

# Quarterly Development Report

July 2013 – September 2013



COMMUNITY DEVELOPMENT

*Fiscal Year 2012-2013*

# Quarterly Development Report – July through September 2013

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Development Summary- July through September 2013

DEVELOPMENT ACTIVITY	JULY- SEPTEMBER 2013		YEAR-TO-DATE FY12-FY13		YEAR-TO-DATE FY11-FY12		FY11-12-FY12-13 %CHANGE	
	ISSUED	CONSTRUCTION VALUE	ISSUED	CONSTRUCTION VALUE	ISSUED	CONSTRUCTION VALUE	ISSUED	CONSTRUCTION VALUE
DEVELOPMENT APPLICATIONS	40	N/A	173	N/A	131	N/A	32%	N/A
SINGLE FAMILY RESIDENTIAL PERMITS	70	\$18,183,672	255	\$68,336,390	214	\$59,747,547	19%	14%
MULTI-FAMILY RESIDENTIAL PERMITS	0	\$0	0	\$0	0	\$0	0%	0%
COMMERCIAL / NON-RESIDENTIAL PERMITS	20	\$8,733,451	60	\$31,663,071	48	\$13,541,488	25%	134%
ADDITIONAL PERMITS*	652	\$3,025,617	1,895	\$7,856,690	2419	\$7,655,830		
Swimming Pools	19	\$1,127,390						
Electrical / Mechanical / Plumbing	296							
Irrigations	71	\$253,000						
Fences	95	\$285,725						
Signs	76	\$128,308						
Accessory Building / Garage / Add-ons	44	\$686,461						
C/O Applications	25							
Miscellaneous*	15							

\*Re-inspection Fees/ZBA Apps/Demolitions/Tree Removals/Misc. Inspections/Replacement Packets/Construction Trailers/etc.

Certificates of Occupancy Permits Issued- July through September 2013

BUSINESS CONTACT	DATE ISSUED	ADDRESS C/O TYPE	CLASSIFICATION SQUARE FOOTAGE	CONSTRUCTION VALUE
<b>SQUEAKY CLEAN</b> CHUCK DAVIS	7/15/2013	101 S ELM ST NEW TENANT	BUSINESS 1,100	N/A
<b>LONE STAR CHINESE SCHOOL</b> JING HUANG	7/15/2013	1149 KELLER PWKY #B NEW TENANT	BUSINESS 600	N/A
<b>CHOW N' CHILL</b> GEORGE HADDAD	7/15/2013	1632 KELLER PKWY NEW TENANT	ASSEMBLY A-2 3,480	N/A
<b>ANYTIME FITNESS</b> ROBERT LOWE	7/18/2013	761 KELLER PKWY 101-104 FINISH OUT	ASSEMBLY A-3 7,268	\$130,000
<b>SIMPLY CUTTIN UP</b> BRANDON CLAY	7/19/2013	149 S MAIN #D NEW TENANT	BUSINESS 700	N/A
<b>CAFÉ MEDI</b> MOHAMED MOURSI	7/29/2013	129 OLIVE NEW TENANT	ASSEMBLY A-2 2400	N/A
<b>DIAMONDS 'N THE RUFF</b> HEATHER SMITH	7/29/2013	115 RUBY ST NEW TENANT	BUSINESS 1500	N/A
<b>OASIS NAILS &amp; SPA</b> MATTHEW NGUYEN	7/29/2013	116 W KELLER PKWY FINISH OUT	BUSINESS 2646	\$70,000.00

Continued: Certificates of Occupancy Permits Issued- July through September 2013

<b>BUSINESS CONTACT</b>	<b>DATE ISSUED</b>	<b>ADDRESS C/O TYPE</b>	<b>CLASSIFICATION SQUARE FOOTAGE</b>	<b>CONSTRUCTION VALUE</b>
<b>COOK CHILDREN'S</b> GEORGE MONTAGUE	8/2/2013	1601 KELLER PKWY NEW BUILDING	BUSINESS 6,650	1,800,000
<b>MUSTANG CREEK BLDG 7</b> RENEE RAMSEY	8/2/2013	701 RAPP RD NEW BUILDING	RESIDENTIAL R-4 6,150	\$330,000.00
<b>MUSTANG CREEK PH. II</b> RENEE RAMSEY	8/2/2013	701 RAPP RD NEW BUILDING	RESIDENTIAL R-4 6,317	\$370,000.00
<b>LEGACY AT BEAR CREEK</b> JAMIE BRYANT	8/5/2013	200 KELLER SMITHFIELD NEW BUILDING	INSTITUTIONAL I-2 51,063	\$7,200,000.00
<b>HEX CORE COMPUTER</b> STEPHANIE DUFFY	8/6/2013	310 N MAIN #D NEW TENANT	BUSINESS 1,200	N/A
<b>DANA'S STUDIO OF DANCE</b> DANA BAILEY	8/6/2013	801 S MAIN #115 NEW TENANT	BUSINESS 2853	N/A
<b>KELLER SOCCER ASSOCIATION</b> SUNDIE BECERRA	8/6/2013	541 KELLER PKWY NEW TENANT	BUSINESS 1000	N/A
<b>NORTHWOOD CHURCH STORAGE BLDG</b> MARK KIMMEL	8/6/2013	1870 RUFÉ SNOW NEW BUILDING	STORAGE S-2 2000	\$46,380.00

Continued: Certificates of Occupancy Permits Issued- July through September 2013

<b>BUSINESS CONTACT</b>	<b>DATE ISSUED</b>	<b>ADDRESS C/O TYPE</b>	<b>CLASSIFICATION SQUARE FOOTAGE</b>	<b>CONSTRUCTION VALUE</b>
<b>76 IMAGES PHOTOGRAPHY</b> ANDREW NILSON	8/15/2013	128 W KELLER PKWY NEW TENANT	BUSINESS 1,300	N/A
<b>SALON SORELLE</b> NATALIE CHAPMAN	8/15/2013	136 HILL ST NEW TENANT	BUSINESS 864	N/A
<b>VILLAS OF STONE GLEN CLUB HOUSE</b> JOHN DELIN	9/3/2013	301 TULIP WAY NEW BUILDING	BUSINESS 3547	\$192,465.00
<b>BOCA SANA DENTAL</b> MARSHALL OLSON	9/3/2013	777 BANDIT TR #A NEW TENANT	BUSINESS 2,569	N/A
<b>SAMURAI BISTRO</b> GRATION & JARED CORP	9/5/2013	1600 KELLER PKWY #100 NEW OWNER	ASSEMBLY A-2 4300	N/A
<b>THE CROSSROADS GROUP INC</b> MARK ROBLEDO	9/9/2013	1858 KELLER PKWY NEW TENANT	BUSINESS 1,359	N/A
<b>DISCOUNT BANNERS &amp; SIGNS</b> HIX & AMY HARDY	9/9/2013	411 N MAIN NEW TENANT	MERCANTILE 2,290	N/A
<b>UNIQUE GALLERY</b> MARTA ALVAREZ	9/9/2013	148 S ELM ST NEW TENANT	MERCANTILE 1,300	N/A
<b>LA CASITA</b> MIKE VARTA	9/9/2013	111 W VINE ST ALTERATION	ASSEMBLY A-S 1477	\$303,000.00 380 AGREEMENT

City of Keller Quarterly Report

4<sup>th</sup> Quarter 2012- 2013

BUSINESS CONTACT	DATE ISSUED	ADDRESS C/O TYPE	CLASSIFICATION SQUARE FOOTAGE	CONSTRUCTION VALUE
<b>CENTURY FLOORS</b> AYSAR ALBAKHIT	9/10/2013	1540 KELLER PKWY #125 NEW TENANT	MERCANTILE 1,960	N/A
<b>HERITAGE STUDIOS</b> JULIE TELLIGMAN	9/11/2013	131 TAYLOR ST NEW TENANT	BUSINESS 2,300	N/A
<b>VICTORY TRANSLOAD, LLC</b> ANDREW WILSON	9/23/2013	1660 KELLER PKWY #101 NEW TENANT	BUSINESS 1456	N/A
<b>CHILDRENS HAVEN PREPARATORY</b> JOMICKA WHITEBEAR	9/25/2013	424 KELLER PKWY NEW TENANT	INSTITUTIONAL I-4 1774	N/A
<b>GALLAGHER ORTHODONTICS</b> ROBERT GALLAGHER	9/26/2013	8825 DAVIS BLVD #150 NEW TENANT	BUSINESS 2600	N/A
<b>TIGER ENTERPRISES</b> TIGER HOMSOMBATH	9/26/2013	137 KELLER HICKS RD NEW TENANT	BUSINESS 1450	N/A
<b>DOLLAR GENERAL</b> JERRY GUTHRIE	9/26/2013	317 N MAIN ST ALTERATION	MERCANTILE 27000	\$750,000.00

	PERMITS	SQUARE FOOTAGE	CONSTRUCTION VALUE
<b>July through September 2013 Totals</b>	32	154,473	\$10,999,380
<b>Fiscal Year 12-13 Total</b>	102	733,769	\$22,668,280

Commercial Building Permits Issued- July through September 2013

	<u>DATE</u>	<u>NAME / ADDRESS</u>	<u>Construction Value/Permit Type</u>	<u>Square Footage</u>	<u>Plan Review Fee</u>	<u>Permit Fees</u>
1	7/2/2013	LITTLE CAESARS 901 KELLER PKWY	\$47,500 INTERIOR REMODEL	1,925	\$405	\$624
2	7/3/2013	HIDDEN LAKES BUSINESS PARK 8821 DAVIS BLVD BLDG 1	\$150,000 NEW BUILDING	5,050	\$828	\$1,274
3	7/10/2013	KELLER PLAZA ALTERATION 317 N MAIN ST	\$750,000 ALTERATION	27,000	\$2,874	\$4,421
4	7/12/2013	STRATEGIC GOV'T RESOURCES 1854 KELLER PKWY #A	\$6,800 INTERIOR REMODEL	3,472	\$91	\$139
5	7/16/2013	HIDDEN LAKES BUSINESS PARK 8821 DAVIS BLVD BLDG 2	\$150,000 NEW BUILDING	5,050	\$828	\$1,274
6	7/22/2013	CVS 101 N RUFÉ SNOW	\$75,000 ADA ALTERATION	3,900	\$532	\$818
7	7/24/2013	MEXICAN INN 680 S MAIN ST	\$800,000 NEW BUILDING	5,150	\$3,028	\$4,659

Continued: Commercial Building Permits Issued- July through September 2013

	<u>DATE</u>	<u>NAME / ADDRESS</u>	<u>Construction Value/Permit Type</u>	<u>Square Footage</u>	<u>Plan Review Fee</u>	<u>Permit Fees</u>
8	7/30/2013	SO. KELLER INTERMEDIATE 201 BURSEY RD	\$205,197 INTERIOR REMODEL	1,500	\$1,032	\$1,587
9	7/31/2013	CARDIAC & VASCULAR CTR OF N TX 100 BOURLAND RD #100	\$365,000 FINISH OUT	5,807	\$1,611	\$2,478
10	8/7/2013	CALIBER BODY WORKS 1725 S MAIN STE C	NEW BUILDING \$450,000	4,491	\$1,920	\$2,954
11	8/9/2013	LIFE CHURCH 1075 KELLER PKWY	NEW BUILDING \$4,000,000	36,919	\$10,763	\$16,559
12	8/14/2013	JUDGE BEAN'S 314 N MAIN	OUTDOOR PATIO ADDITION \$650		\$19	\$30
13	8/16/2013	EVERGREEN 501 BOURLAND	ARBOR \$6,100	370	\$91	\$139
14	8/22/2013	FAMILY DOLLAR 2141 RUFÉ SNOW DR	NEW BUILDING \$1,333,000	9,100	\$4,436	\$6,824

**City of Keller Quarterly Report**

**4<sup>th</sup> Quarter 2012-2013**

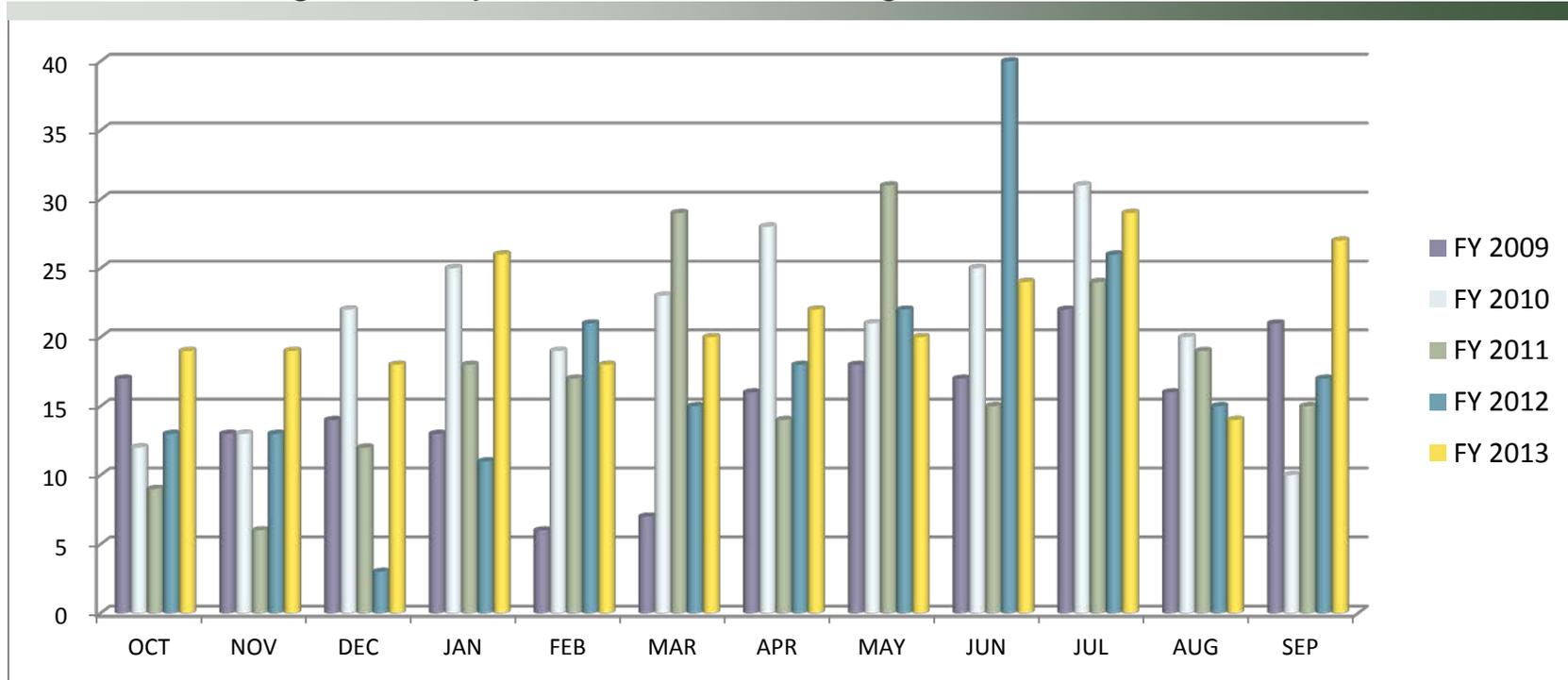
15	8/27/2013	CITY OF KELLER PARKS DEPT 430 BEAR CREEK PARK	NEW BUILDING \$69,500	952	N/A	N/A
16	9/3/2013	JUST FOR GRINS 681 S MAIN #300	FINISH OUT \$119,044	1,386	\$719	\$1,106
17	9/5/2013	WILDWOOD WAY HOA 2401 WILDWOOD WAY	ARBOR \$5,070	195	\$81	\$125
18	9/10/2013	UNLEASHED BY PETCO 1006 KELLER PKWY #103	INTERIOR REMODEL \$150,000	4,838	\$832	\$1,274
19	9/20/2013	WHITE BOX FINISH OUT 761 KELLER PKWY #106	FINISH OUT \$40,590	1,576	\$359	\$553
20	9/27/2013	CHILDREN'S LEARNING ADVENTURE 1841 RUFÉ SNOW	SHADE STRUCTURE \$30,000	2,764	\$287	\$442
21	9/30/2013	LOVE LEE'S BOUTIQUE 761 KELLER PKWY #106	FINISH OUT \$10,000	1,576	\$118	\$181
<b>July through September 2013 Totals:</b>			<b>\$9,763,451</b>	<b>123,021</b>	<b>\$30,854</b>	<b>\$47,461</b>

TYPE OF PERMIT FEE	SINGLE FAMILY RESIDENTIAL		NON-RESIDENTIAL	
	Collected	Fee Amount	Collected	Fee Amount
<b>Impact Fees</b>				
Roadway Impact	59	\$134,574	5	\$54,489
Water Impact	75	\$650,010	11	\$24,673
Sewer Impact	64	\$57,248	5	\$16,728
<b>Total Impact Fees:</b>		<b>\$841,832</b>		<b>\$95,890</b>
<b>Subcontractor Fees</b>				
Electrical	31	\$1,550	18	\$3,370
Plumbing	147	\$7,350	17	\$3,320
Mechanical	111	\$5,550	18	\$3,370
<b>Total Subcontractor Fees:</b>		<b>\$14,450</b>		<b>\$10,060</b>
<b>Building &amp; Additional Fees</b>				
Building Permit Fee	93	\$237,796	24	\$49,451
Plan Review Fee	1	\$100	19	\$54,968
Energy Fee	0	\$0	0	\$0
Park Fee	8	\$196,667	0	\$0
Opticom System Fee	1	\$4,300	0	\$0
<b>Total Building &amp; Additional Fees:</b>		<b>\$438,863</b>		<b>\$104,419</b>
<b>JULY THROUGH SEPTEMBER 2013 TOTAL FEES</b>		<b>\$1,295,145</b>		<b>\$210,369</b>
<b>TOTAL FEES PAID FY 2012-2013</b>		<b>\$2,706,600</b>		<b>\$764,300</b>

Permit Fees Collected- July through September 2013

MONTH	PERMITS	TOTAL VALUE	SQUARE FOOTAGE					CONSTRUCTION VALUE					
			0 to 2,000	2,001 to 3,000	3,001 to 5,000	5,001 to 6,000	OVER 6,000	\$0 to \$200,000	\$201,000 to \$250,000	\$251,000 to \$300,000	\$301,000 to \$400,000	\$401,000 to \$500,000	OVER \$500,000
OCTOBER	19	\$5,395,000	0	3	10	5	1	4	3	6	5	0	1
NOVEMBER	18	\$5,540,990	0	0	10	6	2	0	1	10	6	1	0
DECEMBER	18	\$5,392,985	0	0	12	4	2	0	3	7	6	2	0
JANUARY	26	\$7,106,385	0	4	16	5	1	4	6	4	12	0	0
FEBRUARY	18	\$4,808,727	0	5	7	4	2	5	1	6	4	1	1
MARCH	20	\$5,774,925	0	2	12	5	1	2	4	7	6	1	0
APRIL	22	\$5,452,050	0	3	15	3	1	3	10	5	3	1	0
MAY	20	\$5,268,588	0	6	9	3	2	6	5	3	4	1	1
JUNE	24	\$5,413,068	0	8	14	2	0	10	3	7	4	0	0
JULY	29	\$7,132,227	0	12	10	3	4	13	3	4	7	2	0
AUGUST	14	\$3,958,034	0	3	5	4	2	3	4	0	5	2	0
SEPTEMBER	27	\$7,093,411	0	8	13	3	3	10	3	5	5	4	0
<b>TOTAL</b>	<b>255</b>	<b>\$68,336,390</b>	<b>0</b>	<b>54</b>	<b>133</b>	<b>47</b>	<b>21</b>	<b>60</b>	<b>46</b>	<b>64</b>	<b>67</b>	<b>15</b>	<b>3</b>

### Single Family Residential Building Permits FY 2009-2013



Number of Residential Permits	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP
FY 2009	17	13	14	13	6	7	16	18	17	22	16	21
FY 2010	12	13	22	25	19	23	28	21	25	31	20	10
FY 2011	9	6	12	18	17	29	14	31	15	24	19	15
FY 2012	13	13	3	11	21	15	18	22	40	26	15	17
FY 2013	19	18	18	26	18	20	22	20	24	29	14	27

	FY 2009	FY 2010	FY 2011	FY 2012	FY 2013
<b>Fiscal Year To Date</b>	180	249	209	214	255
<b>Total Fiscal Year</b>	180	249	209	214	255

Single Family Residential Permits Issued- July through September 2013

NO	DATE	ADDRESS	LOT	BLK	SUBDIVISION	VALUE	SQ. FT.
1	07/01/13	905 GLENMONT RD	1	D	ESTATES OF LYNDHURST	\$393,640	6,056
2	07/02/13	3057 PONDER PATH	15	A	CREEKVIEW ADDITION	\$206,115	3,171
3	07/03/13	1510 SPYGLASS HILL DR	2	B	SPYGLASS HILL ESTATES	\$337,155	5,187
4	07/10/13	747 HILL ST	15	CR	SILVER LAKE ADDITION	\$186,225	2,865
5	07/10/13	941 ST GEORGE CT	12	G	ESTATES OF LYNDHURST	\$197,405	3,037
6	07/11/13	1713 QUEENSGATE DR	4	X	MARSHALL RIDGE 5	\$259,805	3,997
7	07/11/13	1407 HAWTHORNE LN	3	A	PARK VIEW ADDTION	\$391,105	6,017
8	07/11/13	307 HIDDEN COVE CT	12	JJ	MARSHALL RIDGE NORTH	\$312,325	4,805
9	07/11/13	1732 QUEENSGATE DR	12	Y	MARSHALL RIDGE 5	\$270,725	4,165
10	07/15/13	1251 FOWLER ST	37	B	KELLER TOWN CENTER	\$141,375	2,175
11	07/15/13	1305 BRIAR GROVE DR	17	E	PROVIDENCE GROVE	\$406,705	6,257
12	07/15/13	1239 FOWLER ST	35	B	KELLER TOWN CENTER	\$180,440	2,776
13	07/15/13	1231 FOWLER ST	33	B	KELLER TOWN CENTER	\$164,125	2,525
14	07/15/13	1235 FOWLER ST	34	B	KELLER TOWN CENTER	\$152,100	2,340
15	07/15/13	1247 FOWLER	36	B	KELLER TOWN CENTER	\$178,945	2,753
16	07/15/13	1140 OAK TR	16	1	NORTHERN EXPOSURE	\$364,520	5,608
17	07/15/13	1255 FOWLER ST	38	B	KELLER TOWN CENTER	\$191,360	2,944
18	07/16/13	2845 VOLTERRA WAY	4	B	VILLAS OF VOLTERRA PH I	\$293,475	4,515
19	07/16/13	2849 VOLTERRA WAY	3	B	VILLAS OF VOLTERRA PH I	\$250,120	3,848
20	07/17/13	945 ST GEORGE CT	11	G	ESTATES OF LYNDHURST	\$168,740	2,596
21	07/17/13	949 ST GEORGE CT	10	G	ESTATES OF LYNDHURST	\$171,405	2,637
22	07/19/13	1520 FLORENCE RD	1	A	TRIPLE CROWN ESTATES	\$413,270	6,358
23	07/22/13	549 BIG BEND DR	52	2	WESTPARK ADDITION	\$241,800	3,720
24	07/22/13	760 APELDOORN	1	A	VILLAS OF STONE GLEN	\$114,788	2,410
25	07/22/13	285 TULIP WAY	1	A	VILLAS OF STONE GLEN	\$129,662	2,767
26	07/24/13	2008 SADDLEBACK PASS	8	B	PROVIDENCE GROVE	\$351,715	5,411
27	07/26/13	601 MEANDERING WOODS	10R1	15	WOODLANDS AT HIDDEN LAKE	\$314,990	4,846
28	07/26/13	757 APELDOORN	1	A	VILLAS OF STONE GLEN	\$136,942	2,990

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4<sup>th</sup> Quarter 2012- 2013

NO	DATE	ADDRESS	LOT	BLA	SUBDIVISION	VALUE	SQ. FT.
29	07/29/13	816 SILVER LAKE DR	1	AR	SILVER LAKE ADDITION	\$211,250	3,250
30	08/01/13	321 MOUNT GILEAD	1	A	KELLER HILL ADDITION	\$447,395	6,883
31	08/02/13	924 ST GEORGE CT	8	G	ESTATES OF LYNDHURST	\$223,665	3,441
32	08/02/13	928 ST GEORGE CT	9	G	ESTATES OF LYNDHURST	\$171,080	2,632
33	08/07/13	2801 VOLTERRA WAY	15	B	VILLAS OF VOLTERRA	\$222,690	3,426
34	08/09/13	772 APELDOORN LN	1	A	VILLAS OF STONE GLEN	\$114,788	2,410
35	08/09/13	712 FOSTERY KING PL	1	A	VILLAS OF STONE GLEN	\$98,726	2,157
36	08/12/13	917 BELLSTONE	7	A	COBBLESTONE PARKS	\$383,760	5,904
37	08/12/13	2013 SADDLEBACK PASS RD	4	C	PROVIDENCE GROVE	\$347,555	5,347
38	08/15/13	1833 LEWIS CROSSING DR	1	II	MARSHALL RIDGE NORTH	\$224,770	3,458
39	08/15/13	720 GENTLE WIND DR	9	A	BOURLAND OAKS	\$310,050	4,770
40	08/15/13	550 BIG BEND DR	12	4	WESTPARK ADDITION	\$248,235	3,819
41	08/21/13	804 CROSS TIMBERS DR	9	D	BOURLAND OAKS	\$415,025	6,385
42	08/23/13	1244 EDGEMERE DR	4	A	BRIDGEWOOD	\$387,465	5,961
43	08/28/13	1248 EDGEMERE DR	3	A	BRIDGEWOOD	\$362,830	5,582
44	09/04/13	513 JESSIE ST	16	Y	JOHNSON ESTATES	\$192,465	2,961
45	09/04/13	512 CHARLES ST	18	B	JOHNSON ESTATES	\$233,350	3,590
46	09/04/13	1725 QUEENSGATE DR	16	G	MARSHALL RIDGE 5B	\$277,745	4,273
47	09/04/13	329 PARKVIEW LN	12	G	CENTRAL PARK - KELLER	\$277,680	4,272
48	09/04/13	1013 WOODFORD DR	11	B	WOODFORD	\$325,260	5,004
49	09/06/13	521 ROYAL GLADE DR	1	A	MARSHALL RIDGE 3B	\$267,475	4,115
50	09/09/13	735 HILL ST	1	A	SILVER LAKE ADDITION-KELLER	\$170,040	2,616
51	09/10/13	1331 BANCROFT RD	1	A	MADISON AVENUE ADDITION	\$414,830	6,382
52	09/12/13	705 HILL ST	1	A	SILVER LAKE ADDITION-KELLER	\$174,785	2,689
53	09/12/13	1605 BUCKINGHAM DR	LOT	7	MANORS AT WATERFORD, THE	\$489,190	7,526
54	09/12/13	650 HILL ST	6	BR	SILVER LAKE ADDITION-KELLER	\$217,295	3,343
55	09/13/13	759 BANCROFT RD	7	BR	OSBORN	\$300,690	4,626
56	09/13/13	2000 DIAMOND RIM PASS RD	1	A	PROVIDENCE GROVE	\$329,290	5,066
57	09/16/13	777 APELDOORN LN	48	B	VILLAS OF STONE GLEN	\$136,942	2,990
58	09/16/13	785 APELDOORN LN	49	B	VILLAS OF STONE GLEN	\$129,662	2,767
59	09/16/13	729 APELDOORN LN	41	3	VILLAS OF STONE GLEN	\$129,662	2,767
60	09/17/13	144 WINDCREST DR	10	CR	SILVER LAKE ADDITION-KELLER	\$190,320	2,928
61	09/17/13	1200 HILLSIDE DR	13	CR	KENYON ADDITION	\$472,680	4,272
62	09/19/13	720 CROSS TIMBERS DR	6	D	BOURLAND OAKS	\$315,445	4,853

## City of Keller Quarterly Report

4<sup>th</sup> Quarter 2012-2013

63	09/19/13	1732 GOLDENROD LN	9	C	MARSHALL RIDGE 5	\$280,020	4,308
64	09/19/13	1729 QUEENSGATE DR	7	W	MARSHALL RIDGE	\$270,725	4,165
65	09/19/13	1712 GOLDENROD LN	19	B	MARSHALL RIDGE 5	\$238,420	3,668
66	09/24/13	1620 WICKLOW LN	17	B	MANORS AT WATERFORD, THE	\$429,845	6,613
67	09/25/13	745 APELDOORN LN			VILLAS OF STONE GLEN	\$160,422	3,148
68	09/25/13	298 TULIP WAY			VILLAS OF STONE GLEN	\$114,788	2,410
69	09/27/13	1534 SPANISH BAY DR			SPYGLASS HILL ESTATES	\$356,915	5,491
70	09/30/13	218 PARK PLACE CT			WESTPARK ADDITION-KELLER	\$197,470	3,038

<b>JULY THROUGH SEPTEMBER TOTALS</b>	<b>\$18,183,672</b>	<b>284,082</b>
<b>JULY THROUGH SEPTEMBER AVERAGES</b>	<b>\$259,767</b>	<b>4,058</b>
<b>FY 12-13 AVG SF CONSTRUCTION COST</b>	<b>\$267,684</b>	
<b>FY 12-13 AVG SF SQUARE FOOTAGE</b>		<b>4,229</b>

Inventory of Available Residential Lots- July through September 2013

NAME	TOTAL DEVELOPED	ABSORBED			DEVELOPED & AVAILABLE
		THIS QUARTER	Fiscal YTD 2013	TOTAL ABSORBED	
Adalina @ Bloomfield	30	1	2	24	5
Asheville Estates	33	0	0	28	5
Bear Creek Estates	138	1	1	131	6
Bella Vista	29	0	0	27	2
Bloomfield @ Hidden Lakes Phase I	158	0	0	155	3
Bluebonnet Trails	80	0	0	77	3
Bourland Oaks	63	3	5	53	7
Bridgewood	51	2	2	2	49
Calais Estates	15	0	0	14	1
Central Park I	18	1	1	9	8
Chapelwood Estates II	13	0	0	10	3
Cobblestone Parks	31	0	0	24	5
Creekview Phase I	38	3	10	10	25
Creekview Phase II	43	0	0	0	43
Creekview Phase III	26	0	0	0	26
Creekwood @ Hidden Lakes Phase I	76	0	0	69	7
Creekwood @ Hidden Lakes Phase II	36	0	0	27	9
Estates of Lyndhurst	75	3	3	55	26
Fall Creek Estates I	83	0	0	73	10
Fall Creek Estates II	48	0	0	44	4
Flanigan Hill	157	0	0	146	11

Continued: Inventory of Available Residential Lots- July through September 2013

NAME	DEVELOPED TOTAL	ABSORBED			DEVELOPED & AVAILABLE
		THIS QUARTER	Fiscal YTD 2013	TOTAL ABSORBED	
Glen Forest Phase II	66	0	0	64	2
Harmonson Farms Phase I	73	0	0	66	7
Harmonson Farms Phase II	71	0	0	69	2
High Chaparral	283	0	0	279	4
Keller Town Center Addn – Uptown	48	3	3	30	18
Manors @ Waterford, The	23	0	0	21	2
Manors @ Waterford II, The	22	0	0	14	8
Manors @ Waterford III, The	24	0	0	13	11
Marshall Point Estates	84	2	2	80	4
Marshall Ridge Ph I South	47	2	11	44	3
Marshall Ridge Ph 4A & 4C	72	0	0	64	8
Marshall Ridge 5A & 5B	50	10	22	38	11
Mount Gilead Ranch	44	0	0	41	3
Newton Ranch, Phase I	83	1	1	80	3
Newton Ranch IIA	28	0	0	21	7
Newton Ranch IIB	30	0	0	20	10
Newton Ranch IIC	25	0	0	13	12
Oakmont Hills Addition	88	0	0	85	3
Oakwood Estates	8	0	0	1	7
Overton Ridge Phase II	82	0	0	79	3
Overton Ridge Phase III	38	0	0	33	5
Park View Addition	27	0	0	7	20
Providence Grove	55	4	11	34	21
Retreat @ Hidden Lakes Ph. II	73	0	0	63	10

Continued: Inventory of Available Residential Lots- July through September 2013

NAME	DEVELOPED TOTAL	ABSORBED			DEVELOPED & AVAILABLE
		THIS QUARTER	Fiscal YTD 2012	TOTAL ABSORBED	
Retreat @ Hidden Lakes, Ph IV-A	47	0	0	43	4
Retreat @ Hidden Lakes, Ph IV-B	42	0	0	37	5
Ridgewood Estates	163	0	0	1	162
Rolling Wood	23	0	0	20	3
Saddlebrook Estates Phase III	76	0	0	70	6
Sendero Estates Addition	8	0	0	7	1
Serene Villas of Keller	41	0	0	36	5
Shady Hollow Estates	13	0	0	10	3
Silver Lake Addition	78	9	12	62	16
Silverleaf	43	3	6	31	12
Southern Hills	29	1	1	23	6
Spyglass Hill Estates	27	1	1	16	11
Tuscany Keller	43	1	1	23	20
Villas at Town Center	67	0	0	61	6
Villas of Stone Glen	95	10	16	16	79
Villas of Volterra Phase I	20	4	8	17	3
Villas of Volterra Phase II	12	2	2	5	7
Villas of Volterra Phase IIA	10	0	0	1	9
Wellsgate Terrace	10	0	0	1	9
Westpark Addition Phase II	42	0	0	42	0
Westpark Addition Phase III	34	0	0	15	19
Wildwood Addition Phase II	42	0	0	40	2
Wildwood Addition Phase III	35	0	0	28	7
Willis Coves Ph. III	72	0	0	64	8

Continued: Inventory of Available Residential Lots- July through September 2013

NAME	DEVELOPED TOTAL	ABSORBED			DEVELOPED & AVAILABLE
		THIS QUARTER	Fiscal YTD 2012	TOTAL ABSORBED	
Woodford	59	1	1	1	48
Woodlands @ Hidden Lakes Phase IV	13	0	0	12	1
Woodlands @ Hidden Lakes Phase VI	34	0	1	34	0
<b>TOTAL</b>	<b>3,753</b>	<b>65</b>	<b>119</b>	<b>2,949</b>	<b>798</b>

July through September 2013 Activity Report

<b>Projects Approved – July through September 2013</b>				
<b>Project</b>	<b>Land Use</b>	<b>Acreage</b>	<b>Description</b>	<b>Approval Date</b>
<b>Woodford Addition</b>	<i>Residential</i>		Screening Wall for Woodford Addition	8/20/2013
<b>Scooter’s Coffee</b>	<i>Commercial</i>		Planned Development Amendment for a drive-thru coffee stand	7/2/2013
<b>Family Dollar</b>	<i>Commercial</i>		Site Plan for a retail store	8/20/2013
<b>Compass Medical UDC Variance</b>	<i>Commercial</i>		UDC variance to allow less parking spaces	7/2/2013
<b>108 E Hill St Amendment</b>	<i>Commercial</i>		Variances to design and layout of Adorning Designs	7/16/2013
<b>Model Home – Bridgewood</b>	<i>Residential</i>		Model Home for Bridgewood residential development	8/19/2013
<b>241 S. Main St.</b>	<i>Commercial</i>		Specific Use Permit to allow a new accessory building	7/30/2013
<b>Isaac Cove</b>	<i>Residential</i>		Variances to lot width/depth on the preliminary plat	8/26/2013

<b>Continued: Projects Approved – July through September 2013</b>				
<b>Project</b>	<b>Land Use</b>	<b>Acreage</b>	<b>Description</b>	<b>Approval Date</b>
<b>Isaac Cove</b>	<i>Residential</i>	25 Acres	Preliminary Plat for 23 SF-LD lots	8/26/2013
<b>TC Masonry Wall</b>	<i>N/A</i>		UDC Text Amendment for Town Center Masonry Wall	9/3/2013
<b>Model Home – Woodford</b>	<i>Residential</i>		Model Home for Woodford development	8/20/2013
<b>Public Hearing Buffer and Sign Requirements</b>	<i>NA</i>		UDC Text Amendment for PH Buffer and Signage Requirement	9/17/2013
<b>Temporary Concrete Batch Plant</b>	<i>Residential</i>		Temp. Concrete Batch Plant for Marshall Ridge Ph 6D	9/23/2013
<b>The Sanctuary</b>	<i>Residential</i>	21.17 Acres	Final Plat for 55 PD-SF-8.4 lots	8/12/2013
<b>Burse-Snow Addition (Family Dollar)</b>	<i>Commercial</i>	3.12 Acres	Final Plat for commercial lot (Family Dollar)	8/22/2013
<b>1876 Johnson Road Barn</b>	<i>Residential</i>		5,756 sq. foot accessory building	7/2/2013
<b>Bear Creek Commercial</b>	<i>Commercial</i>		2 commercial lot plat in R-OTK	8/6/2013

<b>Continued: Projects Approved – July through September 2013</b>				
<b>Project</b>	<b>Land Use</b>	<b>Acreage</b>	<b>Description</b>	<b>Approval Date</b>
<b>First Financial Bank</b>	<i>Commercial</i>		Screening Wall Plans	9/4/2013
<b>1000 Waterbury Court</b>	<i>Residential</i>		1,480 square foot accessory building	7/16/2013
<b>Compass Medical Concept Plan</b>	<i>Commercial</i>	1.07 Acre	5,900 square foot medical manufacturing facility	7/2/2013
<b>Dollar General Sign Variance</b>	<i>Commercial</i>		Requesting a larger sign than permitted	7/2/2013
<b>108E Hill Street</b>	<i>Commercial</i>	.23 Acres	Site Plan Amendment for 5800 sq. ft. retail/warehouse in R-OTK	7/16/2013
<b>Fellowship Church</b>	<i>Commercial</i>		Sign variance to allow 2 attached signs and 2 logos	8/6/2013
<b>Bohannon Addition</b>	<i>Residential</i>	4.07 Acres	3 Residential Lots in SF-LD	9/3/2013
<b>Life Church Addition</b>	<i>Commercial</i>	9.81 Acres	Final plat for 1 Commercial lot	7/31/2013
<b>Creekview Ph I</b>	<i>Residential</i>	10 Acres	Amended plate for 38 residential lots, 5 open space lots, and 1 private street lot	7/23/2013

<b>Continued: Projects Approved – July through September 2013</b>				
<b>Project</b>	<b>Land Use</b>	<b>Acreage</b>	<b>Description</b>	<b>Approval Date</b>
<b>Marshall Ridge Phase 2A North</b>	<i>Residential</i>		Screening Wall Plans	7/11/2013
<b>Keller Youth Association</b>	<i>Commercial</i>		UDC Sign Variance for registration events	7/16/2013
<b>Caliber Collision</b>	<i>Commercial</i>		Addition of a 4400 square foot building	7/11/2013
<b>Uniques &amp; Antiques Gallery</b>	<i>Commercial</i>		Specific Use Permit for a retail store selling used goods in OTK	8/6/2013
<b>Clark Estates</b>	<i>Residential</i>	7.78 Acres	Final Plat for 1 residential lot zoned SF-LD	9/5/2013
<b>Osborn Addition</b>	<i>Residential</i>	.85 Acres	Final Plat for 1 residential lot zoned SF-LD	8/22/2013
<b>The Gingerbread House</b>	<i>Commercial</i>		UDC Sign Variance	8/6/2013
<b>Moviehouse &amp; Eatery</b>	<i>Commercial</i>	9.18 Acres	5 Retail lots zoned Town Center	8/12/2013
<b>Hidden Lakes Offices</b>	<i>Commercial</i>		Screening Wall Plans	8/1/2013
<b>Keller TC (1201 &amp; 1205 Crockett St)</b>	<i>Residential</i>	.2 Acres	Replat of 2 residential lots zoned Town Center	8/16/2013

**Continued: Projects Approved – July through September 2013**

<b>Project</b>	<b>Land Use</b>	<b>Acreage</b>	<b>Description</b>	<b>Approval Date</b>
<b>Creekview Phase II</b>	<i>Residential</i>	15.36 Acres	Final Plat for 43 residential lots, 6 open space lots, 1 commercial lot, and 1 private street lot zoned PD-PH and C	9/9/2013
<b>MYU Legacy Addition</b>	<i>Residential</i>	8.23 Acres	Final Plat for 2 residential lots zoned SF-LD	9/26/2013
<b>Kwik Kar</b>	<i>Commercial</i>		Screening Wall Plans	9/25/2013
<b>Public Hearing Signage</b>			Updated UDC Public Hearing Signage	9/17/2013

**Projects Denied/Withdrawn – July through September 2013**

Project	Land Use	Acreage	Description	Status
<b>SILVERWOOD</b>	<i>Residential</i>	13.62	Zoning Change from PD-SF-15 to PD-SF-12	Denied 9/3/13
<b>FAST LANE CAR WASH</b>	<i>Commercial</i>	1.36	8,952 square-foot Automatic Car Wash	Withdrawn 2/4/13
<b>Legacy at Bear Creek Assisted Living</b>	<i>Commercial</i>	5.24	Site Plan Amendment 51,850 square-foot assisted living	Denied 7/2/13
<b>Legacy at Bear Creek Assisted Living</b>	<i>Commercial</i>	5.24	UDC variance for storage building	Denied 7/2/13

## New Development Application Summary- July through September 2013

APPLICATION TYPE	JULY THROUGH SEPTEMBER 2013		YEAR-TO-DATE FY12-FY13	
	NUMBER OF APPLICATIONS	APPLICATION FEES COLLECTED	NUMBER OF APPLICATIONS	APPLICATION FEES COLLECTED
Zoning Change	2	\$1,110.00	17	\$9,253.80
Site Plan	8	\$2,080.00	30	\$9,623.88
Final Plat (Amended Plat, Replat)	13	\$4,460.00	30	\$17,020.83
Preliminary Plat	2	\$2,340.00	4	\$5,480.00
Specific Use Permit	4	\$869.61	12	\$3,539.61
Landscape/Screening Wall *	3	\$0.00	9	\$0.00
Appeal to the Tree Board	0	\$0.00	1	\$200.00
Future Land Use Plan Amendments	1	\$850.00	10	\$4,902.00
UDC Variance Requests	7	\$1,400.00	17	\$4,400.00
UDC Text Amendments**	0	\$0.00	3	\$0.00
<b>Totals</b>	<b>40</b>	<b>\$13,109.61</b>	<b>173</b>	<b>\$54,420.12</b>

\* - There are no fees required for Landscape/Screening Wall applications

\*\* - There are no fees required for City-initiated UDC Text Amendments

Code Enforcement- July through September 2013

	2012- 2013 FISCAL		2011-2012 FISCAL	
	Q4 2013	YTD	Q4 2012	YTD
<b>Initial Inspections</b>	216	740	232	710
<b>Violations found</b>	183	618	232	616
<b>Unfounded</b>	34	95	31	125
<b>Notice of Violations</b>	183	885	249	763
<b>Reinspections</b>	444	1,604	454	1,335
<b>Abatements</b>	216	717	179	541
<b>City Mowed</b>	29	58	2	25
<b>Citations</b>	10	61	1	9
<b>Liens</b>	19	26	4	15
<b>Signs removed from ROW</b>	272	1,682	749	2,463