



City Manager Monitoring Report July 2, 2013

Below is a compilation of updates and projects that are either new or have changed since the last City Council meeting.

- **Community Development**

- New Business Licenses**

This is a new section in this report, and we will list new businesses located in Evans (a physical building or a home based business in Evans).

	Business/Doing Business As	NOB
CCAP Auto Lease LTD	CCAP Auto Lease LTD	Motor vehicle leasing
Simon & Jessica Gonifas	Great Day Family Farms	Chicken eggs and chicken feed
Howes, Michael	Howes Sealcoating	Asphalt maintenance
Crescibene, John	John C's Remodel Inc	General Contracting
Eager Beavers Inc	Beavers Home Improvements	Home improvements
Jaramillo, Joe	Jaramillo Fire Protection	Fire protection consulting
Eldorado Artesian Springs Inc	Eldorado Artesian Springs Inc	Bottled water delivery, dispenser/filter rentals, coffee sales
Kimbel Mechanical Systems Inc	Kimbel Mechanical Systems Inc	Plumbing & HVAC contractor
Law Office of Avi S. Rocklin LLC	Law Office of Avi S. Rocklin LLC	Law practice
Protection One Alarm Monitoring Inc	Protection One Alarm Monitoring Inc	Installation/sales of home security systems
TAA Inc	Roma Restaurant	Italian restaurant
D & A Enterprises Inc	ServPro of Fort Collins	Property restoration/disaster recovery
Jahnke & Sons Construction Inc	WHP Training Towers	Fire training tower construction
Professional Roofing Inc	Professional Roofing and Exteriors	Roofing contractor
Acco Brands USA LLC	Acco Brands USA LLC	
Mark Johnston	C. A. P. S.	handing out flyers to paint add-on curb
Silver State Tree Service	Silver State Tree Service	Tree trimming
Truck and a Prayer Tools Inc	Truck and a Prayer Tools Inc	Snap-On mobile tool sales

Library Project

The final design has been submitted for our site plan review process, and the City and Library will next agree to an ownership structure that will lay out the various responsibilities and cost sharing for the project. We received \$675,000 for our DOLA grant!!! Next is the demolition of the building will follow in mid July of 2013. We have



been working to apply for a grant to move the museum building to another county, since we have no land and no local agencies are interested in preserving the building. It may have to stay on site until October while we work around it. A sign will be placed on the property the second week of June. The final completion date is still July of 2014. Several public meetings will be held throughout the project. **The date of the Ground Breaking has been moved to Saturday, August 3rd.**

Retail Strategy

The conference in Las Vegas was a great opportunity for the City. We met with several major retailers to update them on our plans for the highway 85 corridor. Those meetings have since resulted in some on site visits from retailers. The last 4 years are starting to pay off!!! (Patience is certainly a virtue in economic development). We have also had some independent interest from retailers which is indicative that the economy is starting to revive.

Urban Renewal

The new standards for the Highway 85 Overlay District have been adopted and the land use moratorium has been lifted. Some of those provisions will require compliance immediately, and some will be implemented over time. As we move forward with a specific project in the corridor (which will depend on a developer or retailer or tenant to spark movement) you will see the fruition of those new standards in landscaping, architecture, and building design. A pamphlet detailing that information will be mailed in the first week of July, and formal notices will go out in late July.

Neighborhood Services

Our new Code Enforcement Office is in place! He is working with our new software (known as CitizenServe) as well as our new brochures and handouts. We are approaching the issue of code enforcement as a way to build relationships and encourage people to partner to build a better Evans.

Wayfinding Signage

Phase II is under design and we have approval from the City Council for funding. We will be working with the same contractor to determine how much of our program is feasible given our budget. We have cost estimates and will locate final placements this week, with final installation in September of this year..

Shop and Dine Map/Web Page

We are updating this twice a year, new business added and update in early July of 2013.

Focus on Existing Business

The EEDAC has reached a determination to focus on retaining, expanding, and assisting our local business community. That will allow them to suggest projects and funding to the City Council to achieve that goal. Our first approach is a BEAR program: Business Expansion and Retention. That will include a Shop Local component as well as a business survey component, and may include an ombudsman program. We will kick off the program in November of 2013 – details to follow shortly!

Current Development

- Anadarko Modular Offices:
 - This will require building permits, a site plan review, and a USR application.
- Library:



- Under review, formal comments due next week.
- DeJohn Industrial Development:
 - Waiting on the pre application form.
- Ashcroft:
 - Final utility plan received and approved by the City. Waiting on mylars to record the site plan, a resubmittal of the plat, and the final approval of the Development Agreement, currently set for July 16th.

Building Permit Activity

- Roma's Restaurant is permitted for a tenant finish at 3625 23rd Ave.
- Colorado Community Bank changing hands to Northstar Bank of Colorado. This is the location at 37th St and 35th Ave.
- Family Dollar is now on schedule for July 15th to be permitted and begin work.
- Bell Oil Supply on Carson Street is plugging along in the planning/USR process. Part of this project will be an extension of sanitary sewer lines to the east (through Tebo's land south of the Hillside Rental and the Fun Center. This is coupled with declarations of "imminent development" of those parcels as well.
- Bonanza Creek Oil Company purchased and is remodel the old JD Drywall building at 4301 Industrial Parkway. This will be the influx of 30+ jobs to the area from their old office in Kersey. This building permit is coupled with general site improvements to clean up the property.
- Ashcroft Park is slowly working on the permits that have been issued. They have run into labor problems and a shortage of framers which has slowed "above ground" construction.
- We have issued a total of **12 Single Family Home** permits YTD. This is on the same pace as last year.

- **Finance Department**

The department will be presenting the debt issuances for both the water meter/radio replacement project and the Riverside Library and Community Center to Council this week.

- **Events**

August 3rd—Library Ground Breaking

August 6—National Night Out

August 10—Inaugural Community Safety & Awareness Event

