



WESTMINSTER

Staff Report

TO: The Mayor and Members of the City Council
DATE: April 21, 2011
SUBJECT: Briefing and Post-City Council Briefing Agenda for April 25, 2011
PREPARED BY: J. Brent McFall, City Manager

Please Note: Study Sessions and Post City Council briefings are open to the public, and individuals are welcome to attend and observe. However, these briefings are not intended to be interactive with the audience, as this time is set aside for City Council to receive information, make inquiries, and provide Staff with policy direction.

Looking ahead to Monday night's Briefing and Post-City Council meeting briefing, the following schedule has been prepared:

Dinner	6:00 P.M.
Council Briefing (<i>The public is welcome to attend.</i>)	6:30 P.M.
CITY COUNCIL MEETING	7:00 P.M.
POST BRIEFING (<i>The public is welcome to attend.</i>)	

PRESENTATIONS

None at this time

CITY COUNCIL REPORTS

1. Report from Mayor (5 minutes)
2. Reports from City Councillors (10 minutes)

EXECUTIVE SESSION

None at this time

INFORMATION ONLY

1. Monthly Residential Development Report

Items may come up between now and Monday night. City Council will be apprised of any changes to the post-briefing schedule.

Respectfully submitted,

J. Brent McFall
City Manager





WESTMINSTER

Staff Report

Information Only Staff Report
April 25, 2011



SUBJECT: Monthly Residential Development Report

PREPARED BY: Walter G. Patrick, Planner I

Summary Statement:

This report is for City Council information only and requires no action by City Council.

- The following report updates 2011 residential development activity per subdivision (please see attachment) and compares 2011 year-to-date totals with 2010 year-to-date totals.
- The table below shows an overall decrease (-31.9%) in new residential construction for 2011 year-to-date when compared to 2010 year-to-date totals (64 units in 2011 vs. 94 units in 2010).
- Residential development activity for the month of March 2011 reflects an increase in single-family detached (6 units in March 2011 versus 5 units in March 2010), a decrease in single-family attached (0 units in March 2011 versus 6 units in March 2010), no change in multiple family (0 units in both years), and a decrease in senior housing (0 units in March 2011 versus 77 units in March 2010).

NEW RESIDENTIAL UNITS (2010 AND 2011)

UNIT TYPE	MARCH		% CHG.	YEAR-TO-DATE		% CHG.
	2010	2011		2010	2011	
Single-Family Detached	5	6	20.0	8	18	125.0
Single-Family Attached	6	0	-	9	6	-33.3
Multiple-Family	0	0	-	0	40	-
Senior Housing	77	0	-	77	0	-
TOTAL	88	6	-93.2	94	64	-31.9



Background Information:

In March 2011 there were 6 new Service Commitments issued for new housing units.

The column labeled “# Rem.” on the attached table shows the number of approved units remaining to be built in each subdivision.

Total numbers in this column increase as new residential projects (awarded Service Commitments in the new residential competitions), Legacy Ridge projects, build-out developments, etc. receive Official Development Plan (ODP) approval and are added to the list.

Respectfully submitted,

J. Brent McFall
City Manager

Attachment - Residential Development Report

ACTIVE RESIDENTIAL DEVELOPMENT

Single-Family Detached Projects:

Bradburn (120th & Tennyson)
 CedarBridge (111th & Bryant)
 Country Club Highlands (120th & Zuni)
 Countryside Vista (105th & Simms)
 Huntington Trails (144th & Huron)
 Hyland Village (96th & Sheridan)
 Legacy Ridge West (104th & Leg. Ridge Pky.)
 Lexington (140th & Huron)
 Meadow View (107th & Simms)
 Tuscany Trails (95th & Westminster Blvd.)
 Ranch Reserve (114th & Federal)
 Savory Farm Estates (109th & Federal Blvd.)
 Shoenberg Farms (72nd & Sheridan)
 Various Infill
 Winters Property (111th & Wads. Blvd.)
 Winters Property South (110th & Wads. Blvd.)

Feb-11	Mar-11	2010 YTD	2011 YTD	# Rem.*	2010 Total
0	0	3	0	44	7
0	0	1	0	3	1
0	0	0	0	96	3
0	0	0	0	9	0
8	4	2	12	94	21
0	0	0	0	106	1
0	0	0	0	4	0
0	0	0	0	3	0
0	0	1	0	0	1
1	2	0	4	31	5
0	0	0	0	0	0
0	0	0	0	24	0
1	0	0	2	44	1
0	0	1	0	10	3
0	0	0	0	8	0
0	0	0	0	10	0
10	6	8	18	486	43

SUBTOTAL

Single-Family Attached Projects:

Alpine Vista (88th & Lowell)
 Bradburn (120th & Tennyson)
 CedarBridge (111th & Bryant)
 Cottonwood Village (88th & Federal)
 East Bradburn (120th & Lowell)
 Eliot Street Duplexes (104th & Eliot)
 Highlands at Westbury (112th & Pecos)
 Hollypark (96th & Federal)
 Hyland Village (96th & Sheridan)
 Legacy Village (113th & Sheridan)
 South Westminster (East Bay)
 Shoenberg Farms
 Summit Pointe (W. of Zuni at 82nd Pl.)
 Sunstream (93rd & Lark Bunting)

0	0	0	0	84	0
0	0	0	0	0	0
0	0	0	0	0	0
0	0	0	0	62	0
0	0	0	0	117	0
0	0	0	0	10	0
0	0	9	0	0	9
0	0	0	0	20	0
0	0	0	0	153	0
0	0	0	0	54	8
0	0	0	0	58	0
6	0	0	6	42	6
0	0	0	0	58	0
0	0	0	0	14	2
6	0	9	6	672	25

SUBTOTAL

Multiple-Family Projects:

Bradburn (120th & Tennyson)
 Hyland Village (96th & Sheridan)
 Mountain Vista Village (87th & Yukon)
 Orchard Arbour Square
 Prospector's Point (87th & Decatur)
 South Westminster (East Bay)
 South Westminster (Harris Park Sites I-IV)

0	0	0	0	233	0
0	0	0	0	54	0
0	0	0	0	144	0
40	0	0	40	504	0
0	0	0	0	24	0
0	0	0	0	28	0
0	0	0	0	6	0
40	0	0	40	993	0

SUBTOTAL

Senior Housing Projects:

Covenant Retirement Village
 Crystal Lakes (San Marino)
 Legacy Ridge (112th & Federal)

0	0	0	0	0	0
0	0	0	0	7	0
0	0	77	0	91	77
0	0	77	0	98	77

SUBTOTAL

TOTAL (all housing types)

56 6 94 64 2249 145

* This column refers to the number of approved units remaining to be built in each subdivision.