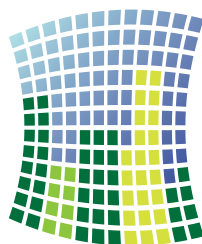


WHAT'S HAPPENING - RETAIL



PLATTE COUNTY
ECONOMIC DEVELOPMENT COUNCIL

TOURISM

* Kansas City International Airport reported 11,503,936 passengers traveled through KCI in 2017, up 4.2% from 2016.

* Platte County has over 4,400 hotel rooms and over \$88 million is spent by hotel guests per year on retail and food.

* \$513 million was spent on tourism-related industries in 2016 in Platte County.

* Nearly 4000 hotel room nights were generated in March-July 2017 for baseball and softball tournaments. Total economic impact from these tournaments was \$4.4 million.

* Weston's popular annual events include Applefest and IrishFest.

* Downtown Parkville attracts visitors with Parkville Days and Parkville Microbrew Fest.

* Riverside's key events each year include Riverfest and Riverside Music Fest.

INFRASTRUCTURE UPDATES

*The KCI TIF has 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.

COMMERCIAL

* Business recruitment in Platte County continues to be highly successful.

* In 2017 alone, new and retained jobs in Platte County exceeded 2200.

* New companies and those who have expanded include:

- *ATS
- *Challenge Manufacturing
- *Martinrea
- *Yanfeng
- *US Farathame
- *TriWest
- *Datapipe
- *Johnson Controls
- *Velociti
- *Premium Waters
- *MULTIVAC
- *KC Sausage
- *Roll On Industries
- *Exide Technologies
- *Holladay Distillery

PLATTE COUNTY FACTS AND FIGURES

Home Values Increase

Home appreciation in Platte County is up 7.4% from 2016 according to the Kansas City Regional Association of REALTORS. The average Platte County home price in 2017 was \$276,565.

Residential Activity Abounds

Current multifamily developments in Platte County include Watermark at Tiffany Square with 292 units, and Greens at Tiffany Springs Apartments plan to break ground in spring 2018 with 264 units. Altitude 970, a Spanos project, is now open with 291 total units. In Parkville, Lake Pointe Lodge Apartments are 3-story, 46-unit apartment building, pool and associated improvements planned on the east side of MO-Hwy 9.

1 in Quality of Life, #2 in Health

Platte County again ranked #1 out of Missouri's 115 counties for quality of life, according to a report by the Robert Wood Johnson Foundation. Platte also ranked #2 in the state for health factors.

Low Retail Vacancy Rate

Platte County's retail vacancy was 4.3% for 4Q 2017, according to stats from Newmark Grubb Zimmer. The county's total net absorption in 2017 was 217,672 square feet, an increase of 63% over 2016 figures, making it the third highest amount of year to date net absorption in the Kansas City metro. Total asking rents also increased from \$12.47 a SF in 4Q2016 to \$14.80 per SF in 4Q2017.

Weston Remains Popular

Weston has been voted #1 Best Day Trip by *Ingram's Magazine* for 14 straight years as well as the #1 Best Overnight Destination by VisitKC.com. Holladay Distillery welcomed 6,000 tourists in 2017, and launched a new Night Tours product.



KANSAS CITY, MO/BARRY ROAD OPPORTUNITIES



Zona Rosa

Total SF: 1.3 million
190,452 CPD
5 mile radius resides 85,873
Average HHI \$93,066

For More Information:
www.zonarosa.com



Tiffany Springs MarketCenter

Total SF: 600,000
129,141 CPD
5 mile radius resides 96,267
Average HHI \$89,786

For More Information:
www.colliers.com



Shops at Boardwalk

Total SF: 122,397
187,071 CPD
5 mile radius resides 102,672
Average HHI \$88,734

For more Information:
www.nai-heartland.com

MORE OPPORTUNITIES



Parkville Commons

Total SF: 250,000
16,956 CPD
5 mile radius resides 107,581
Average HHI \$80,419

For more information:
<http://openarea.com>



Village at Burlington Creek

Total SF: 330,000
202,745 CPD
5 mile radius resides 116,575
Average HHI \$84,645

For more information:
www.burlingtoncreek.com



2901 Williamsburg Terrace

Total SF: 12,000
41,687 CPD
5 mile radius resides 13,075
Average HHI \$92,809

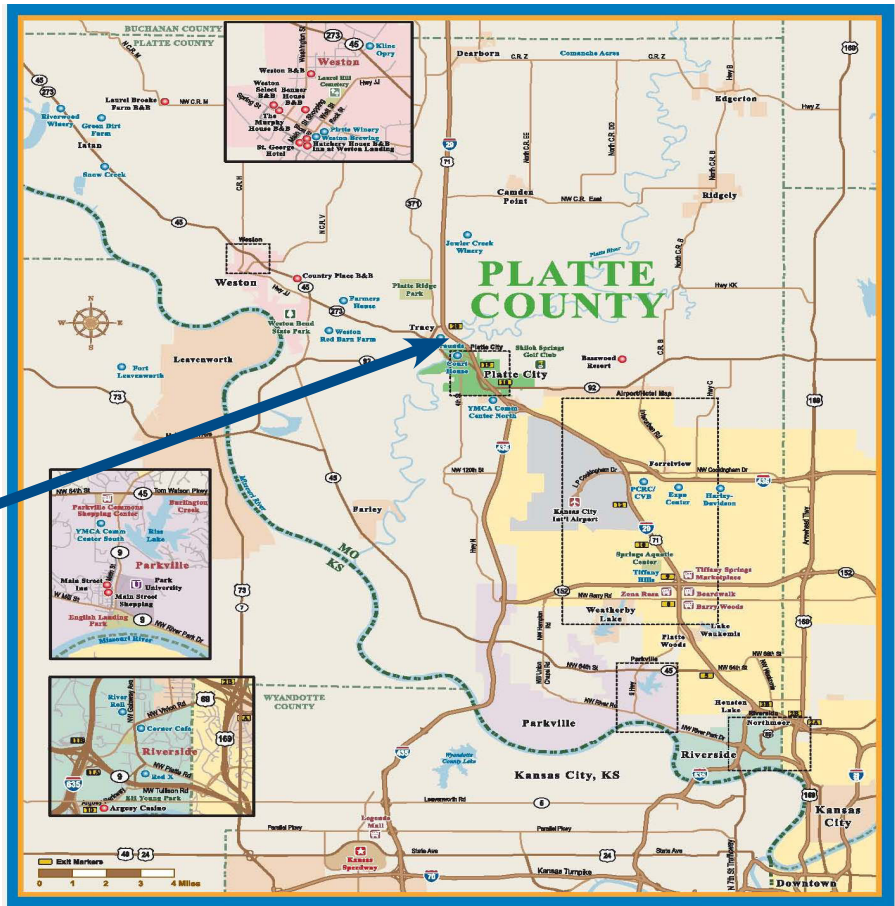
For more information:
<http://hakesre.com>

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 PARTNERSHIP