



20 Great Reasons to Move Your Offices to Crown Center.

WHY CROWN CENTER? When making a site selection, there are many important questions to answer. To help with your decision, here are twenty key benefits to officing at Crown Center.

1. Stability.

Crown Center has a 30-year history of progress, and the resources of Hallmark Cards, as the foundation for continued growth.

2. Commitment.

From its inception, Crown Center has demonstrated a commitment to careful planning and reasoned growth, as well as a strong commitment to the future of Kansas City.

3. Professional Management.

Office buildings and other facilities in Crown Center benefit from the expertise of professional on-site management staffs.

4. Location.

Offices in Crown Center enjoy the convenience of the suburbs strengthened by the authority and visibility of a downtown address. Crown Center Square and neighboring parks provide

park-like surroundings and open vistas. Crown Center is adjacent to Union Station and Liberty Memorial.

5. Security.

A professional security force provides round-the-clock security to Crown Center office buildings and the entire Crown Center complex.

6. Parking.

Weather is never a concern with ample, secure, indoor parking at Crown Center. There are more than 7,000 spaces, with additional parking planned for all new facilities.

7. Neighbors.

You're in good company with prestigious neighbors: The National Association of Insurance Commissioners; Shook, Hardy & Bacon LLP; TranSystems Corporation; Fleishman Hillard; Marsh—along with regional headquarters for IBM and Fortis Benefits.

8. Growth.

With approximately 35 acres remaining for redevelopment, Crown Center offers ample opportunity for continued office expansion.

9. Savings.

Section 353 tax abatement provides substantial property tax savings that are passed on to businesses located in Crown Center.

10. Shopping.

Crown Center is the home of three levels of shops, including Halls department store, specialty retailers and national chains such as Waldenbooks, Casual Corner, Bath & Body Works and Franklin Covey.

11. Dining.

There are plenty of lunchtime choices in Crown Center, from a business lunch to a sandwich on the square, with more than 20 choices just steps away from your office. Choose from Mobil four-star dining to one-of-a-kind restaurants such as the Crayola® Cafe or a deli sandwich from d'Bronx.

12. Services.

Services important to your business, including packing and shipping, a postal center, city-wide event ticket system, a florist and pharmacy are conveniently located in Crown Center.

13. Banking.

United Missouri Bank offers full-service banking in a convenient Crown Center location. There are also several ATM choices in the complex.

14. Hotels.

Two world-class hotels, The Westin Crown Center and the Hyatt Regency Crown Center, with more than 1400 guest rooms, offer the city's finest banquet and meeting facilities. The Crown Center Exhibit Hall, adjacent to the Hyatt, offers 52,000 square feet of space.

15. Entertainment.

Entertainment venues include the American Heartland Theatre, the Coterie Theatre and six movie theaters. Seasonal events include summer festivals and winter ice-skating, all providing after-work fun.

16. All Weather Access.

Joining the office complex to the shopping center, restaurants and Union Station is "The Link," an elevated pedestrian walkway system offering all-weather access, making it convenient and pleasant to walk through the complex.

17. Health Clubs.

Crown Center enjoys the facilities of two health clubs with year-round pools, tennis courts and workout equipment.

18. Mail.

The Central Zone Post Office is just a few blocks away and a U.S. postal center is located in the Crown Center Shopsto serve the needs of your business and employees. UPS, FedEx and AirBorne drop off points are located in most buildings.

19. Recruitment.

Employee recruitment, morale and productivity are enhanced by the vitality of a desirable business address offering all the amenities of a "city within a city." Crown Center is exactly that kind of address.

20. Transportation.

Crown Center is a transportation "hub" with convenient airport express service at both hotels, AMTRAK just across the street, and the second highest concentration of ATA service in Kansas City. It will be an important stop on the proposed light rail system which will link Crown Center and downtown.

