



Annual Growth Profile

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This year the *Annual Growth Profile* is again being distributed in digital form. This distribution method facilitates the cost-effective use of many detailed and high-resolution color maps by a wider audience.

The *Growth Profile* is organized by six growth measures: Population and Housing, Construction, Zoning, Platting, Land Use and Transportation. Maps have also been included in each of these sections to provide detailed information regarding growth and development trends within the City. Much of the discussion centers around trend comparisons among planning sectors. A sector map has been included in the Executive Summary for reference.

Population and Housing

Historic trends in population and housing growth are detailed in this section to provide some context to the changes experienced over the past year. This section provides current housing and population estimates by sector and an analysis of growth trends and sector densities.

Construction

Construction trends are analyzed through an investigation of building permit data, including specific analysis pertaining to residential and non-residential new construction. Maps detail the location of new construction activity.

Zoning

This section looks briefly at current zoning conditions as well as a breakdown of zoning activity that took place during calendar year 2008. Maps illustrating existing zoning and zoning activity are included in this section as well.

Platting

Platting activity is a gauge of future development activity. This is particularly true of final plats, combination plats and minor plats, which all create new lots for development. This activity is discussed in the context of trends over the past five years. Replatting activity is also included in the analysis. Replats are an important addition to the platting section because as the City becomes increasingly more built out, the number of acres that have never been

platted is dwindling. Therefore, replats need to be counted in order to accurately gauge development activity. A map indicates the location of plats that created lots in 2008.

Land Use

A discussion of how Arlington compares to national averages pertaining to the share of different land uses prefaces information on generalized land use by sector and a citywide land use map.

Transportation

This section discusses traffic activity in 2008 by looking at the busiest road segments. A discussion of airport activity and current improvement projects underway at the airport is also included.

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Several factors, also present in 2007, continued to influence growth and development in Arlington in 2008.

Population and Housing

Arlington's population and housing grew by 0.3 percent over the previous year to an estimated 367,416 residents and 143,819 housing units. The vast majority of this growth was in the Southeast Sector, as it has been for the past few years.

Annual Growth Summary, 2008

		Year End 2007	Year End 2008	Percent Change
Population		366,470	367,416	0.3%
Housing:	Total Housing	143,445	143,819	0.3%
	Single Family Homes	93,294	93,782	0.5%
	Multi-family Homes	50,151	50,037	-0.2%
Construction:	Total Building Permits	4,429	3,948	-11%
	Value	\$295,258,320	\$343,165,074	16%
Zoning Change:	Acres	1,540	892	-42%
Platting:	Acres	334	1,188	255%
	Lots	579	129	-78%
Transportation:	Airport Operations	153,413	134,599	-12%

Source: City of Arlington, Community Development and Planning

Construction

The total number of permits issued in 2008 was 3,948; reflecting a decrease from last year's total by 11 percent. However, the value of building permits increased in 2008, by 16 percent.

Zoning

58 percent of the land in Arlington is zoned for residential uses, and low density residential is the majority of this share. During 2008, there were 47 requests for zoning changes or development plan/concept brief approval, and 33 requests for Specific Use Permits. These requests totaled 892 acres, a fairly significant

decrease from last year's 1,540 acres. However, the number of total cases stayed the same. This was due, in large part, to the increase in Specific Use Permit requests for gas well drilling and production. Of the 80 total requests, 56 cases were approved.

Platting

Plats filed in 2008 created 129 lots, a decrease of 78 percent from 2007. However, the acreage involved increased by 256 percent, from 334 acres in 2007 to 1,188 acres in 2008. The dramatic increase in acreage is due, in large part, to the replat at the Airport, which involved more than 500 acres.

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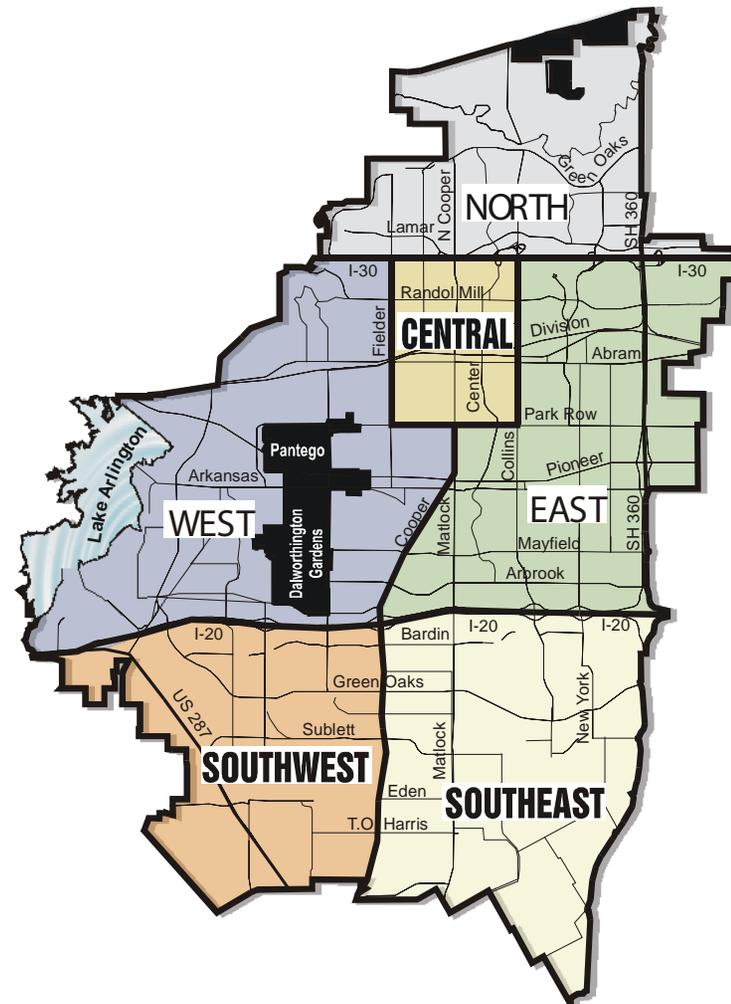
Land Use

A majority of the land in Arlington is developed, but the City still contained more vacant developable land in 2008 than that of cities with similar population sizes across the nation. This indicates that Arlington still has potential for growth. After taking out the areas for the lake and the roadways, Arlington was dominated by residential land uses, occupying 47 percent of the City. Vacant developable land was the City's next largest land use category at 20 percent. The North, mainly the Viridian area, and Southeast Planning Sectors contained the most vacant land. This gives a good indication as to the direction of future growth in the City.

Transportation

Of the road segments counted, the most traveled in 2008 was Matlock Rd between Cornfield Dr and SW Green Oaks Blvd. The other top traveled segments were all along S Cooper St and Matlock Rd.

Airport activity decreased in 2008 to 134,599 take-offs and landings, a 12 percent decrease from 2007. This was due to the general downturn in the economy.



Population & Housing Trends



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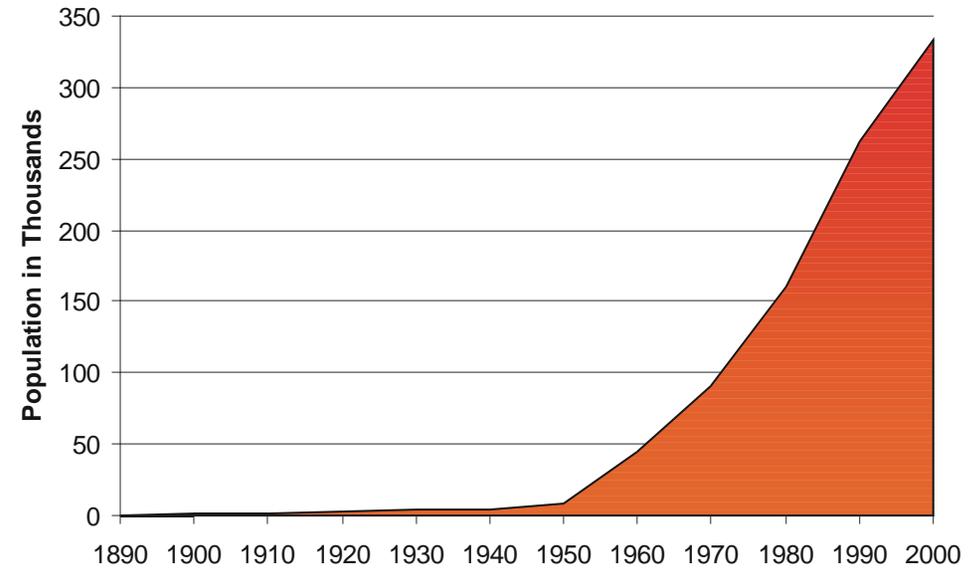
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Historic Trends

From the City's founding through the Great Depression and World War II, population growth was slow, but continued at a steady pace. The surging economy of the post-war era and Arlington's location between the rapidly expanding major cities of Dallas and Fort Worth led to a dramatic increase in growth.

The post-war population boom in Arlington resulted in a city that was six times larger in 1960 than it was in 1950, climbing from 7,692 to 44,775. During the decades that followed, several factors running parallel to one another would facilitate the continued growth of the City. The large-scale annexation of developable land (averaging nearly 15,000 acres per decade from 1950 - 1990), the opening of Interstate 20 and DFW International Airport in the mid-1970s and a strong regional economy all built to a peak in

Population Growth by Decennial Census, 1890-2000



Source: U.S. Census Bureau, *Census of Population and Housing (1890-2000)*

population growth during the 1980s, when Arlington added 101,000 new residents. By 2000, the population was more than 43 times greater than it was in 1950.

Decennial Population Growth, 1890-2000

Year	1890	1900	1910	1920	1930	1940	1950	1960	1970	1980	1990	2000
Population	664	1,079	1,794	3,031	3,661	4,240	7,692	44,775	90,229	160,113	261,721	332,969
Change	-	415	715	1,237	630	579	3,452	37,083	45,454	69,884	101,608	71,248
% Change	-	62.5%	66.3%	68.6%	20.8%	15.8%	81.4%	482.1%	101.5%	77.5%	63.5%	27.2%

Source: U.S. Census Bureau, *Census of Population and Housing (1890-2000)*

Population & Housing Trends

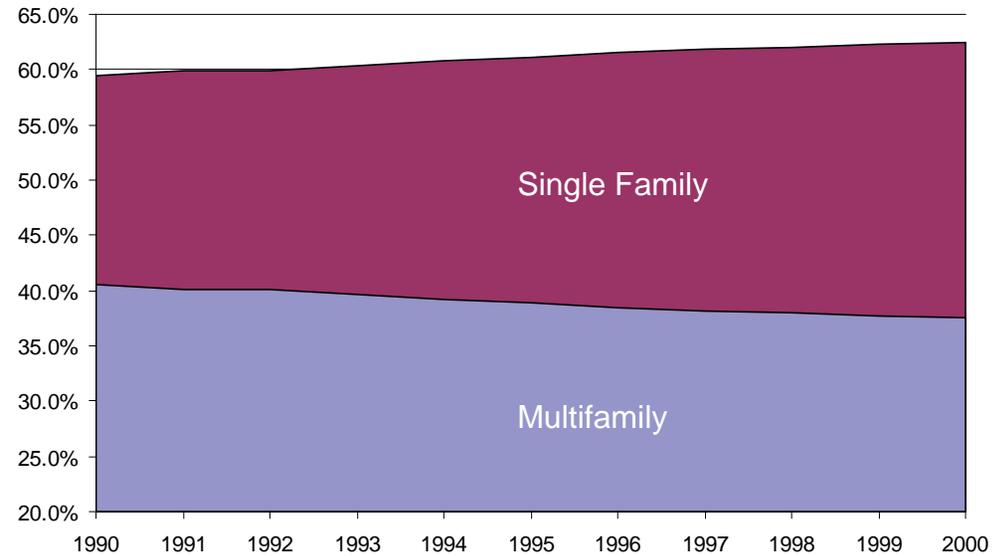


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Historic Trends

During the 1990s, the number of total housing units in Arlington grew by 16.3 percent - rising from 113,636 to greater than 132,000 in 2000. The focus of development between 1990 and 2000 was south of Interstate 20, with nearly 65 percent (almost 12,000 units) of the housing constructed during the decade located there. Residential construction trends have favored single family development over multi-family development during the past several years. Between 1990 and 2000, the share of total housing units in Arlington that are classified as single family increased. Year-end 1990 housing estimates indicated a housing mix of 59.5 percent single family and 40.5 percent multi-family. As of year-end 2000, the housing distribution had shifted to 62.5 percent single family and 37.5 percent multi-family.

Housing Mix, 1990-2000



Source: City of Arlington, Community Development and Planning

Share of Citywide Decennial Growth, 1990-2000

	Central	East	North	Southeast	Southwest	West	Citywide
1990	9,859	30,859	21,140	9,943	12,745	29,087	113,636
1991	9,861	30,882	21,202	10,451	12,990	29,334	114,723
1992	9,860	30,913	21,879	10,929	13,266	29,540	116,390
1993	9,857	30,940	22,065	11,404	13,648	29,757	117,674
1994	10,045	30,966	22,221	11,996	13,974	30,041	119,246
1995	10,212	31,043	22,403	12,718	14,299	30,217	120,895
1996	10,213	31,120	22,947	13,614	14,685	30,357	122,939
1997	10,202	31,240	23,004	14,292	15,122	30,705	124,565
1998	10,157	31,757	23,042	15,257	15,569	31,126	126,908
1999	10,265	32,185	23,086	16,577	16,050	31,271	129,434
2000	10,263	32,470	23,146	18,020	16,666	31,638	132,203

Source: City of Arlington, Community Development and Planning

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Population & Housing Trends



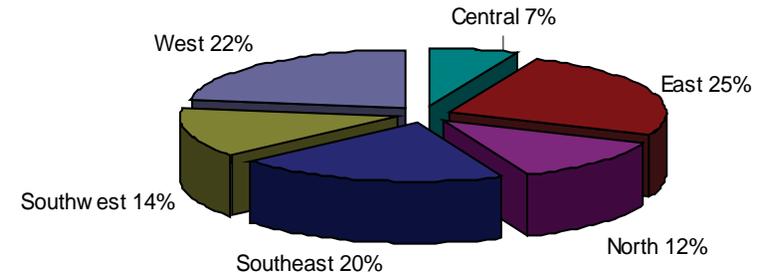
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Current Conditions

During 2008, the City of Arlington added an estimated 947 residents and 374 housing units, representing almost a 0.3 percent gain in population as well as in housing units compared to year-end 2007.

The City's population was estimated to be 367,416 in 2008. Growth was heavily concentrated in the Southeast Planning Sector, which added 686 new residents during the year and had the highest population growth rate (almost 1 percent) of all the sectors. The Southwest Sector, with an additional 294 residents, represented the next highest population growth rate (0.58 percent). All but the Central sector displayed some population growth. Due to multi-family demolitions, the Central Sector lost 240 residents.

Share of Citywide Population at the end of the year 2008



Source: City of Arlington, Community Development and Planning

Annual Population and Housing Growth, 2007-2008

Sector	2007		2008		Change 2007-2008				
	Housing Units	Population	Housing Units	Population	Housing Units Completed	Housing Units Demolished	Change in Housing Units	Change in Population	Percent Change in Population
Central	10,241	24,712	10,146	24,471	4	99	-95	-240	-0.97%
East	32,396	90,605	32,403	90,623	28	21	7	18	0.02%
North	23,334	45,338	23,353	45,386	20	1	19	48	0.11%
SE	25,935	73,090	26,206	73,776	273	2	271	686	0.94%
SW	18,888	50,543	19,004	50,836	119	3	116	294	0.58%
West	32,651	82,182	32,707	82,324	62	6	56	142	0.17%
Total	143,445	366,470	143,819	367,416	506	132	374	947	0.26%

Source: City of Arlington, Community Development and Planning

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Population & Housing Trends



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Looking at population growth by census tract, the map indicates that the majority of the City experienced population gains of less than one percent, with the heaviest growth concentrated in South Arlington. Housing growth mirrors that of the population, with Southeast Arlington experiencing the largest share (271 units) of single family housing growth in 2008. There was no new multi-family growth in 2008.

Although population and housing growth have consistently occurred south of Interstate 20 and that trend continued in 2008, the rate of development has been slowing. In 2008, no census tract area experienced greater than 5 percent population change, with only five tracts displaying a 1 to 5 percent growth. The remainder of the City experienced growth of less than 1 percent.

The City's total population is distributed more evenly than 2008 population growth implies, though the East and West Sectors continued to account for 172,947 (more than 47 percent) of the City's total population.

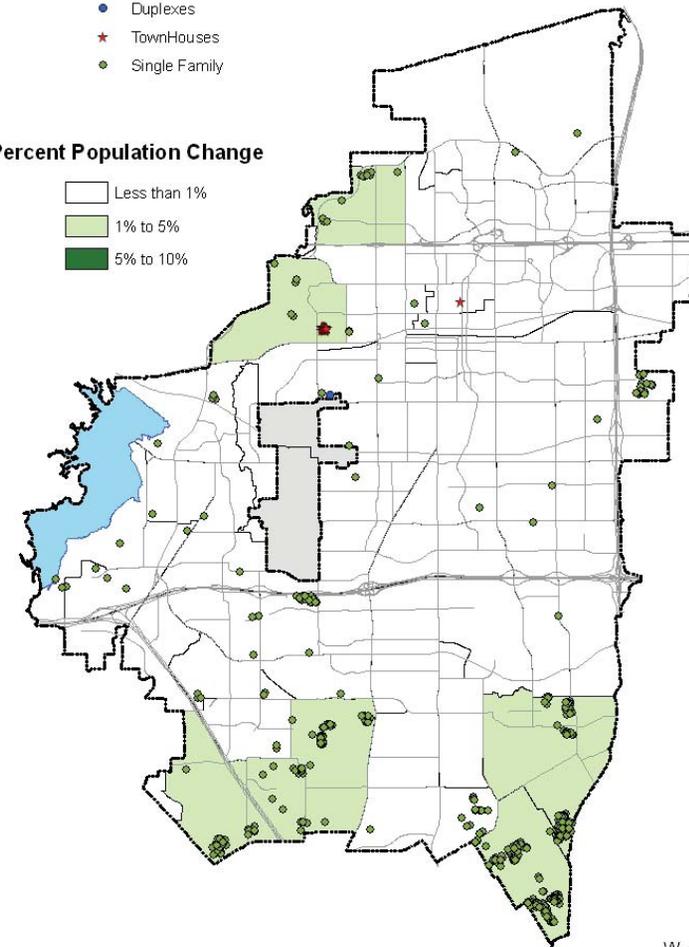
Residential Final Inspections and Population Change, 2008

Residential Final Inspections

- Duplexes
- ★ TownHouses
- Single Family

Percent Population Change

- Less than 1%
- 1% to 5%
- 5% to 10%



Population & Housing Trends



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Housing growth within the City continued to be predominately single family in 2008. Of the 506 new housing units completed (*not considering the demolitions*), 100 percent were classified as single family dwelling units. This mimicked the previous year's growth trend. At the end of 2008, the overall mix of housing types almost remained the same, at 65 percent (93,782 units) single family and 35 percent (50,037 units) multi-family.

The number of single family housing units heavily outweighed the number of multi-family units in the Southeast, Southwest and West Planning Sectors in 2008. The housing mix was more evenly distributed in the East Planning Sector with 53 percent of the total dwelling units being single family. However, the East sector also had the second largest number of multi-family units (15,125). The largest number of multi-family units has been consistently found in the North sector (16,531). These two sectors accounted for almost two-thirds (63 percent) of the City's multi-family housing stock in 2008, while having 39 percent of the City's total housing stock.

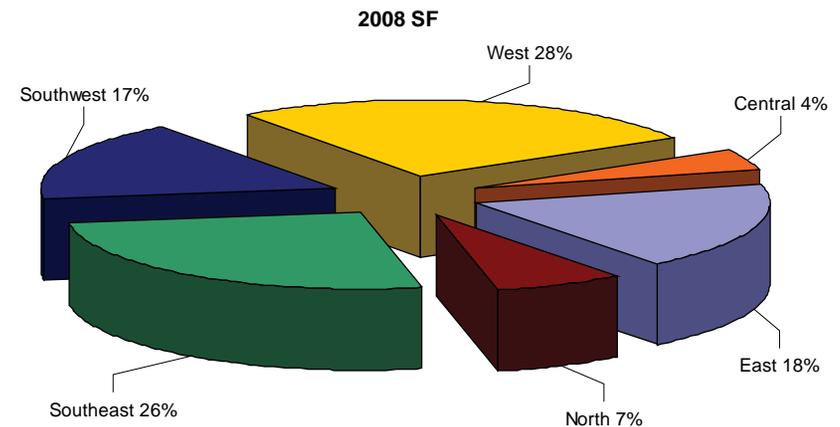
Housing Unit Change by Sector and Type, 2007-2008

Sector	Year End 2007		2008 Change in Housing Units*		Year End 2008	
	SF	MF	SF	MF	SF	MF
Central	4,108	6,133	3	-98	4,111	6,035
East	17,255	15,141	23	-16	17,278	15,125
North	6,803	16,531	19	0	6,822	16,531
SE	24,016	1,919	271	0	24,287	1,919
SW	16,152	2,736	116	0	16,268	2,736
West	24,960	7,691	56	0	25,016	7,691
Citywide	93,294	50,151	488	-114	93,782	50,037

* Change in housing units is equal to the new housing units completed minus any units demolished.

Source: City of Arlington, Community Development and Planning

Distribution of Single Family Housing Units by Sector, 2008



Source: City of Arlington, Community Development and Planning

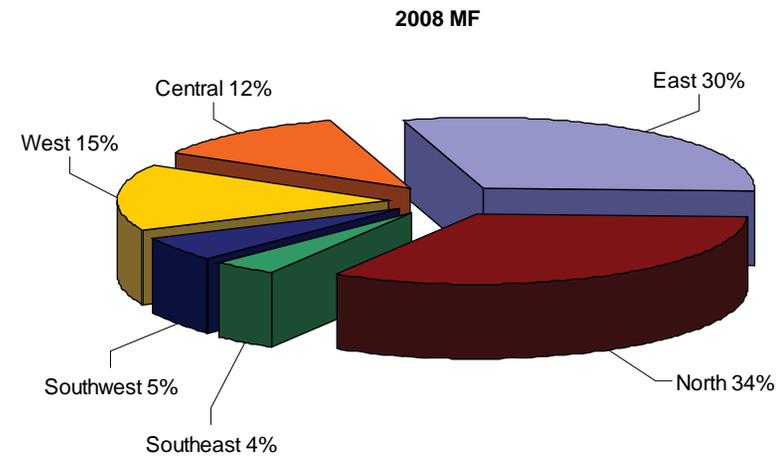
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It is important to understand the impact that continued housing and population growth have on the City's density. Existing densities were arrived at by calculating the number of housing units per acre of residentially zoned and developed land.

Distribution of Multi-family Housing Units by Sector, 2008



Source: City of Arlington, Community Development and Planning

Residential Density by Sector, 2008

Sector	Housing Units	Residentially Developed Land	Residential Density 2008
Central	10,146	1,225	8.28
East	32,403	4,035	8.03
North	23,353	2,403	9.72
SE	26,206	4,735	5.53
SW	19,004	4,777	3.98
West	32,707	6,454	5.07
Citywide	143,819	23,628	6.09

Source: City of Arlington, Community Development and Planning

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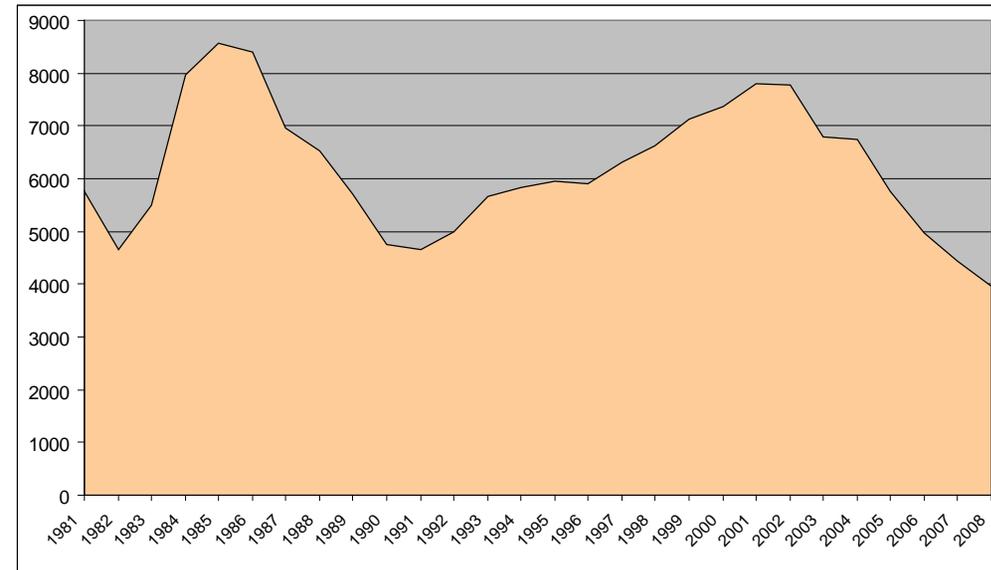
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Historic Trends

The number of permits issued annually during the 1990s increased at a steady and gradual rate, as opposed to the rapid expansion and contraction experienced during the 1980s. This reflects the nature of economic development during that period, during which the City experienced more sustained economic expansion, as compared to the dramatic boom-bust cycle of the 1980s. However in the 2000s, we are again experiencing a decrease in the number of building permits. This indicates the beginning stages of a new development cycle. In 2008, the City of Arlington issued a total of 3,948 building permits.

Total Number of Permits Issued by Year, 1981-2008



Source: City of Arlington, Community Development and Planning

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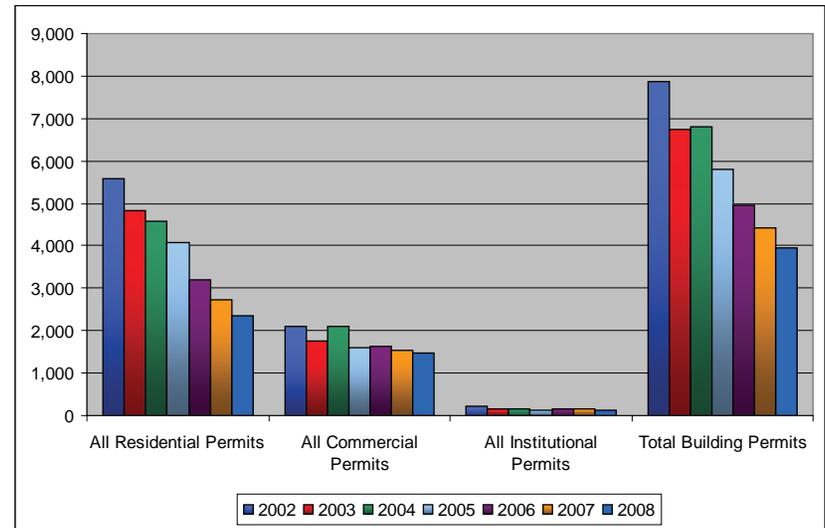
Total Permitting Activity

Compared to the year 2007 (4,429 permits), the total number of permits issued in 2008 (3,948 permits) reflected a decrease of 11 percent. The total number of residential permits issued dropped by 14 percent (2,342 permits). This could be related to the housing crisis, which came to the forefront in 2007 and reached new heights in 2008, due, in part, to an increasing number of foreclosures on sub-prime mortgages. However, residential permits still calculated to be about 59 percent of the total number of building permits in 2008. Commercial permits showed a decrease of 5 percent to 1,473 permits in 2008. Institutional permits decreased from 149 permits to 133 (11 percent).

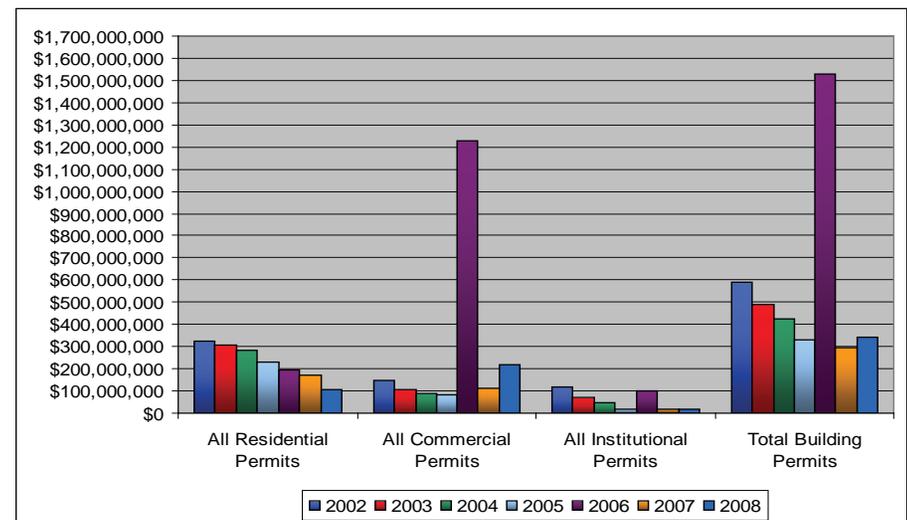
Total permitting activity does not give a complete picture of growth activity, though; permit value must also be examined. The value of total permits in 2008 was more than \$343 million, an increase of 16 percent from 2007.

Institutional permits increased in value in 2008. Institutional permits reached a value of approximately \$19.1 million, a 13 percent increase

Total Number of Building Permits Issued by Category, 2002-2008*



Total Value of Building Permits Issued by Category, 2002-2008*



* Information is for all permits received, including new construction, remodel, fence and sign. Source of building permits graphs: City of Arlington, Community Development and Planning

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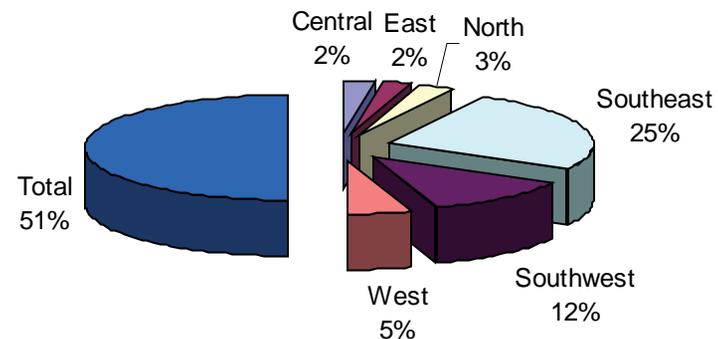
from 2007. Institutional permits accounted for 5.6 percent of all permit value in 2008, while in 2007, institutional permits accounted for 5.7 percent of all permit value. Commercial permitting values increased significantly from 2007 by \$1.1 million (99 percent). Residential permit values, at \$105 million, suffered a decline of 37 percent from 2007.

The highest value institutional construction projects in 2008 included the Levitt Pavilion on W Abram Street (\$4.4 million), a new water tower on E Arkansas Lane (\$3.7 million) and a new classroom addition and sanctuary remodel for the St. Barnabus Church on W Pleasant Ridge Road (\$2.9 million). The three highest valued commercial permits were all warehousing projects: the Forum 303 Crossing development on E Arkansas Lane (\$21.6 million), the Pioneer 360 Business Center (\$161 million) and the Arlington Commerce Center on New York Avenue (10.7 million).

Although residential permit values decreased, residential construction comprised the majority of building permits issued in 2008. Looking specifically at residential new construction, permit activity dropped by 48 percent, from 807 permits during 2007 to 427 during 2008. The overwhelming majority of these permits were for the construction of new houses.

There were also three multi-family permits issued in 2008 for 149 units. This is a decrease when compared to 2007, in which there were 279 multi-family permits issued. However, none of the multi-family permits from either year had been finalized by year end 2008.

Share of Residential New Construction Permits, 2008



Source: City of Arlington, Community Development and Planning

Residential New Construction

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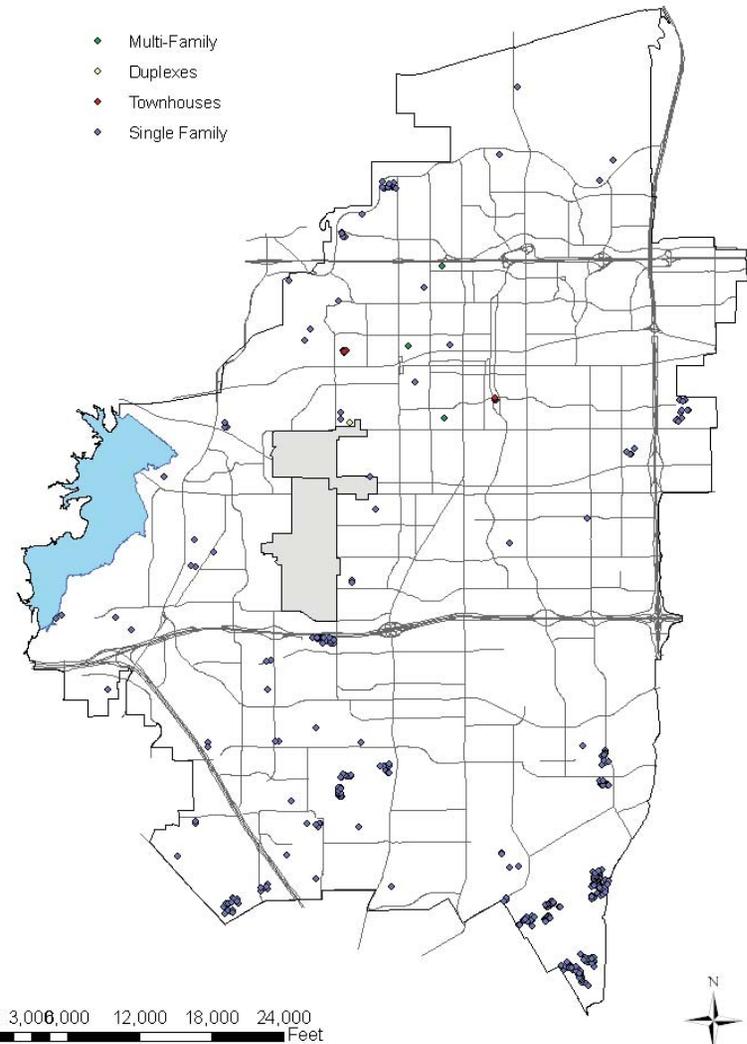
Residential building activity continued to be focused in the Southeast Sector in 2008, where more than half (217 permits) of the single family new construction occurred. As in 2007, the Southwest and West Sectors experienced modest residential new construction activity, with 104 permits and 41 permits respectively.

The average permit value for new single family construction was \$155,814 in 2008, an increase of \$1,302 from the previous year.

All Single Family New Construction Permits			
Sector	Number	Total Value	Average Value
Central	18	\$1,648,425.00	\$91,579.17
East	20	\$2,609,237.00	\$130,461.85
North	24	\$5,503,721.00	\$229,321.71
Southeast	217	\$29,653,771.20	\$136,653.32
Southwest	104	\$19,338,052.00	\$185,942.81
West	41	\$6,597,821.00	\$160,922.46
Total	424	\$65,351,027.20	\$155,813.55

Source: City of Arlington, Community Development and Planning

Residential New Construction Permits, 2008



Source: City of Arlington, Community Development and Planning

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Non-residential New Construction

Non-residential new construction activity totaled about \$64 million in the year 2007 and increased to \$158 million in 2008 - a gain of approximately 146 percent.

The East Sector had the largest portion of the non-residential construction activity, with the Southeast Sector having the second largest. Breaking these numbers down into categories, the East Sector led the City in commercial new construction projects in terms of the total permit value and the Central sector led in average permit value. The Central Sector also led the City in institutional new construction projects in total and average permit value.

It should be noted that average values can be skewed by just a few high value projects. An example of this is shown in the Central Sector. This sector only had five total new construction commercial permits, but because three of them were multi-million dollar projects, the Central Sector led in average permit value. Generally, non-residential permitting fluctuates more

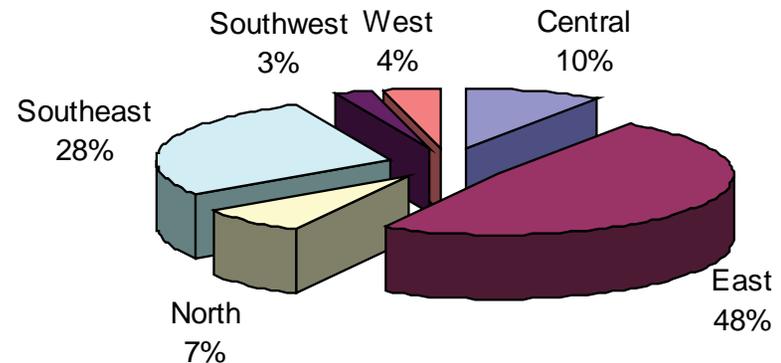
Non-residential New Construction Value by Sector,* 2008

Sector	Commercial		Institutional		Total Non-residential	
	Total Value	Average Value	Total Value	Average Value	Total Value	Average Value
Central	\$10,564,800.00	\$2,112,960.00	\$4,460,000.00	\$1,486,666.67	\$15,024,800.00	\$1,878,100.00
East	\$72,738,823.39	\$2,020,522.87	\$3,761,490.00	\$940,372.50	\$76,500,313.39	\$1,912,507.83
North	\$11,630,207.00	\$1,661,458.14	\$0.00	\$0.00	\$11,630,207.00	\$1,661,458.14
SE	\$41,191,724.00	\$1,790,944.52	\$3,041,562.00	\$190,097.63	\$44,233,286.00	\$1,134,186.82
SW	\$3,154,500.00	\$525,750.00	\$902,000.00	\$451,000.00	\$4,056,500.00	\$507,062.50
West	\$5,220,246.40	\$372,874.74	\$1,022,000.00	\$204,400.00	\$6,242,246.40	\$328,539.28
Total	\$144,500,300.79	\$1,414,085.05	\$13,187,052.00	\$545,422.80	\$157,687,352.79	\$1,236,975.76

*Calculated from new construction permits. For locations in which multiple new construction permits were issued during the year, permit values were aggregated to find the total value of improvements for that location. Does not include fence, sign, and auxiliary buildings.

Source: City of Arlington, Community Development and Planning

Share of Non-residential New Construction Value by Sector 2008



Source: City of Arlington, Community Development and Planning

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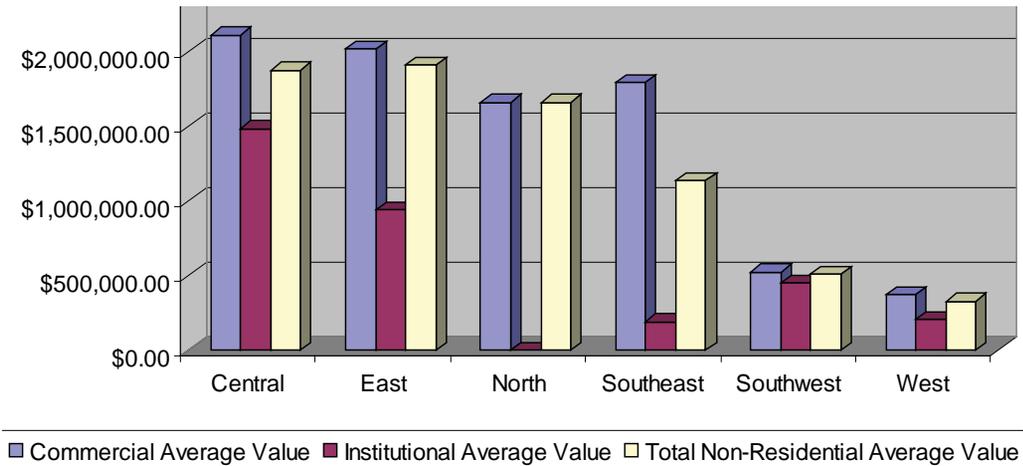


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than residential permitting, though that is not always the case.

The largest value permits for new construction were the three warehousing projects previously mentioned, which were also the three highest value commercial permits.

Average Value of Non-residential New Construction by Sector, 2008



Source: City of Arlington, Community Development and Planning

Largest Non-Residential New Construction Values, 2008

	Address	Sector	Values	Description
1	3221 E ARKANSAS LN	East	\$21,571,000.00	WAREHOUSING
2	3000 E PIONEER PWY	East	\$16,085,000.00	WAREHOUSING
3	4925 NEW YORK AVE	SE	\$10,695,100.00	WAREHOUSING
4	2190 E LAMAR BLVD	North	\$9,100,000.00	FULL SERVICE HOTEL
5	3201 E ARKANSAS LN	East	\$8,343,180.00	WAREHOUSING
6	5001 S COOPER ST	SE	\$6,913,690.00	RETAIL CENTER
7	5005 S COOPER ST	SE	\$6,913,690.00	RETAIL CENTER
8	2900 E PIONEER PWY	East	\$5,438,000.00	WAREHOUSING
9	4905 NEW YORK AVE	SE	\$5,304,450.00	WAREHOUSING
10	411 W ROAD TO SIX FLAGS ST	Central	\$4,624,690	FULL SERVICE HOTEL

Source: City of Arlington, Community Development and Planning

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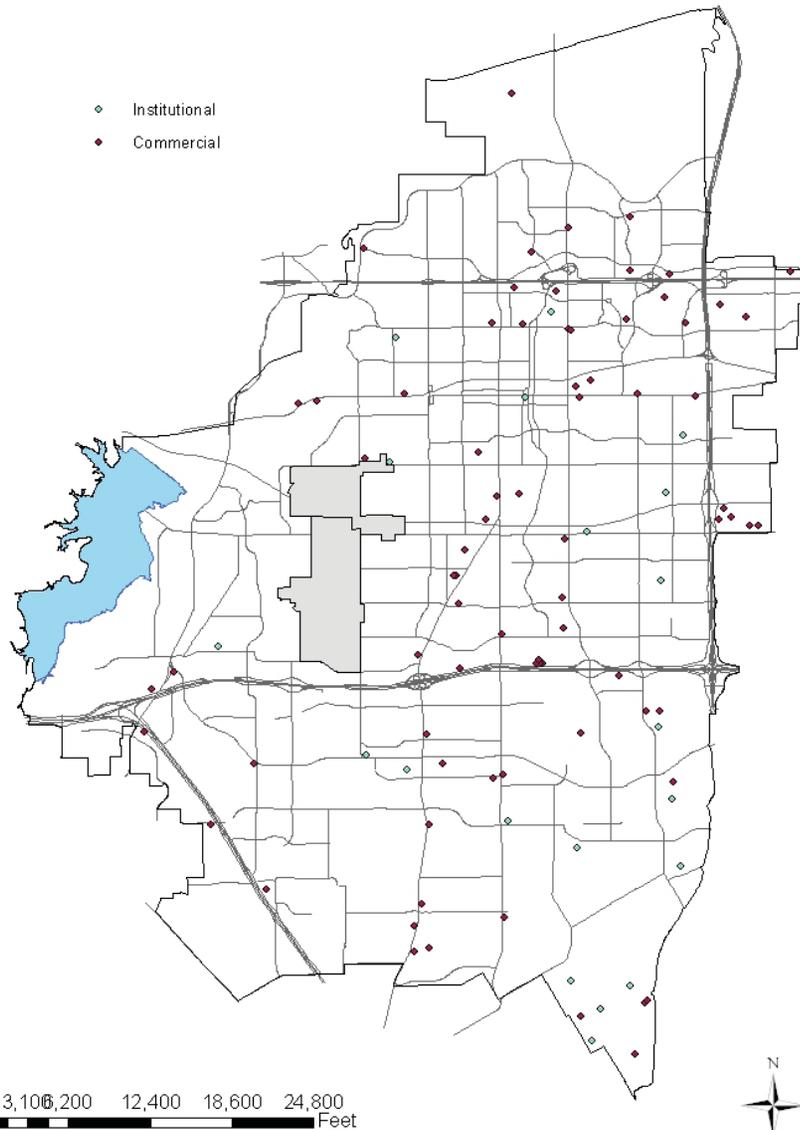
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Non-Residential New Construction, 2008



Source: City of Arlington, Community Development and Planning

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Current Conditions

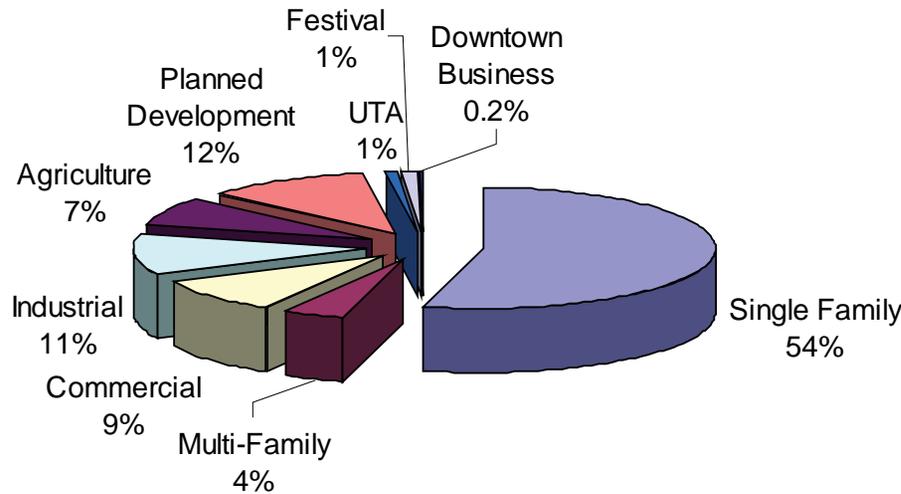
Approximately 58 percent of the land in Arlington was zoned for residential use in 2008, with low-density single family comprising the vast majority of this share (54 percent), and multi-family comprising the remaining 4 percent. The West sector had over three-fourths of its land zoned single-family residential.

Industrial and Planned Development (PD) zoning districts roughly comprised the same share of land, with Industrial accounting for approximately 11 percent of the City's land area and PD 12 percent. It should be noted that land zoned as Planned Development (PD) allows for both residential and non-residential uses. Commercial districts made up the next largest percentage of land area at 9 percent.

Approximately 46 percent of the City's industrially zoned land was located in the East Sector (which, as the third largest sector in the City, represents 20 percent of the City's total land area). This reflects the concentration of manufacturing and warehouse development associated with the Great Southwest Industrial District and the General Motors plant. The East Sector also contained the largest shares of commercial (29 percent) and multi-family (35 percent) zoning districts.

The City's amount of agriculturally zoned land decreased from last year due to new projects. A large percentage (72 percent) of it is still located south of Interstate 20, further emphasizing the potential for development in this area as these acres are converted to other uses.

Share of Land by Generalized Zoning Category, 2008



Source: City of Arlington, Community Development and Planning


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Acres of Land by Generalized Zoning Category and Sector, 2008

Zoning Category	Central	East	North	Southeast	Southwest	West	Total
Single Family	1,754.23	5,052.27	2,759.53	6,080.05	6,241.15	11,500.52	33,387.74
Multi-Family	245.95	912.85	484.83	196.30	222.12	535.52	2,597.56
Commercial	596.10	1,639.03	511.38	1,467.78	555.97	955.82	5,726.08
Industrial	84.36	3,166.35	888.20	1,954.97	143.82	691.92	6,929.63
Agriculture	0.00	23.57	1,039.55	1,278.21	1,971.52	208.63	4,521.47
Planned Development	120.85	865.64	3,026.58	1,507.19	610.44	952.52	7,083.21
UTA	413.77	0.00	0.00	0.00	0.00	0.12	413.89
Festival	0.10	452.09	329.87	0.00	0.00	0.00	782.05
Downtown Business	148.15	0.00	0.00	0.00	0.00	0.00	148.15
Total	3,363.51	12,111.80	9,039.92	12,484.51	9,745.01	14,845.04	61,589.80

Share of Land by Generalized Zoning Category and Sector, 2008

Zoning Category	Central	East	North	Southeast	Southwest	West	Total
Single Family	52%	42%	31%	49%	64%	77%	54%
Multi-Family	7%	8%	5%	2%	2%	4%	4%
Commercial	18%	14%	6%	12%	6%	6%	9%
Industrial	3%	26%	10%	16%	1%	5%	11%
Agriculture	0%	0%	11%	10%	20%	1%	7%
Planned Development	4%	7%	33%	12%	6%	6%	12%
UTA	12%	0%	0%	0%	0%	0%	1%
Festival	0%	4%	4%	0%	0%	0%	1%
Downtown Business	4%	0%	0%	0%	0%	0%	0.2%
Total	100%						

Source: City of Arlington, Community Development and Planning

Zoning



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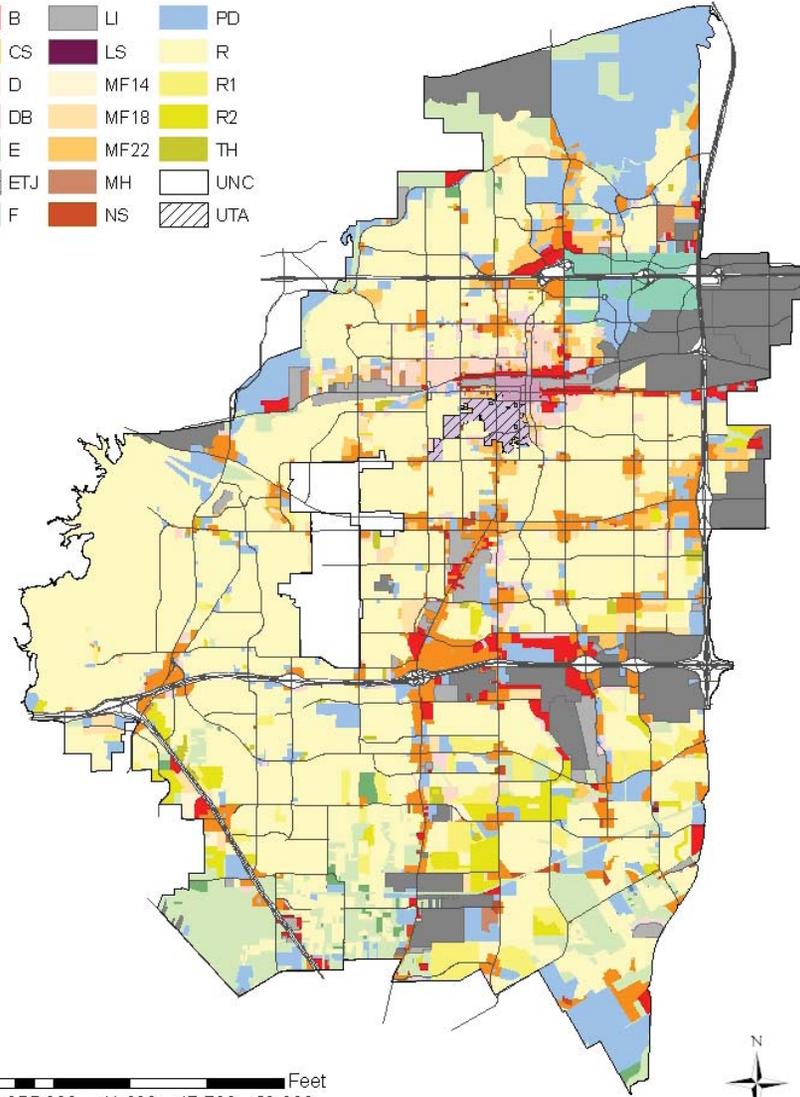
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Zoning Map, 2008

A	IM	O
B	LI	PD
CS	LS	R
D	MF14	R1
DB	MF18	R2
E	MF22	TH
ETJ	MH	UNC
F	NS	UTA



0 2,956,900 11,800 17,700 23,600 Feet



Source: City of Arlington, Community Development and Planning

Zoning



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The total acres of vacant land slightly decreased in 2008 from 2007. Of the total vacant land in Arlington, just under 2,000 acres was in single family residential zoning districts. In addition to this stock of residential land was agriculturally zoned land, which has the potential to become residential and made up approximately 15 percent (1,458 acres) of Arlington's vacant land in 2008.

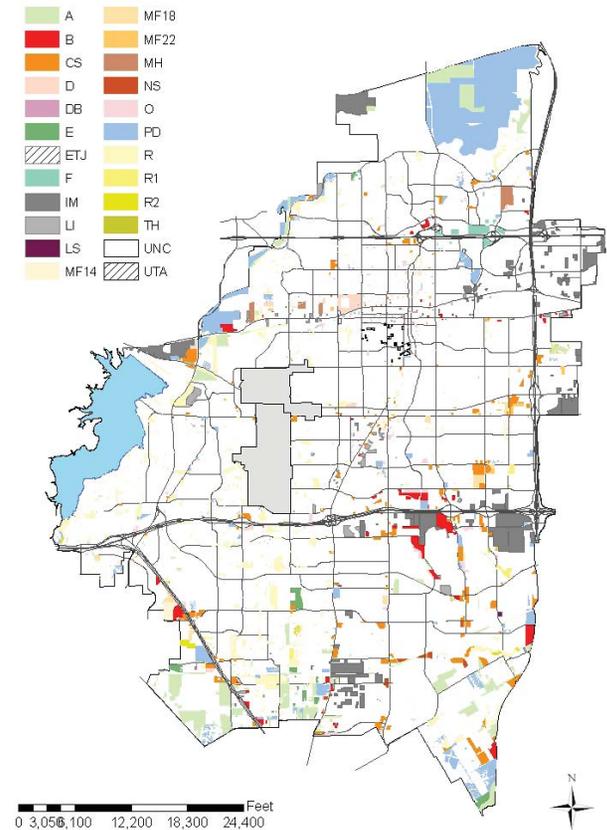
Looking more closely at general zoning categories, 32 percent of the land zoned for Agriculture uses was vacant. This was a 7 percent decrease from the previous year. Annexed land is zoned Temporary Agriculture upon annexation into the City and is typically rezoned as it develops. The largest single section of vacant land in the City is zoned Planned Development and is slated to become part of the Viridian Planned Development. Forty-one percent of the City's 7,083 acres of land zoned Planned Development (PD) were not yet developed in 2008, a 2 percent decrease from 2007, simply due to projects being completed.

Vacant Land by Generalized Zoning, 2008

Zoning Category	Total Acres	Vacant Acres	Percent Vacant
Single Family	33,388	1,920	6%
Multi-Family	2,598	272	10%
Commercial	5,726	1,507	26%
Industrial	6,930	1,688	24%
Agriculture	4,521	1,458	32%
Planned Development	7,083	2,891	41%
UTA	414	30	7%
Festival	782	95	12%
Downtown Business	148	9	6%
Total	61,590	9,870	16%

Source: City of Arlington, Community Development and Planning

Acres of Vacant Land by Zoning Category, 2008



Source: City of Arlington, Community Development and Planning

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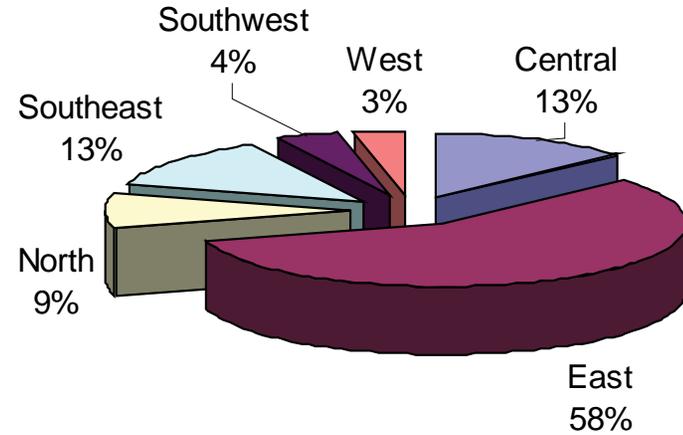
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Zoning Activity

In 2008, 46 requests (654 acres) for zoning changes, development plans or concept briefs were submitted for consideration by the Planning and Zoning Commission and City Council. This is a decrease from 63 requests (1,466 acres) in 2007. There were also 34 requests (238 acres) for Specific Use Permits (SUPs) submitted during 2008. This is twice as many SUP requests as were submitted in 2007, due primarily to the increase in gas well drilling in the City, which requires an SUP. Of the 34 total SUP cases, 28 were for gas well drilling and production. Of the 80 total requests, 56 cases (657 acres) were approved, 17 cases

Zoning Change Requests by Sector, 2008 (Percent of Acreage)



Source: City of Arlington, Community Development and Planning

Ten Largest Zoning Cases by Acreage, 2008

Sector	Case Number	From	To	Acres	City Council Action	Received
East Sector Plan	P05-08R14	PD	PD	75	Under Review	11/6/2008
East Sector Plan	P05-08R15	PD	PD	75	Approved	7/2/2008
East Sector Plan	P05-08R16	PD	PD	75	Approved	7/18/2008
East Sector Plan	PD07-18R1	PD	PD	75	Approved	2/5/2008
Central Sector Plan	PD08-19	CS	PD	59.2	Under Review	7/2/2008
North Sector Plan	PD07-5R1	PD	PD	55.57	Approved	6/24/2008
Southeast Sector Plan	PD08-1	A	PD	48.2	Approved	1/7/2008
East Sector Plan	PD04-58R1	PD	PD	19.87	Approved	5/27/2008
East Sector Plan	PD07-18R2	PD	PD	19.44	Approved	3/27/2008
Southeast Sector Plan	ZA08-2	PD-CA	R	16.1	Approved	1/14/2008

Source: City of Arlington, Community Development and Planning

Zoning



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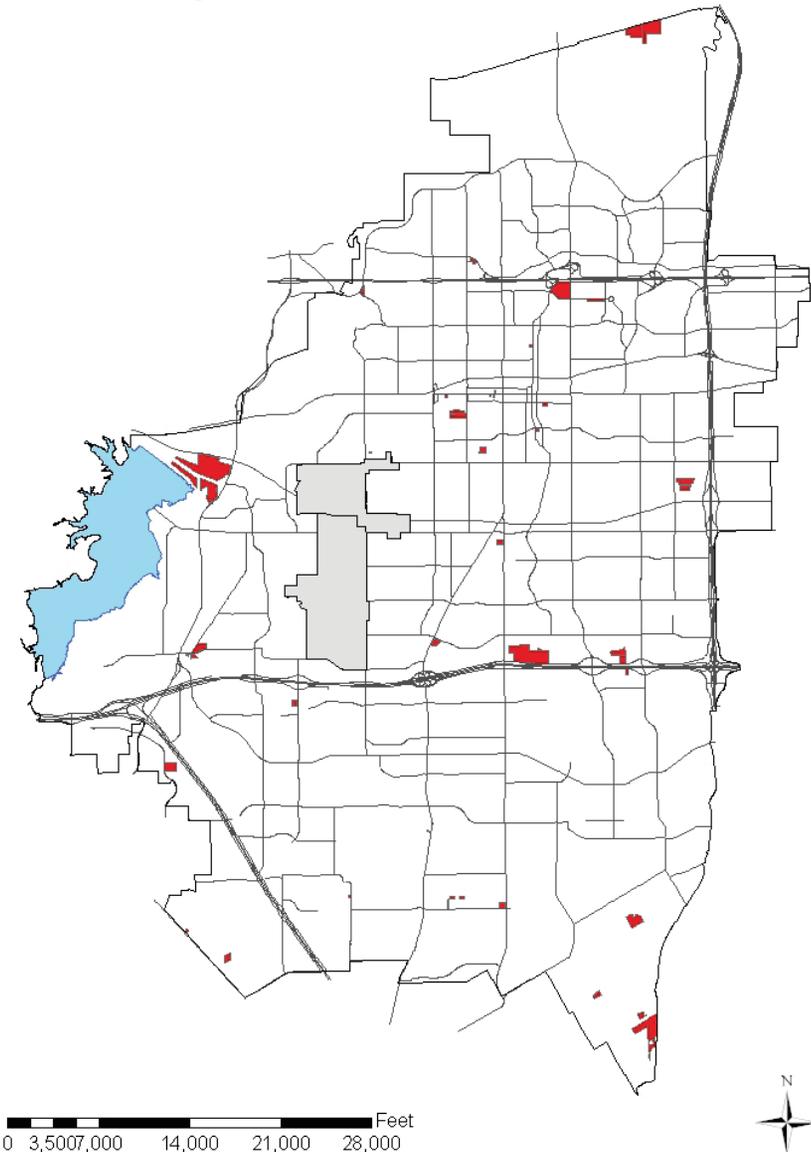
(33 acres) were withdrawn, 5 cases (153 acres) were still under review, 5 cases (5 acres) were denied, 3 cases (12 acres) were still awaiting Council, 1 case (3 acres) was still awaiting the Planning & Zoning Commission, 1 case (4 acres) was continued by the Planning & Zoning Commission, 1 case (5 acres) was tabled at Council and 1 case (11 acres) was administratively withdrawn.

Zoning Activity

A majority of the acreage involved in zoning change requests in 2008 was in the East Sector. This was due to multiple administrative zoning revisions to the 75-acre Arlington Highlands Planned Development.

The largest number of requests from non-residential to residential zoning districts were in the Southwest Sector and represented approximately 21 acres. Fifteen of the 21 acres requested were approved. An additional 2.5 acres were also being considered for residential rezoning in the West Sector, but this request was still under review at the end of 2008. In 2007, only 12 total acres were approved for residential rezoning.

Zoning Case Map, 2008



Source: City of Arlington, Community Development and Planning

Platting



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Historic Trends

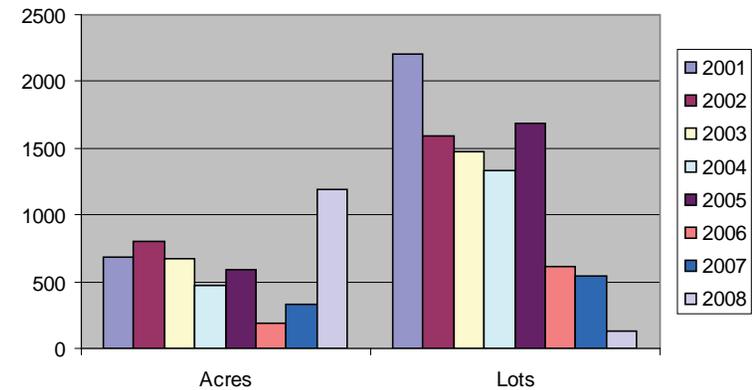
Platting activity is another indicator of development activity within the City, as tracts of land are subdivided or combined for new developments. Specifically, final plats, combination plats and minor plats* are good measures of growth because they create new lots for development.

After an increase in platting activity in 2005, Arlington began to see a decrease in activity. This is possibly due to the limited amount of vacant developable land remaining in the City, which is why for the past three years, the City has instead seen an increase in replats.

Since 2007, the number of lots created decreased by 79 percent, but the number of acres platted increased by 256 percent. The increase in acres platted is largely due to the Arlington Municipal Airport Addition, which accounted for 503 acres. The decrease in lots can be attributed to the fact that only one new residential subdivision was created in 2008, and it only included 10 lots.

*Combination plats were introduced in 2003 and combine preliminary and final platting steps into one phase. A combination plat can be used for the development of 30 or fewer lots. Minor plats replaced Plat Showings in 2004 to be in line with Texas Municipal Local Government Code guidelines. Minor plats can be used for plats that create 4 or fewer lots and require no additional infrastructure. Replats were introduced into the analysis in 2007. They are used to subdivide land that has already been platted.

Platting Activity, 2001-2008



Plats by Type, 2001-2008

Plat Type	2001			2002			2003			2004		
	No. of Cases	No. of Lots	Acres	No. of Cases	No. of Lots	Acres	No. of Cases	No. of Lots	Acres	No. of Cases	No. of Lots	Acres
Finals	28	2,171	575	29	1,534	625	26	1,429	474	25	1,272	353
Showings (Minor)	21	32	106	31	53	182	24	37	167	4	7	7
Combinations	-	-	-	-	-	-	2	2	29	14	53	113
Total	49	2,203	681	60	1,587	807	52	1,469	670	43	1,332	473
Plat Type	2005			2006			2007			2008		
	No. of Cases	No. of Lots	Acres	No. of Cases	No. of Lots	Acres	No. of Cases	No. of Lots	Acres	No. of Cases	No. of Lots	Acres
Finals	22	1,605	484	10	585	138	8	488	145	2	13	6
Minor Plats	8	9	22	1	1	0.3	7	10	20	7	9	21
Combinations	14	77	83	11	27	48	7	21	31	11	46	560
Replats	-	-	-	-	-	-	24	60	138	32	61	602
Total	44	1,691	589	22	613	187	46	579	334	52	129	1188

Source: City of Arlington, Community Development and Planning

Platting



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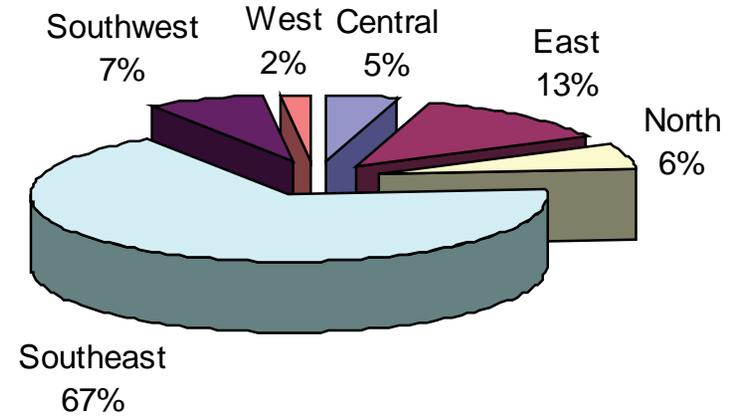
Current Conditions

Plats filed in 2008 involved 129 lots and 1,188 acres. Platting activity continued the trend of being heavily concentrated south of Interstate 20, particularly in the Southeast Sector, though, again, a large portion of this activity can be attributed to the Airport. Sixty-seven percent of the acreage platted through final plats, minor plats, combination plats and replats was located in the Southeast Sector.

The three largest plats in 2008 were also located in the Southeast Sector. In fact, there was a 441 percent increase in acres platted in the Southeast Sector. The North, East, Central and Southwest Sectors also had increases in acres platted. The only sector that showed a decrease was the West, going from 43 acres to 22. It is particularly telling of the future of platting in Arlington that eight of the ten largest plats in 2008 were Replats.

The Central and Southwest Sectors increased in number of lots created, going from 8 to 19 and 18 to 24 respectively. The other sectors all had decreases in the number of lots created, some of which were

Share of Acreage Platted by Sector, 2008



Source: City of Arlington, Community Development and Planning Represents filed final plats, combination plats, minor plats and replats

Largest Plats by Acreage, 2008

Name	Type	Area (Acres)	Lots Created	Sector
Arlington Municipal Airport Addition	Combination Plat	503	12	Southeast
A. Stephens Addition	Replat	138	2	Southeast
Arlington Commerce Center	Replat	92	3	Southeast
Pioneer 360 Business Center	Replat	72	4	East
Bowen Addition	Replat	70	2	Southwest
Towns of Riverside	Replat	55	2	North
Forum 303 Addition	Replat	36	3	East
G.W. Ragan Addition	Replat	34	1	Central
Westway Addition	Replat	20	3	Southeast
Arlington Highlands East Addition	Combination Plat	19	5	East
Total		223	467	

Source: City of Arlington, Community Development and Planning Represents filed final plats, combination plats, minor plats and replats.

Platting



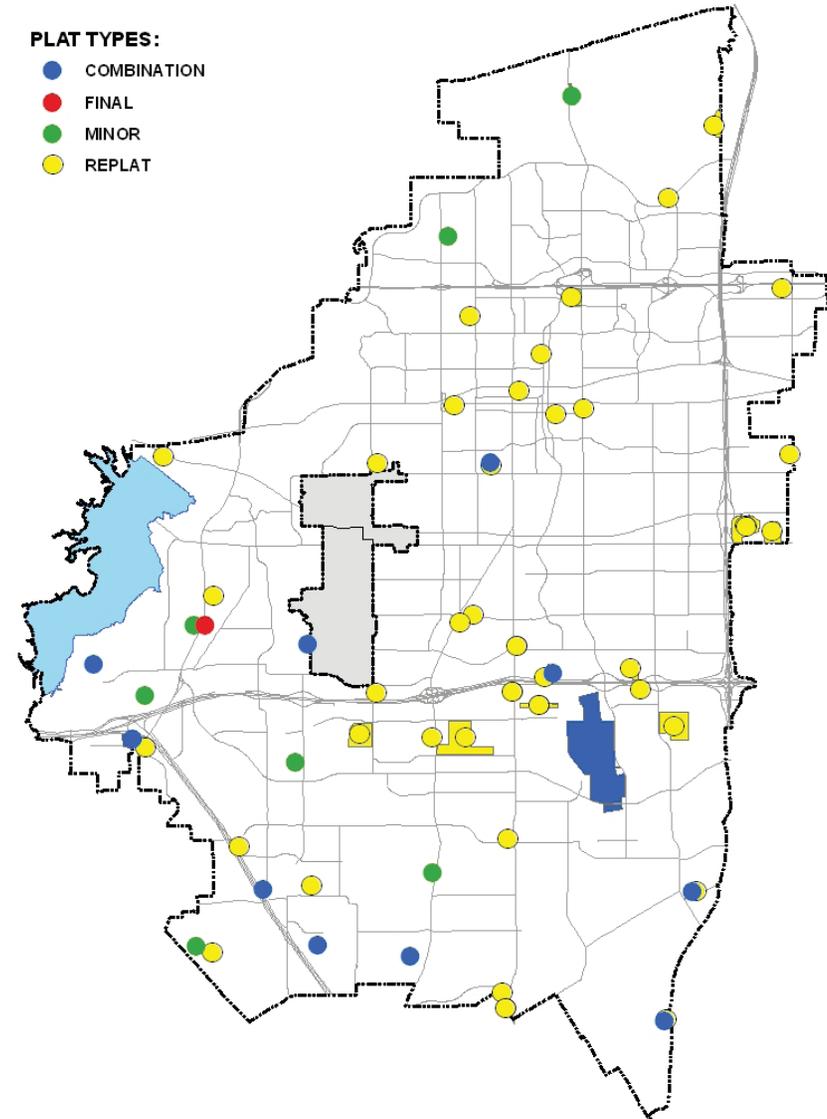
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dramatic. Although the Southeast Sector had the most lots created with 35, that was a 91 percent decrease from the 381 lots that were created in 2007. The East Sector also saw a significant decrease in lots created, dropping from 107 to 20, an 81 percent reduction.

Platting Activity Map, 2008

- PLAT TYPES:**
- COMBINATION
 - FINAL
 - MINOR
 - REPLAT



Plats Filed* by Sector, 2008

Sector	Plats	Acreage	Lots
Central	8	54	19
East	8	153	20
North	5	75	8
Southeast	12	796	35
Southwest	10	88	24
West	9	22	23
Total	52	1,188	129

*Includes minor plats, final plats, combination plats, and replats. Source: City of Arlington, Community Development and Planning

Source: City of Arlington, Community Development and Planning

Land Use



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Land Use Characteristics

Arlington encompasses 98.7 square miles or roughly 63,000 acres. In 2008, this included approximately 12,500 acres of roadways and transportation facilities along with 49,900 acres of land either currently developed or that could be developed in the future. Roughly 84 percent of Arlington's total area had been developed. Factoring in undevelopable and undefined land, this left about 15 percent of Arlington's land area that could still be developed. In 2007, the City annexed approximately 450 vacant acres of its extraterritorial jurisdiction (ETJ) located east of S.H. 157 and south of the Trinity Railway Express in the North Sector. The majority of this area will eventually become the Viridian mixed use development.

The City of Arlington has a more residential (multi-family and single family) mix than other cities of similar size nationally. Residential uses occupied the largest proportion of land in the City in 2008 at 38 percent. Arlington also differed from the national average in the amount of vacant developable land remaining within the City. Portions

Generalized Land Use, City and National Averages

	Arlington	National Average*
Private		
Residential	38%	32%
Vacant- Developable	15%	13%
Commercial (Business/Commercial, Office, Retail)	7%	4%
Industrial (Manufacturing, Wholesale/Distribution/Warehouse)	3%	5%
Public		
Parks/Open Space/Recreation	8%	5%
Airport	1%	3%
Institutional	5%	7%
Streets/Utility Communications	19%	18%
Lake Arlington	3%	
Undevelopable & Undefined Area	1%	

*Arlington percentages are based on total land area including roadways. National averages are for cities with a population over 250,000. All figures rounded to the closest whole percent. *Sources:* City of Arlington, Community Development and Planning ; Hartshorn, Truman. Interpreting the City: An Urban Geography, 2nd Edition. John Wiley & Sons, Inc. New York, 1992.

of the City, especially in the far north and far south, were still vacant. This vacant land ensures that the City's population growth can be accommodated over the next 20 years. Arlington also had a larger share of land devoted to commercial uses, compared to the national average. Despite the presence of the University of Texas at Arlington and City government functions, the area dedicated to institutional land uses in Arlington (5 percent) was

small when compared nationally (7 percent). This is largely attributable to the fact that Arlington, unlike many cities of comparable size, is not a county seat. This means that Arlington does not have as many county-owned structures such as a county jail. Arlington had only about a quarter as much land dedicated to an airport use, as compared to cities of similar size, and the reason may be its proximity to the DFW International Airport.

Land Use



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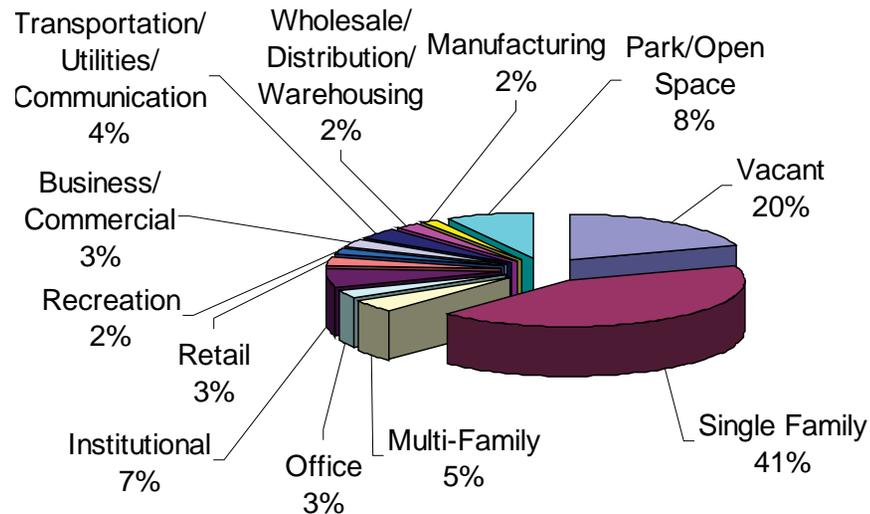
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Generalized Land Use, 2008

General Land Use Categories	Area (acres)	%
Vacant (Undefined + Undevelopable + Vacant Developable)	9,992	20%
Single Family	21,350	42%
Multi-family	2,279	5%
Office	1,565	3%
Institutional	3,337	7%
Retail	1,515	3%
Recreation	1,100	2%
Business/Commercial	1,332	3%
Transportation/Utility/Communications	1,920	4%
Wholesale/Distribution/Warehousing	1,173	2%
Manufacturing	872	2%
Park/Open Space	4,027	8%
TOTAL	50,461	
City Land Total	62,958	
Arlington Lake Area	1,957.20	
Roadways	10,540.36	

Source: City of Arlington, Community Development and Planning



Please note that Transportation/ Utility/ Communications do not include the roadways

Source: City of Arlington, Community Development and Planning

Land Use



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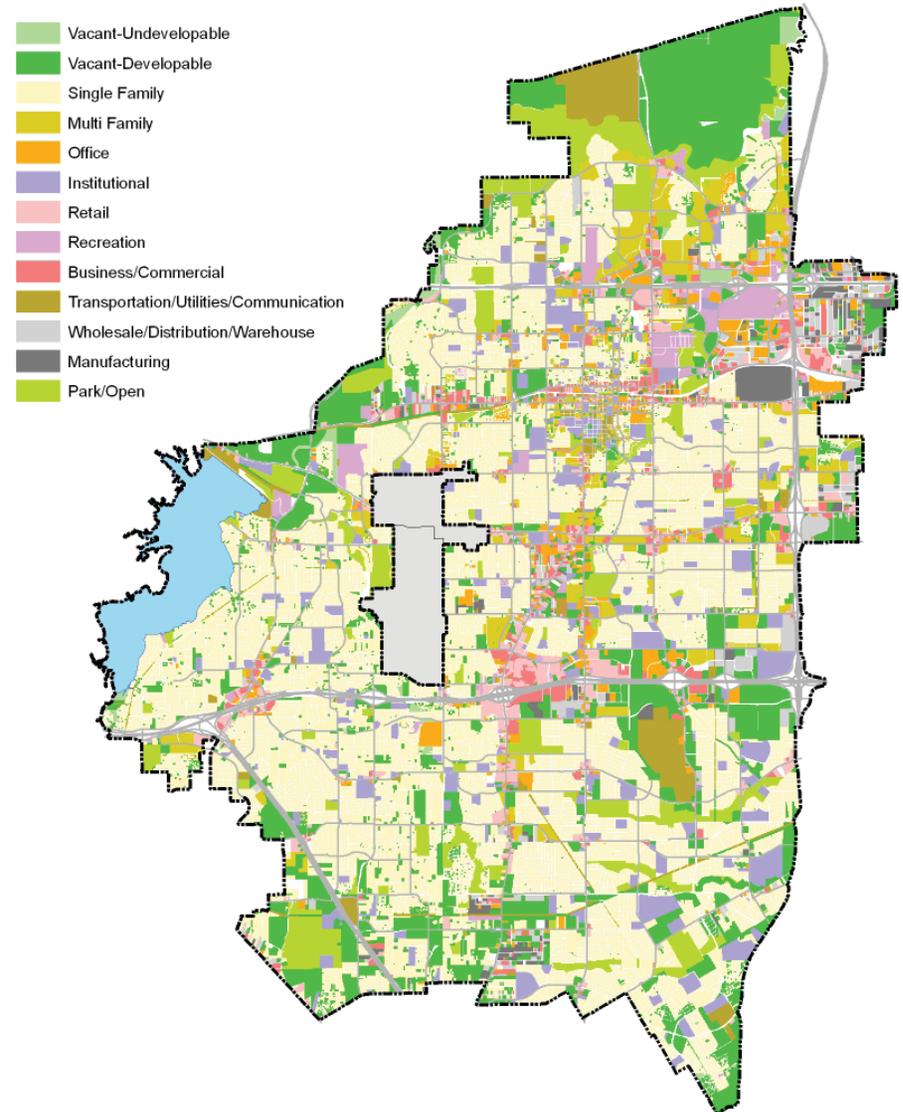
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Land Use, 2008



Source: City of Arlington, Community Development and Planning

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General Land Use

As mentioned previously, single family land uses comprised the largest portion of Arlington's land area in 2008. This statement also held true for each of the planning sectors with the exception of the North Sector. Vacant developable land comprised the largest portion of the North Sector's land area, most of which will soon be developed as Viridian. The Southeast Sector also contained a large amount of vacant developable land, though there were still more acres in this sector

designated for single family uses. Together, the North and Southeast Sectors contained greater than half of the City's vacant developable land.

Land devoted to multi-family uses was concentrated primarily in the North and East Sectors. The East Sector also contained the largest share of the City's manufacturing, warehouse, business/commercial, office and retail land. This concentration of land uses reflects the location of the General Motors plant and the Great Southwest Industrial

District. Other notable characteristics regarding land use distribution included a concentration of land devoted to parks/open space in the North. This reflects the location of River Legacy Park in North Arlington.

Generalized Land Use by Planning Sector (Acres), 2008

Land Use Category	Central	East	North	Southeast	Southwest	West	Total
Vacant Developable	258	1,156	2,663	2,312	1,672	1,364	9,426
Single Family	1,041	3,328	1,608	4,610	4,643	6,119	21,350
Multi-family	184	706	795	125	134	335	2,279
Office	206	571	243	168	132	244	1,565
Institutional	497	714	227	947	398	554	3,337
Retail	111	642	100	195	238	229	1,515
Recreation	66	532	207	16	39	240	1,100
Business/Commercial	137	539	86	214	76	279	1,332
Transportation/Utility/Communications	106	189	660	609	95	261	1,920
Wholesale/Distribution/Warehousing	14	665	79	225	73	116	1,173
Manufacturing	4	586	10	159	67	46	872
Park/Open Space	83	374	1,301	847	727	695	4,027
Undefined (GIS error)	14	37	5	21	18	16	112
Undevelopable	4	14	194	28	38	176	454
Land Use Total	2,725	10,053	8180	10,478	8,351	10,674	50,461

Source: City of Arlington, Community Development and Planning

Transportation



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Traffic

The growth in Arlington's population and the continued development of retail and other commercial structures place heavy demands on City roadways. The map on the following page shows the number of vehicles counted that traveled on a street segment over a 24-hour period.

The Department of Public Works and Transportation counts traffic on Arlington streets along road segments using special mechanical counters. Not every street is visited every year, and different areas of the City are measured throughout the year.

Of the road segments counted, the most traveled road segment in 2008 was Matlock between Cornfield and SW Green Oaks. This segment, which is near the airport, was the 10th most traveled road segment in 2007, but had a 53% increase in traffic in 2008 to become the most traveled road segment. The other top traveled segments were along S Cooper and Matlock. Overall, traffic primarily increased in 2008. The largest increase (883 percent) was seen at W Sublett Rd between

Top Ten Road Segments by Traffic Volume, 2008*

Rank	Street Name	From	To	Count
1	Matlock**	Cornfield	SW Green Oaks	61,889
2	S Cooper***	New Center	W Bardin	60,806
3	S Cooper**	W Arbrook	W Pleasant Ridge	57,943
4	S Cooper**	Colorado	Station	54,614
5	Matlock***	E Interstate 20	E Stephens	52,873
6	S Cooper	Oak Village	Wimbledon	52,699
7	S Cooper**	Lynda	W Inwood	51,521
8	S Cooper**	Secretary	Colorado	50,172
9	Matlock**	Highlander	E Interstate 20	47,209
10	S Cooper**	Hardisty	Eden	43,088

Top Ten Road Segments by Traffic Volume, 2007*

Rank	Street Name	From	To	Count
1	S Cooper	W Arbrook	W Pleasant Ridge	64,348
2	S Cooper***	Colorado	Station	59,417
3	S Cooper***	Lynda	W Inwood	50,444
4	N Collins***	N Collins Sb I-30 Ewb Ramp	E Lamar	48,497
5	S Cooper	Secretary	Colorado	48,382
6	Matlock***	Highlander	E Interstate 20	46,026
7	S Cooper***	Hardisty	Eden	43,088
8	S Cooper***	SW Green Oaks	W Nathan Lowe	42,736
9	S Cooper	W Border	W Second	41,217
10	Matlock	Cornfield	SW Green Oaks	40,422

* All traffic counts are one-time, two-way only traffic counts for a 24-hour period excluding weekends.

** This location was in the top ten traffic counts in 2007.

*** This location was in the top ten traffic counts in 2006.

Source: City of Arlington, Department of Public Works and Transportation

Note: Traffic on all road segments is not necessarily counted every year.

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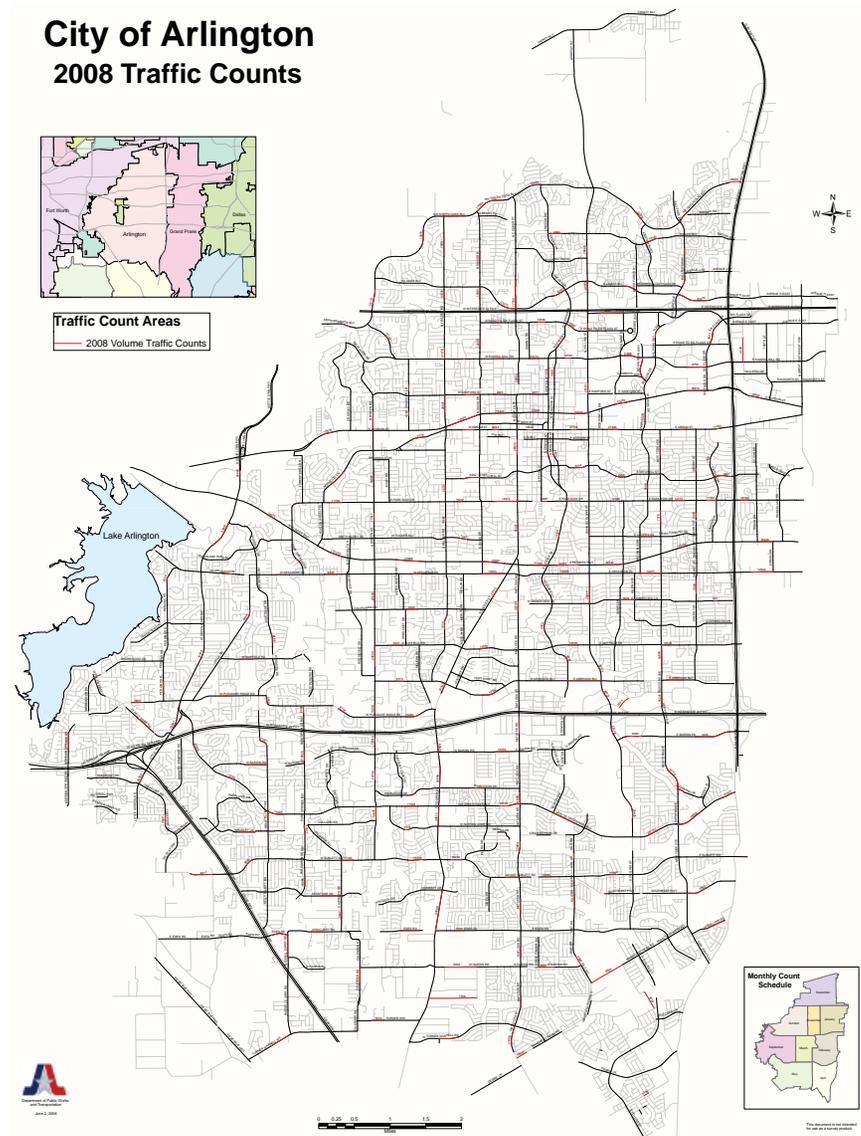
Matlock Rd and Ivy Glen Dr. The other significant boosts in traffic (between 101 and 137 percent respectively) occurred on Silo Rd between Betsy Ross Dr and N Emma Dr, on Sherry St between Hedgerow and Brookshire Streets and on Ragland Rd between N Holland and Webb Ferrell Roads. There were also decreases in traffic at a number of locations. The largest decrease (90 percent) was seen on S Fielder Rd between Scenic and Maverick Drives.

This map must be viewed electronically to be clearly read. To view traffic counts, use the zoom function.

All traffic counts are one-time two-way counts over a 24-hour period (excluding weekends). Traffic counts are highly variable. No adjustments have been made for seasonal, day of week, or other trends. No averaging has been performed. Data was collected during 2008. For information regarding the data, recording schedule, or collection procedures, please contact the Department of Public Works.

Traffic Count by Road Segment, 2008

City of Arlington 2008 Traffic Counts



Traffic Count data generated and map published by the Department of Public Works and Transportation.

Zoom in to view traffic counts.

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Airport Activity

The Arlington Municipal Airport occupies approximately 500 acres between Interstate 20 and SE Green Oaks Boulevard along S Collins Street in Southeast Arlington. Since 1986, \$38 million has been invested in the infrastructure of the airport, and in 1991, the Federal Aviation Administration (FAA) designated the airport as a "reliever" airport for the Dallas-Fort Worth International Airport. Reliever airports are defined by the FAA as a facility that relieves corporate and general aviation traffic from the larger airport (in this case DFW International), and meets requirements pertaining to runway length, the size of the metro area it serves, and the number of aircraft operating from the facility.

A \$1.375 million grant was awarded through Texas Department of Transportation (TxDOT) to fund the construction of an air traffic control tower at the airport. This has enhanced safety of aircraft operations and the economic development potential of the airport. The tower became operational in September 2006. In December 2004, \$2.5 million in FAA funding was earmarked for the installation of an Instrument Landing System (ILS) and an approach lighting system for the airport. The ILS

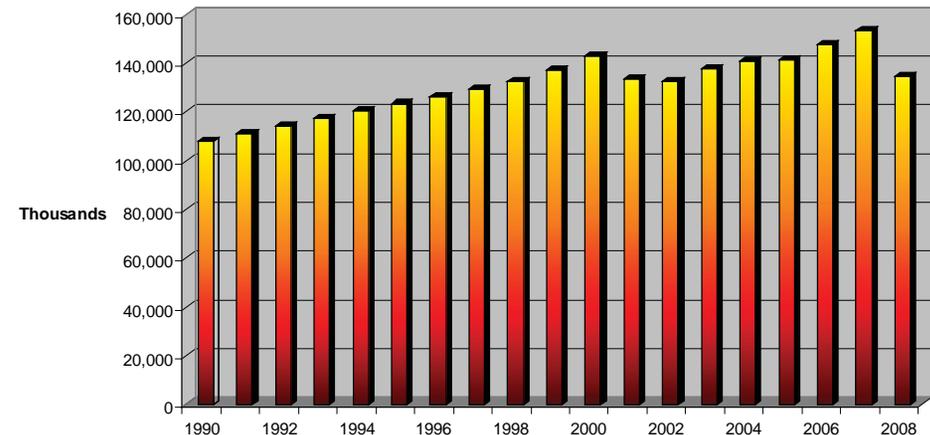
Airport Operations, 1990-2008

Year	Number of Operations	Percent Change
1990	108,100	-
1991	111,143	2.8%
1992	114,186	2.7%
1993	117,229	2.7%
1994	120,272	2.6%
1995	123,315	2.5%
1996	126,358	2.5%
1997	129,401	2.4%
1998	132,444	2.4%
1999	137,300	3.7%
2000	142,870	4.1%
2001	133,336	-6.7%
2002	132,403	-0.7%
2003	137,800	4.1%
2004	140,800	2.2%
2005	141,200	0.3%
2006	147,700	4.6%
2007	153,413	3.0%
2008	134,599	-12.3%

Source: Arlington Municipal Airport Operations are defined as take-offs or landings.

Due to the events of September 11, 2001, the airspace surrounding the airport was restricted. This caused a temporary reduction in operations that negatively impacted the annual operations totals for 2001. The general downturn in the economy in 2008 also had negative effects on the number of airport operations.

Airport Operations, 1990-2008



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assists aircraft approaching the runway during inclement weather conditions by providing precision horizontal and vertical guidance. This will increase the capability of the airport to operate during inclement weather and increase the safety of those operations. The ILS became operational in December 2007.

A \$2.285 million two year grant was awarded in July 2005 through TxDOT's Aviation Division for the design and construction of a pavement rehabilitation project to include repairs and improvements to various taxiways and taxi lanes at the airport. The design phase was completed in November of 2006 and the construction phase was completed in January 2008. The airport secured two additional grants from TxDOT Aviation for the expansion of the terminal aircraft parking apron and for the replacement of the existing terminal building.

In addition to traffic control, the Arlington Municipal Airport also accurately measures airport operations. The airport is strategically located in a competitive market, and over the past few years has seen a general upward trend in the number of departures and landings. In 2002, there was a slight decrease in operations due to the events surrounding September 11, 2001. Operations had been steadily rising since 2002, until 2008. The general downturn in the economy at this time also negatively affected operations, which dipped down below 2003 levels.

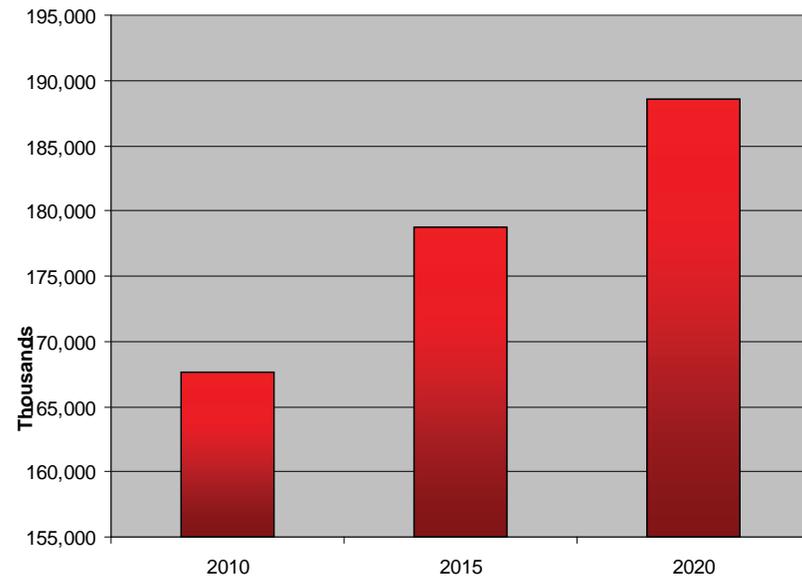
Projected Operations, 2010-2020

Year	Number of Operations	Percent Change
2010	167,650	18.7%*
2015	178,700	6.6%
2020	188,600	5.5%

Source: 2007 Airport Master Plan, Coffman Associates

* Percent change from the 2005 Actual Operations

Projected Operations (In Thousands), 2010-2020



Source: City of Arlington, Community Development and Planning

Transportation



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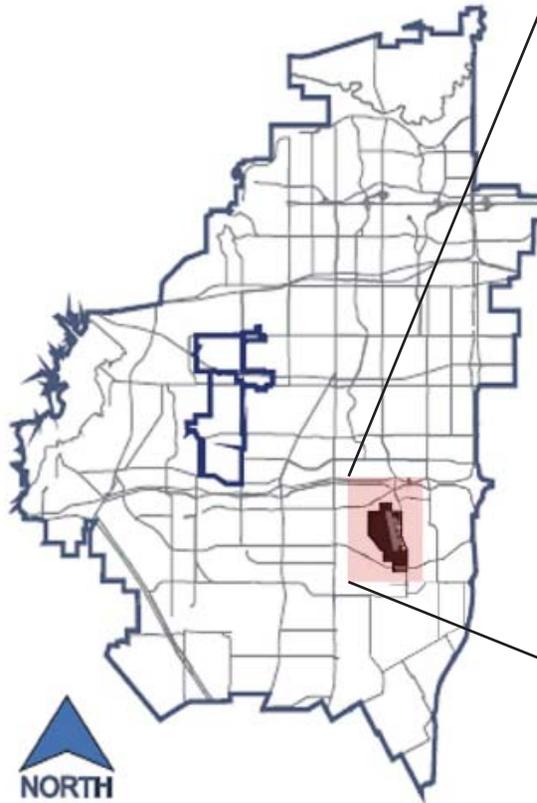
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Arlington Municipal Airport



Source: 2007 Airport Master Plan, Coffman Associates

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Appendix A: Population and Housing Methodology

Population growth is calculated from the number of net new dwelling units added to the housing stock. The number of net new dwelling units is derived by subtracting the number of residential units demolished and/or moved out of the City from the number of residential final inspections completed. Based on where final residential inspections and home demolitions are located, we can estimate not only the growth (or decline) in population, but where these changes are happening within the city.

A population multiplier, based on occupancy and average household size for the City of Arlington from the 2000 Census, is then applied to the number of net new dwelling units to arrive at the number of new residents. Currently, occupancy rates and household size data are not yet available by housing type (i.e. multi-family and single family), and thus, the multiplier used to calculate population growth reflects the average household size and occupancy rate of the entire housing stock.

Population Growth = Occupancy Rate
(95.5%) * Household Size (2.65) * Net
New Dwelling Units

This estimated population growth is then added (or subtracted) to population totals from the previous year to derive new population estimates for the City as a whole and each planning sector.

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Appendix B: Housing and Population Growth

January 1, 2008- December 31, 2008	Population 2007	2007 Total Housing Units	Demos		New Housing		2008 Total Housing Units	Population 2008
			SF	MF	SF	MF		
Central	24,712	10,241	1	98	4	0	10,146	24,471
East	90,605	32,396	5	16	28	0	32,403	90,623
North	45,338	23,334	1	0	20	0	23,353	45,386
Southeast	73,090	25,935	2	0	273	0	26,206	73,776
Southwest	50,543	18,888	3	0	119	0	19,004	50,836
West	82,182	32,651	6	0	62	0	32,707	82,324
Total	366,470	143,445	18	114	506	0	143,819	367,416

Source: City of Arlington, Community Development and Planning

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Appendix B (Continued): Housing and Population Growth

Growth by Quarter

1st Quarter 2008	Population as of 1-Jan-08	Demos		New Housing		Change in Population	Population as of 31-Mar-08
		SF	MF	SF	MF		
Central	24,712	0	0	2	0	5	24,717
East	90,605	0	16	13	0	-8	90,597
North	45,338	0	0	2	0	5	45,343
Southeast	73,090	0	0	81	0	205	73,295
Southwest	50,543	1	0	26	0	63	50,606
West	82,182	0	0	23	0	58	82,240
Total	366,470	1	16	147	0	329	366,805

Source: City of Arlington, Community Development and Planning

2nd Quarter 2008	Population as of 1-Apr-08	Demos		New Housing		Change in Population	Population as of 30-June-08
		SF	MF	SF	MF		
Central	24,717	0	0	1	0	3	24,720
East	90,597	0	0	2	0	5	90,602
North	45,343	0	0	3	0	8	45,351
Southeast	73,295	1	0	71	0	177	73,472
Southwest	50,606	0	0	29	0	73	50,679
West	82,240	2	0	6	0	10	82,250
Total	366,799	3	0	112	0	276	367,081

Source: City of Arlington, Community Development and Planning

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Appendix B (Continued): Housing and Population Growth

Growth by Quarter

3rd Quarter 2008	Population as of 1-July-08	Demos		New Housing		Change in Population	Population as of 30-Sept-08
		SF	MF	SF	MF		
Central	24,720	0	0	0	0	0	24,720
East	90,602	0	0	6	0	15	90,617
North	45,351	0	0	5	0	13	45,364
Southeast	73,472	0	0	68	0	172	73,644
Southwest	50,679	1	0	40	0	99	50,778
West	82,250	2	0	18	0	40	82,290
Total	367,081	3	0	137	0	325	367,420

Source: City of Arlington, Community Development and Planning

4th Quarter 2008	Population as of 1-Oct-08	Demos		New Housing		Change in Population	Population as of 31-Dec-08
		SF	MF	SF	MF		
Central	24,720	1	98	1	0	-248	24,472
East	90,617	5	0	7	0	5	90,622
North	45,364	1	0	10	0	23	45,387
Southeast	73,644	1	0	53	0	132	73,776
Southwest	50,778	1	0	24	0	58	50,836
West	82,290	2	0	15	0	33	82,323
Total	367,420	11	98	110	0	3	367,416

Source: City of Arlington, Community Development and Planning

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Appendix C: Total Building Permits Issued by Category, 2008

	2007		2008		Annual Change	
	Permits	Value	Permits	Value	Permits	Value
All Residential Permits	2,735	\$168,439,686.86	2,342	\$105,442,849.83	-14%	-37%
All Commercial Permits	1,545	\$109,964,662.26	1,473	\$218,635,220.44	-5%	99%
All Institutional Permits	149	\$16,853,970.70	133	\$19,087,004.00	-11%	13%
Total Building Permits	4,429	\$295,258,319.82	3,948	\$343,165,074.27	-11%	16%

Source: City of Arlington, Community Development and Planning

Appendix D: Total Building Permits Issued, 2008

	2007		2008	
	Permits	Value (\$)	Permits	Value (\$)
Residential				
New Construction				
Single Family	807	\$124,691,015.40	427	\$65,351,027.20
Multi-family	10	\$22,795,800.00	3	\$19,650,000.00
Other	1,918	\$20,952,871.46	1,912	\$20,441,822.63
Commercial				
New Construction	56	\$53,368,446.60	91	\$144,500,300.79
Other	1,489	\$56,596,215.66	1,382	\$74,134,919.65
Institutional				
New Construction	49	\$10,621,650.00	30	\$13,187,052.00
Other	100	\$6,232,320.70	103	\$5,899,952.00

Source: City of Arlington, Community Development and Planning

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Appendix D(i) : New Construction Residential Building Permits Issued, 2008 (monthly)*

New Residential Months	Single Family Residential		Townhouse		Duplex		Multi-Family	
	Permits	Value	Permits	Value	Permits	Value	Permits	Value
January	25	\$3,827,453.00	0	\$0.00	0	\$0.00	0	\$0.00
February	38	\$6,349,594.80	0	\$0.00	0	\$0.00	0	\$0.00
March	32	\$4,469,608.90	0	\$0.00	0	\$0.00	0	\$0.00
April	61	\$9,006,014.00	2	\$220,000.00	1	\$200,000.00	0	\$0.00
May	37	\$5,802,335.00	0	\$0.00	0	\$0.00	0	\$0.00
June	26	\$4,942,282.00	20	\$1,585,000.00	0	\$0.00	1	\$10,000,000.00
July	43	\$6,725,352.00	9	\$740,000.00	0	\$0.00	1	\$9,200,000.00
August	49	\$7,332,985.40	0	\$0.00	0	\$0.00	0	\$0.00
September	22	\$3,283,750.00	0	\$0.00	0	\$0.00	0	\$0.00
October	32	\$5,008,891.10	0	\$0.00	0	\$0.00	1	\$450,000.00
November	10	\$2,009,123.00	0	\$0.00	0	\$0.00	0	\$0.00
December	17	\$3,848,638.00	0	\$0.00	0	\$0.00	0	\$0.00
Total	392	\$62,606,027.2	31	\$2,545,000.00	1	\$200,000.00	3	\$19,650,000.00

Source: City of Arlington, Community Development and Planning

Appendix D(ii) : New Construction Residential Building Permits Issued, 2008 (by Sector)

Sector	SF Permits		Townhouse Permits		Multi-Family Permits		Duplex Permits		All Permits	
	No.	Value	No.	Value	No.	Value	No.	Value	No.	Value
Central	3	\$748,425.00	15	\$900,000.00	3	\$19,650,000.00	0		21	\$21,298,425.00
East	20	\$2,609,237.00	0	\$0.00	0	\$0.00	0		20	\$2,609,237.00
North	24	\$5,503,721.00	0	\$0.00	0	\$0.00	0		24	\$5,503,721.00
Southeast	217	\$29,653,771.20	0	\$0.00	0	\$0.00	0		217	\$29,653,771.20
Southwest	104	\$19,338,052.00	0	\$0.00	0	\$0.00	0		104	\$19,338,052.00
West	24	\$4,752,821.00	16	\$1,645,000.00	0	\$0.00	1	\$200,000.00	41	\$6,597,821.00
Total:	392	\$62,606,027.20	31	\$2,545,000.00	3	\$19,650,000.00	1	\$200,000.00	427	\$85,001,027.20

Source: City of Arlington, Community Development and Planning

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Appendix E: Zoning District Summary

Note: This summary is for illustrative purposes only. Some uses listed have conditions attached. For a complete listing of all permitted uses and conditions consult the Zoning Ordinance.

Residential Zoning Districts:

“E” ESTATE: Single Family detached dwellings on minimum 10,000 square foot lots; schools; churches. Specific Use Permit required for day care facility; bed and breakfast inn; university; philanthropic institution; personal care facility; country club with golf course; no mobile/manufactured homes.

“R” RESIDENTIAL: Single family detached dwellings on minimum 7,200 square foot lots; schools; parks; churches; utility distribution lines. Non-residential uses as permitted in “E”.

“R1” RESIDENTIAL: All uses permitted in “R” plus: Single family detached dwellings on minimum 6,000 square foot lots.

“R2” RESIDENTIAL: All uses permitted in “R1” plus: Single family detached dwellings on minimum 5,000 square foot lots.

“TH” TOWNHOUSE: All non-residential uses permitted in “E” plus: Townhouses (attached single family) on 3,600 square foot lots.

“D” DUPLEX: Duplex dwellings on minimum 6,000 square foot lots, the density and building types primarily for transition from areas of lower density; townhouses allowed. Specific Use Permit required for day care facility; bed and breakfast inn.

“MF14” MEDIUM DENSITY MULTI-FAMILY: All uses permitted in “D” plus: Apartments at 14 dwelling units per acre; personal care facility; women’s shelter; day care; boarding; fraternity and sorority house. Specific Use Permit required for nursing homes; private club; lodge or fraternal organization; cemetery; museum or art gallery.

“MF18” MEDIUM DENSITY MULTI-FAMILY: All uses permitted in “MF14” plus: Apartments at 18 dwelling units per acre.

“MF22” HIGH DENSITY MULTI-FAMILY: All uses permitted in “MF18” plus: Apartments at 22 dwelling units per acre.

Non-residential Zoning Districts:

“O” OFFICE SERVICE: Office for a doctor, dentist, attorney, architect, CPA, engineer, psychologist, chiropractor, podiatrist; general business office not offering on-premise sale, rental, or repair of goods; crop production; mortgage banking company; optometrist office; church; public/private school; country club with golf course; public park or playground; museum or art gallery; customarily incidental uses; veterinary clinic; day care; office uses; private club; women’s shelter; yacht club; lodge or fraternal organization. Specific Use Permit required for cemetery; university/college; philanthropic institution; bed and breakfast inn.

“NS” NEIGHBORHOOD SERVICE: All uses permitted in “O” plus: Convenience store; supermarket; beauty shop; dry cleaning and laundry service; rental store; health studio; drugstore; florist; nursing home; restaurant with no drive-in service or

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on-site consumption of alcoholic beverages; private vocational schools; pet shop - indoor only; auto parts and accessory sales; massage therapy; alcohol sales; supervised living facility; antique shop; business school; catering service; copy center; general retail store; museum or art gallery; personal household service.

"LS" LOCAL SERVICE: All uses permitted in "NS" (except crop production; university/college; cemetery; women's shelter) plus: Philanthropic institution; bed and breakfast inn; indoor theatre; banquet hall; wedding chapel; recreation-inside; sidewalk café; second hand goods; gasoline sales; radio or TV studio; swimming pool accessory sales and service; custom and craft work.

"CS" Community Service: All uses permitted in "LS" (except for bed and breakfast inn) plus: Crop production; university/college; cemetery; women's shelter; nursing home; supervised living facility; hotel; teen club; bowling alley; skating rink; car wash; plant sales; building and landscape materials; lumber sales; retail gun sales; boat service and sales; large scale retail; auto service; car wash; vehicle rental; tattoo parlor; specialty paraphernalia sales; bailbond service; wholesale supply business;

bank; savings and loan; custom craft work; food processing; mortuary or funeral chapel; hospital; recycling center; wrecker service. Specific Use Permit required for nightclub; motel; residence motel; indoor gun range; commercial parking; mini-warehouse; halfway house; psychiatric hospital; scientific research lab; transit passenger terminal.

"B" BUSINESS: All uses permitted in "CS" (except sidewalk café) plus: Motor vehicle sales and rental; muffler shop; minor auto repair garage; general retail store; commercial parking; commercial kennel; building maintenance and service; commercial cleaners; cold storage plant; warehouse; trade school; pawn shop; trailer park; pet shop (no outside runs); medical or scientific research lab; emergency shelter; recreation uses; package liquor store. Specific User Permit required for large scale retail; psychiatric hospital; halfway house.

"LI" LIGHT INDUSTRIAL: All uses permitted in "B" (except day care; supervised living facility; nursing home; psychiatric hospital) plus: Major auto repair garage; distribution center; light manufacturing; contractor's plant; electrical component assembly; manufacturing shop and storage

yard; bar; heavy machinery sales and storage; outside storage with conditions; sexually oriented business; used motor vehicle parts; auto body paint shop; collision services and dismantling; small appliance manufacture; machine or welding shop; commercial stable; newspaper and commercial printing; salvage or reclamation of products (indoor); spray painting or motor vehicle conversion. Specific Use Permit required for school; day care facility; hotel; gun club or outdoor target range.

"IM" INDUSTRIAL MANUFACTURING: All uses permitted in "LI" (except hospital) plus: Manufacture of wood, paper, and plastic products; paints, oils, pharmaceuticals, cosmetics, petroleum, and other chemical products; heavy manufacturing; manufacture of animal food; canning or bottling of food or beverages for human consumption; manufacture of textiles, furniture, and cabinets; wholesale storage; tire recapping; manufacture of motorcycles, cars, manufactured homes, and airplanes; foundry. Specific Use Permit required for horse or auto racing; asphalt or concrete plant; livestock sales; high impact use; outdoor salvage of products; prison.

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Special Purpose Zoning Districts:

“A” AGRICULTURE: Farm; ranch; plant nursery; other agricultural uses; public or private school; park; church; and single family dwelling on minimum 5-acre lot. Specific Use Permit required for university/college; day care.

“MU” MIXED USE: Established to provide areas in which a variety of housing types exists among neighborhood-serving commercial and institutional uses. The intent is to establish architectural character and to encourage pedestrian-oriented activities in key locations of Arlington and to encourage redevelopment in those areas deemed appropriate.

“MH” MANUFACTURED HOME: Manufactured home parks and subdivisions with incidental uses. Minimum 10-acre sites. Crop production permitted.

“PD” PLANNED DEVELOPMENT: Any residential or non-residential use allowed within the City shall be permitted under this zoning. Specific permitted uses for each “PD” will be determined at the time the district is approved.

“AP” AIRPORT OVERLAY: Special use and development regulations are applied to those properties which are impacted by the noise and flight patterns around Arlington Municipal Airport.

“LP” LANDMARK PRESERVATION OVERLAY: Intended to protect and preserve those buildings, structure sites, and areas of historical or cultural importance.

“BP” BUSINESS PARK OVERLAY: Special use and development standards are applied in this district to promote high-quality, high-intensity, mixed-use development in close proximity to controlled access freeways and other appropriate locations throughout the City. Specific Use Permit required for day care; school; philanthropic institution.

“F” FESTIVAL: Recreation and/or entertainment facilities including: Amusement park; teen club; movie theater; park; general retail; general business office; parking facility; major tourist attraction; private club or organization; inside recreation; day care; school; gasoline sales with associated convenience store. Specific Use Permit required for single family; duplex; multi-family; hotel; horse and auto racing; night club; restaurant;

farmers market; bed and breakfast inn.

“DB” DOWNTOWN BUSINESS: Office, specialized retail, institutional, cultural and multi-family including: Theater; restaurant; night club; open air vending; general business office; parking facility; gasoline sales with associated convenience store; bed and breakfast inn; hotel; sidewalk café; antique shop; copy center; business school; cleaning laundry. Specific Use Permit required for restaurant drive-through; multi-family; farmer’s market.

“DN” DOWNTOWN NEIGHBORHOOD OVERLAY: This area was established to aid in the revitalization of the transition area surrounding the Downtown Business (DB) area. Special use and development standards are applied in this district to promote a mixture of uses in a high quality, high density, pedestrian-oriented setting.

“LCMU” LAMAR/COLLINS MIXED USE OVERLAY: Special use and development standards are applied in this district to promote high-quality, high-density, mixed-use development in a specific north Arlington location.

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“VG” VILLAGE ON THE GREEN AT TIERRA VERDE OVERLAY:

Established to provide an area which will be a financially and environmentally sustainable community memorable for its rural character, village-like atmosphere, mix of high quality housing options and complementary commercial activity.

“ED” ENTERTAINMENT DISTRICT OVERLAY:

Established to incorporate mixed uses and promote high quality development and an aesthetically pleasing environment for the Entertainment District.

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Appendix F: Acreage by Zoning District and Sector, as of December, 2008

Zoning District	Citywide	Central	East	North	Southeast	Southwest	West
A	4,521.47	0.00	23.57	1,039.55	1,278.21	1,971.52	208.63
B	1,268.68	164.40	386.74	190.05	313.68	94.29	119.52
CS	3,511.61	246.74	1,052.20	262.46	919.83	363.35	667.04
D	938.62	520.27	153.17	0.00	41.89	7.23	216.06
DB	148.15	148.15	0.00	0.00	0.00	0.00	0.00
E	275.14	0.00	0.00	30.95	34.73	209.46	0.00
ETJ	0.19	0.00	0.00	0.19	0.00	0.00	0.00
F	782.05	0.10	452.09	329.87	0.00	0.00	0.00
IM	5,636.74	0.31	2,900.14	830.84	1,579.44	101.39	224.63
LI	1,292.88	84.05	266.22	57.36	375.53	42.48	467.29
LS	7.52	0.00	0.00	0.00	6.47	1.05	0.00
MF14	251.68	15.38	63.84	0.00	35.21	86.47	50.76
MF18	932.83	21.10	266.73	155.68	131.72	134.70	222.90
MF22	1,413.05	209.46	582.28	329.15	29.36	0.94	261.85
MH	174.53	0.00	0.00	72.68	41.56	0.00	60.29
NS	235.85	31.86	47.87	10.44	80.66	25.50	39.52
O	702.43	153.10	152.22	48.42	147.14	71.79	129.75
PD	7,083.21	120.85	865.64	3,026.58	1,507.19	610.44	952.52
R	28,915.50	1,228.81	4,557.04	2,622.83	4,038.47	5,432.06	11,036.29
R1	1,691.94	0.00	163.77	0.17	1,190.93	254.75	82.33
R2	1,150.67	0.00	126.16	11.61	691.95	277.66	43.29
TH	241.33	5.15	52.12	21.29	40.54	59.98	62.26
UTA	413.89	413.77	0.00	0.00	0.00	0.00	0.12
Grand Total	61,589.99	3,363.51	12,111.80	9,040.12	12,484.51	9,745.01	14,845.04

Source: City of Arlington, Community Development and Planning

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Appendix G: Zoning Record Log, 2008

Quarter	Sector	Case Number	From	To	Acres	City Council Action	Received
Q1	Central	ZA08-1	R	O	1.324	Approved	1/4/2008
Q1	Southeast	PD08-1	A	PD	48.2	Approved	1/7/2008
Q1	Southeast	ZA08-2	PDCA	R	16.1	Approved	1/14/2008
Q1	West	PD08-2	R	PD	11.106	Admin Withdrawal	1/14/2008
Q1	Southeast	PD08-3R	PD	PD	2.042	Approved	1/22/2008
Q1	East	PD07-18R1	PD	PD	75	Approved	2/5/2008
Q1	Southeast	ZA08-3	PD	CS	4.141	Approved	2/5/2008
Q1	West	PD08-6	R	PD	3.203	Approved	2/14/2008
Q1	Central	PD07-15R1	PD	PD	4.976	Approved	2/28/2008
Q1	Central	PD05-04R4	PD	PD	0.612	Withdrawn	2/29/2008
Q1	East	PD06-07R1	PD	PD	5.348	Approved	3/4/2008
Q1	Central	PD07-30R1	PD	PD	2.167	Approved	3/11/2008
Q1	East	ZA08-4	R	CS	4.21	Withdrawn	3/12/2008
Q1	East	P05-08R13	PD	PD	1	Approved	3/14/2008
Q1	East	PD08-10	IM	PD	11.697	Approved	3/18/2008
Q1	East	PD07-18R2	PD	PD	19.44	Approved	3/27/2008
Q2	East	PD08-11	IM	PD	6.889	Withdrawn	4/1/2008
Q2	Central	PD08-13	MF22	PD	0.434	Approved	4/1/2008
Q2	Central	PD04-12R1	PDCA	PD	1.29	Approved	4/3/2008
Q2	Southwest	ZA08-5	A	E	6	Denied	4/15/2008
Q2	West	Z05-39/B05-39R1	PD	PD	2.96	Approved	4/15/2008
Q2	Southwest	PD08-15	CS	PD	0.882	Approved	4/22/2008
Q2	Central	ZA08-7	R	O	1.01	Approved	4/28/2008
Q2	West	ZA08-6	D	R	0.398	Approved	5/5/2008

Source: City of Arlington, Community Development and Planning

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Appendix G (Continued): Zoning Record Log, 2008

Quarter	Sector	Case Number	From	To	Acres	City Council Action	Received
Q2	Central	ZA08-8	R	R (Conservation Overlay)	15.88	Approved	5/12/2008
Q2	Central	ZA08-9	O	NS	0.457	Approved	5/22/2008
Q2	East	PD04-58R1	PD	PD	19.866	Approved	5/27/2008
Q2	West	ZA08-10	PD	R	0.657	Approved	6/11/2008
Q2	Southwest	ZA08-11	A	B	0.9	Denied	6/20/2008
Q2	North	PD07-5R1	PD	PD	55.57	Approved	6/24/2008
Q2	Southwest	ZA08-12	A	R	0.6026	Approved	6/25/2008
Q2	East	P05-08R14	PD	PD	75	Approved	7/2/2008
Q3	Central	PD08-19	CS	PD	59.2	Application Review	7/2/2008
Q3	Southeast	PD08-20	NS	PD	4.8636	Approved	7/15/2008
Q3	Southeast	ZA08-13	PD	CS	5.017	Withdrawn	7/16/2008
Q3	East	P05-08R15	PD	PD	75	Approved	7/18/2008
Q3	Southwest	ZA08-14	A	E	14.128	Approved	8/5/2008
Q3	North	ZA08-15	PD	O	2.613	Approved	8/13/2008
Q3	Southwest	PD05-13R1	PD	PD	4.426	Approved	8/18/2008
Q3	Central	ZA08-16	O	NS	0.362	Approved	8/29/2008
Q3	West	PD08-21	R	CS	0.89	Denied	9/3/2008
Q4	East	PD08-23	PD	PD	5.07	Approved	10/23/2008
Q4	East	P05-08R16	PD	PD	75	Application Review	11/6/2008
Q4	Southeast	ZA08-17	PD	IM	4.332	Approved	11/14/2008
Q4	West	ZA08-18	PD	R	2.53	Application Review	12/11/2008
Q4	Southeast	PD06-08R1	PD	PD	1.5	Denied	12/11/2008

Source: City of Arlington, Community Development and Planning

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Appendix G (Continued): Zoning Record Log, 2008

Specific Use Permits						
Quarter	Sector	Case Number	For	Acres	City Council Action	Received
Q1	East	SUP08-1	Gas Well Drilling & Production	2.53	Approved	1/28/2008
Q1	Southeast	SUP08-2	Gas Well Drilling & Production	7.48	Approved	2/8/2008
Q1	East	SUP08-3	Repeal of Previous SUP Ordinance	3.783	Continued by P&Z	2/21/2008
Q1	West	SUP08-4	Gas Well Drilling & Production	5.142	Approved	2/25/2008
Q1	North	SUP08-5	Gas Well Drilling & Production	15.918	Approved	2/29/2008
Q1	Southeast	SUP08-6	Gas Well Drilling & Production	14.98	Approved	3/4/2008
Q1	Southeast	SUP08-7	Auto Sales	2/017	Approved	3/7/2008
Q1	Central	SUP04-03R2	Philanthropic Uses	22.407	Approved	3/12/2008
Q1	Southeast	SUP08-8	Gas Well Drilling & Production	4.271	Approved	3/26/2008
Q1	Southwest	SUP08-9	Gas Well Drilling & Production	6	Denied	3/27/2008
Q1	East	SUP08-11	Gas Well Drilling & Production	3.447	Approved	3/31/2008
Q1	West	SUP08-10	Day care	7.84	Withdrawn	3/31/2008
Q2	West	SUP08-12	Gas Well Drilling & Production	2.96	Approved	4/15/2008
Q2	West	SUP08-13	Gas Well Drilling & Production	3.228	Approved	4/24/2008
Q2	North	SUP08-14	Gas Well Drilling & Production	39.31	Approved	5/20/2008
Q2	Southeast	SUP08-15	Gas Well Drilling & Production	2.955	Approved	6/5/2008
Q2	Southeast	SUP08-16	Gas Well Drilling & Production	2.152	Approved	6/20/2008
Q3	Southwest	SUP08-17	Gas Well Drilling & Production	4.666	Approved	7/11/2008
Q3	Southeast	SUP08-19	Gas Well Drilling & Production	5.017	Withdrawn	7/16/2008
Q3	Southeast	SUP08-20	Gas Well Drilling & Production	15.27	Approved	8/14/2008
Q3	Southwest	SUP08-21	Gas Well Drilling & Production	3.444	Withdrawn	8/14/2008
Q3	Southeast	SUP08-22	Restaurant with Drive Thru	1.145	Approved	8/28/2008
Q3	East	SUP08-1R1	Gas Well Drilling & Production	3.626	Approved	9/3/2008

Source: City of Arlington, Community Development and Planning

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Appendix G (Continued): Zoning Record Log, 2008

Specific Use Permits						
Quarter	Sector	Case Number	For	Acres	City Council Action	Received
Q3	East	SUP08-24	Limited Service Hotel	5.8	Approved	9/22/2008
Q3	East	SUP08-25	Gas Well Drilling & Production	3.304	Awaiting P&Z	9/23/2008
Q4	Southwest	SUP08-26	Gas Well Drilling & Production	4.847	Approved	10/3/2008
Q4	North	SUP08-27	Gas Well Drilling & Production	3.66	Awaiting Council	11/5/2008
Q4	Southeast	SUP08-28	Gas Well Drilling & Production	5.739	Approved	11/14/2008
Q4	West	SUP08-29	Gas Well Drilling & Production	13.66	Application Review	11/26/2008
Q4	East	SUP08-30	Gas Well Drilling & Production	5.461	Awaiting Council	12/1/2008
Q4	Southeast	SUP08-31	Gas Well Drilling & Production	4.614	Tabled at Council	12/5/2008
Q4	Southeast	SUP08-32	Gas Well Drilling & Production	6.314	Approved	12/10/2008
Q4	West	SUP08-33	Gas Well Drilling & Production	2.53	Application Review	12/11/2008
Q4	East	SUP08-34	Gas Well Drilling & Production	2.467	Awaiting Council	12/23/2008

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Appendix G (Continued): Zoning Record Log, 2008

Substitute Landscape Plans						
Quarter	Sector	Case Number	For	Acres	City Council Action	Received
Q1	North	SLP08-1	The Offices at Hampden Woods	2.6767	Approved	3/6/2008
Q2	East	SLP08-2	Greater Community Missionary Baptist Church	0.89	Approved	4/23/2008
Q3	Central	SLP08-3	Lincoln Square	59.2	Denied	7/2/2008
Q3	West	SLP08-6	Frontline Church	0.98	Approved	8/5/2008
Q4	Southwest	SLP08-7	Arlington Shopping Center	2.756	Approved	10/13/2008

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Appendix H: Plats Filed, 2008

Quarter 1, 2008

NUMBER	NAME	TYPE	AREA (ACRES)	LOTS CREATED	SECTOR
1	401k Plus Addition	Combination Plat	2	1	Southwest
2	J.H. Hughes Addition	Combination Plat	7.531	2	Southeast
3	Knapp and Delk Addition	Replat	0.398	1	West
4	Sublett Terrace	Final Plat	4.534	11	Southwest
5	T.O. Harris Addition	Combination Plat	10.101	1	Southeast
6	Jesse Andrews Addition	Minor Plat	2.052	2	West
7	Highway Park Addition	Replat	1.246	1	Central
8	GISD 2nd Installment	Replat	2.111	2	North
9	Pioneer 360 Business Center	Replat	72.333	4	East
10	Emerald Isle Estates	Combination Plat	2.34	10	West
11	A. Robinson Addition	Replat	2.799	2	East
12	Arlington Commerce Center	Replat	92.25	3	Southeast
13	A.M. Smith Addition	Replat	4.391	2	West
14	Westway Addition	Replat	19.972	3	Southeast
14 Total			224.058	45	

Source: City of Arlington, Community Development and Planning

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Appendix H (Continued): Plats Filed, 2008

Quarter 2, 2008

NUMBER	NAME	TYPE	AREA (ACRES)	LOTS CREATED	SECTOR
1	University Baptist Church	Combination Plat	6.769		
2	Nguyen Addition	Minor Plat	0.798	1	West
3	Sol Davis Addition	Combination Plat	0.612	6	Central
4	M. Maise Addition	Replat	8.6377	2	Southeast
5	O. Medlin Addition	Replat	1.324	1	Central
6	A. Stephens Addition	Replat	137.749	2	Southeast
7	David Russell Addition	Combination Plat	1.942	1	Southwest
8	Rolling Meadows	Replat	5.932	2	East
9	J.M. Thomas Addition	Replat	0.297	2	Southeast
10	J.M. Thomas Addition	Replat	3.813	2	Southeast
11	Arlington Highlands East Addition	Combination Plat	19.424	5	East
12	J.H. Hughes Addition	Replat	5.508	2	Southeast
13	Chapparral Valley	Replat	0.859	2	West
14	G.W. Ragan Addition	Replat	33.53	1	Central
15	Suarez Addition	Minor Plat	0.496	1	Southwest
16	Towns of Riverside	Replat	55.163	2	North
17	L. Barnes	Replat	2.6767	1	North
18	Sol Davis Addition	Replat	8.276	1	Central
19	Runnymede Woods	Final	1.866	2	West
20	Double Y Wooded Estates	Replat	0.418	1	Central
21	Westpointe Business Center	Replat	3.042	2	Southeast
22	Bowen Addition	Replat	69.594	2	Southwest
23	Estates Above Wimbledon Section 2	Replat	1.394	2	Southwest
24	J.A. Creary Addition	Replat	7.617	2	West
24 Total			377.737	50	

Source: City of Arlington, Community Development and Planning

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Appendix H (Continued): Plats Filed, 2008

Quarter 3, 2008

NUMBER	NAME	TYPE	AREA (ACRES)	LOTS CREATED	SECTOR
1	T.H. Watson Addition	Combination Plat	1.77	1	West
2	Hatala Addition	Replat	2.165	3	Central
3	Calvin Addition	Combination Plat	4.09	2	Southeast
4	Hollow Creek Estates	Replat	2.003	2	Southwest
5	Matthew Maise Addition	Minor Plat	0.981	1	Southwest
6	Broadmoor Addition	Replat	0.204	1	East
7	Devtex Business Park	Replat	11	1	East
8	T. Smith Addition	Minor Plat	2.198	1	North
8 Total			24.411	12	

Quarter 4, 2008

NUMBER	NAME	TYPE	AREA (ACRES)	LOTS CREATED	SECTOR
1	Viridian	Minor Plat	13.122	2	North
2	Forum 303 Addition	Replat	35.74	3	East
3	Highpoint Addition	Replat	3.55	2	Southwest
4	Minzek Addition	Minor Plat	1.016	1	Southwest
5	Arlington Municipal Airport Addition	Minor Plat	1.016	1	Southeast
6	Highlands	Replat	5.58	2	East
6 Total			562.222	22	

Source: City of Arlington, Community Development and Planning

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Appendix I: New Construction Commercial Permits Issued, 2008

Month	Permit Type	Main Use	Address	Value	Sector
January	Utility & Miscellaneous	Misc Structures	2201 E Road to Six Flags St	\$750,000	East
January	Utility & Miscellaneous	Misc Structures	710 106th St	\$6,000	East
January	Business	Misc Structures	1912 S Cooper St	\$850,000	West
January	Assembly	Misc Structures	2121 Havenwood Dr	432,700	Southeast
January	Utility & Miscellaneous	Misc Structures	5060 S Collins St	\$500,000	Southeast
January	Mercantile	Retail/Wholesale Store	1109 W Interstate 20 Hwy	\$730,000	East
January	Business	Bank/Credit Union	2219 N Collins St	\$1,400,000	North
January	Business	Business Office	7201 S Cooper St	\$300,000	Southeast
January	Business	Business Office	7203 S cooper St	\$300,000	Southeast
January	Business	Business Office	7205 S Cooper St	\$300,000	Southeast
January	Residential	Hotel/Motel	2190 E Lamar Blv	\$9,100,000	North
11 permits				\$14,268,700	
February	Business	Business Office	2301 W Lamar Blv	\$420,000	North
February	Mercantile	Retail/Wholesale Store	425 Curtis Mathes Way	\$1,487,160	East
February	Utility & Miscellaneous	Misc Structures	1000 Ballpark Way	\$300,000	East
February	Educational	Child Care for 5+ Children	600 Debbie Ln	\$1,600,000	Southeast
February	Business	Bank	4380 W Green Oaks Blv	\$1,000,000	West
February	Business	Retail/Wholesale Store	3305 W Division St	\$132,000	West
February	Mercantile	Retail/Wholesale Store	4000 Bagpiper Way	\$642,105	East
February	Mercantile	Retail/Wholesale Store	4001 Bagpiper Way	\$835,335	East
February	Business	Business Office	6001 W Poly Webb Rd	\$420,000	West
February	Business	Business Office	6001 W Poly Webb Rd	\$230,000	Southeast
10 permits				\$7,066,600	
March	Business	Business Office	4304 SW Green Oaks Blv	\$500,000	Southwest
March	Storage	Warehousing/Storage	2900 E Pioneer Pwy	\$5,438,000	East
March	Storage	Warehousing/Storage	2241 S Watson Rd	\$4,044,000	East
March	Storage	Warehousing/Storage	3000 E Pioneer Pwy	\$16,085,000	East
March	Business	Business Office	7416 S Cooper St	\$882,000	Southwest
March	Business	Bank/Credit union	4040 S cooper ST	\$1,300,000	West
March	Business	Repair/Processing	208 Arnold Ave	\$24,500	East
March	Business	Business Office	1200 Florida Dr	\$350,000	West

Source: City of Arlington, Community Development and Planning

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Appendix I (Continued): New Construction Commercial Permits Issued, 2008

Month	Permit Type	Main Use	Address	Value	Sector
March	Residential	Hotel/Motel	411 W Road to Six Flags St	\$4,624,690	Central
March	Assembly	Misc Structures	2201 E Road to Six Flags St	\$3,000,000	East
March	Utility & Miscellaneous	Misc Structures	600 Van Buren Dr	\$43,207	North
March	Assembly	Misc Structures	1800 E Lamar Blv	\$500,000	North
12 permits				\$36,791,397	
April	Utility & Miscellaneous	Misc Structures	401 E Interstate 20 Hwy	\$49,000	East
April	Business	Commercial	925 N Collins St	\$30,000	East
April	Mercantile	Department Store	140 Lincoln Square Sc	\$2,950,000	Central
April	Assembly	Assembly/Disassembly	900 E Randol Mill Rd	\$650,000	East
April	Assembly	Indoor Arcade	401 Curtis Mathes Way	\$900,000	East
April	Utility & Miscellaneous	Misc Structures	600 Southwind Dr	\$6,000	Southeast
6 permits				\$4,585,000	
May	Business	Bank	3641 Matlock Rd	\$800,000	East
May	Mercantile	Misc Structures	1350 Debbie Ln	\$1,500,000	Southeast
May	Assembly	Restaurant	421 E Interstate 20 Hwy	\$1,200,000	East
May	Business	Business Office	1100 SW Green Oaks Blv	\$312,000	Southeast
4 permits				\$3,812,000	
June	Assembly	Restaurant	4950 W Sublett Rd	\$335,000	Southwest
June	Business	Business Office	2201 E Road to Six Flags St	\$40,000	East
June	Business	Professional Office	5425 matlock Rd	\$665,245	Southeast
June	Business	Retail/Wholesale Store	5030 Us 287 Hwy	\$1,300,000	Southwest
June	Utility & Miscellaneous	Towers	1209 Harrison Ave	\$40,000	East
June	Storage	Warehousing/Storage	2534 E Abram St	\$916	East
June	Storage	Misc Structures	600 109th St	\$4,000	East
7 permits				\$2,385,161	
July	Business	Business Office	720 W Nathan Lowe Rd	\$350,000	Southeast
July	Mercantile	Retail/Wholesale Store	2302 S Collins St	\$12,500	East
July	Assembly	Restaurant	415 E Interstate 20 hwy	\$3,000,000	East
July	Utility & Miscellaneous	Gas Station	5030 US 287 Hwy	\$3,000	Southwest
July	Business	Retail/Wholesale Store	6109 S Cooper St	\$560,000	Southeast
July	Business	Office	1216 Florida St	\$400,000	West
6 permits				\$4,325,500	

Source: City of Arlington, Community Development and Planning

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Appendix I (Continued): New Construction Commercial Permits Issued, 2008

Month	Permit Type	Main Use	Address	Value	Sector
August	Storage	Misc Structures	4742 S Collins ST	\$925,000	Southeast
August	Business	Misc Structures	930 Bengé Dr	\$15,000	Central
August	Utility & Miscellaneous	Misc Structures	4040 S Cooper St	\$4,09	West
August	Storage	Warehousing/Storage	4905 New York Ave	\$5,304,450	Southeast
August	Utility & Miscellaneous	Misc Structures	1301 S Bowen Rd	\$14,500	West
August	Utility & Miscellaneous	Misc Structures	4000 Bagpiper Way	\$149,946	East
August	Business	Business Office	810 Mosier Valley Rd	\$36,000	North
August	Utility & Miscellaneous	Misc Structures	616 Six Flags Dr	\$355,000	East
August	Mercantile	Retail/Wholesale Store	1121 Colorado Ln	\$237,500	West
August	Mercantile	Retail/Wholesale Store	1119 Colorado Ln	\$475,000	West
August	Storage	Warehousing/Storage	4925 New York Ave	\$10,695,100	Southeast
August	Mercantile	Business Office	1360 E Interstate 20 Hwy	\$800,000	Southeast
12 permits				\$19,011,585	
September	Assembly	Restaurant	401 E Interstate 20 Hwy	\$1,500,000	East
September	Business	Medical Office	1850 Brown Blv	\$131,000	North
September	Business	Medical Office	701 E Arbrook Blv	\$131,000	East
September	Storage	Warehousing/Storage	1115 Sturgeon Ct	\$993,849	Southeast
September	Utility & Miscellaneous	Repair/Processing	1111A W Mayfield Rd	\$200,000	East
September	Business	Medical Office	801 W Randol Mill Rd	\$2,525,110	Central
6 permits				\$5,480,959	
October	Utility & Miscellaneous	Towers	1802 Patrick Dr	\$30,000	East
October	Business	Restaurant	1400 Debbie Ln	\$600,000	Southeast
2 permits				\$630,000	
November	Mercantile	Retail/Wholesale Store	7401 Matlock Rd	\$1,290,000	Southeast
November	Business	Misc Structures	4923 New York Ave	\$100,000	Southeast
November	Storage	Warehousing/Storage	3201 E Arkansas Ln	\$8,343,180	East
November	Storage	Warehousing/Storage	3221 E Arkansas Ln	\$21,571,000	East
November	Utility & Miscellaneous	Night Club	1851 W Division St	\$35,000	West
November	Business	Retail/Wholesale Store	1913 E Abram St	\$350,000	East
November	Business	Retail/Wholesale Store	913 W Pioneer Pwy	\$1,257	West
November	Business	Business Office	1000 113th St	\$981	East
November	Utility & Miscellaneous	Warehousing/Storage	1004 Harrison Ave	\$6,913,690	Southeast
9 permits				\$32,143,637	

Source: City of Arlington, Community Development and Planning

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Appendix I (Continued): New Construction Commercial Permits Issued, 2008

Month	Permit Type	Main Use	Address	Value	Sector
December	Business	Retail/Business Offices	5005 S Cooper St	\$6,913,690	Southeast
December	Business	Retail/Business Offices	5001 S Cooper St	\$6,913,690	Southeast
December	Business	Business Office	1000 113th St	\$981	East
December	Utility & Miscellaneous	Misc Structures	3102 W Division St	\$900	West
December	Storage	Warehousing/Storage	801 E Mayfield Rd	\$36,000	East
December	Utility & Miscellaneous	Misc Structures	7001 US 287 Hwy	\$134,500	Southwest
6 permits				\$13,999,761	
91 permits				\$144,500,301	

Source: City of Arlington, Community Development and Planning

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Appendix J: New Construction Institutional Permits Issued, 2008

Month	Permit Type	Main Use	Address	Value	Sector
January	Utility & Miscellaneous	Towers	950A Southeast Pwy	\$45,000	Southeast
1 permit				\$45,000	
February	Assembly	Church	1003A Oakwood Ln	\$198,000	West
1 permit				\$198,000	
March	Assembly	Church	2401 SW Green Oaks Blv	\$900,000	Southwest
March	Educational	Public/Private School	1305 N Center St	\$30,000	Central
March	Educational	Public/Private School	1305 N Center St	\$30,000	Central
3 permits				\$960,000	
April	Utility & Miscellaneous	Misc Structures	1103 E Arkansas Ln	\$3,690,000	East
April	Assembly	Theater	100 W Abram St	\$4,400,000	Central
April	Educational	Public/Private School	1900 Sherry St	\$45,000	East
3 permits				\$8,135,000	
May	Educational	Public/Private School	8100 Webb Ferrell Rd	\$5,000	Southeast
May	Educational	Public/Private School	8100 Webb Ferrell Rd	\$5,000	Southeast
May	Educational	Public/Private School	500 Country Club Dr	\$5,000	Southeast
3 permits				\$15,000	
June	Utility & Miscellaneous	Warehousing/Storage	5500 Mansfield Rd	\$2,000	Southwest
June	Educational	Public/Private School	2101 Overbrook Dr	\$12,000	East
June	Educational	Public/Private School	2101 E Sublett Rd	\$12,000	Southeast
June	Educational	Public/Private School	2101 E Sublett Rd	\$12,500	Southeast
4 permits				\$38,500	
July	Educational	Public/Private School	2203 W Park Row Dr	\$180,000	West
July	Educational	Public/Private School	2203 W Park Row Dr	\$180,000	West
July	Educational	Public/Private School	2203 W Park Row Dr	\$180,000	West
July	Assembly	Church	5011 W Pleasant Ridge Rd	\$284,000	West
July	Assembly	Church	5001 New York Ave	\$275,000	Southeast
5 permits				\$1,099,000	
November	Business	Misc Structures	810 Dove Meadows Dr	\$32,062	Southeast
November	Assembly	Church	901 Debbie Ln	\$800,000	Southeast
2 permits				\$832,062	

Source: City of Arlington, Community Development and Planning

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Appendix J (Continued): New Construction Institutional Permits Issued, 2008

Month	Permit Type	Main Use	Address	Value	Sector
December	Educational	Business Office	2100 Southeast Pwy	\$75,000	Southeast
December	Educational	Business Office	2100 Southeast Pwy	\$75,000	Southeast
December	Educational	Business Office	2100 Southeast Pwy	\$75,000	Southeast
December	Educational	Business Office	2100 Southeast Pwy	\$75,000	Southeast
December	Educational	Business Office	2100 Southeast Pwy	\$75,000	Southeast
December	Educational	Business Office	2100 Southeast Pwy	\$75,000	Southeast
December	Educational	Public/Private School	2315 Stonegate St	\$14,490	East
December	Assembly	Church	201 E Sublett Rd	\$1,400,000	Southeast
8 permits				\$1,864,490	
28 permits				\$13,187,052	

Source: City of Arlington, Community Development and Planning