

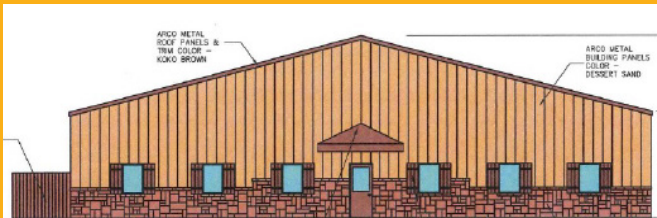


ECONOMIC Update

NOVEMBER 2020

Under Construction

Teal Industries is building a medical marijuana manufacturing facility on the east side of Salt River Road, south of Arrowhead Industrial Blvd., with access from Salt River Rd.



Recent Openings

Pappy's Smokehouse has opened at an outlot of the Shoppes of Mid Rivers development in the former Blaze Pizza location. The BBQ restaurant includes inside and outside seating.



Check this Out! Mexico near Mid Rivers Mall Drive



Contact: Kyle Steiner at L3 Corp.
314-282-9835; kyle@L3corp.net

- On Mexico Rd., east of Mid Rivers Mall Dr., next to Oberweis and Starbucks stores
- Available site for sale, build-to-suit or ground lease
- Signalized intersection with drive-through available
- Existing commercial building—approved for 10,500-sq.-ft. building

Business Bits

Electrical power in most of St. Charles County, including St. Peters, is provided by Ameren Missouri, a regulated utility. The company's rates are among the lowest in the nation, according to the Edison Electric Institute. The utility has decreased rates twice since 2018.

Expansions/Renovations

The multi-tenant commercial building at **308-314 Mid Rivers Mall Drive** is planning a façade renovation to update the existing building.



Coming Soon

(approved but not yet started)

St. Peters Medical Facility, a medical office and urgent care, is planned for the west side of Jungermann Road, north of Sutters Mill Road. The one-story building will have 7,800 sq. ft.



Business is Booming in St. Peters!

- More than 4 million sq. ft. of new commercial space – office, retail, light industrial – developed since 2017!
- Annual HH Income = \$79,000 in Missouri's richest county (according to Money Magazine)
- 20 miles west of St. Louis
- In the middle of one of the fastest growing counties in the U.S.
- St. Charles County population has grown nearly 10% since 2010 to 400,000 and growing!
- Retail service area encompasses 30-mile radius with a 350,000 population in the 10-mile radius
- More than nine of ten St. Peters residents are high school graduates; one out of three have a bachelor's degree or higher
- World Class Workforce – Midwest Values
- With a Quality of Life that's second to none

Outstanding Quality of Life

25 Parks with nearly 1,300 acres of parkland, 27+ miles of paved trails and public golf course ranked in the top 25 most improved in the U.S. by Golf Advisor

One million + visitors each year to the world-class St. Peters Rec-Plex, home of the U.S. Olympic Festival, U.S. Olympic Diving Trials, collegiate swimming and diving championships, hockey tournaments and skating competitions

Minutes to Convention Center, casinos and Missouri wine country

St. Louis Cardinals Baseball & St. Louis Blues Hockey are a short drive away

Cultural Arts Centre, Performing Arts Theatre, festivals, concerts and more

MONEY Magazine Best Places to Live

High-quality, moderately priced housing options;

lowest fees for City services

Excellent schools and higher education options

Business Categories

- Advanced Manufacturing/Industrial • Retail/Commercial/Professional Office
- Technology • Medical • Warehouse Distribution • Mom and Pop

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-MONEY MAGAZINE
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Recognized for:

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- Water, wastewater and storm water services
- Rec-Plex
- Communications
- Parks
- Sustainability

ECONOMIC
Update

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