

THE UPTOWN INNOVATION CORRIDOR  
IN THE CINCINNATI INNOVATION DISTRICT

ANCHORED BY RESEARCH.  
DRIVEN BY TALENT.





## ANCHORED BY SOME OF THE COUNTRY'S MOST IMPORTANT AND INNOVATIVE INSTITUTIONS

Cincinnati Children's Hospital Medical Center, Cincinnati Zoo and Botanical Garden, TriHealth, The University of Cincinnati, and UC Health combined are stewards of hundreds of millions of dollars in research every year. Their innovations, discoveries and breakthroughs are world-renowned, and they help make Uptown Cincinnati the highest concentration of PhD's in the region.

## PURPOSEFULLY DESIGNED TO FOSTER TALENT RECRUITMENT AND RETENTION

Greater Cincinnati's robust talent pipeline has been recognized by Forbes, Time Magazine, CNN Money and Under 30 CEOs. The Corridor will provide the kinds of amenities that talent is looking for, including bikeways, walking paths, programming and a variety of housing choices, all integrated into established, thriving urban neighborhoods.

## LOCATION. LOCATION. LOCATION.

The Uptown Innovation Corridor is perfectly located, with convenient interstate access and proximity to downtown Cincinnati and Over-the-Rhine.

## THE INNOVATION CENTER OF THE REGION'S MAJOR COMPANIES

The region's leading companies have already made the Corridor their innovation address by locating research and development operations at UC's 1819 Innovation Hub. They include Procter & Gamble (world-wide leader in consumer goods), The Kroger Co. (one of the world's largest retailers), Cincinnati Financial (publicly-traded provider of business, home and auto insurance), Cincinnati Bell (high-speed internet, video, voice and data provider in areas of Ohio, Kentucky, Indiana and Hawaii), CincyTech (a regionally focused investor in high-growth startup technology companies), as well as a host of local companies and organizations.



The Uptown Innovation Corridor is a 65-acre innovation and technology hub integrated into Cincinnati's Innovation District—the region's center for future-facing research and talent. Anchored by a Tier 1 research university and nationally ranked medical centers, the Corridor offers a unique platform for companies of all stages to connect to talent and build partnerships to accelerate innovations.

More than 1.1 million square feet of new space totaling more than \$1 billion of investment has been completed or is currently underway. When fully implemented, the Corridor master plan anticipates \$2.5 billion of project investment, more than 2.5 million square feet of mixed-use development (research, office, clinical, residential, hotel, and retail) and 7,500 jobs.

The Uptown Innovation Corridor is Greater Cincinnati's newest, best development and economic opportunity. And it's happening right now—some of Cincinnati's largest companies and innovators have already made the Corridor home.

# UPTOWN INNOVATION CORRIDOR ON THE MOVE

*2019 promises to be a banner year for the Uptown Innovation Corridor*

## COMPLETED PROJECTS AND PROJECTS UNDER DEVELOPMENT



*Uptown Gateway*

### UPTOWN GATEWAY

Uptown Gateway offers high-visibility, access and an innovative environment. This major mixed-use project by Terrex Development & Construction and Messer Construction Co., to be completed early 2021, will help define the new front door of the Uptown Innovation Corridor. Uptown Gateway will house the University of Cincinnati's new 180,000-square-foot digital futures initiative, an opportunity for businesses to co-locate with the University and collaborate with some of the nation's premier faculty and students.

Ultimately, Uptown Gateway will be home to approximately 2,000 employees in the tech and innovation segment of various industries and provide 480,000 square feet of office, a 200 room hotel, multifamily, retail, urban park, and underground structured parking.

### QUEEN CITY, LLC

Queen City Hills, LLC will build a mixed-use development on the southwest quadrant of the Corridor. Queen City Hills, a minority-owned development

company, is finalizing plans for the project, which will include residential, commercial and office use.

### UC GARDNER NEUROSCIENCE INSTITUTE

The UC Gardner Neuroscience Institute—a collaboration of the UC College of Medicine and UC Health—was founded in 1999 in a pioneering effort to bring clinicians and researchers into closer collaboration. Its \$68 million, 114,000-square-foot, state-of-the-art headquarters will open in spring 2019. This new facility will bring together more than 125 internationally-recognized physicians and



*UC Gardner Neuroscience Institute*



*Innovation Corridor*

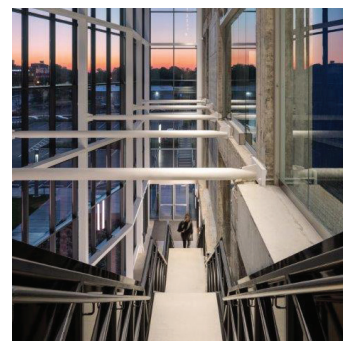
scientists, along with a specialized staff, to deliver comprehensive and compassionate care driven by cutting-edge research.

### NIOSH

The National Institute for Occupational Safety and Health (NIOSH) is consolidating its two Cincinnati facilities into one \$110 million research facility located in the Uptown Innovation Corridor. The new building, which is expected to begin construction in 2019, will move an estimated 550 jobs to Uptown and generate more than 300 additional jobs. The combined facility will allow NIOSH to conduct cutting-edge scientific research.

### MLK INVESTORS I DEVELOPMENT

MLK Investors I LLC, a partnership between Neyer Properties and Kulkarni Properties, plans a \$250 million mixed-use development on the northeast quadrant of the Corridor. The proposed development will include office, residential and commercial space.



*1819 Innovation Hub*

### 1819 INNOVATION HUB

UC's 1819 Innovation Hub continues to attract companies and organizations looking to unleash ideas. This 100,000-square-foot building is outfitted with state-of-the-art technology and incorporates a 12,000-square-foot makerspace, shared office spaces, classrooms, huddle rooms, and gathering spaces. It already counts P&G, Kroger, Cincinnati Bell, Cincinnati Financial and CincyTech among its tenants.



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