



# Business

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E-mail: BusinessNews@coloradoan.com

Business editor: Pat Ferrier, 224-7742



**Judy McKenna**  
It's Your Money

## Control spending during holidays

Last week, we talked about the physical problems that arise when people worry about too

# 'Mansion Park' planned on east side

By **JULIE GORDON**

JulieGordon@coloradoan.com

A Denver-based developer has plans to build a 598-home subdivision in east Fort Collins.

Trimark Communities' proposed 55-acre Mansion Park subdivision, on the northwest corner of Timberline and Drake roads near the Rigden Farm development, would consist mostly of condominiums and townhomes.

The project would include 380 "mansion" condominiums, 142 townhomes and 76 single family homes. Condos will cost about \$120,000, the townhomes will be in the "high 100s" price

## Condominiums, townhomes dominate proposed 598-home subdivision

range and the single-family homes will cost in the upper 200s, said Glenn Nier, director of development for Trimark.

"We're excited about it," Nier said. "We feel that Fort Collins is a good market because the local economy is so strong. We feel that this type of product will do very well."

The project still has to be approved by the city of Fort Collins, Nier said. The goal is to

receive approval within the next year so people would be able to move into the housing in late summer or early fall 2004, Nier said.

The Mansion Park subdivision would be Trimark's first development in Fort Collins.

Mansion Park subdivision is expected to attract first-time homebuyers, young professionals, families with children, people who want to condense into

smaller housing, "empty nester" parents and Colorado State University professors, said Nier and Sandy Hogue, Trimark's vice president of sales and marketing.

"What we've seen in Fort Collins is the opportunity to provide first-time homebuyers with an opportunity to buy their own home as well as busy professionals the opportunity to purchase (exterior) maintenance-free living," Hogue said.

Trimark, which bills itself as the state's largest builder of townhomes and condominiums, is a division of building giant D.R. Horton. The company started in Denver about 10 years ago and was acquired by D.R. Horton in 1996, Nier said.

Trimark did the "mansion" condominiums that are a part of the Stapleton Airport redevelopment project.

"We like the atmosphere and the sense of the community in Fort Collins," Nier said. "That's what we've tried to create here — that this would not be just another development, that it would have character."

Capellas leaves HP to head troubled WorldCom

Dairy Queen opening in