

# F O R T C O L L I N S C O L O R A D O

*Horseshoe Reservoir*



## CLIMATE

- Semi-arid, approx 300 days of sunshine
- Avg annual rainfall 14.5"
- Winters moderately cold, dry
- January temperature avg 27° with 30% humidity
- July temperature avg 71° with 43% humidity

## LOCATION

- 65 miles north of Denver
- 50 miles south of Cheyenne
- Elevation 4,979'

## POPULATION

- 137,200 (2009)
- 561,372 Regional (2005)
- 726,575 Regional (2020)
- 52,070 Total Households
- Median Age 30.1
- Average HH Income - \$75,100
- HH Earnings \$75K - 38.7%
- Area - 53.4 sq mi (2009)
- GMA Size 77 sq mi

## PARKS & TRAILS

- Developed Parks 1,275 ac
- Trails 26 miles

## SALES TAX RATE

6.82%

## Imagine a community where

government and citizens support business vitality; where open space, trails, and parks are considered essential services, not amenities; where education, both in public schools and higher education, continually garners national attention for their success and leadership. Place all of this in the middle of a thriving and growing regional economy and you will find a community recognized across the nation as one of the best places to live and work. You'll find Fort Collins, Colorado.

## COMMUNITY AMENITIES

Fort Collins has been nationally recognized for providing our residents with exceptional services. Whether it's recognition from Money Magazine as the nation's best place to live, or specific recognition such as Frommer's awarding us as one of the country's best places to raise a family, Fort Collins seems to truly have it all:

- 33,000 acres of natural areas for conservation and recreation
- 44 park sites constituting more than 800 acres
- 3 golf courses, city-owned and operated, totalling 45 holes
- 25 miles of off-road trails
- 25 miles of paved multi-use trails which are maintained year-round
- 250 miles of bike lanes and routes

## BUSINESS CLIMATE

All cities have personalities, and Fort Collins has the spirit of an entrepreneur. Whether your business is big or small, local or international, the City of Fort Collins offers multiple tools to help your business get started, relocated, or expand:

- A highly educated workforce
- Home to Colorado State University, a leading research university, providing access to cutting edge thought and technology
- Industrial, office and retail space
- Quality of life second to none
- Established industry clusters in Biotechnology, Clean Energy, Technology, and Arts and Entertainment

# Colorado State University



With 24,670 students representing all 50 states and over 50 foreign countries, CSU is an internationally recognized faculty and a top-ranked University. Offering 150 degree programs of study, CSU graduates contribute to the highly educated population. Ranked in the Top Tier of public and private doctoral universities in the U.S. News and World Report rankings of America's Best Colleges and Universities, CSU also adds to the vibrancy of the community with 16 NCAA Division I Sports (6 mens sports; 10 womens sports).



[fcgov.com/business](http://fcgov.com/business)

Mike Freeman - CFO

[mfreeman@fcgov.com](mailto:mfreeman@fcgov.com)

970-221-6505

# F O R T C O L L I N S C O L O R A D O



## Fort Collins Retail

Nestled against the Rocky Mountain foothills, alongside the banks of the Cache La Poudre River, lies the city of Fort Collins. As home to Colorado State University, Fort Collins established itself as the retail, banking and healthcare center for Northern Colorado, southern Wyoming, and southwestern Nebraska.

## Fort Collins Facts

2009 Population	137,200
2009 Avg Annual Population Growth Rate	1.4%
2005 Estimated Regional Population	561,372
Projected 2020 Regional Population	726,575
2009 Area (sq mi)	53.4
2008 Median Age	30.1
2008 Average Household Income	\$75,100
2008 Households Earning <\$75,000	38.7%
Avg Single-family Home Price 2007	\$251,081
Owner-occupied units	63.1%
Renter-occupied units	36.9%

## MAJOR EMPLOYERS

Colorado State University, undergrad/post-grad	6,948
Poudre School District, public education	3,014
Hewlett-Packard	3,000
Poudre Valley Health System, full range health services	2,814
Agilent Technologies, semiconductor, health care, analysis	2,800
City of Fort Collins	1,400
Larimer County	1,394
Kodak Colorado	1,300
Advanced Energy, semiconductor power sources	800
Anheuser-Busch	746
Woodward Governor, speed controls	700
Front Range Community College, postsecondary/continuing/vocational	628
Wal-Mart Super Center	625
First National Bank	417
Avago, chip design and manufacturing	400
Intel, chip design and manufacturing	300
AMD, chip design and manufacturing	200
The Coloradoan, daily newspaper	240

## AWARDS AND RECOGNITION

#9 Best Place to Invest in Real Estate - Business 2.0, October 2006  
 #1 Best Place to Live - Money Magazine, August 2006  
 6th Best Place to Raise Your Family - Frommer's Publishing, May 2006  
 One of 18 Perfect Towns, "Where to Live Now" - Outside Magazine 2005  
 Bicycle Friendly Community - League of American Bicyclists 2005  
 Governor's Award for Downtown Excellence 2003-2005

## ELEMENTARY AND SECONDARY EDUCATION

As a two-time gold medal award winner for outstanding student test scores and graduation rates, PSD exists to support and inspire every child to think, to learn, to care, and to graduate prepared to be successful in a changing world. There currently are 45 schools and 22,500 students.

## HOUSING

One bedroom apartments in Fort Collins currently rent for \$643 to \$776 per month. 50% of the city's rental units are located in structures regarded as a 4-plex or smaller. Single-family detached homes average sale price \$251,000.

## AIRPORTS

Denver International Airport (DIA) is an easy 70-mile drive along major highways. 15 miles from downtown, the Fort Collins/Loveland (FNL) Airport currently has commercial airline service and also serves corporate and general aviation needs.



[fcgov.com/business](http://fcgov.com/business)

Mike Freeman - CFO

[mfreeman@fcgov.com](mailto:mfreeman@fcgov.com)

970-221-6505