



OPPORTUNITY PROFILE



President and CEO

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BUILDING TEAMS THAT
BUILD COMMUNITIES

OPPORTUNITY PROFILE

16 Tech – President and CEO

ABOUT 16 TECH

16 Tech Community Corporation (www.16tech.com), known as 16 Tech, was founded in 2015 as a private non-profit corporation focused on developing an innovation district in downtown Indianapolis. Governed by a board of directors and led by its President and Chief Executive Officer, 16 Tech consists of 50-acres strategically adjacent to the campus of Indiana University Purdue University Indianapolis (IUPUI), the Indiana University School of Medicine, Riley Children’s Hospital, and Eskenazi (Public) Hospital, IU Health, and nearby major corporations, including Eli Lilly and Company, Anthem, Rolls Royce, Salesforce. A vibrant downtown tech ecosystem is nearby.

16 Tech’s mission is to drive Indiana to the next level of global leadership through a placemaking strategy that attracts, develops and retains talent by leveraging the unique corporate, healthcare, and university research assets in downtown Indianapolis to provide a unique, corporate innovation district and placemaking strategy to advance Indiana’s premier, 21st-century technology-driven economic development opportunities. Their vision is to do this in a way that fosters community, honors neighborhood heritage, and creates inclusive opportunities for discovery, jobs, and prosperity.

16 Tech was created to serve as the master developer and to oversee both the physical and programmatic development of the District. To realize the vision of 16 Tech, the team is focused on four major areas:

Placemaking

With the support of key partners, 16 Tech has acquired 50 acres to accomplish the first phase of the master plan. It is overseeing more than \$100 million in anticipated public infrastructure investments, including roads, a signature bridge to more fully connect the District to the nearby university campus and the adjacent downtown, a multi-modal trail, a central green, and the necessary utility work to make the District developable and to attract private sector real estate investment development for future office, research, commercial and residential buildings. 16 Tech has also been successful in self-developing key projects, including a 100,000 square-foot innovation hub offering flexible office space, industry-university collaboration space, a makerspace, an artisan market place, and a parking garage.

Marketing

In addition to guiding the physical development, 16 Tech leads the strategy to recruit companies, teams, and talent in the life sciences, advanced manufacturing/engineering, and technology industries. The mix of players in the 16 Tech ecosystem—universities, start-ups, corporations, creatives, as well as capital and service providers—will contribute to its dynamic and collaborative environment.

Programming

16 Tech, in close collaboration with the broadly experienced and sophisticated team of partners the District has hired to manage its makers’ space, co-working, and amenities space offerings in the innovation hub, leads the development of partnerships and programs to encourage innovation and support the companies in the District. These resources are intended to facilitate collaboration, enhance individual skills and facilitate network-building while creating an inclusive culture that welcomes and celebrates diversity.

OPPORTUNITY PROFILE

16 Tech – President and CEO

Community Initiatives

Supporting our neighbors in the Near West and Near Northwest, neighborhoods is core to the mission of 16 Tech and the future of an innovation district determined to grow as an integral neighbor rather than an isolated or elite island on the near-downtown landscape. 16 Tech’s community initiatives are focused on making investments through grants, fostering meaningful relationships, supporting inclusive talent development, and advocating for equity and preservation of neighborhood culture and heritage with our neighbors.

16 Tech Now

16 Tech has a dedicated internal staff of 8 and is governed by a 16-member Board comprised of established leaders with diverse backgrounds and skills. Some represent the founding institutions; others are bringing relevant skills and experiences from corporate and civic spheres. The current board Chairman is David L. Johnson, President, and CEO at the Central Indiana Corporate Partnership. The 16 Tech CEO is a voting member of both the 16 Tech Board and its executive committee.

The organization’s 2021 annual operating budget is \$3.4 million, and its 2021 annual capital budget is \$7.3 million. At this point, the District’s development revenues come primarily from grants, long-term ground leases, and annual square foot assessments on buildings. In addition, the organization operates the District’s Innovation Center, known as HqO, with annual operating revenues of \$2.1M. In 2022, the corporation is planning greater than \$30M in capital investments, and greater than \$63M in total through 2023. Post 2022, 16 Tech has various unfunded capital expenditures that will need to be funded, including additional roadways, the central green, and various development projects that will need to be funded and which the CEO will lead. The fiscal year ends on December 31. For more information on 16 Tech, please visit its [website](#).

16 Tech’s first two buildings opened in August 2020 and March 2021 and consist of 220,000 square feet of labs, offices, maker and social space, and retail establishments. Currently, the District is home to more than 55 businesses that employ more than 500 people.

Major elements of 16 Tech’s innovation ecosystem include the Indiana Biosciences Research Institute; EMC2, an advanced manufacturing initiative that is a partnership among GE Additive, AWS Industrial, and the Indiana Economic Development Corporation (IEDC); and AnayltixIN, a partnership across the executive leadership of Indiana University, Purdue University, the University of Notre Dame and major locally-domiciled corporations, including Lilly, Cummins, Anthem and One America sharing an R&D focus on greater and more strategic implementation of strategic technologies such as data analytics, AI, and machine learning. 16 Tech is also home to 2 venture studios, a seed capital fund, the Indiana University Commercialization and Innovation Office, and a 40,000 square foot artisan marketplace (the AMP) that boasts fresh food and produce from local retailers and artisans, restaurant stalls with communal seating, and community event space.

A critically important “anchor” tenant at 16 Tech is the Central Indiana Corporate Partnership (CICP), a unique and nationally recognized collaboration of Indiana’ corporate, philanthropic, and university executives that has driven the formation of the District and that oversees much of the development of the region’s advanced industry economy, with separately organized branded initiatives around biosciences, agbiotech, energy and mobility, advanced manufacturing and logistics, digital technologies and software, and talent and workforce. In many real and important ways, 16 Tech represents the “placemaking strategy” for CICP and its branded sector initiatives, as well as for the City of Indianapolis and the State of Indiana. The leadership of 16 Tech constantly interacts with the leadership of CICP in the overall advancement of the District and the determination

OPPORTUNITY PROFILE

16 Tech – President and CEO

of its strategic direction and optimal tenant mix. As noted earlier, the President and CEO of CICP chairs the 16 Tech Board of Directors.

The Future of 16 Tech

By the end of the decade, 16 Tech is on course to grow to more than 3 million square feet of development, more than 750 housing units, 15 acres of green space, 3 miles of trails, and 3,000 jobs in the tech, life sciences and advanced manufacturing industries of all skill levels.

THE CANDIDATE

The President and CEO serves as the executive leader of 16 Tech, appointed by and accountable directly to its Board of Directors. The President and CEO conceives, leads, and directs overall strategic planning with the Board and oversees staff operations to implement both the physical and program development plans. As the face of the organization, the President and CEO plays a leadership role in interpreting 16 Tech to a broad and growing community that includes regional and state universities, civic leadership, neighboring communities, start-up companies, mature corporations, entrepreneurs, researchers, development partners, and entrepreneur support organizations.

The Board expects to appoint a visionary, innovative, and action-oriented leader who will build on past accomplishments and move quickly to accelerate 16 Tech's further development now that all start-up development challenges have been fully and creatively met. The new President and CEO will be a highly committed, wise, collaborative, and inclusive leader who desires to make a difference in the economic trajectory of the Indianapolis region, nearby neighborhoods, and the state of Indiana through the unique placemaking opportunity that 16 Tech represents.

Ideal Candidate

The President and Chief Executive Officer will be responsible for all phases of 16 Tech's growth, sustainability, and brand and will address the unique opportunities—and challenges—that come in driving the successful development of an innovation community.

Candidates will have experience in one or more of the following fields:

- Innovation and Entrepreneurship with a focus on gathering and deploying the resources needed to start and attract companies (space, capital, talent, networks, and environment)
- Economic development, preferably in a diverse urban setting
- Real estate development and operation, preferably with institutional/non-profit experience encompassing an array of city, state, and federal redevelopment incentives and vehicles
- Attracting and recruiting new companies
- Communications, branding, and marketing of new ventures

In addition to working closely with the 16 TCC Board of Directors and overseeing the professional team, key duties in this role will include:

OPPORTUNITY PROFILE

16 Tech – President and CEO

- Working and negotiating with commercial developers, architects, and engineering firms for each component of 16 Tech to assure alignment with the 16 Tech site Master Plan, 16 TCC business development plan, and real property requirements developed by 16 TCC in connection with the aggregation of the 16 Tech site.
- Overseeing the operations of the 16 Tech Community Investment Fund, a dedicated fund for priority community and neighborhood improvements under the direction of 16 Tech’s Director of Community Initiatives and the Community Investment Advisory Board named by and accountable to the 16 TCC Board of Directors. The 16 Tech President and CEO will also be a voting member of this community advisory board.
- Maintaining appropriate transparency in the CIF’s operations and grant funding processes, minority hiring requirements, infrastructure development, and other aspects of 16 Tech commitments to the public to engender public trust in financial stewardship.
- Working collaboratively with all 16 Tech stakeholders, using 16 Tech as a continuing platform for bringing institutions together to identify areas for additional cooperation and/or leverage, and starting or supporting initiatives among development, corporate, academic, and research partners that will sustain long-term interest and participation.
- Serving as the “public face” of 16 Tech in building ongoing partnerships with the surrounding communities and with the City of Indianapolis, which has made a major investment in public infrastructure to enable the development of this site on the assumption that all can be meaningfully included in 16 Tech’s success.
- Further elevating and sharpening the profile of 16 Tech locally, nationally, and internationally through a new intentional, effective, and sustained education and communications campaign to animate the attraction of business development, capital investment, and talent to the District.

APPLICATION PROCESS

Candidates for this position will be evaluated by Jorgenson Consulting. Only a limited number of the most highly qualified applicants meeting the requirements will be invited to participate in the interview process. For consideration, please submit a letter of interest and résumé to Joan Jorgenson at 16tech@jci-inc.net

REFERENCES AND BACKGROUND CHECK

There will be an extensive background and reference check of candidates. Once strong mutual interest has been established, candidates are asked to provide a list of references that should include, but not be limited to, a supervisor, a peer, a development client, and a subordinate, as applicable. Candidates will be asked to sign an authorization to release information for the purpose of the background investigation, which may include verification of education, social media background, credit check, criminal and driving records. Should an offer be extended prior to the completion of these checks, the offer will be made contingent on the successful completion of the reference and background checks.

16 Tech is an Equal Opportunity Employer.