



## ECONOMIC IMPACT

### 2012-2021

The Independence Economic Development Council is a not for profit organization dedicated to helping create well paying jobs, foster capital investment in the community, and improve the quality of life for people who live and work in Independence.

#### Goals

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Foster the Creation & Retention of Jobs in Independence

Attract, Retain, Grow, & Startup Businesses in Independence

Grow Workforce, Incomes, & Capital Investment in Independence

#### EDC Impact

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The Independence EDC has helped local businesses create and maintain **7148 jobs** in Independence, since 2012

Independence EDC staff provide, on average, **690** business service deliveries each year.

The Independence EDC has directly contributed **\$1.7 Billion** to economic impact in Independence over 10 years.

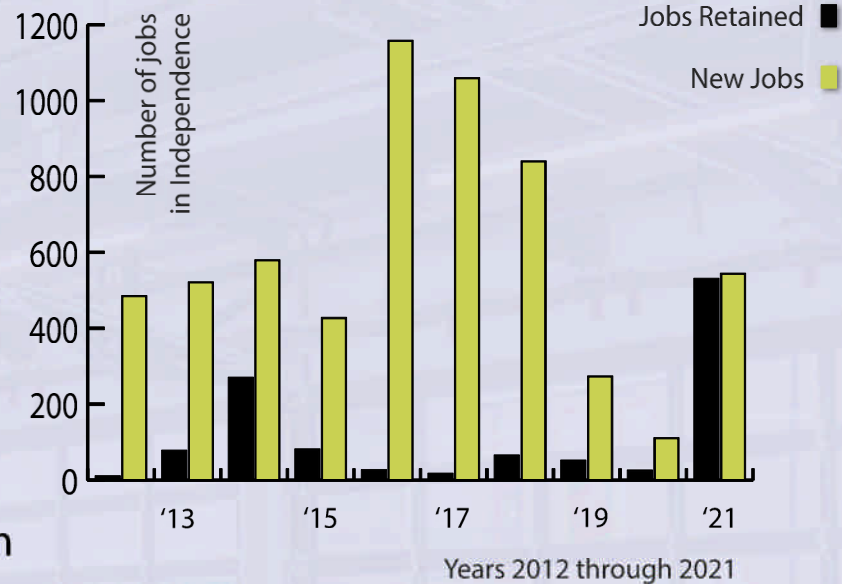
# JOBS IMPACT

Independence EDC staff provide, on average, **690** business service deliveries each year.

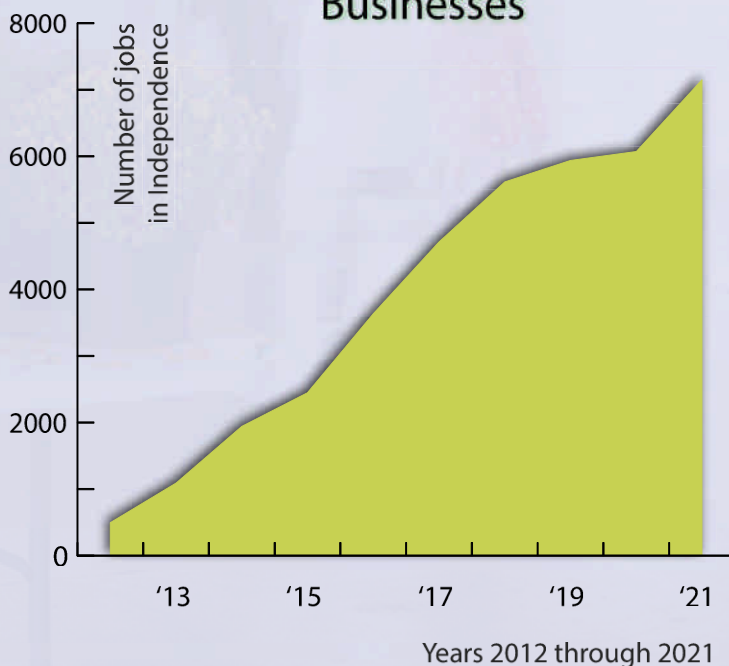
This means, that staff help businesses with a challenge or issue 690 times each year.

In some cases, helping those businesses directly results in jobs being maintained or created. On average, **715** jobs are maintained or created each year from the businesses the EDC serves.

## Yearly Jobs Created and Maintained



## Cumulative Jobs Created & Maintained by EDC Assisted Businesses



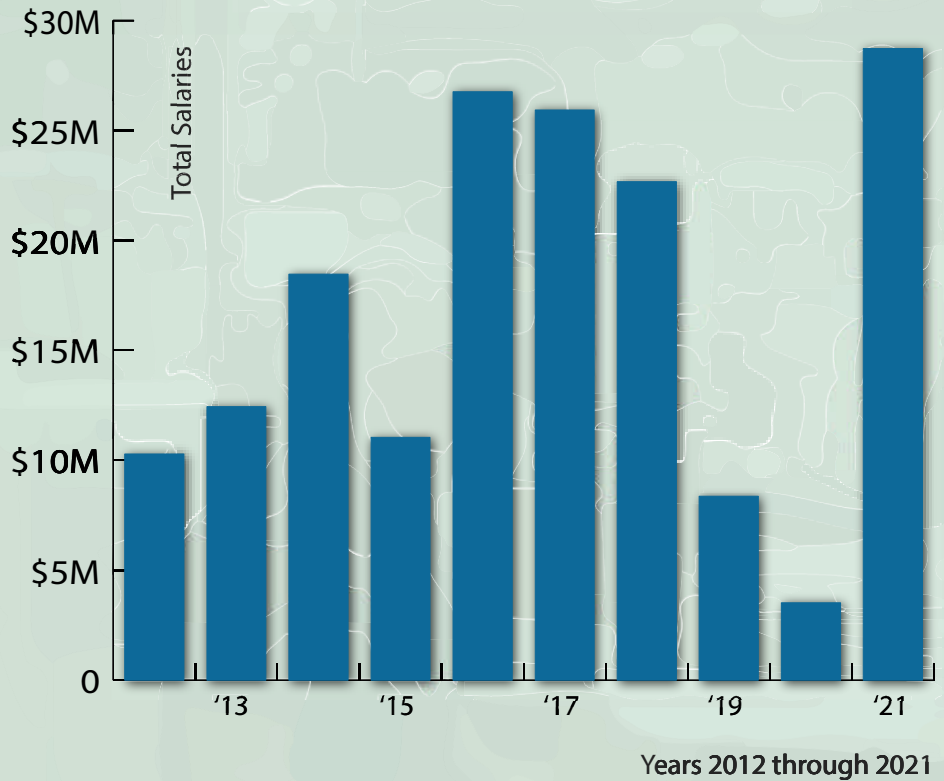
The Independence EDC has helped local businesses create and maintain **7148 jobs** in Independence, since 2012

# WORKER IMPACT

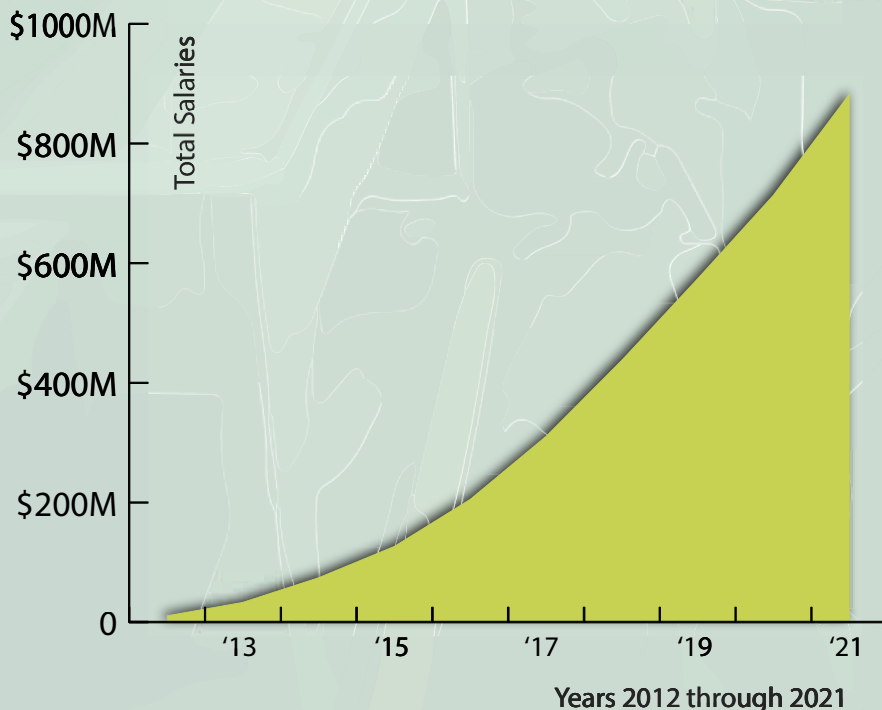
Independence EDC tracks jobs created and maintained by the businesses served by the organization and median income of employees.

Using those numbers, each year the EDC helps keep an average of **16.8 Million** dollars of salaries in Independence.

Total Salaries Created & Maintained by EDC assisted busi-



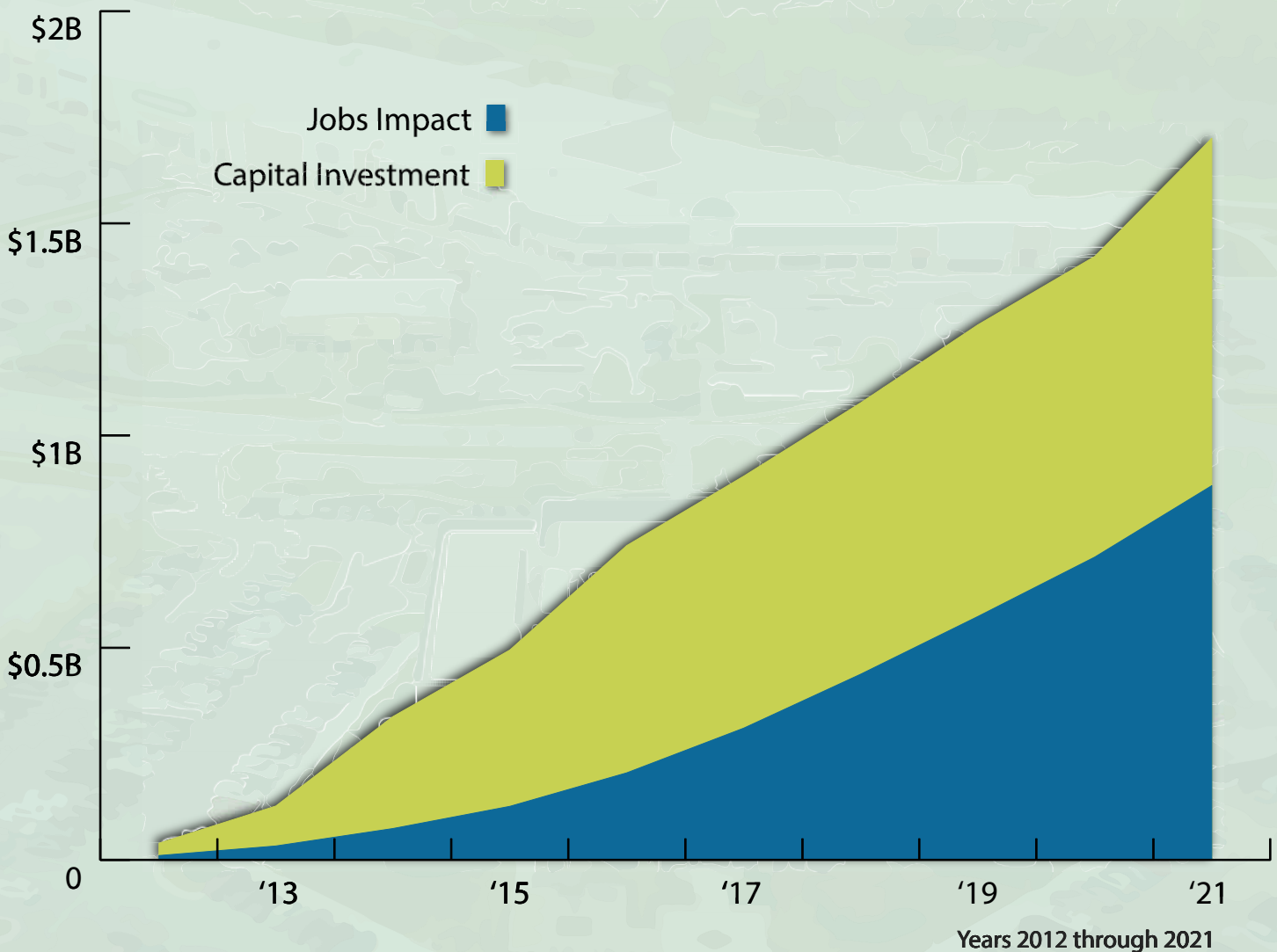
Cumulative Salaries Paid Over Time Since 2012 for All Jobs Created &



**\$713 Million** in salaries have been paid since 2012 for jobs the Independence EDC assisted in creating or helped keep in Independence.

# INVESTMENT IMPACT

## Total Economic Impact of Independence EDC



Independence EDC tracks capital investment of companies in Independence. On average the EDC helps Independence companies invest **\$81.8 Million** each year.

Combined with jobs impact, the Independence Economic Development Council has directly contributed **\$1.7 Billion** to economic impact in Independence over 10 years.

Every **\$1** invested in the Independence EDC has a return of **\$193** of direct economic impact to the city of Independence.



# IREC: Where we are now in 2021

**32.1M** lifetime direct economic impact

**7.59M** lifetime direct economic impact in Independence

**80** current clients

**140** current jobs

Operating budget of about \$170,000

# INDEPENDENCE

ECONOMIC DEVELOPMENT

## 2021 Performance and Activity Report

### Program Activity

	Service Deliveries	Existing Business Projects	Attraction Projects	Start-Up Projects	Announced Projects	Retained Jobs	New Jobs	Capital Investment
1st Quarter 2021	198	5	22	3	14	31	133	\$12,792,770.00
2nd Quarter 2021	202	12	25	13	22	211	203	\$24,199,270.00
3rd Quarter 2021	208	6	15	24	16	90	110	\$54,305,162.00
4th Quarter 2021	0	0	0	0	0	0	0	\$0.00
<b>YTD Totals</b>	<b>608</b>	<b>23</b>	<b>62</b>	<b>40</b>	<b>52</b>	<b>332</b>	<b>446</b>	<b>\$91,297,202.00</b>
<b>Annual Goal</b>	<b>800</b>						<b>600</b>	<b>\$50,000,000.00</b>
<b>% of Goal</b>	<b>76.00%</b>							

### HISTORICAL PROGRAM SUMMARY

<b>2007 TOTALS</b>	58	28	28	n/a	12	22	467	\$43,808,033.00
<b>2008 TOTALS</b>	112	54	49	n/a	25	300	835	\$43,525,018.00
<b>2009 TOTALS</b>	177	35	55	n/a	29	332	562	\$27,559,906.00
<b>2010 TOTALS</b>	186	34	46	n/a	29	8	737	\$35,857,000.00
<b>2011 TOTALS</b>	348	42	67	n/a	56	332	458	\$24,111,816.00
<b>2012 TOTALS</b>	384	63	87	n/a	43	2710	485	\$29,583,085.00
<b>2013 TOTALS</b>	348	74	54	n/a	51	77	521	\$64,348,098.00
<b>2014 TOTALS</b>	662	38	41	136	69	270	579	\$169,625,981.00
<b>2015 TOTALS</b>	638	61	40	87	63	81	427	\$104,981,819.00
<b>2016 TOTALS</b>	956	27	53	123	54	26	1,158	\$167,079,505.00
<b>2017 TOTALS</b>	944	39	34	105	44	17	1,059	\$58,237,730.00
<b>2018 TOTALS</b>	894	16	25	46	49	65	840	\$45,710,770.00
<b>2019 TOTALS</b>	769	19	24	20	31	51	273	\$47,781,389.00
<b>2020 TOTALS</b>	506	10	6	19	6	25	110	\$21,000,000.00
<b>13 YEAR TOTALS</b>	<b>6982</b>	<b>540</b>	<b>609</b>	<b>536</b>	<b>561</b>	<b>4316</b>	<b>8,511</b>	<b>\$883,210,150.00</b>

Year	2000	2013 (3 years)	2015 (2 years)	2016	2017	2018	2019
Median Income	\$38,012.00	\$41,605.00	\$43,510.00	\$45,258.00	\$48,224.00	50,122	51,689
		9.45%	4.57%	4.90%	6.20%	3.80%	3.10%
Year	2020	2021					
Median Income	\$52,325	53,546					
	1.23%	2.33%					

## PROJECT

PROJECT NUMBER	PROJECT NAME	PREPARED BY
10132021		Jodi Krantz

## STATUS SUMMARY

Have had two development meeting with them and the city. City has concerns on look of the buildings. Connected Troy and Scott with [redacted] for their storm water plan. They are moving ahead with following the city's design requirements

## PROJECT

PROJECT NUMBER	PROJECT NAME	PREPARED BY
11292021		Jodi Krantz

## STATUS SUMMARY

They manufacture [redacted] building. Talking to [redacted] They want to move here from KC and need a 50,000 sq ft

## PROJECT

PROJECT NUMBER	PROJECT NAME	PREPARED BY
5222021		Jodi Krantz

## STATUS SUMMARY

They help [redacted]. Need at least 40,000 sq ft. They are back actively looking at buildings. The 2 larger buildings that they liked were the Partridge building on Noland and the old Sprint building on 291. The smaller one they liked was the National College building by independence Center

## PROJECT

PROJECT NUMBER	PROJECT NAME	PREPARED BY
(4102020)		Jodi Krantz

## STATUS SUMMARY

Still looking for developer that will build building for them. Setting up meeting with them and

**From:** Asia Campbell

**Sent:** Monday, January 24, 2022 5:15 PM

**To:** Asia Campbell

**Cc:** Leslie Johnson

Cindy Brittain

; Jill McCarthy

**Subject:** NEW KCADC - Project Premier 2 | Request for Real Estate

PARTNERS,

KCADC is working with a midwest-based consultant representing a company looking for real estate in the Kansas City region, **Project Premier 2**. The company is looking to locate and construct a new U.S. headquarters campus including an R&D facility, lab, eCommerce, and office. We are conducting a real estate search for a 20-30-acre greenfield site that will host a 225,000 - 300,000 sq. ft. facility with adequate space for on-site future expansion. Please pay close attention to additional real estate requirements listed below:

**REAL ESTATE REQUIREMENTS:**

- 20-30+ acres
- 20-30 mins from KCI airport
- Normal utility usage

**ADDITIONAL PROJECT INFORMATION:**

- 300 jobs in the next 5 years
- \$112,500 avg wage
- \$60-\$65M Capital Investment; \$40-\$45M on the facility not including the price of land, and \$20M on equipment

**SUBMISSION INSTRUCTIONS:**

***Please do NOT submit if all requirements cannot be met.*** If you have a suitable real estate option please complete the attached RFI and return it to me with a CC to

Leslie Johnson,

no later than **COB, FRIDAY, January 28th.**

I am happy to answer any questions.

**ASIA CAMPBELL**

Manager | Business Development



Project Premier

	Response	Notes
	<i>*Cells with <b>red text</b> use data validation. Use the Notes column to provide additional detail.</i>	
<b>Property Information</b>		
Property Name		
Address		
City, State, Zipcode		
County		
Latitude (Ex: 39.048895)		
Longitude (Ex: -94.484119)		
Size (Acres)		
Divisible?		
Existing Zoning		
Adjacent Land Uses		
Located in existing industrial, commercial, or business park?		
Are there any restrictions or covenants governing the development of the property?		
<i>If so, please provide a copy or link.</i>		
Nearest Interstate		
Distance to Nearest Interstate (mi)		
Nearest Highway		
Distance to Nearest Highway (mi)		
Distance to KCI Airport (mi)		
Ownership		
Property Owner		
Listed?		
<i>If so, add broker information in the Notes column</i>		
Is the site located in any existing incentive districts (EEZ, QOZ, etc.)?		
<i>If so, add district(s) and brief description in the Notes column</i>		
Is the site located in any special taxing districts (TIF, CID, TDD, etc.)		
<i>If so, add district(s) in the Notes column</i>		
Certified Site?		
<i>If so, add program name(s) in the Notes column</i>		
<b>Utility Information (Volumes &amp; Demands will be provided in subsequent RFIs)</b>		
Electric		
Provider		
Contact Information		
Is there service on-site?		
If not, distance to nearest line capable of serving the site		

Natural Gas		
Provider		
Contact Information		
Is there service on-site?		
If not, distance to nearest line capable of serving the site		
Water		
Provider		
Contact Information		
Is there service on-site?		
If not, distance to nearest line capable of serving the site		
Wastewater		
Provider		
Contact Information		
Is there service on-site?		
If not, distance to nearest line capable of serving the site		
Contact Information		
Local Contact		
Name		
Title		
Organization		
Phone		
Email		
Website		
Requested Attachments	Attached?	
Real Estate Brochure		
Property Map		
Topography Map (if available)		
Any completed geotechnical, environmental, archaeological, or other site surveys/reports		
Restrictions or Covenants		