

COMMUNITY DEVELOPMENT

DECEMBER 2016 MONTHLY UPDATE

DEVELOPMENT PROJECTS

- **Broadway + Acoma Lofts | 3401 South Broadway**

Project: 110 residential units; 11,000 square feet retail/commercial space; covered and surface parking

- Foundation work has begun on the Acoma building.



- **Hill Top Motel | 3800 South Broadway**

- Demolition occurred on December 7, 2016



- **The Foundry | 501 West Bates Avenue**

Project: 70-unit, income qualifying residential complex

- **Framing continues.**



- **Iron Works Village | 601 West Bates Avenue**

Project: 60 townhomes, condominiums, and single-family for-sale units

- City Council approved the amended Planned Unit Development at the September 6, 2016 meeting.
- A public hearing for the resolution approving the Metropolitan District for Iron Works Village was approved at the October 3, 2016 City Council meeting.
- Colorado Brownfields Revolving Loan Fund approved a \$1.08M loan to fund the remediation of the property and complete the Voluntary Cleanup application through the Colorado Department of Public Health and Environment.

- **Rite Aid | 707 East Jefferson Avenue**

Project: 14,600 square foot retail pharmacy with drive-thru

- A building permit was issued on June 29, 2016.
- **The building walls are complete.**



- **Quincy Lane | 1210 West Quincy Circle**

Project: Seven single-family homes

- Site work has begun.
- Permits were issued on August 10, 2016.
- **Framing has begun on all 7 single-family homes.**



- **Chick-fil-A | 3085 South Broadway**

- Masonry has begun.
- Anticipated opening January 2017.
- **Masonry is complete.**



- **1100 East Girard Avenue**
- Project: 31 for-lease units A permit has been issued and work on the site has begun.



- **Traditions | 3500 South Sherman Street**
Project: 180 units of senior, affordable housing
 - **Leasing is underway and landscaping is complete.**
- **475 West Hampden Avenue**
Project: 4,800 square foot building with two tenants
 - **The building shell is complete.**



- **2901-2905 South Fox Street**

Project: Flex space; artist studio

- **Demo permit approved on November 21, 2016.**



- **Dunkin' Donuts | 2766 South Broadway**

Former Safari Car Wash

- A building permit was approved on May 26, 2016. Work is nearing completion.
- **The grand opening is scheduled for December 13, 2016.**



- **William's Jewelers | 5095 South Broadway**

Project: New retail building for jewelry store.

- Existing building has been demolished.
- Construction documents are being prepared.
- **A building permit submittal is tentatively scheduled for the week of December 5th.**

- **1300 West Quincy Avenue**

Proposed Project: 52 residential units and 12,500 sf flex office space

- **A neighborhood meeting was held on November 17, 2016 to present a proposed Planned Unit Development (PUD). The PUD would consist of 52 residential units and 12,500 square feet of flex office space. A PUD application is anticipated in early January 2017.**

- **London Motel | 3335 South Santa Fe Drive**

Project: Self-storage units

- **The developer decided not to build self-storage units. The property is currently being marketed as industrial, for-sale property.**

BOARDS AND COMMISSIONS

- **Alliance for Commerce in Englewood**

- **ACE is scheduled to meet on December 7 to discuss the progress with the business visitation program.**

- **Board of Adjustment of Appeals**

- **A variance request at 2946 South Lincoln Street is scheduled for December 14, 2016 at 7pm. The request is to encroach 5 feet 3.5 inches into the 25 foot front setback to construct a new principal structure.**

- **Keep Englewood Beautiful**

- **Judging for the Holiday Lighting Event is scheduled for December 14, 2016.**

- **Planning & Zoning Commission**

- A public hearing on the commercial use requirement in the MU-B-1 and MU-B-2 zone districts was held on November 8, 2016. The Commission voted to forward the matter to City Council with a recommendation for approval.
- **The December 20 meeting has been cancelled.**
- **Discussion of accessory dwelling units continued at the December 6, 2016 meeting.**

HOUSING

- **Energy Efficient Englewood (E³)**

- **Arapahoe County notified staff to begin committing the awarded 2016 Community Development Block Grant (CDBG) funds in the amount of \$114,750. The funds will provide 13 Englewood, income eligible homeowners with an \$8,000 grant to improve the energy efficiency of their home.**

SPECIAL PROJECTS

- **Englewood Forward**

(Comprehensive Plan, Light Rail Corridor Next Steps Study, Walk and Wheel Plan)

- **At the December 5, 2016 City Council meeting, City Council voted 4-2 to send the Englewood Forward Comprehensive Plan back to the Planning and Zoning Commission to review the changes that the Council made to the Plan.**

- **Clarkson Street Bicycle Boulevard**

- The Clarkson Street Bicycle Boulevard (Bates Avenue to Belleview Avenue) was identified as a “quick win” project in the Englewood Walk and Wheel Master Plan. The project treatment will consist of sharrow markings and signage. **The project was completed the final week of October.**

- **Safe Routes to School: Broadway/Mansfield Enhanced Safety Crossing**

- On November 7, 2016 City Council approved an Intergovernmental Agreement with the Colorado Department of Transportation in order to receive Safe Routes to School grant funding for the Broadway/Mansfield Enhanced Safety Crossing project.
- A Request for Proposal for design services was awarded to OV Consulting.

BUSINESS NEWS

- **New Businesses**

Alpine Automotive Graphics	1478 W. Tufts Ave.	Vehicle wraps
Birdsall & Co.	2870 S. Broadway	Garden décor and supplies
Circvs Maximvs	2749 S. Broadway	Entertainment venue
Pet Supplies Plus	5050 S. Federal Blvd.	Pet food and supplies
Game 7	2835 S. Broadway	Barber
Jaguar Tax Solutions	3291 S. Cherokee St.	Tax services
Funk Cycles	2895 S. Raritan St.	Custom bicycles
Absolute Integrity Industries	3646 S. Jason St.	Information Services
Positive Vibes	3398 S. Broadway	Miscellaneous retail
Control Solutions, Inc.	2960 S. Fox St.	Environmental controls
Broadway Brew Supply	4391 S. Broadway	Home brewing supplies
Nimburst LLC	4005 S. Cherokee St.	Information services

- **Commercial Catalyst Program**

Approved Projects

Odd Fellows	3421 South Broadway	Construction	Façade and Interior
Whiskey Biscuit	3299 South Broadway	Construction	Façade, Patio and Interior
Four G’s Mexican Restaurant	3866 South Broadway	Construction	Façade, Patio, Interior and Landscaping

- **Business Attraction and Marketing**

- Kaladi's Coffee received a temporary certificate of occupancy and is now roasting at 2823 South Broadway with plans to open the café by the end of the year.
- The Guild at 3435 South Inca is now open and accepting memberships for the shared worked space.
- Birdsall Company – “The Garden Boutique” is now open at 2870 South Broadway. The owners hosted a grand opening on November 15.



- **Other Business**

- **PRG Worldwide Entertainment Technology Solutions** recently signed a lease at 750 West Hampden for an in-bound call center. The company will start with approximately 50 representatives and anticipate increasing to 150 employees.
- **The Aurora-South Metro Small Business Development Corporation (SBDC) hosted the Leading Edge program in Englewood in Fall 2016.** The graduation was held at Steakhouse 10 for the ten companies that participated in the program. The program will continue in 2017, with SBDC maintaining regular office hours at the Englewood Civic Center.



- **Enterprise Zone – On November 17, 2016, the Economic Development Commission approved funding for EZ administrative grants. This will result in a grant of approximately \$16,000 to offset staff time associated with the administration of the South Metro Enterprise Zone. The following enterprise zone contribution projects were approved:**
 - **Contribution Project – Craig Hospital (sun setting at the end of 2020)**
 - **Contribution Project – House of Hope (sun setting at the end of 2017)**

AWARDS



Dave Chapman presents the Building Division inspectors with the *Excellence Award* at the Celebrate Englewood Lunch on December 1, 2016.

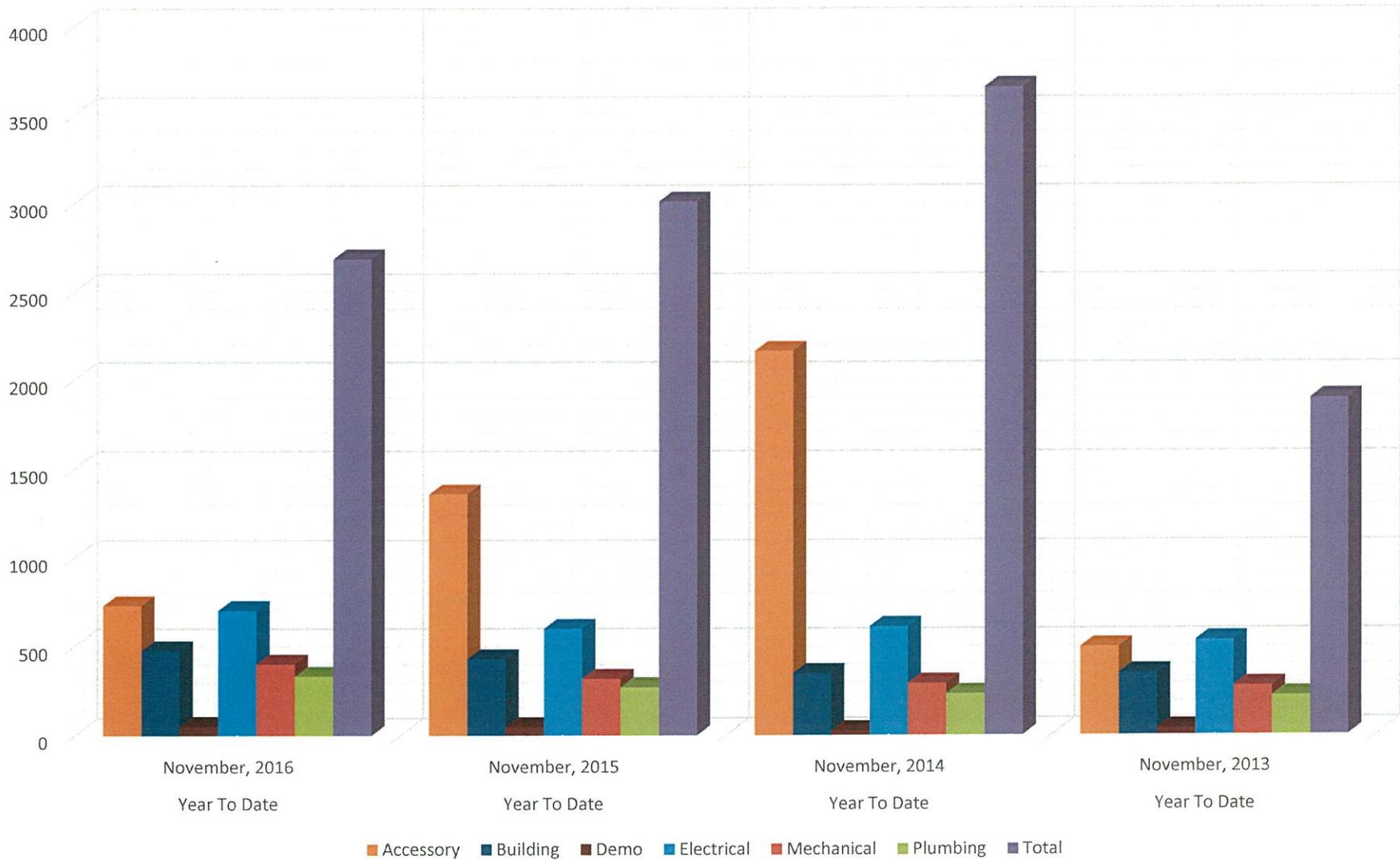
L/R: Brad Power, Director of Community Development; Craig Daly, Plumbing/Mechanical Inspector; Bob Foote, Building Inspector; Dave Chapman, Water Production Administrator; Craig Croaston, Electrical Inspector

City of Englewood, Colorado
Building Division Monthly Report - November 2016

	Number November, 2016	Number November, 2015	Number November, 2014	Number November, 2013	Year To Date November, 2016	Year To Date November, 2015	Year To Date November, 2014	Year To Date November, 2013
No. Permits								
Accessory	42	101	142	35	729	1355	2159	492
Building	47	37	32	30	473	425	344	345
Demo	9	6	0	1	51	46	24	36
Electrical	70	58	57	33	701	596	607	529
Mechanical	35	35	28	26	398	315	287	272
Plumbing	34	15	15	17	330	268	230	217
Total	237	252	274	142	2682	3005	3651	1891
Inspections								
Building	266	334	246	173	3946	3844	3290	1837
Demo	4	6	0	2	47	27	18	15
Electric	264	210	217	169	3002	2348	2152	1742
Mechanical	112	86	92	66	1176	938	871	824
Plumbing	135	74	89	72	1539	1261	1088	884
Total	781	710	644	482	9710	8418	7419	5302
Valuation	\$3,184,117	\$28,545,629	\$5,080,296	\$1,740,035	\$85,103,594	\$127,100,318	\$117,972,792	\$141,062,742
Fees								
Licenses	\$10,375	\$9,500	\$9,350	\$5,500	\$129,700	\$118,226	\$120,875	\$96,262
Permit Fees	\$38,639	\$82,030	\$33,673	\$26,680	\$693,803	\$777,926	\$721,752	\$688,565
Plan Ck	\$34,433	\$5,319	\$47,983	\$13,775	\$240,102	\$244,281	\$233,418	\$279,328
Use Tax	\$55,802	\$501,000	\$63,325	\$65,283	\$1,164,939	\$2,344,139	\$1,537,455	\$1,512,712
Total	\$139,249	\$597,849	\$154,331	\$111,238	\$2,228,544	\$3,484,572	\$2,613,500	\$2,576,867

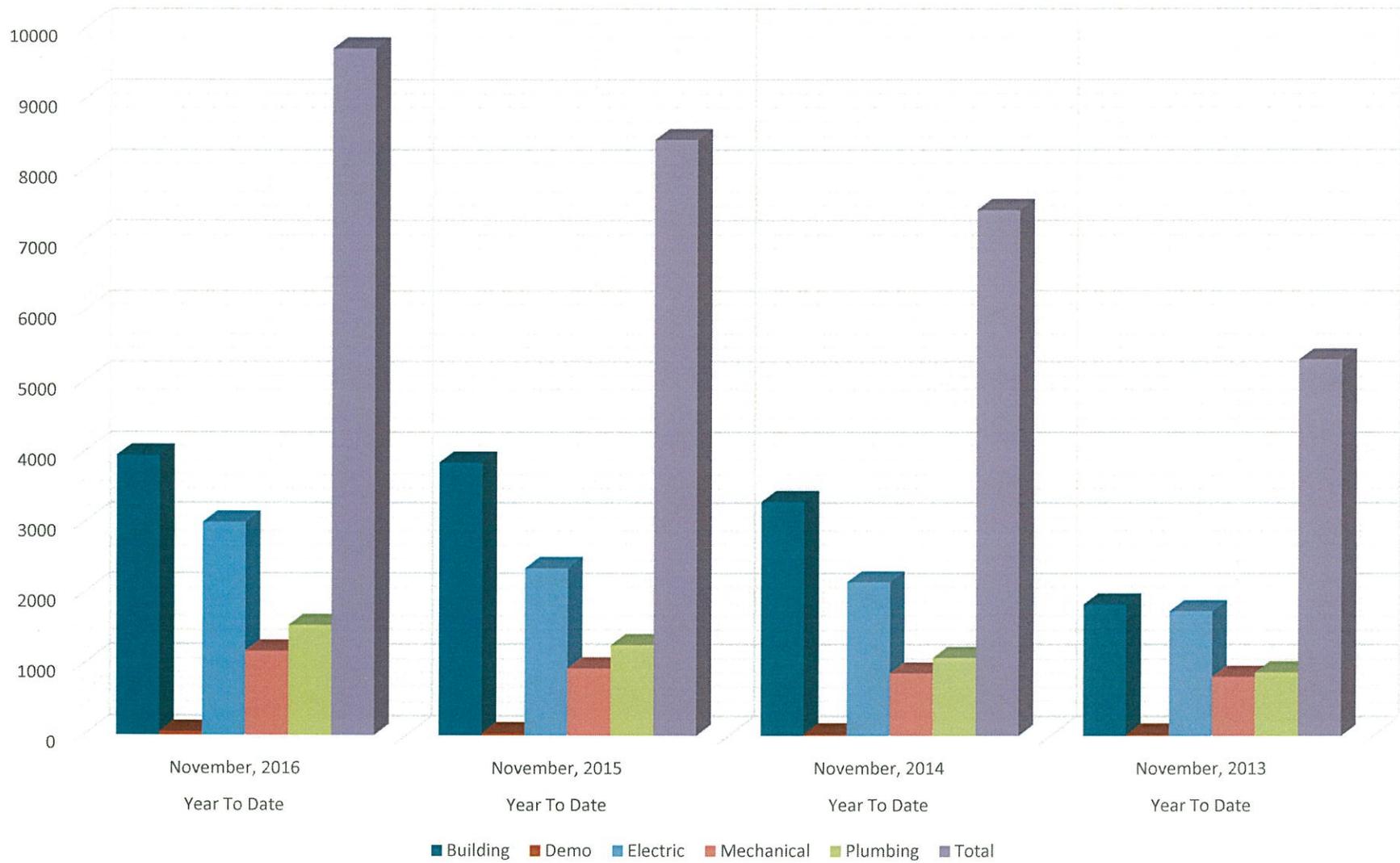
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Building Permits Issued To Date



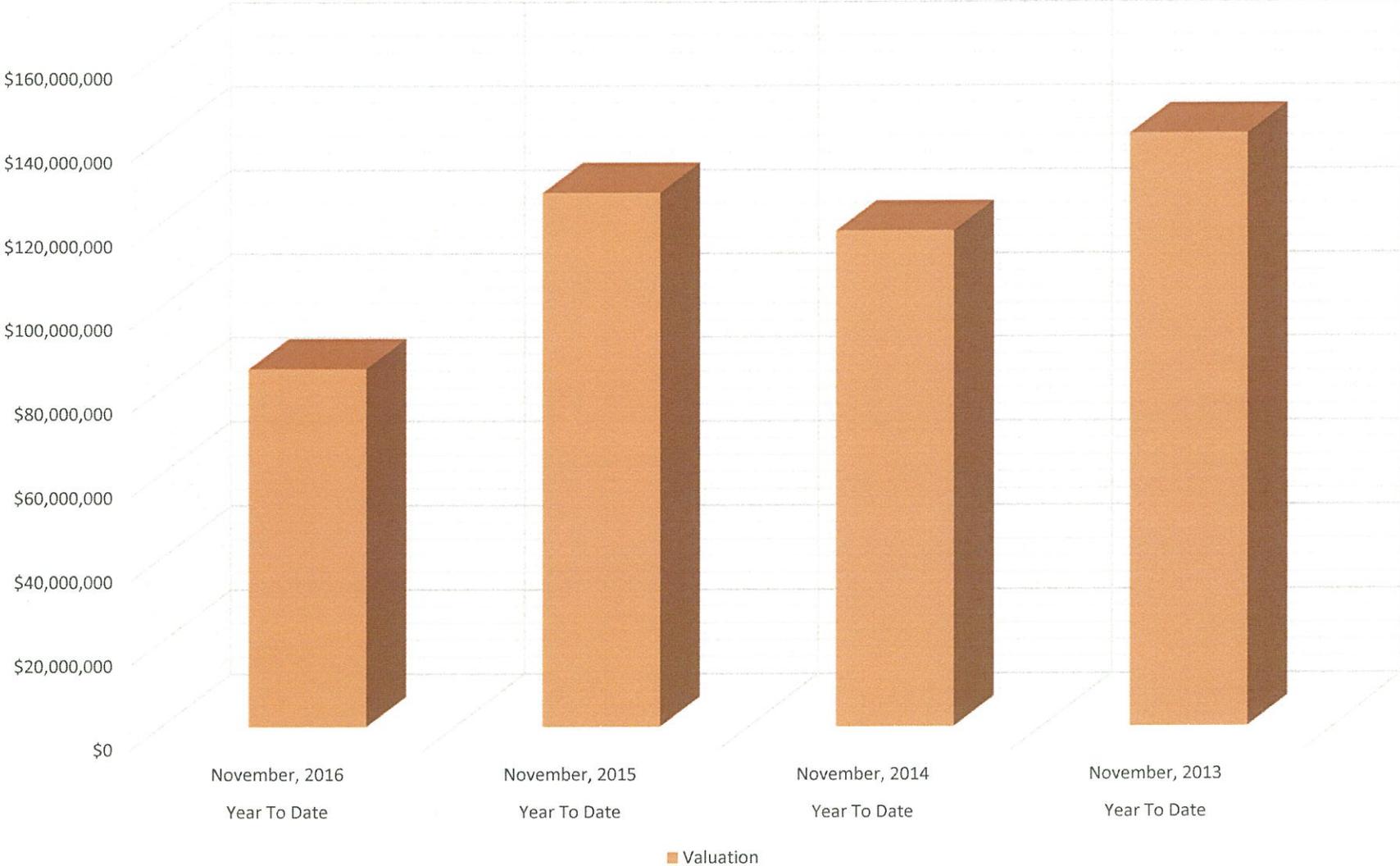
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Inspections Performed To Date



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Valuation



City of Englewood, Colorado
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Fees Collected To Date

