



City of Mesquite

# Development Activity: 1st Quarter 2020

January 1, 2020 – March 31, 2020

Office of Economic Development  
May 1, 2020

This activity report summarizes highlights from January 1 to March 31, 2020, with development stats and sales tax comparisons available in the Economic Update, page four.

Development activity in the first quarter of 2020 shows a significant increase in sales tax compared to the first quarter of 2019, and the entire 2019 year ended with 2 percent overall growth. The number of new home permits continues to show strength year-over-year.

Additionally, Huffines Communities submitted a rezoning application for a masterplan residential subdivision called Solterra for the property formerly known as Lucas Farms. The development may include up to 3,900 single-family homes.

Residential and commercial highlights for the first quarter of 2020 include:

- Zoning for the Polo Ridge single-family subdivision in Kaufman County was approved to allow up to 1,007 single-family homes.
- The final plat for Ridge Ranch Phase II was approved for 162 lots. Building permits for individual lots for Phase II will commence in the second quarter of 2020.
- Parc 30 North and South includes major site construction on all 5 building pad sites.
- Significant increase of square footage from building permits includes Parc 30 Development.
- Site plans were approved for the following projects:
  - New 32,000 square-foot training facility for United Association of Plumbers and Pipefitters at 3000 IH 30
  - New 5,500 square-foot Driver's Edge auto repair facility at 105 US HWY 80 E
  - New 4,600 square-foot Buckner Alpine Car Wash at 5600 S. Buckner Blvd.

## **BUILDING PERMIT ISSUED FOR MAJOR PROJECTS**

- a. **Foot Locker, 1004 Town East Blvd.** – permit valuation \$400,000
- b. **PepsiCo alteration, 4532 IH-30** – permit valuation \$384,000
- c. **Burger King, 2104 N. Galloway Ave.,** – permit valuation \$400,000

**Burger King New Construction Site, 2104 N. Galloway Ave.**



- d. **Skyline Commerce Park, 5590 S. Buckner Blvd.** – permit valuation \$8.5 million

- e. **Raising Canes', 1980 N. Town East Blvd.** – permit valuation \$1.9 million
- f. **Living Gospel Church, 700 Rodeo Center Blvd.**– permit valuation \$3.4 million
- g. **Parc 30 North, 1251, 1455, 1475 Republic** – permit valuation \$17.0 million
- h. **Parc 30 South, 1451 & 1465 IH 30** - permit valuation \$ 8.9 million

**Parc 30 North, 1451 & 1465 IH 30**



**Parc 30 South, 1451 & 1465 IH 30**



## **CERTIFICATES OF OCCUPANCY ISSUED**

*(a sampling of new business activity and expansions from the total of 105 Certificates of Occupancy issued in the 1st Quarter of 2020)*

- a. **Champion Total Restoration, 3342 E. US Hwy 80**
- b. **H&R Block, LLC, 50 N. Galloway Ave., Suite 146**
- c. **Express Yourself Therapy Solutions, 502 W. Kearney St., Suite 200**
- d. **Scramblers Homestyle Grill, 1912 Oates Dr.**
- e. **Islamic Center of Mesquite, 243 Franklin Dr.**
- f. **Behavioral Innovations, 920 SH-352, Suite 200**

**Behavioral Innovations New Location, 920 SH-352**



- g. **Future Infrastructure, 3301 Innovative Way**
- h. **Infinity Portraits, 2533 Franklin Dr., Suite 6B**
- i. **Prestige Electric Service, 2329 Franklin Dr., Suite A**
- j. **Glam Body Studio, 1927 Faithon P. Lucas Sr. Blvd., Suite 105**
- k. **Lux Beauty Bar, 4200 Gus Thomasson Rd., Suite 118**
- l. **Henderson Chicken, 1515 Kearney St., Suite 200**
- m. **Sola Salon Studios, 1515 N. Town East Blvd., Suite 228**

**Sola Salon New Location, 1515 N. Town East Blvd.**



## ECONOMIC UPDATE

<b>1st QUARTER</b>			
<b>SALES TAX DATA</b>	<b>2018</b>	<b>2019</b>	<b>2020</b>
<b>LOCAL SALES TAX COLLECTED</b>	\$8,088,369	\$8,504,946	\$9,210,165
<b>PERMIT DATA</b>	<b>2018</b>	<b>2019</b>	<b>2020</b>
<b>COMMERCIAL:</b> New permits	4	5	17
<b>COMMERCIAL:</b> New permit valuation	\$43,805,954	\$73,246,878	\$66,511,503
<b>COMMERCIAL:</b> Remodel/Addition permits	67	64	77
<b>COMMERCIAL:</b> Remodel/Addition permits valuation	\$10,774,620	\$5,939,833	\$9,360,178
<b>RESIDENTIAL:</b> New permits	14	3	12
<b>RESIDENTIAL:</b> New permit valuation	\$3,196,480	\$350,000	\$2,637,690
<b>PERMIT TOTALS</b>	<b>2018</b>	<b>2019</b>	<b>2020</b>
<b>BUILDING PERMITS:</b> All commercial and residential issued	663	870	494
<b>BUILDING PERMITS:</b> All commercial and residential valuation	\$62,464,348	\$80,250,775	\$77,009,412
<b>GRAND TOTAL ALL BUILDING PERMITS:</b> All types issued	1,940	987	1,300
<b>GRAND TOTAL ALL BUILDING PERMIT VALUATION:</b> All types issued	\$134,249,898	\$80,259,675	\$82,896,434
<b>*SQUARE FOOTAGE FROM BULDING PERMITS:</b> (estimate)	44,000	281,580	1,853,904
<b>CERTIFICATES OF OCCUPANCY:</b> Issued	42	68	86
<b>NEW JOBS FROM CERTIFICATES OF OCCUPANCY:</b> (estimate)	325	200	150

\*Square Footage includes Urban District 30 Development