

STUDY BRIEFING

# COLORADO AEROTROPOLIS

## VISIONING STUDY



Brighton™



DENVER  
THE MILE HIGH CITY



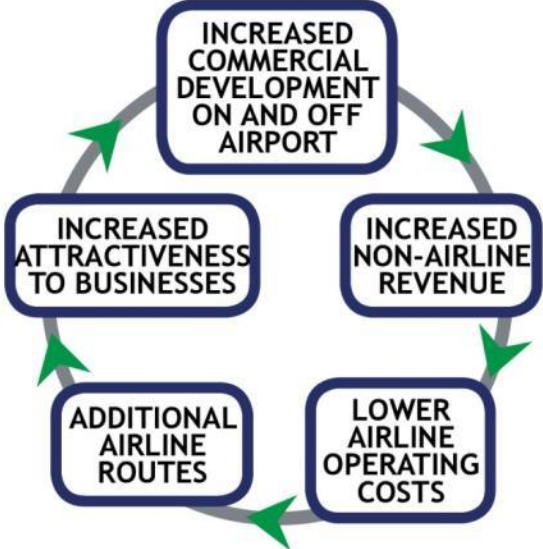


**WHAT IS AN  
AEROTROPOLIS?**

**AN URBAN PLAN IN WHICH THE LAYOUT,  
INFRASTRUCTURE, AND ECONOMY ARE  
CENTERED AROUND AN AIRPORT.**

# IMPORTANCE OF DEVELOPMENT

+ SUSTAINED ECONOMIC DEVELOPMENT CYCLE



+ COMPETITIVE WITH AEROTROPOLISES GLOBALLY





## ***FUTURE OPPORTUNITIES***

**>\$1 BILLION**

IN PLANNED ROADS NEAR DIA

**25,000 ACRES**

OF PLANNED DEVELOPMENTS NEAR DIA

POTENTIAL AT DIA TO BUILD

**6 MORE RUNWAYS**

**DEN IS 25 MILES**

FROM DOWNTOWN DENVER IN A  
NATURAL EXPANSION AREA

**COMMUTER RAIL**

LINE OPENS TO DOWNTOWN  
DENVER IN APRIL 2016

**1,500 ACRES**

OF NET LEASABLE DIA PROPERTY



# VISIONING STUDY OBJECTIVES



LEARN ABOUT THE AEROTROPOLIS CONCEPT



COLLABORATE TO CREATE AN AEROTROPOLIS VISION



IDENTIFY COMMONALITIES AMONG LOCAL PLANS



QUANTIFY THE POTENTIAL FOR ECONOMIC GROWTH



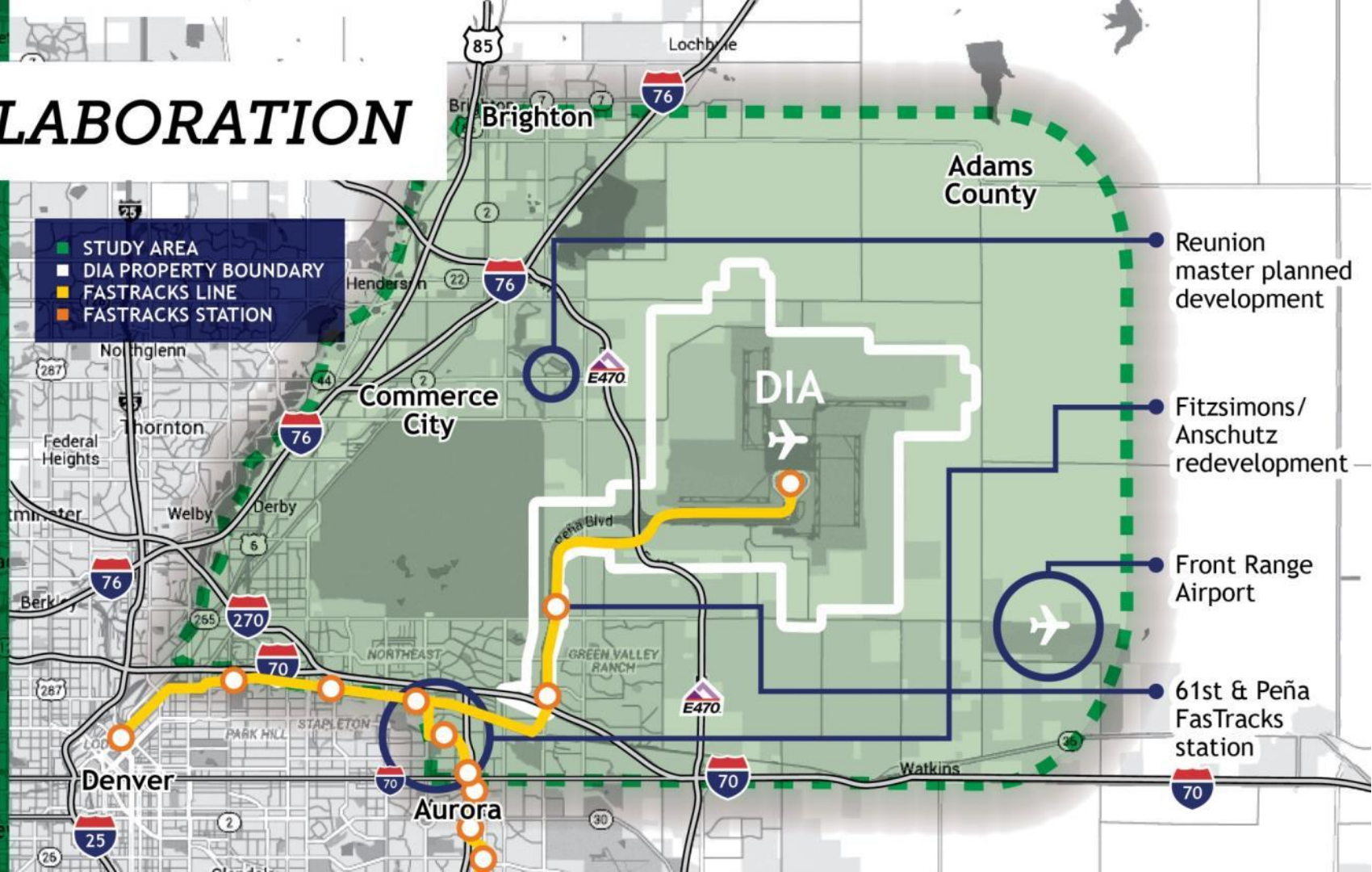
IDENTIFY A FRAMEWORK FOR COLLABORATION ON INFRASTRUCTURE INVESTMENTS



OUTLINE GOVERNANCE OPTIONS TO IMPLEMENT INVESTMENTS

# COLLABORATION

- STUDY AREA
- DIA PROPERTY BOUNDARY
- FASTRACKS LINE
- FASTRACKS STATION



# VISION



“A sustainable, efficient, well-connected, and globally recognized Aerotropolis that capitalizes on the economic opportunity surrounding the Denver International Airport through collaborative planning, development, and marketing.”

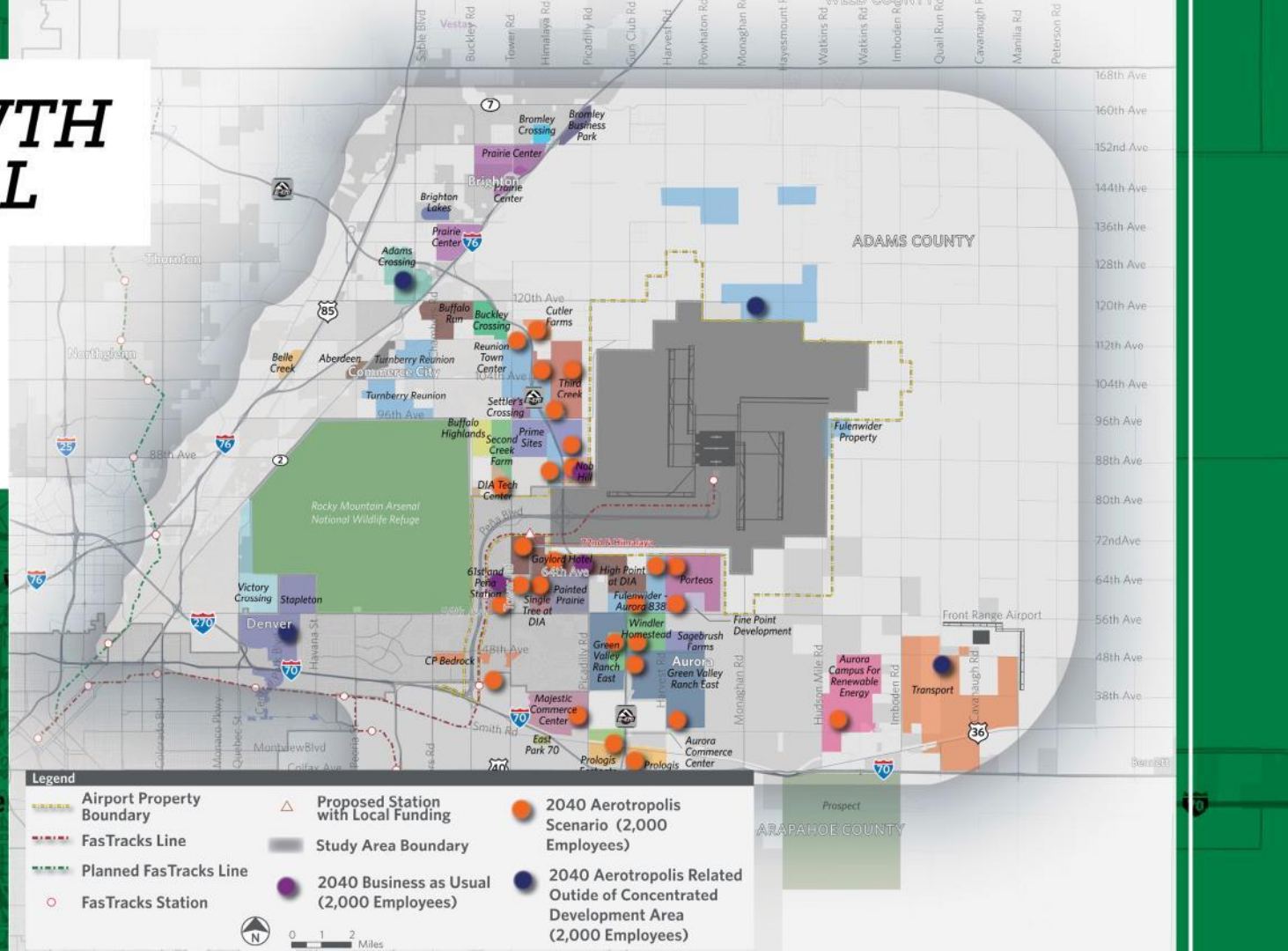
– COLORADO AEROTROPOLIS VISIONING STUDY PARTICIPANTS



# JOB GROWTH POTENTIAL

YEAR 2040

- + 74,000 AEROTROPOLIS-RELATED JOBS
- + 6,000 JOBS IF BUSINESS AS USUAL







# ECONOMIC ANALYSIS THROUGH 2040

**74,000  
NEW JOBS**

BY 2040, A PROACTIVELY PLANNED AEROTROPOLIS COULD GENERATE AN ADDITIONAL 18,500 ON-AIRPORT AND 55,500 OFF-AIRPORT JOBS



## NEW DEVELOPMENT

18 TO 32 MILLION SQUARE FEET OF ADDITIONAL COMMERCIAL DEVELOPMENT



ASSESSABLE PROPERTY VALUES INCREASED BY \$30 BILLION



ADDITIONAL TAX REVENUE TO \$600-\$630 MILLION

**210,000  
RESIDENTS**

LIVING IN AND NEAR THE COLORADO AEROTROPOLIS AREA



75,000 NEW HOUSING UNITS CONSTRUCTED TO HOUSE AEROTROPOLIS WORKERS



## CONSTRUCTION

UP TO 9,500 DIRECT AND 3,200 INDIRECT CONSTRUCTION JOBS OVER 25 YEARS



INCREASED LABOR PRODUCTIVITY "AGGLOMERATION" EFFECT

# ***RECOMMENDED FRAMEWORK MOVING FORWARD***

## **NEAR-TERM ACTIONS**

- + ESTABLISH REGIONAL ENTITY
- + FURTHER STUDIES
  - + INFRASTRUCTURE SYSTEMS NEED
  - + ECONOMIC
- + GLOBAL BRANDING
- + MASTER PLAN

## **LONG-RANGE GOALS**

- + GLOBAL RECOGNITION
- + ON- AND OFF-AIRPORT DEVELOPMENT
- + DIA ECONOMIC SUCCESS
- + SUSTAINABLE DEVELOPMENT



DISCUSSION

# COLORADO AEROTROPOLIS

## VISIONING STUDY



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Commerce  
CITY



DENVER  
THE MILE HIGH CITY

