

2004 FOURTH QUARTER BUILDING REPORT

County of Albemarle
Community Development Department
Office of Geographic Data Services
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- I. Comparison of New Residential Dwelling Units by Month (Charts A & B)
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KEY TO TYPES OF HOUSING REFERRED TO IN REPORT

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

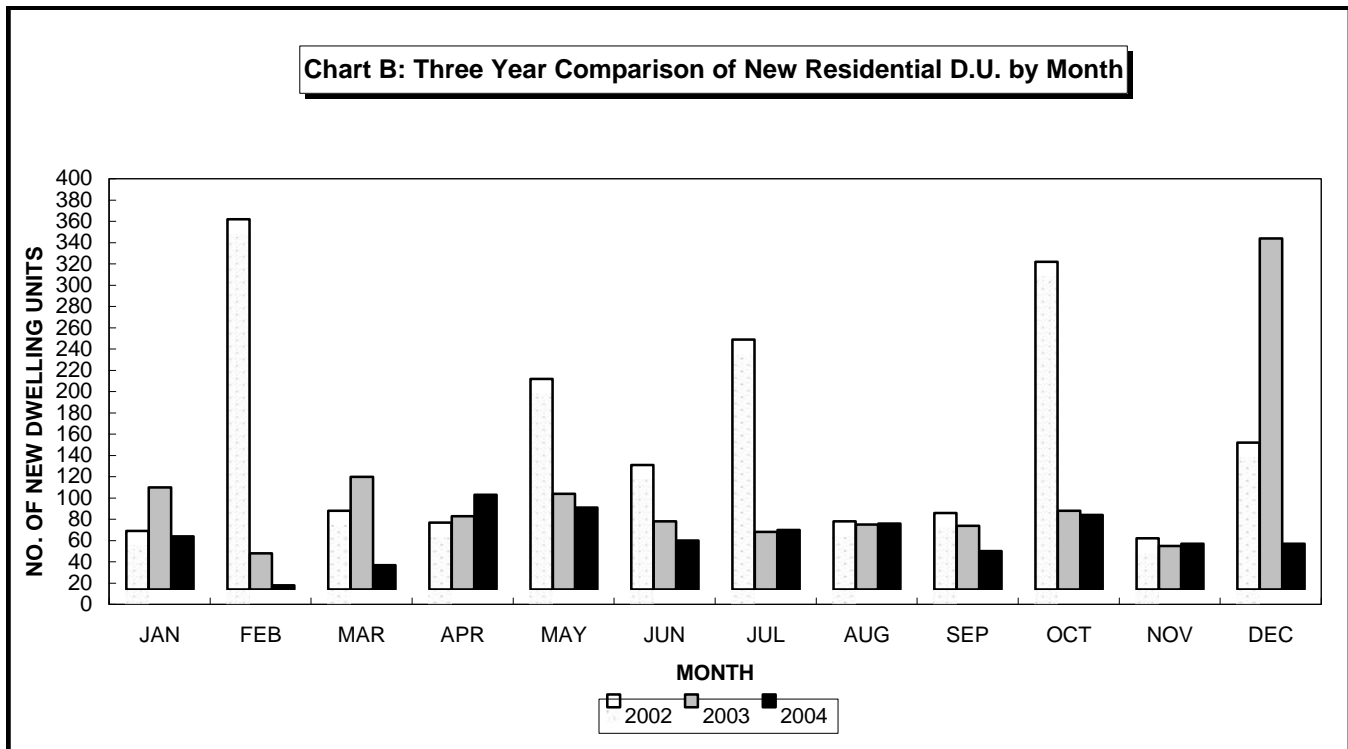
During the fourth quarter of 2004, 146 building permits were issued for 156 dwelling units. In addition, 4 permits were issued for mobile homes in existing parks at an average exchange value of \$2,500, for a total of \$10,000.

I. Comparison of Residential Dwelling Units by Type

Chart A. Nine Year Comparison of New Residential Dwelling Units by Month

MONTH	1996	1997	1998	1999	2000	2001	2002	2003	2004
JAN	26	54	38	49	52	52	55	96	50
FEB	44	44	39	84	43	39	348	34	4
MAR	61	57	65	65	54	54	74	106	23
APR	71	75	62	102	63	62	63	69	89
MAY	63	118	65	55	72	196	198	90	77
JUN	41	89	85	75	50	181	117	64	46
JUL	87	59	74	69	56	46	235	54	56
AUG	105	34	221	56	65	55	64	61	62
SEP	64	48	68	68	49	32	72	60	36
OCT	186	216	61	48	48	86	308	74	70
NOV	43	49	48	42	49	36	48	41	43
DEC	44	62	48	57	49	36	138	330	43
TOTAL	835	905	874	770	650	875	1720	1079	599

Chart B. Three Year Comparison of New Residential Dwelling Units by Month



Quarter 4, 2004

II. COMPARISON OF RESIDENTIAL DWELLING UNITS BY TYPE

Chart C. Breakdown of New Residential Dwelling Units by Magisterial District and Dwelling Unit Type

MAGISTERIAL DISTRICT	DWELLING UNIT TYPE							TOTAL UNITS	% TOTAL UNITS
	SF	SFA	SF/TH	DUP	MF	MHC	AA		
RIO	10	0	0	0	10	0	1	21	13%
JACK JOUETT	1	0	0	0	0	0	1	2	1%
RIVANNA	14	0	8	0	0	0	1	23	15%
SAMUEL MILLER	24	0	0	0	0	0	0	24	15%
SCOTTSVILLE	34	2	0	0	0	3	0	39	25%
WHITE HALL	39	2	4	0	0	1	1	47	30%
TOTAL	122	4	12	0	10	4	4	156	100%

Chart D. Breakdown of New Residential Dwelling Units by Comprehensive Plan Area and Dwelling Unit Type

COMPREHENSIVE PLAN AREA	DWELLING UNIT TYPE							TOTAL UNITS	% TOTAL UNITS
	SF	SFA	SF/TH	DUP	MF	MHC	AA		
URBAN NEIGHBORHOOD 1	0	0	0	0	0	0	0	0	0%
URBAN NEIGHBORHOOD 2	5	0	0	0	10	0	0	15	10%
URBAN NEIGHBORHOOD 3	3	0	8	0	0	0	0	11	7%
URBAN NEIGHBORHOOD 4	0	2	0	0	0	0	0	2	1%
URBAN NEIGHBORHOOD 5	10	0	0	0	0	0	0	10	6%
URBAN NEIGHBORHOOD 6	1	0	0	0	0	0	0	1	1%
URBAN NEIGHBORHOOD 7	0	0	0	0	0	0	0	0	0%
CROZET COMMUNITY	22	2	4	0	0	0	0	28	18%
HOLLYMEAD COMMUNITY	8	0	0	0	0	0	0	8	5%
PINEY MOUNTAIN COMMUNITY	0	0	0	0	0	0	0	0	0%
RIVANNA VILLAGE	15	0	0	0	0	0	0	15	10%
DEVELOPMENT AREA SUBTOTAL	64	4	12	0	10	0	0	90	58%
RURAL AREA 1	16	0	0	0	0	0	3	19	12%
RURAL AREA 2	6	0	0	0	0	0	1	7	4%
RURAL AREA 3	17	0	0	0	0	1	0	18	12%
RURAL AREA 4	19	0	0	0	0	3	0	22	14%
RURAL AREA SUBTOTAL	58	0	0	0	0	4	4	66	42%
TOTAL	122	4	12	0	10	4	4	156	100%

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

Chart E. Breakdown of Residential Dwelling Units by Elementary School District and Dwelling Unit Type

SCHOOL DISTRICT	DWELLING UNIT TYPE							TOTAL UNITS	% TOTAL UNITS
	SF	SFA	SF/TH	DUP	MF	MHC	AA		
Agnor-Hurt	4	0	0	0	0	0	1	5	3%
Baker Butler	0	0	0	0	0	0	0	0	0%
Broadus Wood	13	0	0	0	0	0	1	14	9%
Brownsville	15	0	3	0	0	0	0	18	12%
Crozet	15	2	1	0	0	1	0	19	12%
Greer	0	0	0	0	0	0	1	1	1%
Hollymead	8	0	0	0	0	0	0	8	5%
Meriwether Lewis	1	0	0	0	0	0	0	1	1%
Murray	9	0	0	0	0	0	0	9	6%
Red Hill	9	0	0	0	0	0	0	9	6%
Cale	5	2	0	0	0	0	0	7	4%
Scottsville	8	0	0	0	0	1	0	9	6%
Stone Robinson	25	0	8	0	0	1	0	34	22%
Stony Point	3	0	0	0	0	0	1	4	3%
Woodbrook	2	0	0	0	10	0	0	12	8%
Yancey	5	0	0	0	0	1	0	6	4%
TOTAL	122	4	12	0	10	4	4	156	100%

III. COMPARISON OF ALL BUILDING PERMITS

Chart F. Estimated Cost of Construction by Magisterial District and Construction Type

MAGISTERIAL DISTRICT	NEW RESIDENTIAL		*NEW NON-RES. & ALTER. RES.		NEW COMMERCIAL & NEW INSTITUT.		FARM BUILDING & ALTER. COMM.		TOTAL	
	No.	Amount-\$	No.	Amount-\$	No.	Amount-\$	No.	Amount-\$	No.	Amount-\$
RIO	12	\$ 3,375,143	21	\$ 296,100	8	\$ 10,275,000	31	\$ 653,625	72	\$ 14,599,868
JOUETT	2	\$ 213,000	11	\$ 1,119,000	0	\$ -	25	\$ 570,600	38	\$ 1,902,600
RIVANNA	23	\$ 5,598,944	31	\$ 741,359	2	\$ 61,000	25	\$ 1,669,490	81	\$ 8,070,793
S. MILLER	24	\$ 8,719,387	28	\$ 1,628,055	1	\$ 4,179	5	\$ 38,400	58	\$ 10,390,021
SCOTTSVILLE	39	\$ 12,709,820	32	\$ 1,419,000	3	\$ 116,500	10	\$ 439,000	84	\$ 14,684,320
WHITE HALL	46	\$ 9,681,058	47	\$ 1,796,295	0	\$ -	11	\$ 287,500	104	\$ 11,764,853
TOTAL	146	\$ 40,297,352	170	\$ 6,999,809	14	\$ 10,456,679	107	\$ 3,658,615	437	\$ 61,412,455

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