

# BUILDING PERMIT - 2017 SUMMARY REPORT

## KANSAS CITY, KANSAS



Finance Department - Research Division  
 Unified Government of Wyandotte County / Kansas City, KS

The attached tables summarize 2017 residential and non-residential building permit activity by permit type and month for Kansas City, Kansas. The table below compares summary totals for 2008 through 2017.

The **residential and non-residential construction value** was **\$172 million in 2017**, with new residential development representing 28% of this figure. Total value added from 2008 to 2017 (10 years) is **\$2.1 billion**. In 2017, permits were issued for **258 new single family units**. In 2017, Kansas City ranked fifth among the top ten cities in the metropolitan area in terms of new single family units added as defined by the Home Builders Association of Greater Kansas City (HBA). Figures 1 and 1A display the location of the residential permits in Kansas City, Kansas.

**Non-residential development in 2017 added \$106 million** in new construction and remodel/expansion value. Significant non-residential building permits in 2017 included:

- National Training & Coaches Develop. Center (\$17.4 million)
- USD 500, Welborn Elementary School (new) (\$15.3 million)
- Amazon Distribution (conveyors, platforms) (\$6.6 million)
- Rainbow Village, Hotel (Home 2 Suites, 89 rooms) (\$6.8 million)
- St. Lukes Hospital/Clinic at Plaza Speedway (\$5.9million)
- USD 500, Wyandotte High School (interior remodel) (\$5.7 million)
- Frontier Justice Gun Shop & Firing Range (\$4.5 million)
- Medical Office Building (Schlitterbahn area) (\$4.9 million)

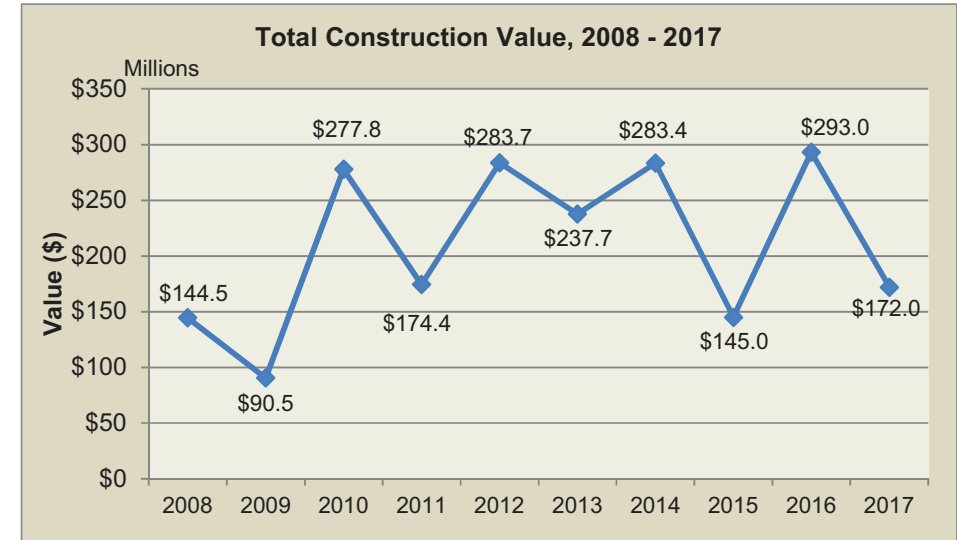
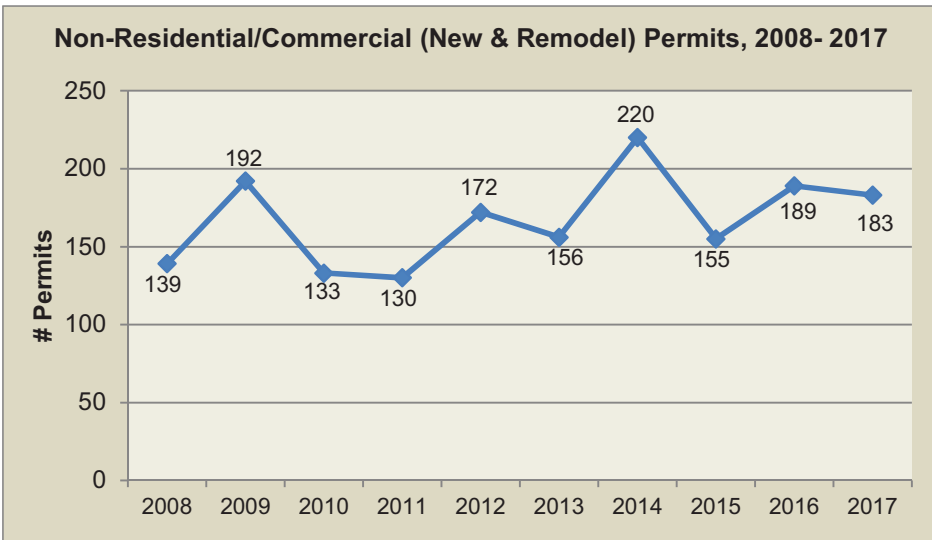
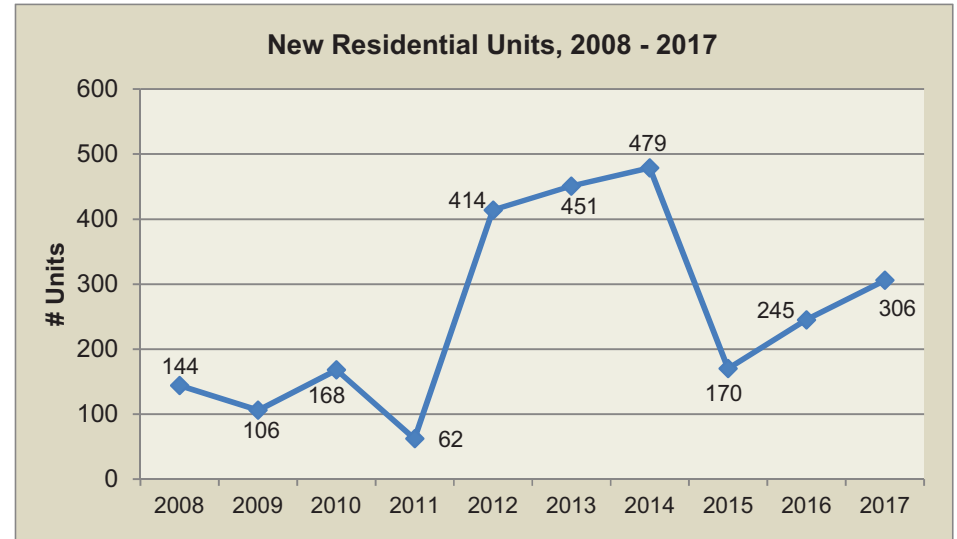
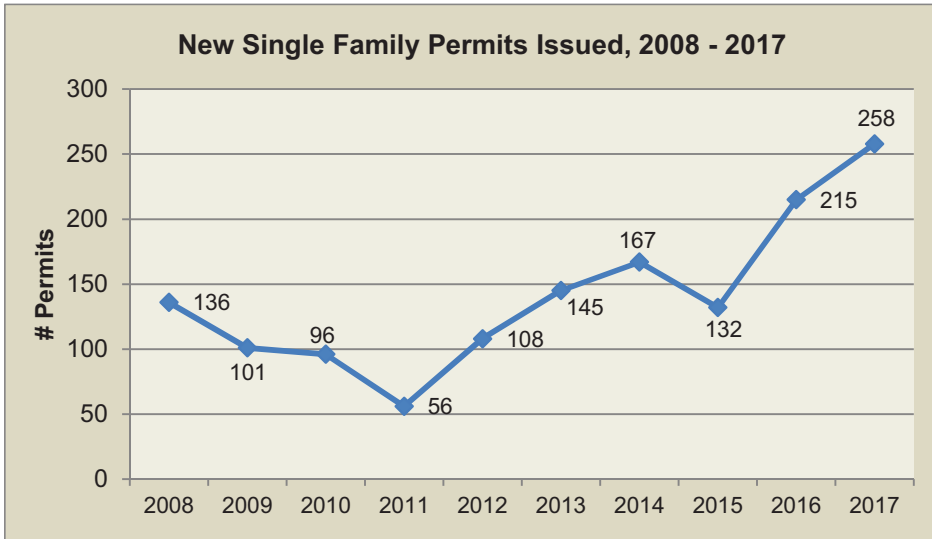
A detailed listing of non-residential permits appears in Table 3 of this report.

Source of all data in this report is Unified Government Building Inspection records.

Permit Category	Year										Net Change 2008-2017	Net Change 2016-2017
	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017		
New Single Family Permits	136	101	96	56	108	145	167	132	215	258	122	43
New Residential Units	144	106	168	62	414	451	479	170	245	306	162	61
Resid. Additions/Remodels	374	365	413	358	331	306	331	503	435	469	95	34
New Non-Residential Permits	29	32	19	13	28	12	24	19	21	19	-10	-2
Non-Residential Additions/Remodels	110	160	114	117	144	144	196	136	168	164	54	-4
Garage/Accessory Permits	84	74	78	77	112	92	99	120	87	100	16	13
Total Value of Construction (In Millions)	\$144.5	\$90.5	\$277.8	\$174.4	\$283.7	\$237.7	\$283.4	\$145.0	\$293.0	\$172.0	\$27.5	-\$121.0

# Graphs

## 2017 Building Permit Summary Report



# KANSAS CITY, KS NEW RESIDENTIAL BUILDING PERMITS, 2017

Wyandotte County

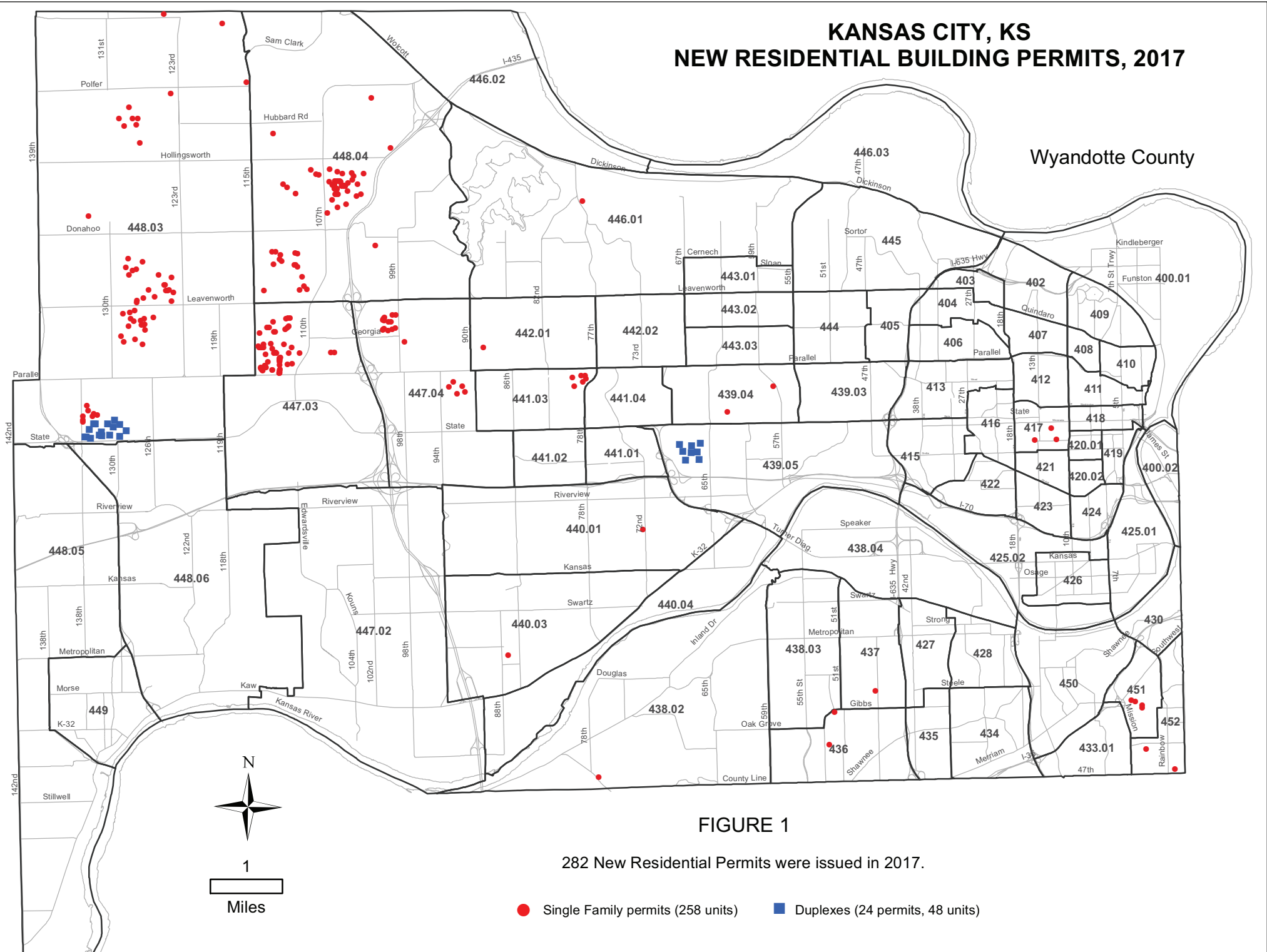




TABLE 1

## KANSAS CITY, KANSAS BUILDING PERMITS 2017 TOTALS

PERMITS	January	February	March	April	May	June	July	August	September	October	November	December	2017 Total
Single Family	49	49	24	36	21	18	6	12	16	15	10	2	258
Duplex Permit	0	0	5	8	0	5	0	0	0	0	0	6	24
Duplex Unit	0	0	10	16	0	10	0	0	0	0	0	12	48
Multi-Family	0	0	0	0	0	0	0	0	0	0	0	0	0
Multi-Family Units	0	0	0	0	0	0	0	0	0	0	0	0	0
New Non-Residential	1	3	4	1	4	1	0	2	0	0	0	3	19
Resid. Addtns./Remodels	30	30	38	42	36	58	33	51	38	28	47	38	469
Non-resid. Addtns./Remodels	6	10	8	34	9	10	15	16	15	23	4	14	164
Garages	0	1	4	2	2	4	1	4	7	2	4	3	34
Accessory*	2	3	2	6	5	6	8	9	4	8	9	4	66
<b>Total</b>	<b>88</b>	<b>96</b>	<b>85</b>	<b>129</b>	<b>77</b>	<b>102</b>	<b>63</b>	<b>94</b>	<b>80</b>	<b>76</b>	<b>74</b>	<b>70</b>	<b>1,034</b>

VALUE	January	February	March	April	May	June	July	August	September	October	November	December	2017 Total
Single Family	\$6,510,100	\$5,087,791	\$4,633,996	\$6,806,260	\$3,597,140	\$3,690,588	\$1,589,960	\$2,379,298	\$4,090,618	\$2,645,606	\$2,117,223	\$578,500	43,727,080
Duplex	\$0	\$0	\$872,500	\$1,691,278	\$0	\$872,500	\$0	\$0	\$0	\$0	\$0	\$1,047,000	4,483,278
Multi-Family	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	0
New Non-Residential	\$6,803,468	\$2,348,600	\$28,290,408	\$785,000	\$8,515,106	\$2,359,719	\$0	\$2,873,169	\$0	\$0	\$0	\$16,555,546	68,531,016
Resid. Addtns./Remodels	\$435,190	\$265,861	\$312,666	\$419,567	\$213,953	\$506,464	\$333,481	\$341,280	\$249,148	\$459,964	\$211,401	\$786,686	4,535,661
Non-resid. Addtns./Remodels	\$204,855	\$2,146,522	\$845,000	\$1,922,036	\$2,822,389	\$5,152,864	\$4,999,565	\$2,776,159	\$4,748,715	\$1,478,482	\$369,200	\$9,727,726	37,193,513
Garages	\$0	\$30,950	\$72,300	\$47,800	\$61,000	\$25,867	\$3,500	\$72,000	\$32,640	\$25,682	\$55,544	\$30,623	457,906
Accessory*	\$60,500	\$6,648,212	\$95,000	\$1,454,386	\$471,247	\$302,518	\$965,762	\$307,640	\$1,061,000	\$123,982	\$1,503,288	\$65,999	13,059,534
<b>Total</b>	<b>\$14,014,113</b>	<b>\$16,527,936</b>	<b>\$35,121,870</b>	<b>\$13,126,327</b>	<b>\$15,680,835</b>	<b>\$12,910,520</b>	<b>\$7,892,268</b>	<b>\$8,749,546</b>	<b>\$10,182,121</b>	<b>\$4,733,716</b>	<b>\$4,256,656</b>	<b>\$28,792,080</b>	<b>\$171,987,988</b>

\* Accessory permits include sheds, barns, storage buildings, and structures other than buildings. Accessory permits may be commercial or residential in nature.

Note: Single family units may be detached or attached.

**TABLE 2**

**KANSAS CITY, KANSAS NEW NON-RESIDENTIAL  
CONSTRUCTION, BY TYPE, 2017 TOTALS**

<b>Type of Building</b>	<b># Permits</b>	<b>Construction Value</b>
Commercial - Retail	6	\$6,577,719
Commercial - Warehouse	1	\$1,136,400
Commercial - Medical	2	\$10,309,399
Commercial - Hotel/Motel	1	\$6,803,468
Commercial - Other	3	\$2,488,852
Industrial	1	\$2,280,518
Recreation	3	\$22,516,660
Education	1	\$15,300,000
Religious	1	\$1,118,000
<b>Total</b>	<b>19</b>	<b>\$68,531,016</b>

**TABLE 3**

**2017 NONRESIDENTIAL PERMITS: NEW CONSTRUCTION; REMODELS, ADDITIONS, ALTERATIONS, & ACCESSORY PERMITS OF \$50,000 OR MORE**

**(A) NEW CONSTRUCTION (All Values)**

<u>Permit Date</u>	<u>\$ Amount Construction</u>	<u>Permit Address</u>	<u>Permit Owner</u>	<u>Proposed Use of Property</u>
01/23/17	6,803,468	3440 Rainbow	Blvd Rainbow Legacy Investors, LLC	Commercial: Hotel (Home 2 Suites, 89 rooms)
02/10/17	1,100,000	1801 N 100th	Terr Premier Automotive	Commercial: Car Dealership
02/14/17	112,200	1009 S 12th	St JGS Auto Salvage	Commercial: Auto Salvage Building
02/28/17	1,136,400	350 S 59th	Ln Muncie Commercial Properties, LLC	Commercial: Warehouse
03/07/17	17,394,009	1805 N 98th	St National Training & Coaches Develop. Center	Recreational: Training & Development Center Building
03/06/17	587,000	9801 Parallel	Pkwy Star Fuel Center	Commercial: Convenience / Gas Station
03/08/17	4,409,399	1601 N 98th	St Boyer KCK MOB, L.C.	Medical: Medical Office Building
03/16/17	5,900,000	10544 Parallel	Pkwy Plaza Speedway Development, Inc.	Medical: Hospital / Clinic
04/05/17	785,000	10720 Parallel	Pkwy Plaza Speedway Development, Inc.	Commercial: Burger King
05/04/17	900,000	1931 N 98th	St Freddy's Restaurant	Commercial: Restaurant
05/18/17	4,530,000	10000 France Family	Dr Frontier Justice Firing Range	Commercial: Gun Sales & Firing Range
05/22/17	2,239,106	4315 Kansas	Ave Burlington Northern Santa Fe	Commercial: Commercial Bldg. for Operations Office
05/24/17	846,000	1800 Steele	Rd Xpress Mart	Commercial: Convenience / Gas Station
06/05/17	2,359,719	2220 N 99th	St Legends Auto Mall	Commercial: Collision Center Building
08/02/17	592,651	4900 Shawnee	Dr Turner Recreation Center	Recreational: Highland Park - Sports Fields, Concession, Restrooms, etc.
08/10/17	2,280,518	1935 S 70th St	St Inland Properties	Commercial: Precast Concrete Plant
12/21/17	15,300,000	5200 Leavenworth	Rd USD 500	Education: Elementary School - Welborn
12/14/17	1,118,000	921 Homer	Ave Kansas City, KS Catholic Archdiocese	Religious: Monastery
12/12/17	137,546	685 Adams	Darling International	Commercial: Modular Building
<b>Sub-Total</b>	<b>\$68,531,016</b>	<b>19 Permits</b>		

TABLE 3

## 2017 NONRESIDENTIAL PERMITS: NEW CONSTRUCTION; REMODELS, ADDITIONS, ALTERATIONS, &amp; ACCESSORY PERMITS OF \$50,000 OR MORE

## (B) REMODELS, ADDITIONS, &amp; ALTERATIONS OF \$50,000 OR MORE

Permit Date	\$ Amount Construction	Permit Address	Permit Owner	Proposed Use of Property
01/31/17	136,700	540 Minnesota Ave	Board of Public Utilities (BPU)	Commercial: Lobby Renovation
02/17/17	220,000	250 Osage Ave	NAPA	Commercial: Warehouse Addition
02/28/17	887,000	3140 N 7th St	Stericycle	Commercial: Two Building Additions
02/06/17	95,000	1837 Village West Pkwy	Vans Off the Wall	Commercial: Tenant Finish
02/23/17	346,500	701 Minnesota Ave	Security Bank	Commercial: Interior Remodel
02/24/17	546,657	250 Osage Ave	NAPA	Commercial: Install Shelving
03/02/17	455,000	3440 N 99th St	Beautiful Beginnings Daycare	Commercial: Building Addition
03/09/17	300,000	2810 Metropolitan Ave	Argentine Community Center	Recreational: Fitness Center Remodel
03/21/17	61,500	100 Fushton Rd	LSI Midwest Lighting, Inc.	Commercial: Interior Remodel
04/07/17	88,800	21 N 12th St	ACL Reality	Commercial: OB-GYN Clinic Interior Remodel
04/07/17	354,000	230 Kindelberger Rd	Comprehensive Logistics	Commercial: Interior Remodel
04/12/17	165,313	1401 Fairfax Trfy	Geodis (Kaw Pt. Industrial Park; ste. #300)	Commercial: Interior Remodel
04/12/17	165,313	1401 Fairfax Trfy	Real State (Kaw Pt. Industrial Park; ste. #200)	Commercial: Interior Remodel
04/25/17	205,454	1401 Fairfax Trfy	Linn Star Transportation (Kaw Pt. Industrial Park; ste. #100)	Commercial: Interior Remodel
04/18/17	83,543	6611 Waverly Ave	Earl Watson (USD #500)	Education: Interior Remodel - Security Entrance
04/18/17	166,496	2500 Wood Ave	New Chelsea (USD #500)	Education: Interior Remodel - Security Entrance
05/15/17	847,000	41 N James St	Armour & Co	Commercial: Building Addition
05/15/17	352,350	3001 Fairfax Trfy	GND Industrial Battery	Commercial: Addition and Interior Remodel
05/11/17	149,109	3649 State Ave	Wendy's	Commercial: Interior Remodel
05/24/17	838,480	1867 Village West Pkwy	Cavender's	Commercial: White Box Finish
05/25/17	553,250	1867 Village West Pkwy	Cavender's	Commercial: Tenant Finish
06/22/17	1,798,065	1821 Village West Pkwy	Legends at Village West	Commercial: Building Addition for Retail
06/08/17	175,000	7536 Armstrong Ave	West State Plaza	Commercial: Tenant Finish for Wolcott Foods
06/14/17	2,175,102	1801 N 98th St	Children's Mercy Hospital	Commercial: Tenant Improvements
06/16/17	723,697	400 State Ave	Gateway Tower	Commercial: Interior Remodel
06/14/17	211,000	5420 Kansas Ave	Display Studio	Commercial: Building Addition
07/24/17	894,000	4532 Rainbow Blvd	Youthfront	Commercial: Building Addition
07/10/17	453,375	1920 Tauomee Ave	Donnelly College	Education: Marian Hall, Interior Remodel
07/13/17	367,000	4301 State Ave	Indian Springs Dental	Commercial: Interior/Exterior Remodel
07/19/17	80,000	1401 Fairfax Trfy	Area Credit Union	Commercial: Interior Remodel
07/24/17	1,523,785	1803 Village West Pkwy	H & M	Commercial: Interior Remodel
07/25/17	646,332	7527 State Ave	Humana Medical Office	Commercial: Interior Remodel
07/25/17	469,165	2801 Fairfax Trfy	Capital Electric (inside Prime Investments Inc. building)	Commercial: Interior Remodel
07/25/17	280,088	1847 Village West Pkwy	Partial Hand	Commercial: White Box Finish
07/28/17	63,000	205 S 5th St	Cargill	Commercial: Demising Wall
07/12/17	100,000	4301 State Ave	Dental Office	Commercial: Tenant Finish
08/03/17	450,000	10824 Parallel Pkwy	Wal Mart	Commercial: Interior Remodel
08/07/17	75,811	7527 State Ave	West State Plaza	Commercial: Interior Finish for Pharmacy
08/10/17	291,600	1847 Village West Pkwy	Under Armour (Legends)	Commercial: Tenant Finish
08/16/17	50,105	234 E Donovan Rd	Con-Way Transportation Services	Commercial: Interior Remodel - Bathroom
08/22/17	226,000	3928 Rainbow Blvd	Tanner's Bar and Grill (39th & Rainbow)	Commercial: Tenant Finish
08/25/17	149,150	300 S 3rd St	PBI Gordon	Commercial: Interior Remodel
08/25/17	150,865	3327 N 7th Trfy	CZ - USA	Commercial: Interior Remodel (Office/Warehouse)
08/30/17	694,328	1821 Village West Pkwy	Homegoods (Legends)	Commercial: Tenant Finish
08/31/17	290,000	10 E Cambridge Cir	Dean Realty	Commercial: Convert Doctor's Office to Ambulatory Surgery Center
08/17/17	315,000	1315 N 139th St	Buddhist Association of Olathe	Religious: Conversion from Warehouse to Church
09/13/17	1,035,000	2130 S 42nd St	Time Warner Cable Midwest LLC	Commercial: Gibbs Hub Data Center Addition
09/01/17	268,800	1601 N 98th St	Medical Clinic (Schlitterbahn Vaca Vllg)	Commercial: Interior Remodel "Women's Center" (Suite A)
09/01/17	551,200	1601 N 98th St	Medical Clinic (Schlitterbahn Vaca Vllg)	Commercial: Interior Remodel "Primary Care" (Suite B)

(continued)



TABLE 3

## 2017 NONRESIDENTIAL PERMITS: NEW CONSTRUCTION; REMODELS, ADDITIONS, ALTERATIONS, &amp; ACCESSORY PERMITS OF \$50,000 OR MORE

## (B) REMODELS, ADDITIONS, &amp; ALTERATIONS OF \$50,000 OR MORE (continued)

<u>Permit Date</u>	<u>\$ Amount Construction</u>	<u>Permit Address</u>	<u>Permit Owner</u>	<u>Proposed Use of Property</u>
09/11/17	65,000	8143 Parallel	Pkwy Charter Communications	Commercial: Interior Remodel
09/12/17	250,000	3948 Rainbow	Blvd Tanner's Bar and Grill (39th & Rainbow)	Commercial: Interior Remodel/New Signage
09/14/17	363,000	2040 S 45th	St Stanion Wholesale Electric	Commercial: Interior Remodel
09/20/17	185,000	2848 W 47th	St Northwood Liquor	Commercial: Interior Remodel
09/29/17	1,200,000	3725 State	Ave McDonalds	Commercial: Remodel
09/18/17	625,000	1847 Village West	Pkwy T-Rex Tenant Space	Commercial: Demo
09/28/17	97,770	5140 Kansas	Ave Kansas City Steak Company	Commercial: Installation of Pallet Racking
10/02/17	55,000	3002 W 47th	St Joe's KC Barbeque	Commercial: Expand Restrooms and "To Go" Counter
10/06/17	451,279	1805 N 98th	St Schlitterbahn	Commercial: Interior Remodel - Player's Lounge
10/19/17	555,000	1301 N 47th	St Wyandot Center for Community Behavioral Healthcare	Commercial: Interior Renovation to Rainbow Services Location
10/30/17	209,220	2820 W 47th	Ave Ginger Sues (Northwood)	Commercial: Interior Remodel
10/02/17	50,000	5019 Leavenworth	Rd Express Care	Commercial: Front Facade Shell Repair (Car Accident)
11/08/17	200,000	10100 Parallel	Pkwy Legends Toyota	Commercial: Siding for Building
11/29/17	150,000	15 N 10th	St Central Park Towers	Commercial: Replace Windows (120 units)
12/12/17	137,546	685 Adams	St Darling International	Commercial: Addition of Modular Office
12/22/17	1,250,000	7848 State	Ave Blue Cloud Dental	Commercial: Remodel: Vestibule, Ramp, Stairs
12/26/17	469,440	7707 State	Ave Randy Curnow	Commercial: Addition of Collision Center
12/12/17	582,327	1847 Village West	Pkwy Legends Shopping	Commercial: White Box Finish, New Suites (K115, K117, K123, K125, K127)
12/14/17	110,000	8245 State	Ave Mainstreet Federal Credit Union	Commercial: Lobby Remodel
12/26/17	500,000	1737 N 82nd	St West Wyandotte Public Library	Education: Interior Remodel
12/28/17	318,500	3404 Rainbow	Blvd Applebee's	Commercial: Interior and Exterior Remodel
12/11/17	720,000	2850 Fairfax	Trfy Western Fireproofing	Commercial: Interior Finish and Site Work (minor)
12/22/17	5,747,598	2501 Minnesota	Ave Wyandotte High School	Education: Interior Remodel and Site Work
<b>Sub-Total</b>	<b>\$35,816,613</b>	<b>72 Permits</b>		

TABLE 3

2017 NONRESIDENTIAL PERMITS: NEW CONSTRUCTION; REMODELS, ADDITIONS, ALTERATIONS, & ACCESSORY PERMITS OF \$50,000 OR MORE

(C) ACCESSORY PERMITS \$50,000 OR MORE

Permit Date	\$ Amount Construction	Permit Address	Permit Owner	Proposed Use of Property
01/10/17	50,000	3430 N 115th St	Morgan Horse, LLC	Recreation: Horse Barn
02/10/17	6,601,030	6925 Riverview Ave	Amazon	Commercial: Install Conveyors, Platforms
03/17/17	95,000	4115 Luke Ln	Timmons Family Trust	Other: Storage Bldg. on Ag Parcel
04/20/17	1,415,186	4240 N 55th St	Kansas City, KS - BPU	Utilities: Solar Panel Farm
05/30/17	300,000	685 Adams St	Darling Ingredients	Industrial: Replace Storage Tank
05/17/17	109,247	450 Funston Rd	Ergon Armor	Industrial: Exterior Improvements; ADA Accessibility
06/07/17	50,850	7809 State Ave	Bank of America	Commercial: Lighting Upgrade and New ATM Island
06/09/17	50,064	13700 Polfer Rd	Wyandotte County Fair	Recreation: Livestock Show Barn
06/01/17	127,217	10000 Hollingsworth Rd	Machinery Consultants & Development	Other: Barn
07/26/17	356,000	6925 Riverview Ave	Amazon	Commercial: Racking Installation
07/10/17	247,776	4448 Speaker Rd	Vernon Ammon	Commercial: Conversion of Billboard to Digital
07/10/17	268,031	1202 Adams St	Missouri-Kansas Supply Co.	Commercial: Conversion of Billboard to Digital
08/30/17	73,140	913 S Boeke St	Rylie Equip. and Contracting	Commercial: Two Accessory Structures
08/22/17	120,000	1224 Armstrong Ave	Mt Olive Baptist Church	Commercial: Cell Tower
09/11/17	400,000	6721 Kansas Ave	International Sweeteners of Kansas	Commercial: Demo and Replace Accessory Bldg.
09/25/17	621,000	1700 Kansas Ave	Security Bank Bldg.	Commercial: Security Entrance for PQ Corp.
10/23/17	54,250	539 S 10th St	Garsite	Commercial: Awning for Propane Delivery Trucks
11/01/17	400,000	2140 S 88th St	Century Hulbert Inc	Commercial: Two Overhead Canopies
11/16/17	150,000	2955 Chrysler Rd	Special Materials Company	Commercial: Addition of Two Storage Tanks
11/16/17	780,775	1847 Village West Pkwy	Legends	Commercial: LED on Tower/Smokestack
11/08/17	70,000	8932 State Ave	PSB Investments	Commercial: Parking Lot
12/07/17	50,000	1900 Kansas Ave	Procter & Gamble	Industrial: New Guard Shack
<b>Sub-Total</b>	<b>12,389,566</b>	<b>22 Permits</b>		
<b>OVERALL TOTAL</b>	<b>\$116,737,194.55</b>	<b>113 Permits</b>		