
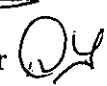


## ADMINISTRATION MEMORANDUM

13-01

**DATE:** January 14, 2012

**TO:** Honorable Mayor Joyce Downing and City Council Members

**FROM:** David Willett, Acting City Manager   
Debbie Tuttle, Economic Development Manager 

**SUBJECT:** January Economic Development Update

### **Pilot Commercial Sign Program Implemented on Melody Drive**

The Northglenn City Council approved a wayfinding sign program a few months ago. The pilot program is designed to direct traffic to commercial establishments not located on major corridors. The goal of the signs is to help promote and market businesses located off the arterial roads that are not easily seen by passing traffic. The Melody Drive businesses were identified as the first area to implement the sign program. The program consists of two signs that hold nine sign panels. The city had 23 businesses in the Melody Drive target area apply for the 18 spots. Retail businesses that generate sales tax are given priority in the program. Thirteen retail businesses have been placed on the signs. Non-retail business will be placed when there is available space on a quarterly rotation. The application process will be open again in December 2013.

### **New Business Announcements**

**AutoNation - Go Hyundai and Go Fiat** dealerships will be opening on January 7<sup>th</sup> at their new location at 759 and 749 104<sup>th</sup> Avenue (former Northglenn Dodge). An official ribbon cutting and grand opening will be scheduled in mid-January. Both the sales and service departments will be open Monday – Friday from 9 AM to 9 PM, and Saturday from 9 AM to 8 PM. The Hyundai operation will employ 40 people, and the Fiat dealership will employ 20 people. For more information call 303-460-0102. *\*The square footage and employees for AutoNation were announced in January when the property was purchased, and therefore are not included in the December storefront totals.*

**Compu-Med Claims** leased 1,256 square feet at 1412 W. 104<sup>th</sup> Avenue, #116. The company provides medical billing services and employs five people. Hours of operation are Monday – Friday, from 7 AM – 4:30 PM. For more information visit [www.compumedclaims.net](http://www.compumedclaims.net) or 303-254-9893.

**Fixlaptop.com** leased 1,320 square feet at 1028 W. 104<sup>th</sup> Avenue in the Huron Center. The company provides computer repair services. Hours of operation are Monday – Friday from 10 AM – 6 PM, and Saturday from 11 AM – 5 PM. For more information visit [www.fixlaptop.com](http://www.fixlaptop.com) or 303-254-9990.

**Gentle Touch Chinese Massage** leased 1,168 square feet at 1464 East 104<sup>th</sup> Avenue in the Hillcrest Shopping center. The company provides massage therapy and is open seven days a week from 10 AM – 9 PM. For more information call 720-431-4331.

**Healing Waters Float Studio** leased 1,167 square feet at 11654 N. Huron Street, Suite #110. The company provides flotation tanks for therapeutic and healing assistance. The hours of operation will be seven days a week from 9 AM – 7 PM. The company plans to open in mid-January. For more information visit [www.healingwatersfloatstudio.com](http://www.healingwatersfloatstudio.com) or call 303-466-5200.

**National Driver Training Denver (NDTD)** leased 1,404 square feet at 11918 Washington Street. The company provides driving instruction and testing services. Hours of operation are Monday – Friday from 9 AM – 5 PM, and classes will be offered twice a month on Saturday's. They will be open in mid-January. For more information visit [www.nationaldrivingtraining.com](http://www.nationaldrivingtraining.com) or call 720-541-7101.

### **New Storefront Business Summary**

At the end of December, Northglenn had **868** total businesses. Of that total, **648** are storefronts and **220** are home occupations. Below is a year-to-date summary of new storefront businesses.

#### **2012 YTD - New Storefront Businesses**

Month Announced	New Storefront Businesses	New Employees	S/F Absorption
January	7	120	76,598
February	9	65	22,653
March	6	29	8,945
April	7	14	4,859
May	3	8	21,220
June	7	7	8,160
July	5	12	13,494
August	2	12	5,500
September	3	14	4,980
October	4	6	10,294
November	3	7	6,909
December*	4	10	6315
<b>Totals</b>	<b>60</b>	<b>304</b>	<b>189,927</b>

*Note: Totals do not include temporary businesses.*

*\*The square footage and employees for AutoNation were announced in January when the property was purchased and announced, and therefore are not included in the December totals in the chart below.*

### **Business Closures**

The following three storefront businesses reported closing in December.

Company Name	Address	Start Date	Closed Date	# of Employees
Truemind, Inc.	11166 Huron St., #28	11/2004	12/17/2012	1
Metlife	10701 Melody Dr., #505	5/2005	12/31/2012	1
Professional Retail Services	10750 Irma Dr., #3	11/2009	12/31/2012	2

### **Prospect Activity**

In 2012 the Economic Development department handled **125** prospect inquiries looking to start a business or the potential relocation or expansion projects in Northglenn.

### **Count the Lights**

The Northglenn Historical Commission fire truck again served as an economic development marketing tool to attract customers to the Marketplace. Since the inception six years ago, thousands of children have tried to guess how many working and non-working lights there are on the fire truck. There were five winners ranging from the ages of 3 -13 years old. We would like to personally thank and acknowledge the sponsors: Dodge Signs, Northglenn Urban Renewal Authority, Woodley's Fine Furniture, Atlanta Bread Company, Cinzetti's Italian Market Restaurant, Mountain Man Nut & Fruit, Gunther Toody's, Lowe's, AMF Bowling, Bed, Bath & Beyond, Payless Shoes, Pinnacle Landscaping, and Your Neighbor Magazine.

### **Urban Renewal Projects**

#### **Urban Renewal Plans Approved**

In December the City Council approved a substantial modification to its existing urban renewal plan and created a second plan. The original plan was written over twenty years ago, and as redevelopment has occurred within the city, and a new comprehensive plan was implemented, it was timely to review the properties in the existing urban renewal areas. The second plan includes undeveloped areas that were in the original plan, and new properties. For more information visit [www.northglenn.com/urbanrenewalplan](http://www.northglenn.com/urbanrenewalplan) or contact the Debbie Tuttle at 303-450-8743.

### **Garland Center Redevelopment**

In December the Northglenn Urban Renewal Authority (NURA) purchased property in the Garland Center. This property is being prepared for future redevelopment.

### **Unemployment**

The table below reflects the estimated labor force, employment, and unemployment information for November 2012. It reflects an 8.7% unemployment rate which is a **.2% decrease** from the previous month (8.9%). In November, the state unemployment remained the same, and the county rate increased by .1%.

**November 2012  
Employment Numbers**

Area	# Labor Force	# Employed	# Unemployed	Nov. % Unemployment Rate	Oct. % Unemployment Rate
Northglenn	19,966	18,219	1,747	8.7	8.9
Adams	232,192	212,012	20,180	8.7	8.6
Colorado	2,713,371	2,509,051	204,320	7.5	7.5

*Source: Labor Market Statistics, Local Area Unemployment Statistics Program - Not Seasonally Adjusted.*

**STAFF REFERENCE:** If you have any comments or questions, please contact Debbie Tuttle at 303.450.8743 or [dtuttle@northglenn.org](mailto:dtuttle@northglenn.org)