

# Lee's Summit Incentives for Residential Development

Updated December 13, 2022

\* Conceptual and Pending Projects are Red

|  | Acres         | Units        | Cost (Millions) | Legal Authority |          |             |          | Incentive                                   |                             |                               | Characteristics |            |               |                      |   |
|--|---------------|--------------|-----------------|-----------------|----------|-------------|----------|---|-----------------------------|-------------------------------|-----------------|------------|---------------|----------------------|---|
|  |               |              |                 | Chapter 100     | LCRA     | Chapter 353 | TIF      | Sales & Use Tax Exmp Construction Materials | Real Property Tax Abatement | Real Property Tax Redirection | Blighted Area   | Greenfield | Redevelopment | Other Unique Factors |   |
| <b>Apartments</b>                          |               |              |                 |                 |          |             |          |   |                             |                               |                 |            |               |                      |   |
| Residents at New Longview (2014)           | 15.48         | 309          | \$35.0          | •               |          |             |          | •   |                             |                               |                 |            | •             |                      |   |
| Summit Square #1 (2016)                    | 15.00         | 310          | \$36.0          | •               |          |             |          | •   |                             |                               |                 | •          |               |                      |   |
| Paragon Star (2016)                        | 3.64          | 390          | \$52.7          |                 |          |             | •        | •   |                             | •                             | •               | •          |               |                      | • |
| Echelon (2017)                             | 11.15         | 243          | \$27.0          | •               |          |             |          | •   |                             |                               |                 | •          |               |                      |   |
| Meridian (2017)                            | 21.43         | 312          | \$39.5          | •               |          |             |          | •   |                             |                               |                 | •          |               |                      |   |
| Summit Square #2 (2018)                    | 12.78         | 326          | \$48.5          | •               |          |             |          | •   |                             |                               |                 | •          |               |                      |   |
| Cityscape Downtown (2019)                  | 3.69          | 273          | \$51.8          |                 | •        |             | •        | •   |                             | •                             | •               |            | •             |                      | • |
| Streets of West Pryor Phase 1 (2019)       | 6.17          | 237          | \$48.0          | •               |          |             |          | •   |                             |                               | •               |            | •             |                      |   |
| Streets of West Pryor Phase 2 (2021)       | 9.25          | 184          | \$36.5          | •               |          |             |          | ••  |                             |                               | •               | •          |               |                      |   |
| * Stag's Field (2021, amendments pending)  | 27.00         | 356          | \$85.0          | •               |          |             |          | ••  |                             |                               |                 | •          |               |                      |   |
| * Ellis Glen (2022) (through conceptual)   | 1.20          | 26           | \$8.0           |                 | •        |             |          | ••  | •                           |                               |                 |            | •             |                      |   |
| * Summit Square III (2022)                 | 11.40         | 324          | \$72.2          | •               |          |             |          | ••  | •                           |                               |                 | •          |               |                      |   |
| * Cityscape at Douglas & Tudor (2022)      | 13.20         | 358          | \$65.7          | •               |          |             |          | ••  | •                           |                               |                 | •          |               |                      |   |
| <b>Subtotal</b>                            | <b>151.39</b> | <b>3,648</b> | <b>\$605.9</b>  |                 |          |             |          |   |                             |                               |                 |            |               |                      |   |
| <b>Townhomes</b>                           |               |              |                 |                 |          |             |          |   |                             |                               |                 |            |               |                      |   |
| Streets of West Pryor Villas (2021)        | 9.34          | 78           | \$30.5          |                 | •        |             |          | ••  | •                           |                               | •               | •          |               |                      | • |
| <b>Mixed Residential (Rental)</b>          |               |              |                 |                 |          |             |          |   |                             |                               |                 |            |               |                      |   |
| * Griffin Riley (2022, bond docs. pending) | 56.22         | 442          | \$103.1         | •               |          |             |          | ••  | •                           |                               |                 | •          |               |                      |   |
| <b>Senior Care</b>                         |               |              |                 |                 |          |             |          |   |                             |                               |                 |            |               |                      |   |
| John Knox Village (2015)                   | 170.00        | 369          | \$90.3          |                 |          | •           |          |   | •                           |                               | •               |            | •             |                      | • |
| The Princeton (2019)                       | 37.00         | 153          | \$35.5          |                 | •        |             |          | •   |                             |                               | •               | •          |               |                      | • |
| * Scenic Dev. (2022, through conceptual)   | 11.86         | 186          | \$48.4          | •               |          |             |          | ••  | •                           |                               |                 | •          |               |                      | • |
| <b>Subtotal</b>                            | <b>218.86</b> | <b>708</b>   | <b>\$174.2</b>  |                 |          |             |          |   |                             |                               |                 |            |               |                      |   |
| <b>Grand Totals</b>                        | <b>435.81</b> | <b>4876</b>  | <b>\$913.7</b>  | <b>12</b>       | <b>4</b> | <b>1</b>    | <b>2</b> | <b>17</b>                                   | <b>7</b>                    | <b>2</b>                      | <b>7</b>        | <b>13</b>  | <b>5</b>      | <b>6</b>             |   |