



COUNTY OF ALBEMARLE
Department of Community Development
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MEMORANDUM

FROM: Roderick Burton, Data Management Coordinator; Information Services Division

DATE: August 13, 2012

RE: 2011 Year End Building & Certificate of Occupancy Report Revisions

Attached/enclosed please find the revised 2011 Year End Albemarle County Building and Certificate of Occupancy Reports. Please note that there have been revisions to the data in Section III (Comparison of All Building Permits) - Table V (Estimated Cost of Construction by Magisterial District and Construction Type). The revised reports reflect changes to the amounts associated with the Estimated Cost of Construction. There was also a decrease (255 to 239) in the number of New Non-residential and Alteration to Residence permits that were issued a certificate of occupancy.

Please note that these revisions have no impact on the 2011 quarterly Building and Certificate of Occupancy Reports.

Should you have any questions regarding these reports and or the revisions described above, do not hesitate to contact me at 434-296-5823 or rburton@albemarle.org .

2011 YEAR END BUILDING REPORT

(Revised August 13th, 2012)

County of Albemarle
Community Development Department
Office of Geographic Data Services
401 McIntire Road
Charlottesville, Virginia 22902-4596
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- I. Comparison of New Residential Dwelling Units (Table I & Chart A)
- II. Comparison of Residential Dwelling Units by Type (Tables II, III, & IV)
- III. Comparison of All Building Permits (Table V)

KEY TO TYPES OF HOUSING REFERRED TO IN REPORT

SF	Single-Family (includes modular)
SFA	Single-Family Attached
SF/TH	Single-Family Townhouse
SFC	Single-Family Condominium
DUP	Duplex
MF	Multi-Family
MHC	Mobile Home in the County (not in an existing park)
AA	Accessory Apartment

NOTE: Magisterial District changes

Figures categorized by magisterial district, in Tables II and V, reflect changes made in the Redistricting Plan adopted by the Albemarle County Board of Supervisors on May 4, 2011. These adjustments to the magisterial district boundaries are now effective and legally established. For this reason, figures in those tables may not be comparable to previous reports.

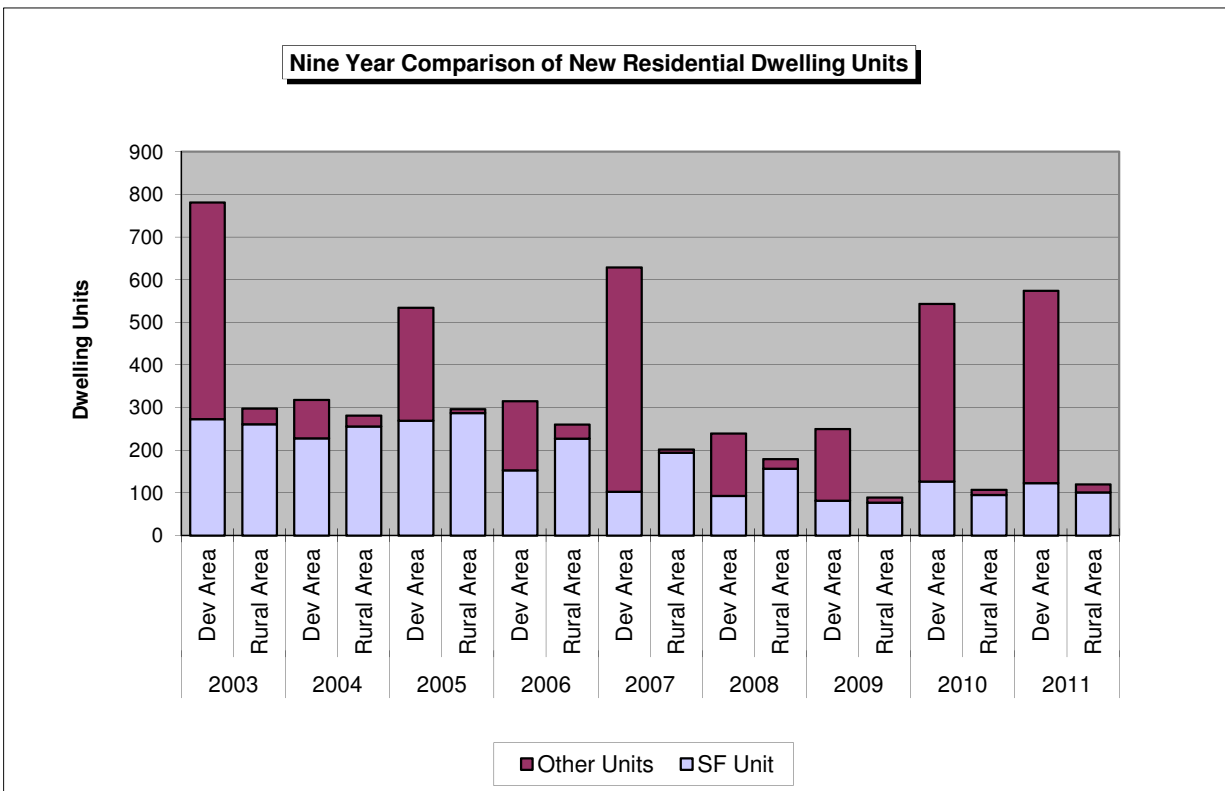
In 2011, 411 building permits were issued for 694 dwelling units. There were five permits issued for mobile homes in existing parks, at an exchange rate of \$2,500, for a total of \$12,500. There were no permits issued for the conversion of an apartment to a condominium.

I. Comparison of Residential Dwelling Units

Table I. Nine Year Comparison of New Residential Dwelling Units by Comprehensive Plan Development Area and Rural Area

Quarter	2003		2004		2005		2006		2007		2008		2009		2010		2011		2011 Totals
	Dev	Rural	Dev	Rural	Dev	Rural	Dev	Rural	Dev	Rural	Dev	Rural	Dev	Rural	Dev	Rural	Dev	Rural	
1st Quarter	184	52	51	26	157	123	81	64	267	57	78	49	38	20	91	24	372	26	398
2nd Quarter	133	90	105	107	121	66	101	80	232	38	86	53	71	26	65	27	58	29	87
3rd Quarter	103	72	72	82	188	46	65	67	73	67	47	47	50	30	358	23	82	37	119
4th Quarter	361	84	90	66	68	61	68	49	57	40	28	30	91	13	29	33	62	28	90
COMP PLAN AREA TOTALS	781	298	318	281	534	296	315	260	629	202	239	179	250	89	543	107	574	120	
YEAR TO DATE TOTALS	1079		599		830		575		831		418		339		650		694		

Chart A. Nine Year Comparison of New Residential Dwelling Units by Comprehensive Plan Development Area and Rural Area



2011 Year End

II. COMPARISON OF RESIDENTIAL DWELLING UNITS BY TYPE

Table II. Breakdown of New Residential Dwelling Units by Magisterial District and Dwelling Unit Type

MAGISTERIAL DISTRICT	DWELLING UNIT TYPE								TOTAL UNITS	% TOTAL UNITS
	SF	SFA	SF/TH	SFC	DUP	MF	MHC	AA		
RIO	51	0	25	0	0	288	0	1	365	53%
JACK JOUETT	5	0	21	0	0	0	0	0	26	4%
RIVANNA	18	0	41	0	0	0	2	0	61	9%
SAMUEL MILLER	35	1	2	0	0	0	1	1	40	6%
SCOTTSVILLE	28	0	12	0	0	0	2	0	42	6%
WHITE HALL	87	8	45	0	10	0	9	1	160	23%
TOTAL	224	9	146	0	10	288	14	3	694	100%

Table III. Breakdown of New Residential Dwelling Units by Comprehensive Plan Area and Dwelling Unit Type

COMPREHENSIVE PLAN AREA	DWELLING UNIT TYPE								TOTAL UNITS	% TOTAL UNITS
	SF	SFA	SF/TH	SFC	DUP	MF	MHC	AA		
URBAN NEIGHBORHOOD 1	0	0	8	0	0	0	0	0	8	1%
URBAN NEIGHBORHOOD 2	48	0	17	0	0	288	0	1	354	51%
URBAN NEIGHBORHOOD 3	0	0	41	0	0	0	0	0	41	6%
URBAN NEIGHBORHOOD 4	2	0	12	0	0	0	0	0	14	2%
URBAN NEIGHBORHOOD 5	4	0	0	0	0	0	0	0	4	1%
URBAN NEIGHBORHOOD 6	0	0	13	0	0	0	0	0	13	2%
URBAN NEIGHBORHOOD 7	2	0	0	0	0	0	0	0	2	0%
URBAN AREAS SUBTOTAL	56	0	91	0	0	288	0	1	436	63%
CROZET COMMUNITY	62	7	45	0	10	0	1	0	125	18%
HOLLYMEAD COMMUNITY	0	0	8	0	0	0	0	0	8	1%
PINEY MOUNTAIN COMMUNITY	0	0	0	0	0	0	0	0	0	0%
COMMUNITIES SUBTOTAL	62	7	53	0	10	0	1	0	133	19%
RIVANNA VILLAGE	5	0	0	0	0	0	0	0	5	1%
VILLAGE SUBTOTAL	5	0	0	0	0	0	0	0	5	1%
DEVELOPMENT AREA SUBTOTAL	123	7	144	0	10	288	1	1	574	83%
RURAL AREA 1	26	1	2	0	0	0	7	0	36	5%
RURAL AREA 2	22	0	0	0	0	0	2	0	24	3%
RURAL AREA 3	29	1	0	0	0	0	2	2	34	5%
RURAL AREA 4	24	0	0	0	0	0	2	0	26	4%
RURAL AREA SUBTOTAL	101	2	2	0	0	0	13	2	120	17%
TOTAL	224	9	146	0	10	288	14	3	694	100%

2011 Year End

II. COMPARISON OF RESIDENTIAL DWELLING UNITS BY TYPE (continued)

Table IV. Breakdown of Residential Dwelling Units by Elementary School District and Dwelling Unit Type

SCHOOL DISTRICT	DWELLING UNIT TYPE								TOTAL UNITS	% TOTAL UNITS
	SF	SFA	SF/TH	SFC	DUP	MF	MHC	AA		
Agnor-Hurt	49	0	17	0	0	288	0	1	355	51%
Baker Butler	9	0	0	0	0	0	0	0	9	1%
Broadus Wood	13	0	0	0	0	0	4	0	17	2%
Brownsville	67	6	45	0	10	0	1	1	130	19%
Cale	6	0	12	0	0	0	0	0	18	3%
Crozet	8	2	0	0	0	0	3	0	13	2%
Greer	4	0	21	0	0	0	0	0	25	4%
Hollymead	0	0	8	0	0	0	0	0	8	1%
Meriwether Lewis	10	0	0	0	0	0	1	1	12	2%
Murray	8	1	2	0	0	0	0	0	11	2%
Red Hill	12	0	0	0	0	0	0	0	12	2%
Scottsville	10	0	0	0	0	0	2	0	12	2%
Stone Robinson	16	0	41	0	0	0	2	0	59	9%
Stony Point	5	0	0	0	0	0	0	0	5	1%
Woodbrook	0	0	0	0	0	0	0	0	0	0%
Yancey	7	0	0	0	0	0	1	0	8	1%
TOTAL	224	9	146	0	10	288	14	3	694	100%

III. COMPARISON OF ALL BUILDING PERMITS

Table V. Estimated Cost of Construction by Magisterial District and Construction Type

MAGISTERIAL DISTRICT	NEW RESIDENTIAL		*NEW NON-RES. & ALTER. RES.		**NEW COMMERCIAL & NEW INSTITUT.		FARM BUILDING & ALTER. COMM.		TOTAL	
	No.	Amount-\$	No.	Amount-\$	No.	Amount-\$	No.	Amount-\$	No.	Amount-\$
RIO	88	\$ 31,663,593	87	\$ 1,880,050	17	\$ 9,908,086	211	\$ 6,002,727	403	\$ 49,454,456
JOUETT	26	\$ 3,920,000	53	\$ 4,763,307	6	\$ 11,113,500	12	\$ 277,092	97	\$ 20,073,899
RIVANNA	61	\$ 12,556,000	122	\$ 4,311,221	7	\$ 159,500	82	\$ 10,588,065	272	\$ 27,614,786
S. MILLER	40	\$ 14,608,406	112	\$ 6,275,322	10	\$ 2,284,444	32	\$ 2,701,041	194	\$ 25,869,213
SCOTTSVILLE	42	\$ 9,693,800	106	\$ 2,631,375	14	\$ 1,522,000	35	\$ 2,353,472	197	\$ 16,200,647
WHITE HALL	154	\$ 41,461,185	127	\$ 6,198,777	2	\$ 95,000	36	\$ 1,646,182	319	\$ 49,401,144
TOTAL	411	\$ 113,902,984	607	\$ 26,060,052	56	\$ 25,082,530	408	\$ 23,568,579	1,482	\$ 188,614,146

* Additional value of mobile homes placed in existing parks is included in the Alteration Residential category.

* Additional value of Single-Family Condominium Conversions is included in the Alteration Residential category.

* Additional value of condominium shell buildings is included in the New Non-Residential category. Additional permitting associated with the residential component of condominium shell buildings will be necessary and reported in other tables of the Building Report as permitting occurs.

** Additional value of mixed use buildings is included in the New Commercial category. Mixed use buildings are comprised of residential and commercial uses. Additional permitting associated with the residential component of mixed use buildings will be necessary and reported in other tables of the Building Report as permitting occurs.