



Land and Commercial Property

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## 2011 PARKER FACT SHEET

<b>2011 Population:</b>	46,312
<b>Size:</b>	20.81 square miles
<b>Build-out projection:</b>	Town of Parker: 85,000      Incorporated: 101,500
<b>Municipality growth:</b>	96.5% from 2000 to 2011
<b>County growth:</b>	64% from 2000 to 2011
<b>Building:</b>	2010: 4 new commercial permits valuation of \$31,961,000 2009: 13 new commercial permits valuation of \$21,682,683  2010: 100 new single family detached permits w/valuation of \$29 mil 2009: 43 new single family detached permits w/valuation of \$16 mil
<b>Commercial Space:</b>	4,033,058 square feet retail space (total) 1,040,142 square feet of industrial space (total) 664,833 square feet of office space (total)
<b>Sales Tax:</b>	8.1% Parker 3% State 2.9% County 1% RTD/SCFD/FD 1.2%
<b>Housing:</b>	\$324,884 Average Existing SFD Home Value \$293,221 Average New Home Value \$138,266 Average Existing Condo/Townhome value \$194,440 Average New Condo/Townhome value Average Apartment rental range: \$650 to \$1,400 per month
<b>Traffic Counts:</b>	E-470 Expressway – 46,000 cars per day Parker Road (South of E-470) – 58,000 cars per day Parker Road (North of E-470) – 37,000 cars per day
<b>Town Employees/Payroll:</b>	FTE totals: 269.6 full time Payroll (incl. benefits): \$22.5 million Salary and wages: \$18.3 million Benefits: approximately 25% of salary and wages Health: \$1.8 million Retirement: \$1.6 million

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- Town Revenues:** Total projected revenue \$44.7 million (all funds)
- Sales tax = \$24.7 million
- 85% of total taxes
  - 69.6% of general fund total revenue
  - 55.3% of total revenue for all funds
- Food and General Merchandise = approximately 42% or \$10.4 million  
Projected Use tax: \$528,400  
Projected Excise tax: \$236,900  
Projected Property tax: \$1.57 million (3.5% of total revenue)
- Town Expenditures:** Total projected expenses - \$47.2 million (all funds)
- Town Debt:** \$55.9 million outstanding at end of year 2011 (\$57.9 million outstanding at end of 2010)
- Town Bond Ratings:** AA Standard & Poor's  
A2 Moody's
- Town Capital Projects:**
- Parker Rd/Lincoln Deceleration Lane - \$360,000
  - Hess Widening, Motsenbocker to Chambers, \$300,000 (design only)
  - Sidewalk Gap Closures \$100,000 (\$50,000 coming from FASTER Funds)
  - Roadway Safety Enhancement \$100,000 (\$50,000 coming from FASTER Funds)
  - PACE Center Construction \$18.5 million (\$22 million total)
  - Sidewalk improvement along Parker Road \$1,000,000 (carry over from 2010)
  - Sulphur Gulch Restoration Project- \$545,000 (of which \$350,000 will be carried over from 2010)
  - Signal Pole Inspection/Replacement- \$50,000
  - Cherry Creek Restoration Project- \$545,000 (design only)

*Disclaimer: This information was created by the Town of Parker on November 9, 2010 and includes projections for 2011.*

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