

Development Trends | June 2013

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June 2013	Permits Issued			Average Permit Value					
	Monthly Report			Calendar Year			Fiscal Year		
	June 2012	June 2013	% Change	2012	2013	% Change	FY 2012	FY 2013	% Change
Total Number									
Valuation	\$34,292,616	\$21,847,755	-37%	\$97,692	\$114,854	18%	\$101,173	\$108,110	7%
Building Permits ⁱ	292	293	Less than 1%	N/A	N/A	N/A	N/A	N/A	N/A
Residential Single Family Dwellings									
Valuation	\$9,741,949	\$10,247,527	10%	\$211,782	\$232,898	10%	\$216,329	\$239,446	11%
Building Permits	46	45	-2%	N/A	N/A	N/A	N/A	N/A	N/A
Commercial									
Valuation	\$21,299,989	\$8,420,496	-61%	\$144,820	\$171,419	18%	\$195,450	\$196,308	Less than 1%
Building Permits	90	109	-21%	N/A	N/A	N/A	N/A	N/A	N/A
Trades									
Valuation	\$6,675,525	\$6,615,680	-1%	\$5,472	\$5,463	Less than -1%	\$5,238	\$5,779	10%
Permits	1220	1211	-1%	N/A	N/A	N/A	N/A	N/A	N/A

Positive Trends: The permitting of single family dwelling construction continued to show an increased value per permit in June despite a small decline in the number of single family permits issued compared with June of 2012. The long term trends remain positive with a 10% increase in valuation between January and June of 2013 compared with the same time period in 2012. Paradigm Construction and Brighton Homes LLC were the companies that permitted the greatest number of permits for single family dwellings during June.

The highest value permit issued in June was for the Emergency Responders Health Center on Emerald at a value of \$850,000. Several permits were issued for a warehouse project located on Bridger Street for a total value \$1,040,000.

Areas of Concern: May was the fourth consecutive month of decline in commercial valuation permitted compared with the same months in FY 2012. Several permits were issued for

small commercial buildings. Countering this trend, more commercial valuation was permitted during June than in March and April. The commercial permit value issued for the fiscal year is \$87 million, 32% ahead of FY 2012 at this time. Plan submittal delays for tenant improvements at the 8th and Main project are continuing and litigation and financing are delaying several proposed multifamily projects.

5 Year Trends: The permit value issued for single family dwellings at \$10,247,577 represents the highest June total in the last 5 years. The permitting of single family dwellings in FY 2013 (October through June) reached its highest level in the last five years at \$93,527,754. Commercial permit value issued in June is the lowest in the last five years.

ⁱ Does not include trade permits.