

# PROJECT DECOY / WADDELL & REED FINANCIAL, INC.



ECONOMIC DEVELOPMENT CORPORATION

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- **Headquarters Project**
- **1,039 new jobs, average annual wage \$166,337**
- **AdvanceKC Score = 92 (High Impact)**
- **New Downton KC high-rise building will be constructed – proposed location at 1400 Baltimore Ave.**
- **Company will work with Full Employment Council in a Workforce Partnership.**
- **EEZ Zone 1 location.**

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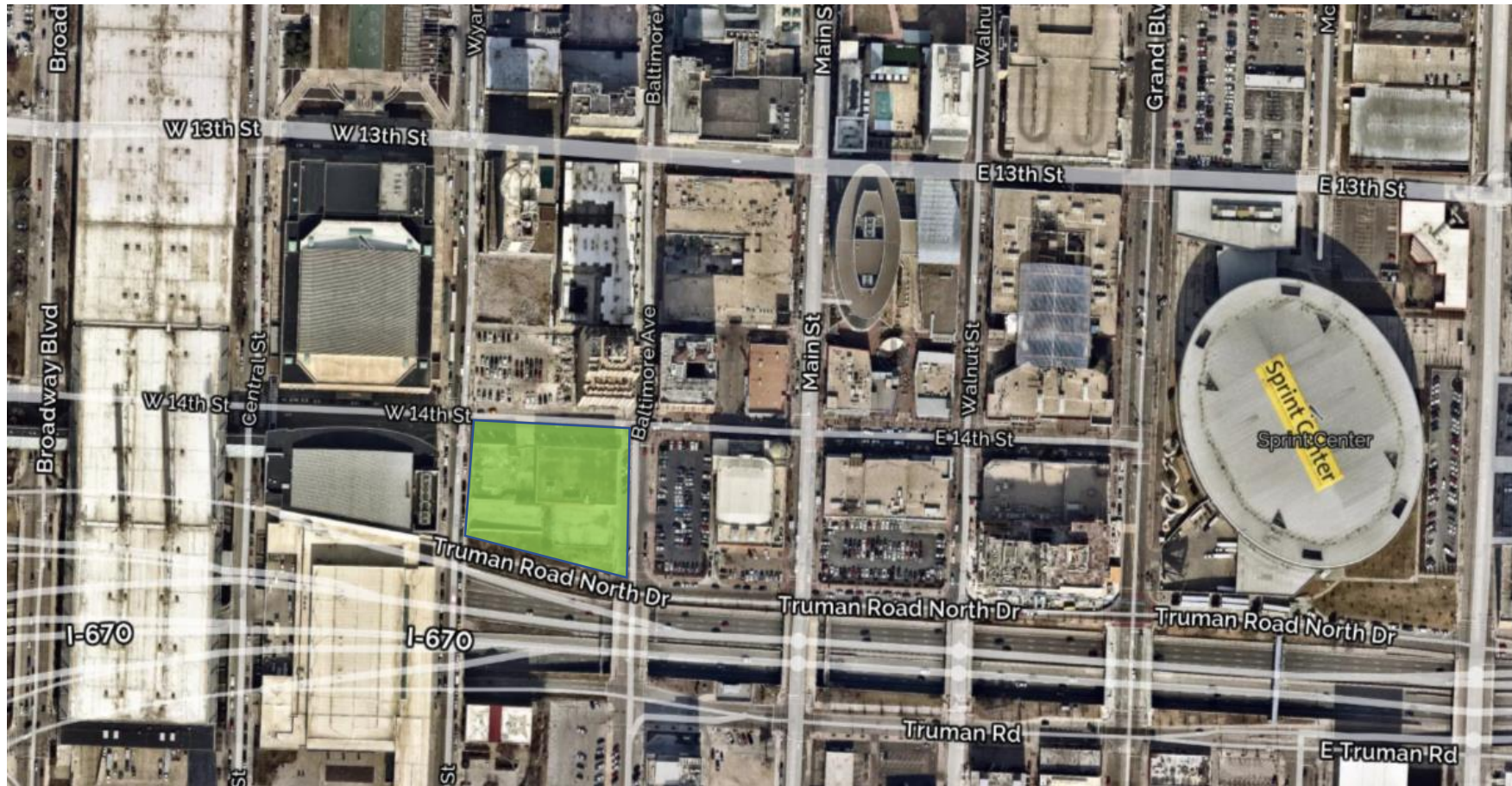
The Company provides asset management and financial planning services for individuals and businesses.

The Company has outgrown its current office space at 6300 Lamar Ave. in Overland Park, Kansas and will occupy 250,000 square feet of office space in a built to suit office building located at 1400 Baltimore in downtown Kansas City, Missouri. The Project will relocate 919 existing jobs with an average wage of approximately \$166,337 and create 120 new full-time jobs with an average annual wage of \$166,337. The combined annual payroll is approximately \$172,824,143. The total capital investment for personal property over a 15-year period is estimated at \$89,881,250 with approximately \$10,100,000 investment in computer and office equipment, \$79,781,250 annual lease and new leasehold improvements.

## **EEZ ZONE 1 BOARD MEETING**

October 23, 2019

Staff recommendation of 15 years, 75% abatement.  
Approved on a vote of 4 to 1.



## Proposed Location:

1400 Baltimore (shown in green) –  
subject to fully executed lease.



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- Requesting and approved for 15 year, 75% EEZ abatement.
- Project is also requesting 15 year, 50% Chapter 100 which includes STECM coupled with a 15 year, 50% tax redirection agreement.

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- This project presents the opportunity for a newly built addition to the downtown skyline that adds density to the working population in the heart of the KC region and will also increase employment with a longstanding KC area firm as a result.
- EEZ Board and Staff recommend 15 year, 75% EEZ tax abatement.