirely or in part. Only prospective investors who do not require immediate liquidity of their investment and who can afford the loss of their entire investment should consider this investment.

FORWARD LOOKING INFORMATION DISCLAIMER

These materials may contain “forward-looking information” as such term is defined under applicable Canadian securities laws. Forward looking information is disclosure regarding possible events, conditions or results of operations that is based on assumptions about future economic conditions and courses of action believed to be reasonable and includes future-oriented financial information (“FOFI”) with respect to prospective results of operations, financial position, rates of return, timing of the return of an investors capital contribution or cash flows that is presented either as a forecast or a projection. FOFI is forward looking information about prospective results of operations, rates of return, timing of the return of an investors capital contribution, financial position or cash flows, based on assumptions about future economic conditions and courses of action, and presented in the format of possible rates of return depending on prospective land values in the future. These statements are only predictions. Undue reliance should not be placed on these forward-looking statements as there can be no assurance that the plans, intentions or expectations upon which they are based will occur. By its nature, forward-looking information involves numerous assumptions, known and unknown risks and uncertainties, both general and specific, that contribute to the possibility that the predictions, forecasts, projections and other forward-looking statements will not occur and may cause actual results or events to differ materially from those anticipated in such forward-looking statements. No financial outcomes can be guaranteed.

References

Slide – Current Economic Status

- <https://www.statcan.gc.ca/o1/en/plus/2762-indigenous-owned-businesses-canada-confronting-challenges-forecasting-growth>
- <https://www.atb.com/siteassets/images/company/community/indigenous-relations/economic-reports/opening-the-door-to-opportunity-report-2024.pdf>
- <https://www.aptnnews.ca/national-news/new-statistics-on-opioid-poisonings-paint-a-grim-picture-for-first-nations-people-in-alberta/>

Slide – Munipl & Indigenous Partnerships

- <https://fcm.ca/en/programs/first-nation-municipal-collaboration/community-economic-development-initiative/cedi/enoch-cree-nation-and-city-edmonton>
- <https://www.mcwp.ca/our-history>
- https://era.library.ualberta.ca/items/9948531d-a3b1-4271-9930-92fa94c4c736/view/3bf93ce6-75fd-446e-b991-9394736b7974/Johnson_Johanne_202009_MA.pdf
- <https://www.wrps11.ca/download/259070>
- <https://www.wetaskiwin.ca/1151/Truth-and-Reconciliation>

Slide – Other Indigenous Developments

- <https://regionaldashboard.alberta.ca/region/tsuu-tina-nation-145/median-family-income/#/?from=2017&to=2021>
- <https://newsroom.calgary.ca/new-study-benchmarks-indigenous-economic-contributions-and-informs-action-toward-economic-reconciliation-in-calgary-and-treaty-7-region/>
- <https://majorprojects.alberta.ca/details/Taza-Mixed-Use-Development/3719>
- <https://globalnews.ca/news/11071445/enoch-cree-nation-development-loan/>
- <https://iaac-aeic.gc.ca/050/evaluations/proj/87136>

Springbank Comparison

- <https://www.rockyview.ca/rocky-view-demographics>
- <https://economicdashboard.alberta.ca/dashboard/unemployment-rate/>

Slide – Empowerment Through Development

- <https://www.sac-isc.gc.ca/eng/1386549231377/1615723253856>
- <https://canada.constructconnect.com/joc/news/economic/2024/09/atb-financial-mnp-release-indigenous-alberta-economic-contributions-report>

Slide - The Ask

- https://www.amo.on.ca/sites/default/files/assets/DOCUMENTS/Indigenous-Relations/Indigenous-Municipal_Relationship_Agreements_Guidance_Document_20211129.pdf
- <https://fcm.ca/sites/default/files/documents/resources/tool/stronger-together-toolkit-cedi.pdf>

Appendix

