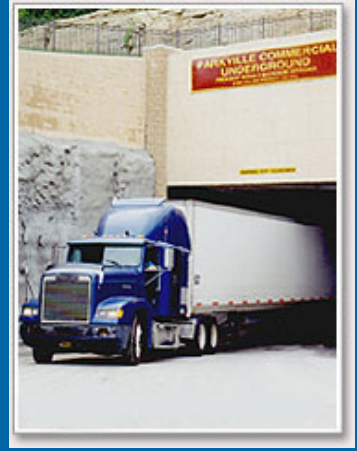


WHAT'S HAPPENING - INDUSTRIAL



PLATTE COUNTY
ECONOMIC DEVELOPMENT COUNCIL

PLATTE COUNTY SCHOOLS

All Platte County School Districts consistently receive the highest level of recognition by the State of Missouri. Park Hill, Platte County R-3, West Platte and North Platte School Districts are all Accredited with Distinction.

PARK UNIVERSITY

Park University was recognized by U.S. News & World Report in the magazine's annual rankings of best online programs for 2018. Park's online graduate business programs (not including the MBA program) ranked No. 92 in the country in the "Business, non-MBA (Graduate)" category.

EDUCATIONAL ATTAINMENT

Platte County is one of the most highly educated counties in the Kansas City region. 40.4% of the county population aged 25 and older has obtained at least a bachelor's degree.

*The KCI TIF resulted in nearly 9 miles of road and trail improvements exceeding \$40 million over the last decade.

* Expansion work on 45 Highway from MO 9 to I-435 in Parkville was completed in 2017.

* Twin Creeks Kansas City sewer is completed and ready for development. Twin Creeks includes 15,000 acres of primarily residential development.

* A trail expansion project linking Parkville and Riverside trails is underway.

* Construction of a new bridge over I-29 near Tiffany Springs MarketCentre will begin in 2018.

* Kentucky Avenue in Platte City was extended in 2017, opening up access to the city's growing commercial and residential areas.

* **CVS Pharmacy** will open its 762,000 SF Midwest Distribution Center in 2018, creating 360 new jobs in Platte County.

* **BMS Logistics** moved into the 432,640 SF Logistics Centre IV at the **KCI Intermodal Business-Centre** in 2018. Construction on Logistics III (202,800 SF) is underway and should be ready for occupancy in June 2018. The 542,640 SF Logistics V will be ready for occupancy by year end 2018.

* In **Riverside Horizons** Spec V is complete and 100% leased. Spec VI is underway and will be 412,065 SF.

* New companies in Platte County in 2017 included **Exide Technologies** and **Panasonic**. **KC Sausage** is undergoing its third expansion.

PLATTE COUNTY FACTS AND FIGURES

Residential Building Permits Dip

According to the Home Builders Association of Greater Kansas City, single and multi-family permits for Platte County in 2017 totaled 747, a decrease of 22% over 2016. Single-family residential building permits in Platte County were down slightly in 2017 compared with 2016. Total number of permits in 2016 was 471, compared with 490 in 2016.

Platte County Hotels

Platte County has more than 4,400 convention, extended stay and economy style hotel rooms, according to Platte County Convention and Visitor Bureau. New hotels in 2017 include TownPlace Suites, while Homes2Suites and Hilton Garden Inn are currently under construction.

Platte County Industrial Stats

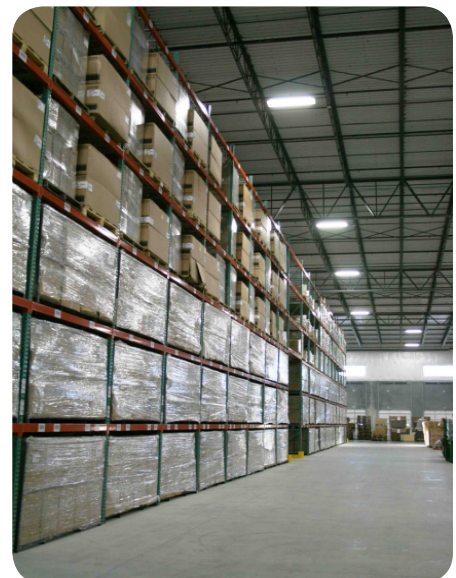
Vacancy for the fourth quarter of 2017 for Platte County's industrial sector was 4.8%, down from 10.8% in the fourth quarter of 2016. Net absorption for the quarter was 497,164, according to the CBRE Kansas City Industrial Report. The vacancy rate in Platte County has dropped from 15.6% since 3Q 2016.

Top 100 Best Community

Platte County was named "Top 100 Best Community for Young People" by America Promise Alliance. The County was recognized for its collaboration with YMCA to build and maintain community centers in Platte City and Parkville. Nearly 75% of Platte County students are enrolled in out-of-school programs and activities.

Major Platte County Employers - Industrial

- Johnson Controls - 620
- Harley-Davidson - 637
- Yanfeng USA Automotive Trim Systems - 525
- Kansas City Manufacturing - 500
- Blount International - 290
- Martinrea - 290
- KCP&L (Iatan plant) - 246
- Velociti - 189
- KC Sausage - 150



BUILD-TO-SUIT OPPORTUNITIES / AVAILABLE LAND



KCI Intermodal BusinessCentre

Total Acreage: 690
Total SF: 1.8 Million

112th & I-29
Kansas City, MO 64153

Contact: CBRE
Joe Orschlen joseph.orscheln@cbre.com



Riverside Horizons

Total Acres: 179.9
Total SF: 1.5 Million

I-635 & Horizons Parkway
Riverside, MO 64150

Contact: NorthPoint Development
Brent Miles bmiles@northpointkc.com



SE of HH Hwy and I29

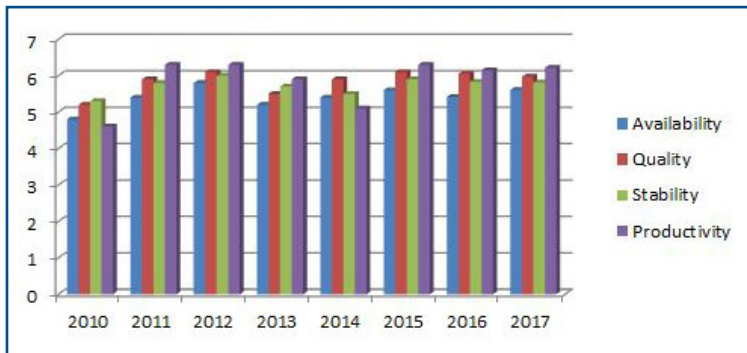
Total Acres: 34
Lot Size: 1.48 Million SF

SE of HH Hwy and I29
Platte City, MO 64079

Contact: KC Evergreen
Jim Harpool jharpool@kcevergreen.com

County Workforce Ranks Higher than KC Region

Platte County Workforce Ratings



Source: Platte County Businesses

Platte County prides itself on a first class workforce. Workforce statistics can be found nationally and regionally, but this information comes directly from our Platte County business visits. Our businesses give our workforce top ratings. 7 = excellent, average is 4. Anything above average (5-6) is considered a good number.

Only Platte County offers direct airport access, as we are home to KCI. Our workforce also has direct access to several interstates and major highways; I-435, I-29, I-635, 169 HWY, 9 HWY, 152 HWY and quick access to I-35.

AVAILABLE SPACE OPPORTUNITIES



Parkville Commercial Underground

Available SF: 77,721
Total SF: 308,024

8500 River Park Dr.
Parkville, MO 64152

Contact: Hakes Real Estate
Brad Hakes
BradHakes@HakesRE.com



Platte Valley Industrial Center Bldg 9

Available SF: 31,900
Total SF: 63,368

200 - 244 NW Parkway
Riverside, MO 64150

Contact: Block Real Estate
Zach Hubbard
zhubbard@blockllc.com



11651 Ambassador Drive

Available SF: 50,457
Total SF: 50,457

11651 NW Ambassador
Kansas City, MO 64153

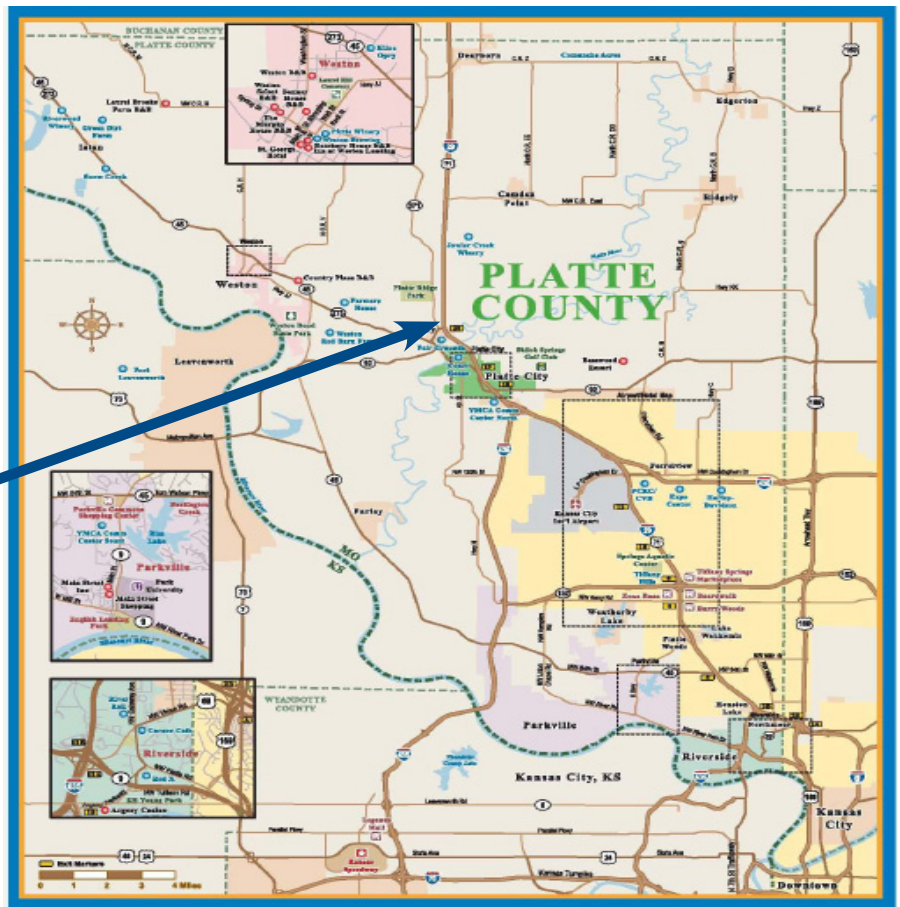
Contact: Mark One Electric
Tony Privitera
tony.privitera@markone.com

PLATTE COUNTY, MO PROFILE

	Platte County	Kansas City Metro	United States
Population, 2016 est.	98,309	2,159,159	325,537,035
Pop. % Change, 2010-2016	10.1%	7.8%	5.2%
Median Age	38.3	37.9	38.1
Land Area(sq. mi.)	427	7,950	3,596,153
High School Grads	95.3%	91.2%	87.1%
College Grads, age 25+	40.4%	35.8%	30.6%
Labor Force, 2017	55,539	1,117,506	160,597,000
Unemployment Rate, Nov 2017	2.6%	3.2%	4.1%

Sources: US Census Bureau, US Bureau of Labor Statistics

PLATTE COUNTY, MISSOURI



PROUD PARTNER OF THE KANSAS CITY AREA DEVELOPMENT COUNCIL AND THE MISSOURI