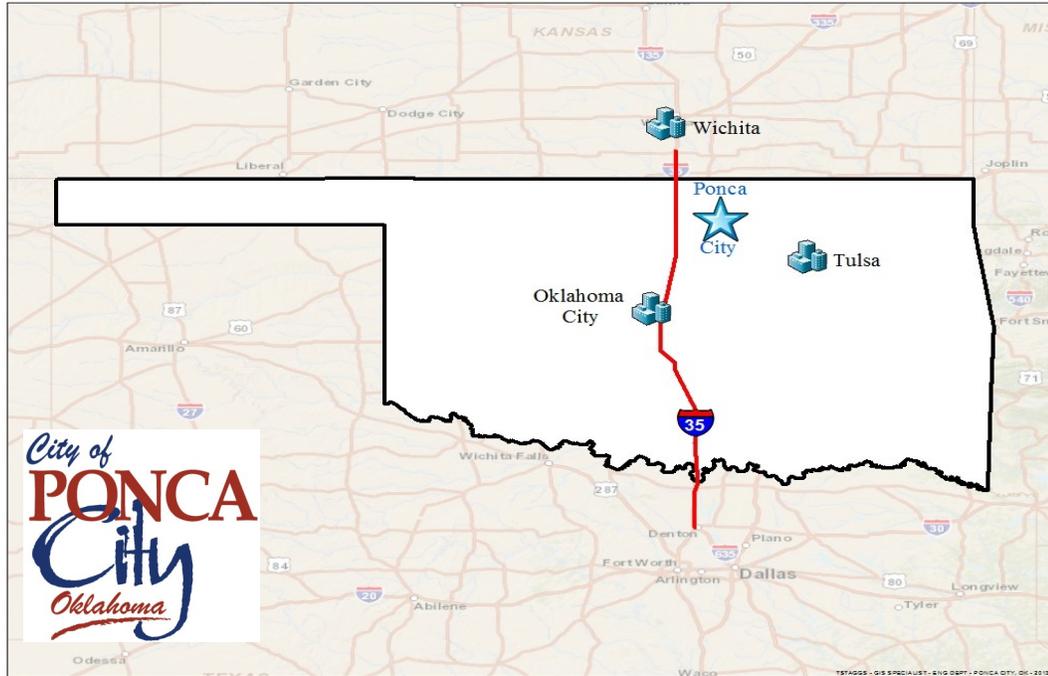


# Ponca City.....*Most Unexpected*



## Opportunity Gap Highlights

Automobile dealers	\$16,243,486
Clothing Stores	\$4,481,675
Department Stores	\$3,190,662
Direct selling establishments	\$5,040,332
Electronics & appliance stores	\$3,948,028
Full Service restaurants	\$20,012,071
Grocery/Specialty Food	\$4,437,984
Lawn & Garden Equipment Stores	\$4,714,858
Other Miscellaneous Store Retailers	\$1,066,880

**Total Trade Area Population :**  
69,182

**Average Household Income:**  
\$54,757

### Job Growth

2009-2013            Added 1,130 Jobs  
2014                    500 New Jobs

### Sales Tax Growth

4.2% over the last 3 years

### Pull Factor:

1.41

### Building Permit Activity

Over 24 million in 2012

Over 32 million in 2013

**Significant opportunity gaps, coupled with a streamlined development process and**

**No Developer Impact Fees**

**Invest in Ponca City...share in our future growth and prosperity!**

## Education

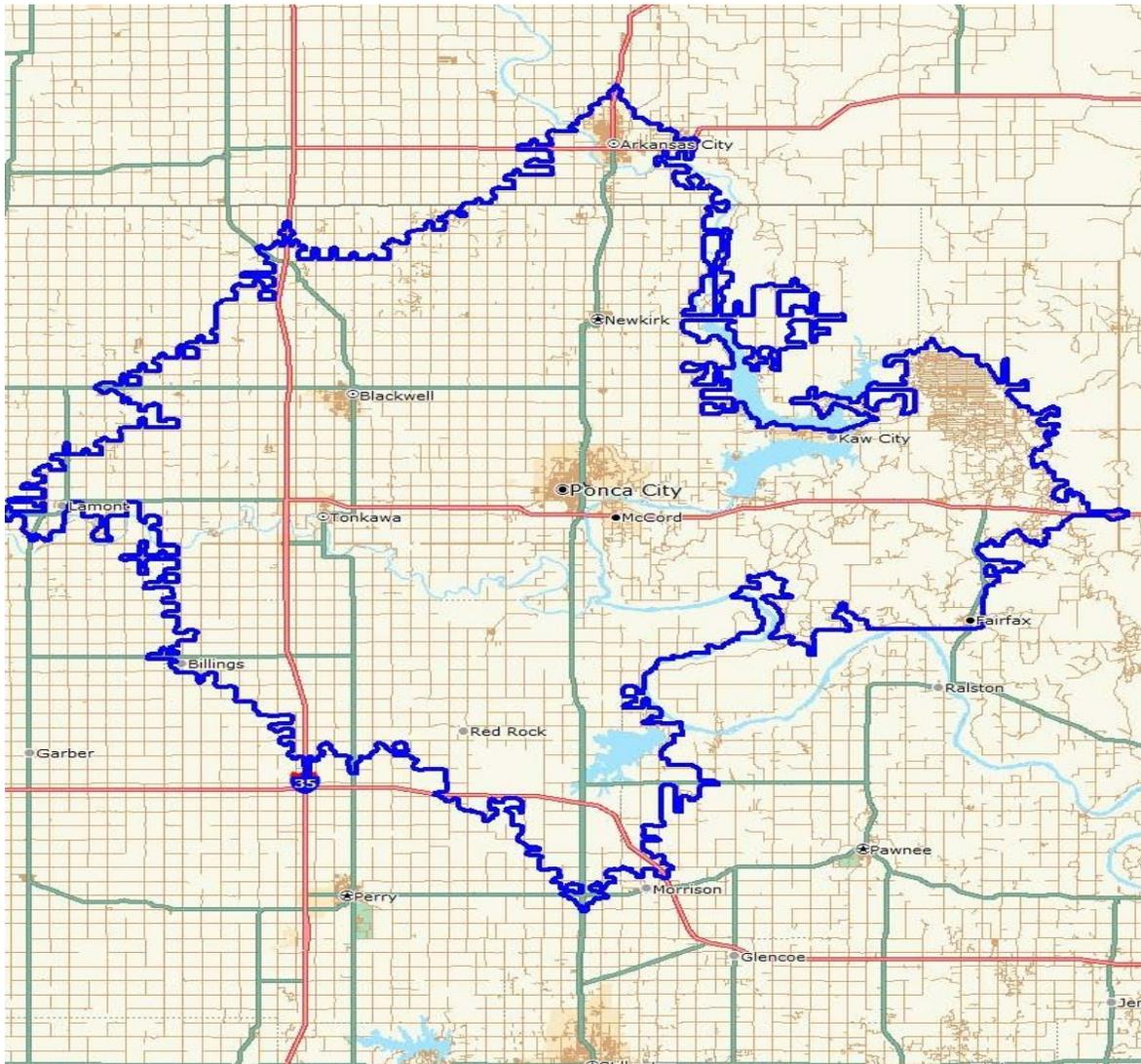
- A community where every student receives a laptop computer for a “paperless” education (8th-12th)

## Higher Education

- University Center
- Oklahoma State University
- Northern Oklahoma College
- Cowley County Community College

## Quality of Life:

- A community with FREE city wide Wi-Fi
- 3 Lakes, 2 within 15 minutes of Ponca City
- Waterpark
- 28 Public Parks and 2 Splash Pads.
- New \$27,000,000 Aquatic/Recreation Center
- 85 miles of new and reconstructed streets, from a 1/2 cent dedicated street tax. \$12,000,000 last five years on street improvements.
- Ponca City Medical Center, a regional health center with \$12,000,000 in recent improvements and a new emergency room.
- Property tax of less than 1%.



## Ponca City Retail Trade Area

Source: Northeastern Oklahoma State University Study



14th St - Traffic Count - 20,000

Prospect Ave - Traffic Count - 15,000

5th St - Traffic Count - 10,000

Retail Space

CHRYSLER

HONDA

FAIRFIELD INN  
Marriot

True Value  
START RIGHT. START HERE.

Comfort INN  
BY CHOICE HOTELS

O'Reilly  
AUTO PARTS

Little

CherryBerry  
COLLEGE-AGE FOOTWEAR

at&t  
Your world. Delivered.

SHERWIN

Hughes  
LUMBER

SONIC  
America's Drive-In

LOWE'S  
Home Improvement Warehouse

GM

TSC TRACTOR SUPPLY CO

CAHO

radioshack

Locke  
SUPPLY CO  
An Employee Owned Company

Head n Country  
FOOD PRODUCTS

BURGER KING

HOBBY LOBBY

DOLLAR GENERAL

Hastings  
COMMERCIAL EQUIPMENT

SUPER CUTS

Payless  
SHOES

Aarons  
DISCOUNT STORES

SHOE DEPT.  
ENCORE

rue21

Walmart

HIBBETT SPORTS  
GAME TESTED. ATHLETE APPROVED.

US Cellular

GameStop  
POWER TO THE PLAYERS

Papa Murphy's  
PIZZA BY MARIAGE PIZZA

AW  
ALL AMERICAN FOOD

ALDI

Long John Silver's

SUBWAY  
eat fresh

CONSOLIDATED THEATRES

Rest-aurant Pad

chili's

ATWOODS  
Ranch & Home

Hughes  
LUMBER

Ground Round  
RESTAURANT

Retail Space

Long John Silver's

AW  
ALL AMERICAN FOOD

HOBBY LOBBY

BURGER KING

Little Caesars

ALDI

TACO BELL

DOLLAR GENERAL

Hastings  
Discover Your Entertainment

CherryBerry  
self-serve yogurt bar

at&t  
Your world. Delivered.

Holiday Inn Express & Suites

SUPERCUTS

Payless  
SHOESOURCE

SHERWIN-WILLIAMS

Aaron's

1  
Dollar Tree Stores, Inc.

SONIC  
America's Drive-In.

Hampton Inn

rue21

SHOE DEPT.  
ENCORE

Pizza Inn

Ford

BRAUM'S  
ICE CREAM AND DAIRY STORES

KFC

Arby's

Freddy's  
FROZEN CUSTARD STEAKBURGERS

verizon wireless

Walgreens  
AT THE CORNER OF HAPPY & HEALTHY

Pizza Hut  
mole 6

Restaurant Pad

QUALITY INN & SUITES  
BY CHOICE HOTELS

STAPLES

petsense



City of PONCA City  
Oklahoma

McDonald's  
i'm lovin' it

Perkins  
jcpenny

AutoZone

GNC  
LIVE WELL

Retail Space

Contact Information

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Bath & Body Works  
Tan & Tone America  
Buckle  
buckle.com

STARBUCKS COFFEE  
FACTORY CONNECTION

food PYRAMID  
Shop Smart. Live Well.

14th St - Traffic Count - 24,000