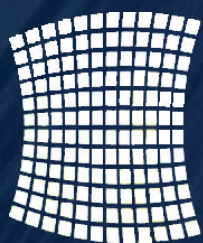




2021 Annual Report

PAVING THE WAY

IN MISSOURI



PLATTE COUNTY
ECONOMIC DEVELOPMENT COUNCIL
Let's Write a Success Story



A MESSAGE FROM THE CHAIRMAN



Dr. Mike Reik

Chair

Platte Co R-III School District

It has been my honor and privilege to serve as the Chairman of the Platte County Economic Development Council during this past year. I will forever remain humbled by the opportunity and look forward to the exciting things that will take place in our community for years to come.

As I reflect on my tenure as Chairman, the word “change” comes to mind. We have all experienced more change in the past year and a half than any of us could have ever imagined. The world is different – we are different. And yet, the dedication, resilience, creativity, and hard work of the Platte County EDC team – board of directors, members, community leaders, and the EDC staff – has remained steadfast and determined to ensure that Platte County remains a leader in economic development in Missouri.

We continue to move forward to conquer new challenges and goals and I believe that we are on the right path of pioneering forward to new possibilities. In December 2021, the BEA luncheon theme was “Paving The Way” which highlighted the continuous growth and development seen throughout Platte County, the fastest-growing county in Missouri. During the event, we honored Platte County businesses for job creation and/or significant expansion and investment projects representing over \$100 million in investments, filled in over 200,000 square feet of space, and created more than 200 new jobs.

During this past year, we also welcomed new staff members to PCEDC by hiring Allison Schultz in April 2021 as the Marketing and PR Manager and Tina Chace in December 2021 as Executive Director. The PCEDC staff is second to none and I applaud their endless hours of work and devotion to our community and mission.

Here in Platte County, we continue to see growth, change, and prosperity. 2022 offers the opportunity to bring a wave of exciting new changes and possibilities.

Together we move forward for a better
tomorrow.



2021 MEMBER HIGHLIGHTS

QUARTERLY LUNCHEONS

In 2021, the Platte County EDC hosted three quarterly luncheons with topics ranging from healthcare to the economic impact of youth and adult sports. Thank you to our sponsors and venue partners for ensuring the success of our luncheons.



CEO CRITICAL CONVERSATIONS

In May, PCEDC hosted CEOs and other Platte County leaders for a luncheon to discuss the current business environment. Many of the conversations revolved around COVID-19, workforce, and innovative ways companies continue doing business in 2021.



COMMUNITY DEVELOPMENT DAY

In August, PCEDC hosted 75 commercial brokers, community representatives, and sponsors at its 2021 Community Development Day. Attendees had the chance to network with individuals from all over Platte County while playing an 18-hole round of golf at The National Golf Club.



BUSINESS EXCELLENCE AWARDS

In December, PCEDC hosted its 31st Annual Business Excellence Awards luncheon. Four Platte County companies were awarded Business Excellence awards for job creation and/or significant expansion and investment projects. Additional Education Partner, Rainmaker, and Community Development Awards were also presented.



PLATTE COUNTY DATA

POPULATION

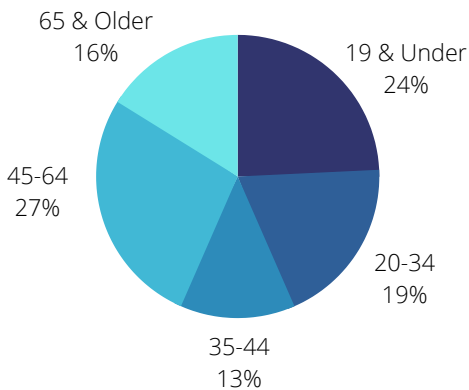
2020 - 107,792

2025 - 115,971

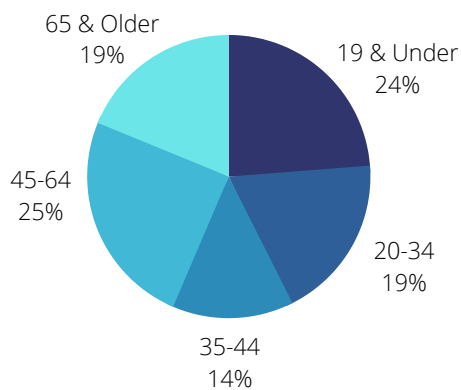
2010-2020 percent change: **19.5 %**



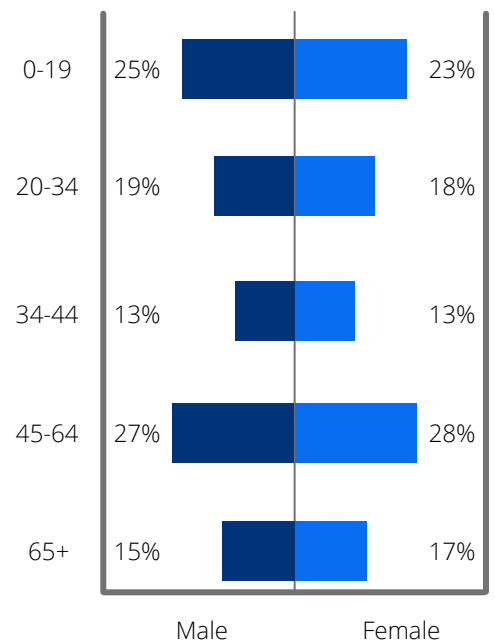
**Population by Age
2020**



**Population by Age
2025**



Age & Gender 2020



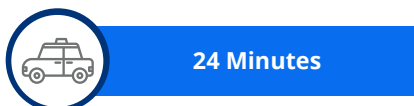
Households



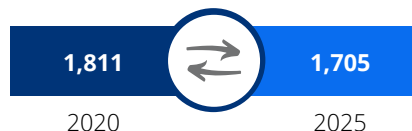
Total Families



Average Daily Commute



Net Migration



Median Age 2020



Source: ESRI®, 2020

Includes new 2020 census data



INCOME

Median Household Income



Average Household Income



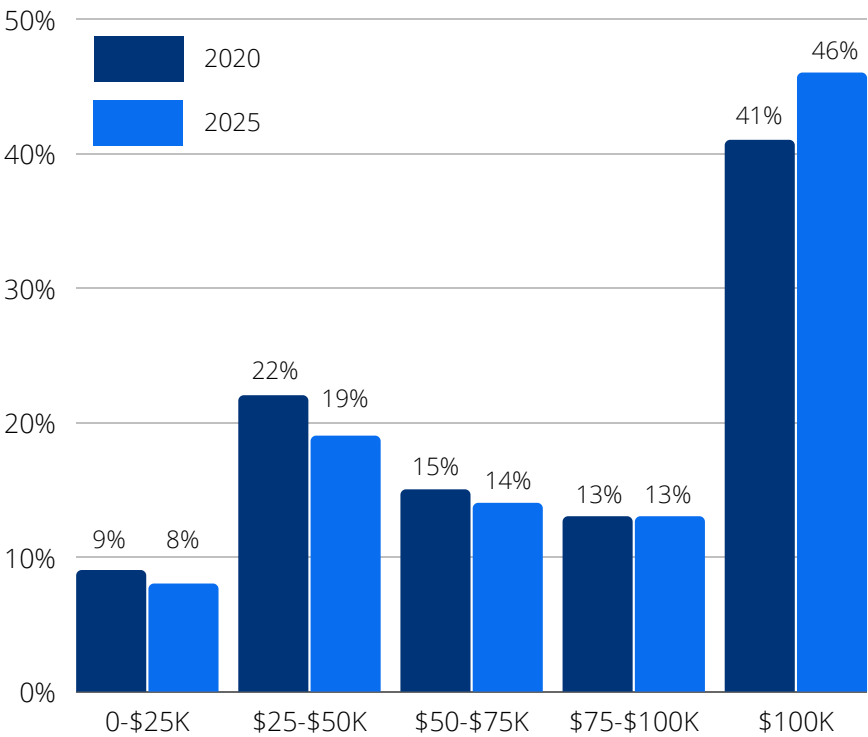
Per Capita Income



Income Growth

Per Capita Income Annual Growth Rate	2.12%
Median Household Income Growth Rate	2.2%

Household Income Distribution



PLATTE COUNTY MARKETING

PROJECTS

In 2021, the Platte County EDC worked on **25 projects** with **over \$100 million in investment** and **more than 200 jobs created** in our county. Some of the highlights include:



- **Multisport facility**
- **76-acre site, 10 synthetic turf fields**
- **\$36 Million investment**



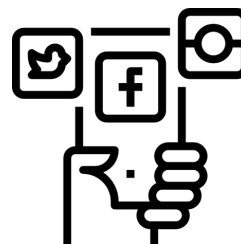
- **Beverage manufacturer**
- **634,000 square foot production facility**
- **\$156 Million investment & 100+ jobs**



- **Health & wellness manufacturer**
- **508,000 square foot distribution and warehouse**
- **\$35.5 Million investment & 200+ jobs**

SOCIAL MEDIA

Social media engagement continues to expand. The PCEDC Twitter account grew to 1772 followers in 2021, while the PCEDC's LinkedIn page increased its following by 35%. The PCEDC Facebook page increased its following from 147 to 298 likes while the PCEDC Instagram saw an increase to its following by 23%.

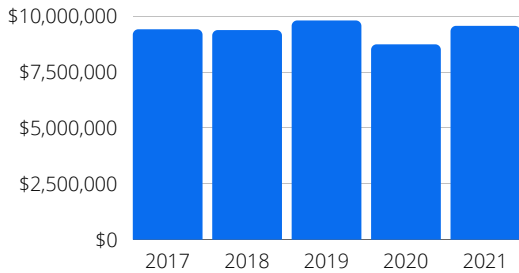


@PlatteEDC

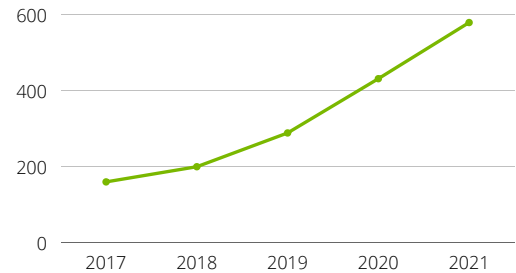


PLATTE COUNTY SALES TAX

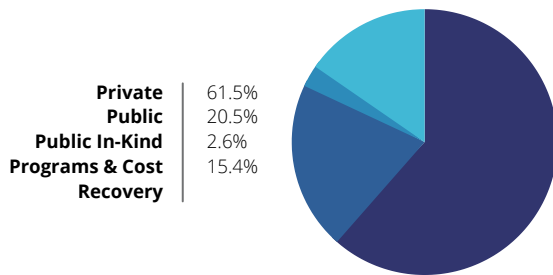
Source: Platte County Treasurer



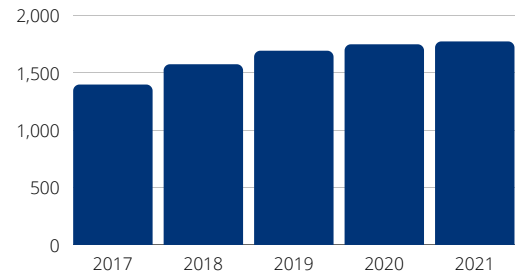
LINKEDIN FOLLOWERS



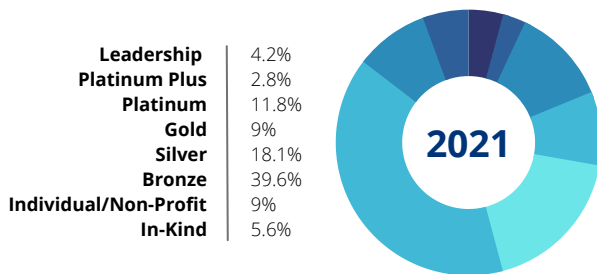
PCEDC REVENUE



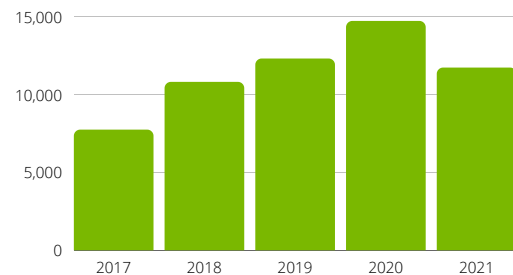
TWITTER FOLLOWERS



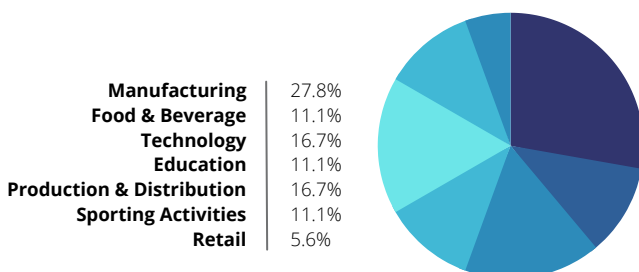
PCEDC MEMBERSHIP LEVELS



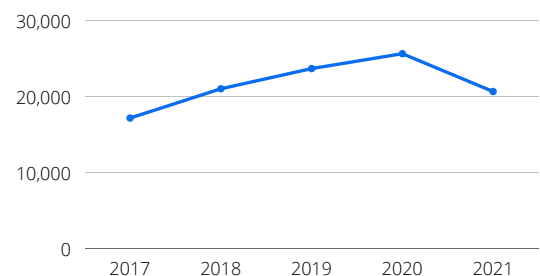
WEB SESSIONS



PROJECT INDUSTRIES



WEBPAGE VIEWS



ACTIVITIES & OFFICE ADMINISTRATION

LAND DEVELOPMENT COMMITTEE

Chair: Darren Hennen

Vice-Chair: Duane Soper

Topics discussed:

- Residential Development
- Commercial Development
- Workforce Housing
- Central Bank Sporting Complex
- KCI Airport (terminal tour)
- Zona Rosa Revitalization
- Twin Creeks Village Center
- KCI Intermodal
- Congress Corporate Center (Niagara)

PUBLIC POLICY COMMITTEE

Co-Chair: Jason Brown

Co-Chair: Lexi Norris

Topics discussed:

- 2021 Legislative Priorities
- KCMO Redistricting
- KCMO Earnings Tax Renewal
- Platte Co R-III No Tax Increase Bond Program
- MCC Attachment
- Federal funding for infrastructure
- KCI Airport New Terminal
- Youth Sports
- Buck O'Neil Bridge

JOINT KCI CORRIDOR & PLATTE PURCHASE REDEVELOPMENT TIF ADVISORY COMMITTEES

KCI Chair: Aaron Schmidt

Platte Purchase Chair: Darren Hennen

With its partner, the TIF Commission of EDC of KC, the PCEDC coordinates the joint meetings of these two principal TIF districts inside Platte County. The committees hear reports about projects throughout the two TIF boundaries. The committee tracks the progress of actual projects while also identifying and prioritizing additional projects for the future. In 2021, the joint committees reviewed the following projects:

- Line Creek Parkway
- Tiffany Springs Rd. (Stagecoach Rd.)
- NE 108th St. (Platte Purchase Dr. to Green Hills Rd.)
- Central Bank Sporting Complex
- MO-152 & N. Platte Purchase Interchange
- N. Platte Purchase Dr.
- Water main along N. Platte Purchase
- NWC of Tiffany Springs Rd. & Platte Purchase Dr.
- SWC of Tiffany Springs Rd. & W of Platte Purchase Dr.
- KCI & Platte Purchase Trail Projects

PLATTE COUNTY INDUSTRIAL DEVELOPMENT AUTHORITY

President: Duane Soper

Vice-President: Karla Martinez

The PCEDC contracts with the IDA to provide administrative, management and marketing services. The IDA met two times in 2021. Board members include Duane Soper, Karla Martinez, Robert Slavik, Shane Bartee, Scott Fricker, Kelly Parkhurst, and John Elliott.





2021 EXECUTIVE COMMITTEE



Dr. Mike Reik

Chair
Platte Co R-III School District



Scott Zigler

Vice-Chair
Zona Rosa



Lauren Kepler

Secretary/Treasurer
JE Dunn Construction



Mike Duffy

Immediate Past Chair/Leadership
City of Riverside



Joe Vanover

Platte County Commission
2nd District Commissioner



Brian Platt

Leadership
City of Kansas City



Joe Fangman

Leadership
Evergny



Pat Klein

Leadership
City of Kansas City Aviation Dept.



Duane Soper

Leadership
Platte County IDA

2021 BOARD OF DIRECTORS

Doug Doll — America's Auto Auction

Ryan Bandt — Argosy Casino

Katie McLiney — Aerotek

Helmut Derra — Haldex

Kate Higgins — Hilton KCI

Aaron Schmidt — Hunt Midwest

Mark Ward — Mark One Electric

Darren Hennen — Olsson

Matt Webster — Stifel

Brian Johanning — Superior Bowen

Emma Martin — TranSystems



2021 PCEDC INVESTORS

LEADERSHIP

City of Kansas City
City of Kansas City Aviation Dept.
City of Riverside
Evergy
Platte County Commission
Platte County IDA

PLATINUM PLUS

North Kansas City Hospital
Saint Luke's North Hospital
Zona Rosa

PLATINUM

America's Auto Auction
Argosy Casino Hotel & Spa
Central Bank of the Midwest
City of Weston
CVS Health
FiveStar Lifestyles
Hunt Midwest Enterprises Inc.
JE Dunn Construction
McCownGordon Construction
MD Management
Park Hill School District
Platte Co R-III School District
Platte-Clay Electric Coop.
Trammell Crow Company
TranSystems Corporation
Wells Bank

GOLD

City of Parkville
City of Platte City
Commerce Bank NA
Johnson Controls
Mark One Electric Co Inc.
Park University
Rouse Frets White Goss
Gentile Rhodes, P.C.
Spire
Sporting KC
Stifel, Nicolaus & Company, Inc.
UHY LLP
West Platte R-II School District

SILVER

Bank of Weston
Citizens Bank & Trust
Clarkson Construction Company
EDC of Kansas City
Emery Sapp & Sons, Inc.
Full Employment Council
Garver LLC
Gilmore & Bell
Hilton Kansas City Airport
HNTB Corporation
Kadean Construction
Kansas City Airport Marriott
Kissick Construction Company
Mid-Continent Public Library *
Multivac
NorthPoint Development
Northwest Missouri State - KC *
Olsson
Polsinelli PC
Prudential Advisors *
R H Johnson Company
RS Electric Corp *
Superior Bowen
Turner Construction Company

BRONZE

3f30.com
A.L. Huber, Inc.
Aerotek
ARCO National Construction
Ashlar Homes *
BOK Financial
Braun Intertec Corporation
Capitol Federal
CFS Engineers, P.A.
Citizens Federal Savings Bank
City of Kansas City Water Services
Country Club Bank
Creeside Parkville, LLC
Curry Real Estate Services
Edgemoor Infrastructure & Real Estate
Engaged Holdings LLC
Equity Bank
Ernst Brothers Home Construction

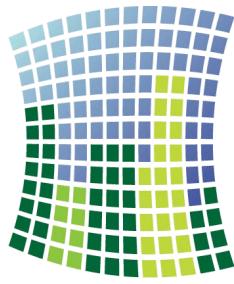
Gary Kerns Homebuilders, LLC
GBA Companies
Geiger Ready Mix Co Inc
Haith & Co Inc.
Haldex
HDR Engineering, Inc
Heart of America Food Services LLC
Holiday Inn
Holladay Distillery
MacDon Inc
Mann Company
Martin Financial Group
MCC Maple Woods
McClure Engineering Company
Miller Stauch
Newmark Zimmer
Nodaway Valley Bank *
Percipio Partners *
Piper Sandler & Co.
Professional Engineering
Consultants PA
QPS Employment Group
Stewart Title
TeamLogic IT
The Cone Team *
Unite Private Networks
Vireo
Welch & Webb LLC
Windfield Real Estate
WSKF Architects
YMCA of Greater Kansas City

INDIVIDUAL/NON-PROFIT

Chris Donnelly
Edie Ballweg
Edward Ford
Hillcrest Platte County
John Dillingham
Rosemary Salerno
Synergy Services
Tim Daily
VSM Engineering

* DENOTES NEW INVESTORS IN 2021





PLATTE COUNTY

ECONOMIC DEVELOPMENT COUNCIL

Write Your Own Success Story

11724 NW Plaza Circle, Suite 400
Kansas City, MO 64153
816.270.2119

Visit us at plattecountyedc.com for more information.

Connect with us on Social Media!

[Facebook.com/PlatteEDC](https://www.facebook.com/PlatteEDC)

[Twitter.com/PlatteEDC](https://twitter.com/PlatteEDC)



OUR MISSION

The mission of the PCEDC is to promote, enhance and grow economic development in Platte County, Missouri. In so doing, we strive to improve the business sector, the environment and the quality of life in our community. The mission of our organization is represented in our plan of work. The strategies of PCEDC are:

- Grow the business base in Platte County through attraction, retention and expansion
- Community Development
- Strengthen the Organization

PCEDC STAFF

Tina Chace

Executive Director

tchace@plattecountyedc.com

Allison Schultz

Marketing & PR Manager

aschultz@plattecountyedc.com