



Tulsa
International Airport

Leading Oklahoma in Aviation



Introduction to Tulsa

You're looking for a place to **expand**. We're looking for **partners in our growth** as we drive toward becoming a world-class city.

We recognize that people are a company's greatest asset and we're doing everything possible to ensure Tulsa is a city and region where the nation's top talent can find both a career and a high quality of life.

Set amidst the Gilcrease hills and at the base of the Ozarks, Tulsa is affectionately known as Green Country. With over 90 miles of regional bike and walking trails, we value the outdoors and creating the infrastructure that allows residents and visitors to experience the beauty of the city. We see our greatest asset – The Arkansas River – as our biggest economic development tool, and are investing over a half a billion dollars in the area over the next five years.

Tulsa has also focused on building a strong downtown. Beginning with the construction of the BOK Center and followed by the opening of ONEOK Field almost a decade ago, Tulsa has been committed to launching the revitalization of downtown. Here are a few examples:

\$1 Billion – Amount invested in Downtown Tulsa since 2009.

\$900 Million Planned for additional Downtown development.



\$465 million

Investment in Phase I of the Gathering Place – the largest private gift to a public park in U.S. history

\$145 million

Arkansas River Corridor investments to fund reconstruction of dams in the river, increasing waterfront recreation opportunities and protecting 12 miles of river parks

\$3.1 million

Dedicated funding for the implementation of Tulsa's Bicycle/Pedestrian Master Plan, including sidewalks, bike lanes and corridors, trail expansions and improvements

\$15 million

Investment in USA BMX's new Downtown Tulsa headquarters and track facility



Spirit AeroSystems

Aerospace & Aviation

Tulsa has a rich history of aerospace innovation, and **our aerospace industry continues to grow.**

A recent Oklahoma Aviation and Aerospace Economic Impact Study found that the aviation and aerospace industries have an **annual economic impact of \$11.7 billion.**

Some of the world's most prominent aerospace companies operate in Oklahoma, like NORDAM, L3Harris, and American Airlines.

Tulsa is also home of the Tulsa Air National Guard, the 138th Fighter Wing and the world's premier multi-role fighter — the F-16C Fighting Falcon.



NORDAM



American Airlines MRO

Tulsa's robust aerospace sector employs **46,233 people across 250+ businesses** in Tulsa.



OMNI Air Transport

Education & Workforce

Oklahoma's extensive education system, business development team, and workforce organizations work together to ensure aerospace businesses have access to a pipeline of talent to get started and keep going. **Currently, Oklahoma has twelve colleges and universities that offer aerospace programs.**

We not only have a favorable tax system in place for businesses coming to Oklahoma, we also have a multitude of incentives to help your business succeed. The incentives include:

Oklahoma Quality Jobs Program

- Provides cash grants of up to 5% of new employee gross taxable payroll for businesses that create new jobs with wages that meet or exceed the average county wage or the State Index wage threshold, whichever is lower. To qualify, a company must achieve at least \$2.5 million in new annual payroll within 3 years. Businesses may receive cash grants for up to 10 years.

The 21st Century Oklahoma Quality Jobs Program

- To attract more high-paying jobs and expand the number of companies in advanced industries, Oklahoma offers a cash grant of up to 10% of taxable payroll to businesses that create at least 10 full-time jobs.

Aerospace Engineer Workforce Tax Credits

- Aerospace companies hiring engineers in a variety of fields will receive tax credit equal to 5% of the compensation paid to an engineer and 10% if the engineer graduated from an Oklahoma college or university, plus another credit of up to 50% of the tuition reimbursed to an employee. Additionally, the engineer hired receives a tax credit of \$5,000 per year.

Incentives

Tax Increment Financing (TIF): TIF is a funding tool available to encourage and leverage private and public investment. Tulsa Airports can use revenues generated from their TIF districts to build and repair public infrastructure, incent placemaking, and assist in the development of airport properties.

Foreign Trade Zone (FTZ): The benefits of operating within a designated site licensed by the Foreign Trade Zones Board are many. At the very least, an FTZ can help you defer paying duties. More often, the company pays lower costs, not only to U.S. Customs, but to its bank, insurance company and other vendors.

Opportunity Zone: Opportunity Zones offer tax benefits to investors who elect to temporarily defer tax on capital gains if they timely invest those gain amounts in a Qualified Opportunity Fund (QOF). In addition to a temporary deferral, if held for 10 years a taxpayer can pay zero capital gains tax on the new investment within a QOF.

New Market Tax Credits (NMTC): To spur private investment in low-income urban and rural communities, investors receive a 39 percent federal tax credit.

Economic Development Infrastructure Fund (EDIF): Used to assist in the development of public infrastructure for job creation, expansion, and retention projects.

Quality Jobs + Investment Tax Credits: These tax credits target manufacturing industries that have a large capital investment of at least \$40 million in addition to creating new jobs that pay higher than the state average wages. The credits also allow a five-year tax credit on the greater of 2 percent per year of investment in qualified new depreciable property or credit of \$1,000 per year per new job.

Renderings

The Tulsa International Airport has **multiple developer and construction partners** ready to assist new business.

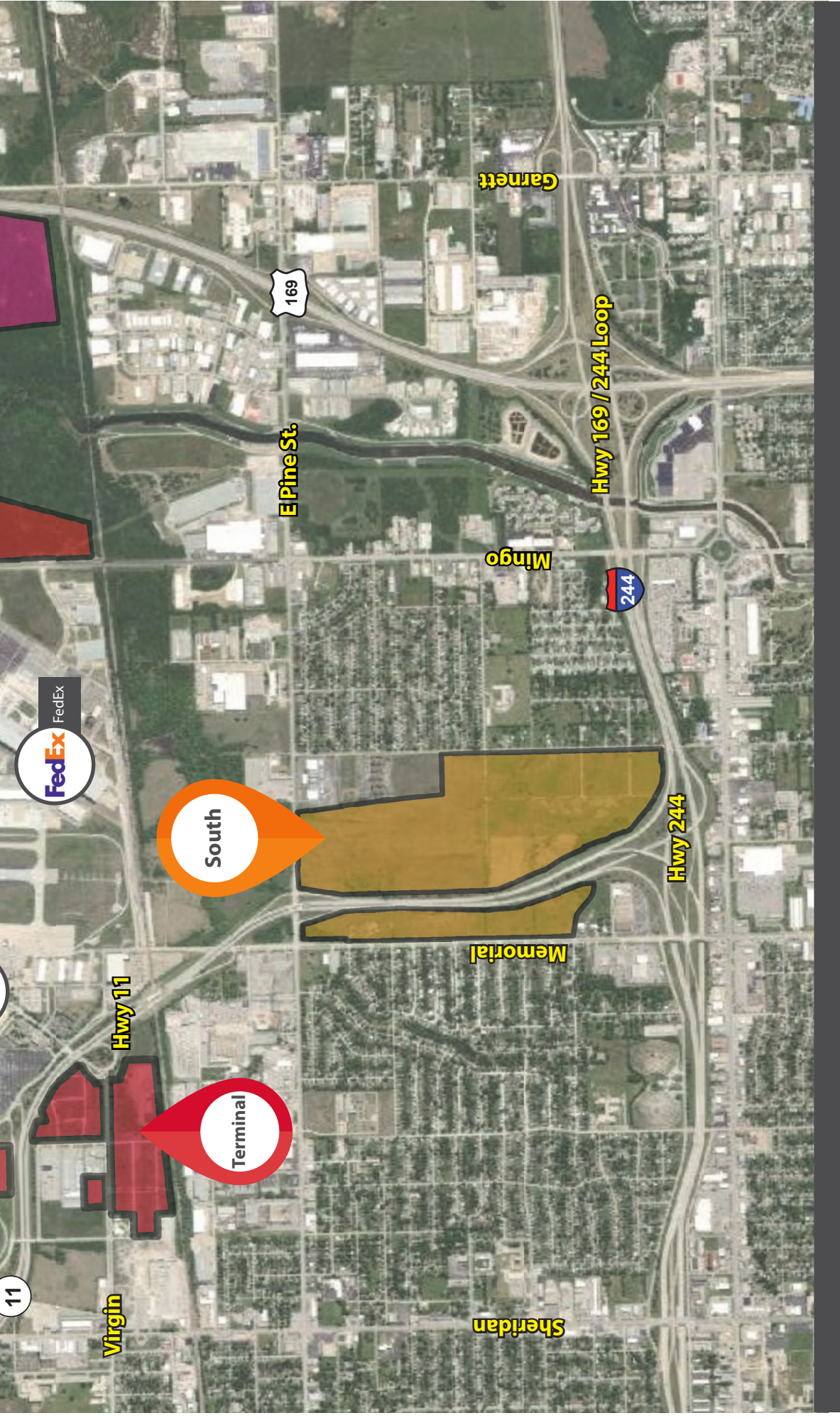
Renderings below provided by FSB and Manhattan.





Development Opportunities





Terminal Development

- 54+/- acres available
- Land resides in an Ad Valorem and Sales Tax TIF
- Zoned IM
- All utilities available
- Closest site to terminal
- Rail adjacent

North Development

- 200+/- acres available with direct access to the airfield
- All utilities on site
- Great site for DOD servicing companies

South Development

- 36+/- developable acres, mostly zoned AG but could be rezoned
- 160+/- acres available for green space

Mingo Development

- 305+/- developable acres
- Zoned IM
- Easy access to Hwy 169
- Ad Valorem Tax TIF available

Hwy 169 Development

- 88+/- acres immediately available, 177+/- total acres
- 73,913 VPD
- Hwy 169 visibility
- Zoned IL
- Ad Valorem and Sales Tax TIF
- Rail adjacent



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