

Spotlight on the Market

[Broken Arrow's Rose District to receive AT&T's Small Cell Technology](#)

Tulsa World (OK) - March 31, 2017

BROKEN ARROW — AT&T announced Thursday that Small Cell Technology is coming to the city's Rose District. Small Cell Technology is the latest investment for AT&T, and Broken Arrow is the first city in Oklahoma that the company has targeted for the technology. Earlier this week, the city and collaborators announced they want to merge high-tech manufacturing, housing and education in an initiative called the "Innovation District," which planners say will eventually attract thousands of high-paying jobs to the area.

[Former Dollar Thrifty Plaza to become home for five nonprofits, affordable housing](#)

Tulsa World (OK) - March 31, 2017

Plans for a \$60 million renovation and repurposing of the former Dollar Thrifty Plaza were announced Thursday by officials with the Anne and Henry Zarrow Foundation and area nonprofit agencies. Dubbed the Legacy Plaza, the property will house five nonprofits and 170 affordable housing units. The Anne and Henry Zarrow Foundation purchased the property, located in the 5100 block of 31st Street, in December 2015 and is investing \$20 million into the project. Another \$40 million is coming from additional donors and outside financing.

[Downtown Commons park opens in Jenks](#)

Tulsa World (OK) - March 26, 2017

JENKS — City and Jenks Public Schools officials held a ribbon cutting and community festival on Saturday to celebrate the opening of the Downtown Commons park. Festivities included live music, food trucks, lawn games and kids' activities. Officials say the Downtown Commons park at 220 E. A St. serves to connect Jenks High School with the town's Main Street. It includes a stage, green space, public restrooms and parking.

[Luxury apartments, more retail buildings coming to Village on Main in Jenks](#)

Tulsa World (OK) - March 25, 2017

JENKS — The ever-expanding Village on Main is adding another multifamily component to the mixed-used development. Officials plan to break ground April 1 on a five-story facility that will house 114 upscale apartments, said developer Rob Phillips, president of Philcrest Properties. In addition, work on two commercial buildings is set to begin within three to four months, he said. The new apartments will sit across the street from Thrive (736 E. Aquarium Place), a Fort Smith, Arkansas-based ERC Cos. development that is leasing 167 units.

[CrossTimbers development at Skiatook Lake touts public-private partnership success](#)

Tulsa World (OK) - March 22, 2017

SKIATOOK — Land near CrossTimbers development at Skiatook Lake has increased in market value by more than seven times over roughly the past decade, according to numbers released by the Osage County Assessor's Office. The market value of property within 2 miles of CrossTimbers jumped from \$16,230,945 to \$124,569,898, figures released by Osage County Assessor Gail Hedgcoth show. CrossTimbers also has generated an estimated \$3,178,833 in property taxes since its inception in 2005, data from Hedgcoth indicates. CrossTimbers opened in May 2005 and is a public-private partnership among StateSource LLC, the Skiatook Economic Development Authority and the U.S. Army Corps of Engineers.

[Historic feel of Palace Building shines through renovations](#)

Tulsa World (OK) - March 12, 2017

What was an aging and unused structure has found new life at Fourth and Main streets. The 104-year-old Palace Building opened its doors this month to a \$15 million conversion of the property into apartments. It culminates a desire by the Tulsa World and its parent company, Omaha, Nebraska-based BH Media Group, to have skin in the downtown development game. The evolution of the transformation began in part with Wiggin Properties, said Jed Ballew, principal at KKT Architects, designer of the new Palace Building. Wiggin, which is property manager of the Palace, had collaborated with KKT on another historical renovation down the street — Mayo 420 Lofts — and saw potential in the building owned by the newspaper.

[New grocery store planned for edge of north Tulsa industrial park](#)

Tulsa World (OK) - March 11, 2017

The owners of a west Tulsa Save-A-Lot grocery have a new store planned for the southeast corner of 36th Street North and Peoria Avenue. A representative of Honor Capital, which is building the store, said construction should begin this year and the business could be open by 2018. Jamie Allen, vice president of finance for Honor Capital, said Thursday evening that the store's arrival is contingent on securing financing and rezoning the land. The company is also searching

Research Wizard Tulsa Market Brief

Tulsa City-County Library
400 Civic Center
Tulsa, OK 74103
www.tulsalibrary.org



Phone: 918-549-7431
Fax: 918-549-7433
Email: wizard@tulsalibrary.org

**"Customizing Information
to Meet
Your Business Needs"**



for sites for another north Tulsa store.

Turnpike involving private investor will help secure \$240 million needed to complete Gilcrease Expressway

Tulsa World (OK) - March 11, 2017

A turnpike involving a private-sector investor will be utilized to help secure \$240 million for completion of the final leg of the Gilcrease Expressway, officials announced Friday. The park is in the area where plans call for a bridge across the Arkansas River to help complete the route. A partnership involving the city, Indian Nations Council of Governments, Tulsa County, the state, the Oklahoma Turnpike Authority, federal funding and a private investor will work to complete the decades-old expressway plan. Once the funding plan is in place, work to complete the expressway will take about 2½ years, officials said.

Jenks' new Agricultural Science Facility like 'going from dirt-floor shack to mansion'

Tulsa World (OK) - March 8, 2017

Jenks Public Schools students can now raise farm animals in the district's new Agricultural Science Facility, where, as one teacher put it, about 20 pigs, boer goats and sheep are "living the high life." A ribbon-cutting ceremony was held Tuesday for the 5,000-square-foot facility, which has 27 indoor stalls for animals that were previously housed outdoors and "exposed to the elements," said Coleman Hickman, sponsor of the district's Future Farmers of America chapter and an agricultural education teacher at Jenks.

Tulsa Regional Chamber announces workforce study

Tulsa World (OK) - March 4, 2017

Local economic development officials are searching for ways to make northeastern Oklahoma's workforce more skilled, and they've hired a consultant to help them do it. The Tulsa Regional Chamber announced Friday that it is embarking on an ambitious 16-week study to assess the strengths and weaknesses of the region's labor market, something the chamber has focused on for years. The chamber said the study will cover 11 counties — Tulsa, Rogers, Wagoner, Creek, Osage, Okmulgee, Mayes, Muskogee, Washington, Cherokee and Pawnee. The study area is larger, both in population and area, than the Tulsa metropolitan area, which itself has a labor force of about half a million people.

Oklahoma Aquarium unveils its highly anticipated Sea Turtle Island exhibit

Tulsa World (OK) - March 3, 2017

JENKS — The Oklahoma Aquarium, one of the state's top tourist attractions, has made itself an even more desirable destination with the opening of its highly anticipated Sea Turtle Island on Thursday. Donors and dignitaries gathered for a ribbon-cutting ceremony to unveil the exhibit that features two 300-pound loggerhead sea turtles, reef sharks and tropical fish in a 56,000-gallon tank. Visitors can observe the wildlife through three different levels, including a unique observation station that gives the effect of being submerged in the tank with the turtles.

Tulsa County Commission declares \$19.5 million surplus from Vision 2025 tax collections

Tulsa World (OK) - March 2, 2017

Tulsa County commissioners on Wednesday declared a \$19.5 million surplus from Vision 2025 tax collections. Approved by voters in 2003, the 0.6 percent Vision 2025 sales tax expired at the end of 2016. The surplus is money collected beyond the cost of the projects approved in the original 2003 vote. Two previous surpluses, totaling \$91 million, were used to complete the BOK Center and for projects in Tulsa County municipalities other than the city of Tulsa.

Expansions, Openings, Relocations, Acquisitions

Turning the page: Comic shop arrives in downtown Tulsa

Tulsa World (OK) - March 31, 2017

Lance Miller got tired of waiting for someone to open a comic shop in downtown Tulsa, so he did it himself. A grand opening for Nova Comics, located on the second level of the Boxyard development, 502 E. Third St., is scheduled from 4-6 p.m. Saturday, April 1. Miller said he worked at the Tulsa City-County Library for eight-and-a-half years and, while there, he talked with others about how he wished someone would open a comic store within the inner dispersal loop.

Chisholm, Apollo invest in STACK

Journal Record - March 30, 2017

TULSA — Chisholm Oil & Gas and funds managed by affiliates of Apollo Global Management have formed a partnership to invest in oil and gas properties in Oklahoma. Tulsa-based Chisholm also announced that it has closed its first transaction in the STACK play. The initial acquisition comprises 53,000 acres in and around Kingfisher County with 3,000 barrels of oil equivalent per day of current production. All of Chisholm's management, including CEO Robert Zinke, were previously affiliated with Zenergy Inc.

Bob Dylan Archive opens on select basis; proposals sought for Bob Dylan Center

Tulsa World (OK) - March 29, 2017

The Bob Dylan Archive in Tulsa has officially opened its doors to qualified entities and individuals who wish to access the archive's wealth of elements spanning nearly 60 years of the artist's extraordinary life and career. Announced concurrently, the George Kaiser Family Foundation issued a request for qualifications from agencies interested in submitting proposals for the design of The Bob Dylan Center, which will be housed in the Tulsa Paper Company Building (also known as the Mathews Building) in the Brady Arts District.

Investing in Tulsa: Regent Bank buys building in show of commitment

Tulsa World (OK) - March 29, 2017

Regent Bank is bullish on Tulsa and says its purchase of its Tulsa offices at 71st Street and Yale Avenue are a sign of its commitment to the city. CEO Sean Kouplen said Tuesday that the bank purchased Executive Center I, 7136 S. Yale Ave., for \$8.2 million for two reasons — it was a good investment and the company is expanding.

Tractor Supply Company begins construction in Collinsville

Tulsa World (OK) - March 29, 2017

COLLINSVILLE — Tractor Supply Company has begun building a store that is expected to open this fall. Collinsville Tractor Supply, which will be located off U.S. 169 at 146th Street North, will employ 12-15 in the 19,100-square-foot space. It will serve the community's farmers, livestock and pet owners, ranchers, part-time and hobby farmers, gardeners, homeowners, tradesmen and others.

Tulsa City-County Library named finalist for National Medal for Museum and Library Service

Tulsa World (OK) - March 21, 2017

The Tulsa City-County Library is among the finalists for the 2017 National Medal for Museum and Library Service. The library system was one of 30 finalists named by the Institute of Museum and Library Service on Monday. The award honors institutions that demonstrate extraordinary and innovative approaches to public service and positively affecting individuals, families and communities.

Victory Energy expands firetube business

Journal Record - March 13, 2017

COLLINSVILLE – Victory Energy has expanded its firetube business into Latin America by naming a new regional manager to oversee sales activities and new distributors to represent firetube products in the region. The Collinsville-based company named Victor Chavarria as Latin America sales manager. Chavarria will report to Al Wasinger, vice president of operations. New distributor agreements are in place in Venezuela, El Salvador, Honduras and Peru for the sale of firetube boilers. The company plans to have close to 20 new distributors in the region by the end of 2017.

QuikTrip to build north Tulsa distribution and manufacturing center

Tulsa World (OK) - March 11, 2017

QuikTrip plans to build a 250,000-square-foot manufacturing and distribution facility near 43rd Street North and Garnett Road to accommodate the growth of QT Kitchens and other facets of its business. The new facility would give the company the chance to expand its commissary and distribution workforce as well as put QuikTrip Signs and Fulfillment — the company's sign company — under the same roof. The current distribution center employs about 65 and with the sign company employment could swell to about 125, Thornbrugh said.

Medical education technology abounds at new facility for OSU Center for Health Sciences

Tulsa World (OK) - March 10, 2017

The A.R. and Marylouise Tandy Medical Academic Building is taking shape on the campus of the Oklahoma State University Center for Health Sciences. Officials on Thursday offered a sneak peek at the new facility and the technology it will house. Construction on the \$45 million project in west Tulsa began in October 2015 and is expected to be finished in time for this year's fall semester. The 84,000-square-foot Tandy Medical Building will include a hospital-simulation center to provide training for students in the OSU College of Osteopathic Medicine.

Biz Beat: Cost Plus World Market opening soon in Tulsa

Tulsa World (OK) - March 7, 2017

Construction is almost complete on the Cost Plus World Market store in MidTown Village. A sign was installed on the building Monday night by Global Sign Solutions, and the store could be open sometime in May. World Market had not responded to requests for comment Tuesday morning. The store, 5356 E. Skelly Drive, will be the company's first location in Oklahoma. It was built next to Bed Bath & Beyond, which is owned by the same company.

State's first Growler pub opening

Journal Record - March 6, 2017

TULSA – Growler USA will open Tuesday at 8115 S. Olympia West Ave. in Tulsa. The Tulsa pub will be the first Growler USA in the state. The Growler USA is owned by Dan and Amber Richards. Dan Richards previously worked in the oil and gas industry and Amber Richards most recently worked as a paraprofessional educator.

Home Depot hiring hundreds in Tulsa

Tulsa World (OK) - March 3, 2017

Home Depot, the largest home improvement retailer in the world, said Thursday that it plans to hire about 225 workers in Tulsa as part of its nationwide hiring surge. The company said in a news release that the hiring is part of a push to add 80,000 seasonal workers for what the retailer calls its busiest season of the year — spring. This year's hiring goal is similar to those in recent years. Home Depot has four Tulsa locations, and a store in Owasso.

Hurts Donut to open in Blue Dome District next week

Tulsa World (OK) - March 3, 2017

After a few months of delays, Tulsa's Hurts Donut location will open Wednesday, March 8. Hurts Donut Co. moved into 111 S. Detroit Ave., formerly occupied by the 100-year-old Lyon's Indian Shop that closed in May 2016, and will open at 5 a.m. Wednesday. The first 100 people in line will be entered in a drawing to win free doughnuts for a year, according to a post on the Hurts Donut-Tulsa Oklahoma Facebook page.

Cosmetics firm CEO says company has already outgrown Sapulpa facility

Tulsa World (OK) - March 2, 2017

A California cosmetics company that is planning 1.5 million square feet of new construction west of Sapulpa will bring hundreds of jobs to the area, its CEO said. SeneGence International, a direct-sales cosmetics and skin care firm that operates in 13 countries, is expected to start building its corporate campus at 18377 W. Oklahoma 33 by the end of 2017, Joni Rogers-Kante, a former Sapulpan and company founder wrote in an email. Infrastructure on the 225-acre site will include offices, warehouses, manufacturing facilities, a pick-and-pack area, restaurant, gymnasium, park and SeneSuites hotel.

MSI buys Williams & Williams

Journal Record – March 1, 2017

TULSA – Mortgage Specialists International has acquired a majority interest in Tulsa-based Williams, Williams & McKissick. The purchase includes Williams, Williams & McKissick subsidiaries Williams & Williams Auctioneers and AuctionNet-work.com. MSI is a property management company based in Hurst, Texas.

Layoffs, Closings, Downsizes, Restructures

Warehouse Market to close another store, this one at 31st and 129th East Avenue

Tulsa World (OK) - March 29, 2017

The Warehouse Market chain has added another location to the list of supermarkets it is closing. The store at 31st Street and 129th East Avenue will close along with two others in the area, the owners told the Tulsa World on Tuesday evening. The closures are a result of the competitive grocery store market in the metropolitan area, they said.

Two firms lay off employees in Tulsa

Tulsa World (OK) - March 28, 2017

Linde Engineering North America is laying off around 30 people in Tulsa, or about 10 percent of its local workforce and 5 percent organization-wide, the company confirmed to the Tulsa World on Monday. Linde is also relocating approximately 50 Tulsa-based workers to Houston. In addition, Tulsa-based manufacturing firm John Zink Co. LLC also recently held a round of layoffs.

Gordmans, Radio Shack bankruptcies costing Tulsa stores

Tulsa World (OK) - March 13, 2017

Gordmans and Radio Shack are among the latest retail chains to file for bankruptcy, which will result in at least three store closures in Tulsa. Bloomberg reported Monday morning that regional discount chain Gordmans was filing for bankruptcy and planned to close its 100-plus locations. Tulsa has two stores, including one in Centennial Plaza, only a few automatic sliding doors down from the closing Sears. The other store is along 71st Street close to U.S. 169 in one of the densest retail corridors in the city. Radio Shack filed for bankruptcy protection last week and, as part of its filings, disclosed some closing stores. A Tulsa store at 2730 S. Harvard Ave. is among those listed.

Reasor's store at 51st and Harvard to close May 1

Tulsa World (OK) - March 4, 2017

Local grocery store chain Reasor's is closing its 51st Street and Harvard Avenue location on May 1. Reasor's Chief Operating Officer Brent Edstrom told the World that the chain decided to close the store because its lease is up later this year, and it has three stores within 5 miles covering that area. This is the second former Food Pyramid store that Reasor's has closed. Food Pyramid acquired the stores when Albertsons pulled out of the Tulsa market in 2007. In 2013, Food Pyramid decided to close its five Tulsa stores, and Reasor's bought three of them: 11214 E. 71st St., 3328 E. 51st St. and 3915 S. Peoria Ave.

Current & archive issues of **Tulsa Market Brief** are available at www.researchwizard.org

Comparative Unemployment Rates

Period	County %	MSA %	State %	U.S. %
2017 February	4.8	5.0	4.8	4.9
2016 February	4.5	4.7	4.9	5.2

Source: U.S. Bureau of Labor Statistics. Rates are not seasonally adjusted.