



BELTON COMMUNITY DEVELOPMENT QUARTERLY DEVELOPMENT REPORT

JULY - SEPTEMBER 2025



BELTON DEMOGRAPHICS

EST. POPULATION (JULY, 2024)

25,861

AVG. HOME VALUE (ZILLOW, AUGUST 2025)

\$261,033

AVG. RENT (JULY, 2023)

\$1,235

MEDIAN HOUSEHOLD INCOME (ACS, 2023)

\$70,525

2025 BUILDING PERMITS ISSUED (YTD)

Month	1 & 2 Family	Multi Family	Res. Remodel Addition	Mobile Home	Comm. New	Tenant Finish	Comm. Remodel Addition	MEP	Roof	Other	Total	Permit Fees	Total Valuation
January	3	0	0	0	0	1	2	21	6	5	38	\$21,348	\$1,477,730
Feb.	8	0	0	0	0	2	0	19	10	7	46	\$58,441	\$2,404,287
March	2	0	1	4	0	0	1	33	17	11	69	\$19,482	\$1,018,151
April	1	0	2	22	0	1	1	27	21	15	100	\$136,441	\$3,481,008
May	3	0	0	18	2	1	1	13	20	11	69	\$98,789	\$6,098,735
June	6	0	1	0	0	2	0	30	25	9	73	\$50,226	\$2,359,814
July	1	0	1	5	0	0	1	18	26	16	68	\$13,604	\$899,125
August	5	0	1	5	2	2	3	31	24	10	83	\$111,377	\$6,038,384
Sept.	2	0	1	0	0	1	3	18	22	17	64	23,489	\$2,216,411
October													
Nov.													
Dec.													
Totals:	31	0	7	54	4	10	12	210	171	101	610	\$533,197	\$25,993,645

UPCOMING DEVELOPMENT

RESIDENTIAL

SUBDIVISION	LOCATION	DEVELOPER	Units
Autumn Ridge	Sycamore Dr and S Mullen Rd	Ward Development	34
Creekstone at Autumn Ridge	Sycamore Dr and S Mullen Rd	Ward Development	144



FRONT ELEVATION
3/32" = 1'-0"



SIDE ELEVATION

NON-RESIDENTIAL

DEVELOPMENT	USE	LOCATION	SQFT
Cinco De Mayo	Grocery / Retail	404 E North Ave	4,572
Savers Donation Drop Off	Retail	100-112 Cedar Tree Sq.	1,470
Church of Christ Addition	Religious	103 Myron Ave	4,200
Jerry & Menos Expansion	Auto Repair / Sales	215 N Scott Ave	2,250

NORTH SCOTT AVE DEVELOPMENT HIGHLIGHTS

LILY'S RESCUE REHAB + TRAINING 1016 N SCOTT AVE

Lily's, currently on Main Street, is expanding their services! This new location will focus on a foster program and dog training. The facility is currently under construction and is anticipated to be open in late 2025.



BELTON'S DMV RELOCATION 347 N SCOTT AVE

The Belton License Office that used to be downtown, has relocated to the former Family Cabin restaurant. The inside has been redone and the new location offers ample parking. Future plans include a coffee bar.



SMC ELECTRIC 806 N SCOTT AVE

SMC Electric occupied multiple storefronts on N Scott and expanded and moved to this new location. The business has been open for approximately a year after reusing and remodeling the existing building to add value to the corridor.



JERRY & MENOS EXPANSION 215 N SCOTT AVE

Jerry & Menos is a long standing auto shop on the N Scott corridor and was able to reinvest in their business with an expansion due to the changes to the N Scott corridor overlay. This allows their business to keep up with growing demand.



COZY PET HOTEL EXPANSION

400 N SCOTT AVE

The existing Cozy Pet Hotel on N Scott has expanded into the building next door. They've added an outside play yard and expanded their offerings to include pet grooming.



QUICK STOP GAS STATION

1645 N SCOTT AVE

A new gas station and convenience store has been approved to be developed on the former Domino's site at the entrance to N Scott. This site redevelopment will help improve the aesthetics of the N Scott and 155th St intersection.



THE NEW MARKEY PKWY EXTENSION TO N SCOTT AVE

CURRENTLY UNDER CONSTRUCTION

VALVOLINE - 241 N CEDAR ST

Valvoline broke ground in September in the Belton Crossroads shopping center. This will be the second location in Belton and will have two bays. Anticipated completion is Spring 2026.



OLIVE GARDEN - 1901 E NORTH AVE.

The much anticipated Olive Garden broke ground in June and is projected to be complete and serving endless salad and breadsticks by Spring 2026.



U-HAUL - 16310 E CORNERSTONE DR

“What is happening behind Casey’s?”. It’s U-Haul! This development has an indoor self-storage building and a U-Box building. The U-Box is mostly complete the self-storage building is vertical. Projected to be completed in January 2026.

FOUNTAIN CITY SNACKS - 528 N SCOTT AVE

A local snack manufacturer is moving their production and retail location to Belton. Their interior tenant finish work is projected to be completed before the end of the year.





CREEKSTONE AT AUTUMN RIDGE - 400-710 S MULLEN RD.

Creekstone at Autumn Ridge is a 144 unit apartment project featuring a mix of 2 and 3 story buildings. The amenities will include a clubhouse and pool, pickleball courts, a playground, and a large and small dog park. This project just broke ground and is expected to be completed in late 2026 - early 2027.



CONTRACTOR GARAGES - 1117-1119 ELMYRA CIR.

The first of four flex space/contractor garages on Elmyra Cir. are almost complete. These garages offer two leasable spaces with offices and restrooms. The first building is anticipated to be completed in November.



HYPER ENERGY BAR - 1006 E NORTH AVE

The first to the market Hyper Energy Bar is under construction in front of Kohl's. This will offer energy drinks and coffee, as well as a double drive-thru and walk-up window. Projected to be completed in November.



NEW BUSINESSES

THE PEANUT

140 CEDAR TREE SQ.

The Peanut is a KC staple and opened its 7th location in the Cedar Tree Marketplace shopping center in September.



HANDEL'S HOMEMADE ICE CREAM

1014 E NORTH AVE.

Handel's opened its 2nd to market (1st in Missouri) store next to McAlister's Deli in September.



CHIEF STORAGE

1901 E 173RD ST

Chief Storage opened in June and offers RV and boat storage with secure entry.



TO FIND OTHER PROJECTS IN THE WORKS, EXPLORE OUR PROJECTS MAP:
[What's Happening in Belton](#)

PARKS & RECREATION



NEW PICKLEBALL COURTS AT WALLACE PARK



NEW ADA FISHING DOCK AT CLEVELAND LAKE

PUBLIC WORKS



MARKEY PKWY EXTENSION



STREET RESURFACING

BEAUTIFICATION & PLACEMAKING



163RD ST MEDIAN LANDSCAPING



WAYFINDING SIGNS

RESOURCES

MONTHLY BUILDING PERMIT REPORTS

The Community Development Department generates and publishes monthly building permit reports that can be viewed [HERE](#).

DEVELOPMENT REPORTS

The Community Development Department has started creating quarterly development reports that offer an overview of currently under construction projects, permitted development in the pipeline, and permit summaries. You can find these [HERE](#).

CURRENT PROJECTS MAP

Keep up to date on what's happening in Belton with our [current projects map](#).

eTRAKiT ONLINE PORTAL

Check out our online portal to submit for building permits, business licensing, and planning projects [HERE](#).

DOCUMENT CENTER

Check out and keep up to date on City Council, Planning Commission, and other boards/commissions by visiting our [document center](#).

DEVELOPMENT GUIDEBOOK

Learn about the City's development process [HERE](#).

CONTACT US

Have a question? Contact City Staff [HERE](#).

Have a property concern? Check out our 311 app [myBelton](#).

Or email us at planning@belton.org