

Hugo Building Report

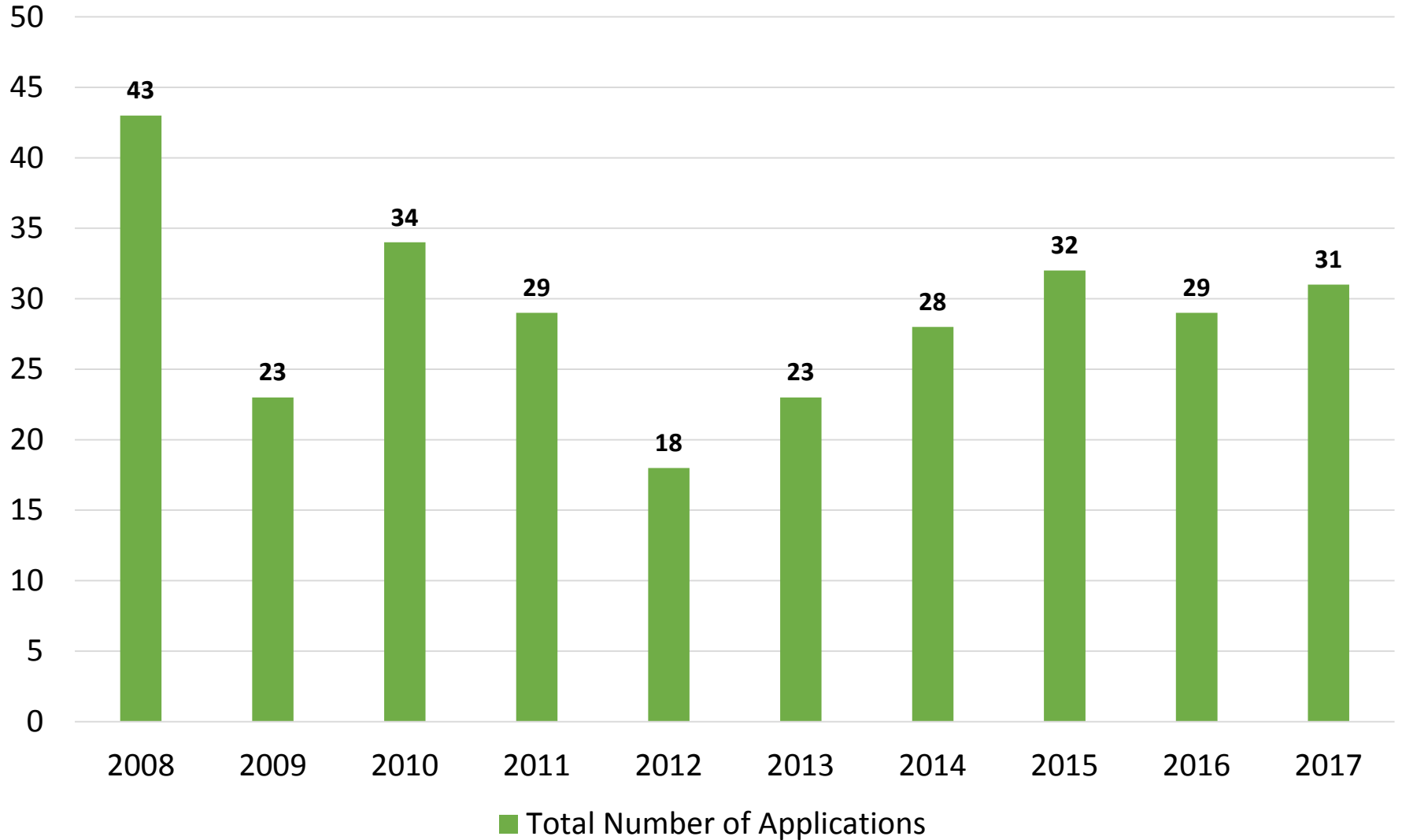
2017

2017 Annual Report

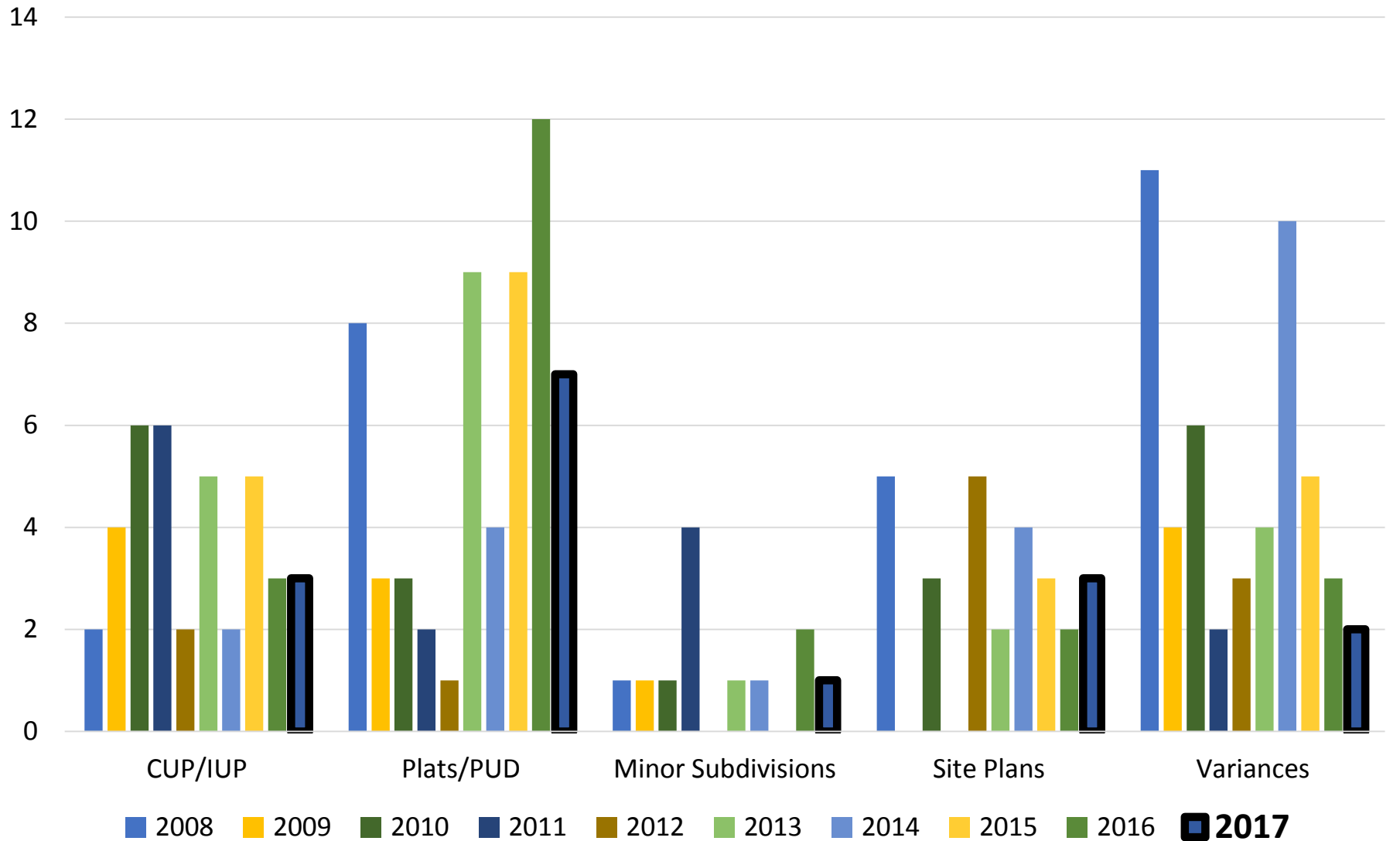
- Report is presented at the beginning of each year
 - Reviews Planning and Building Activity for 2017
- Planning Commission Purpose
 - Make Recommendations to City Council



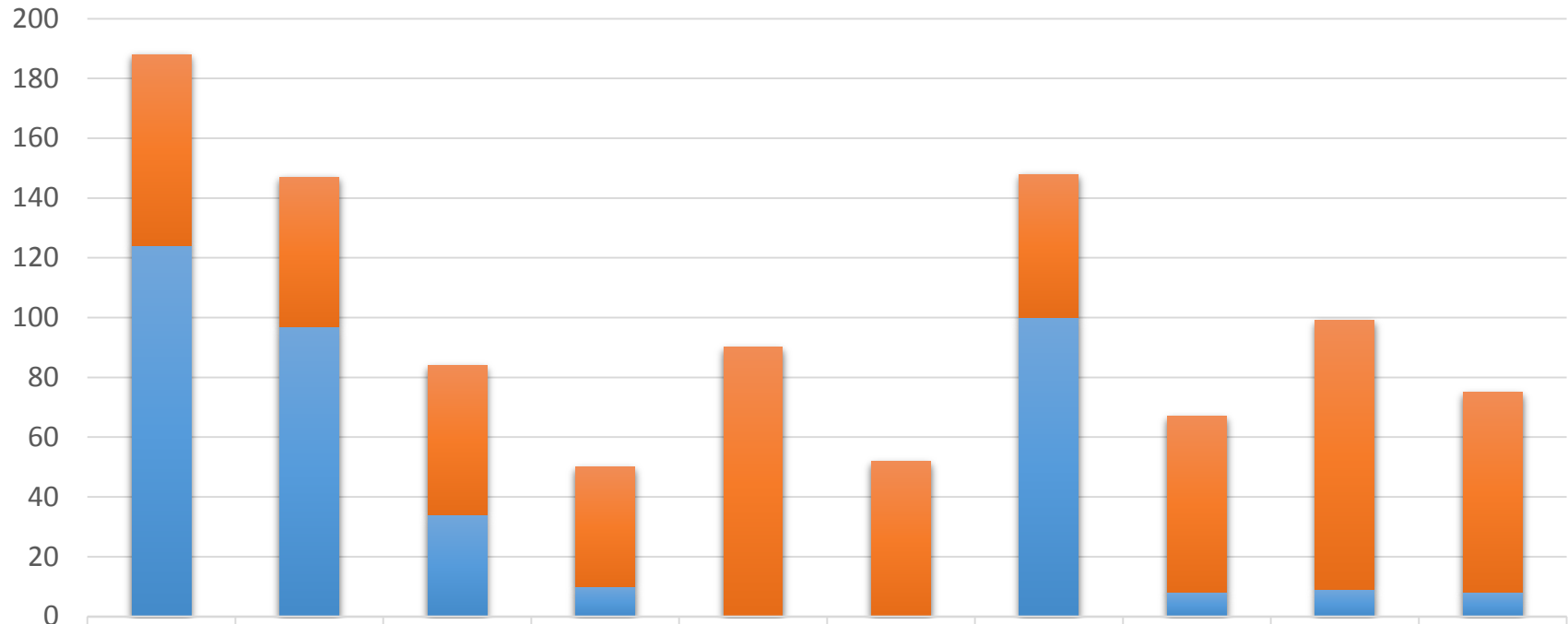
Total Number of Planning Applications Submitted



10 Year Review of Planning Applications



Breakdown of Residential Permits 2006-2017

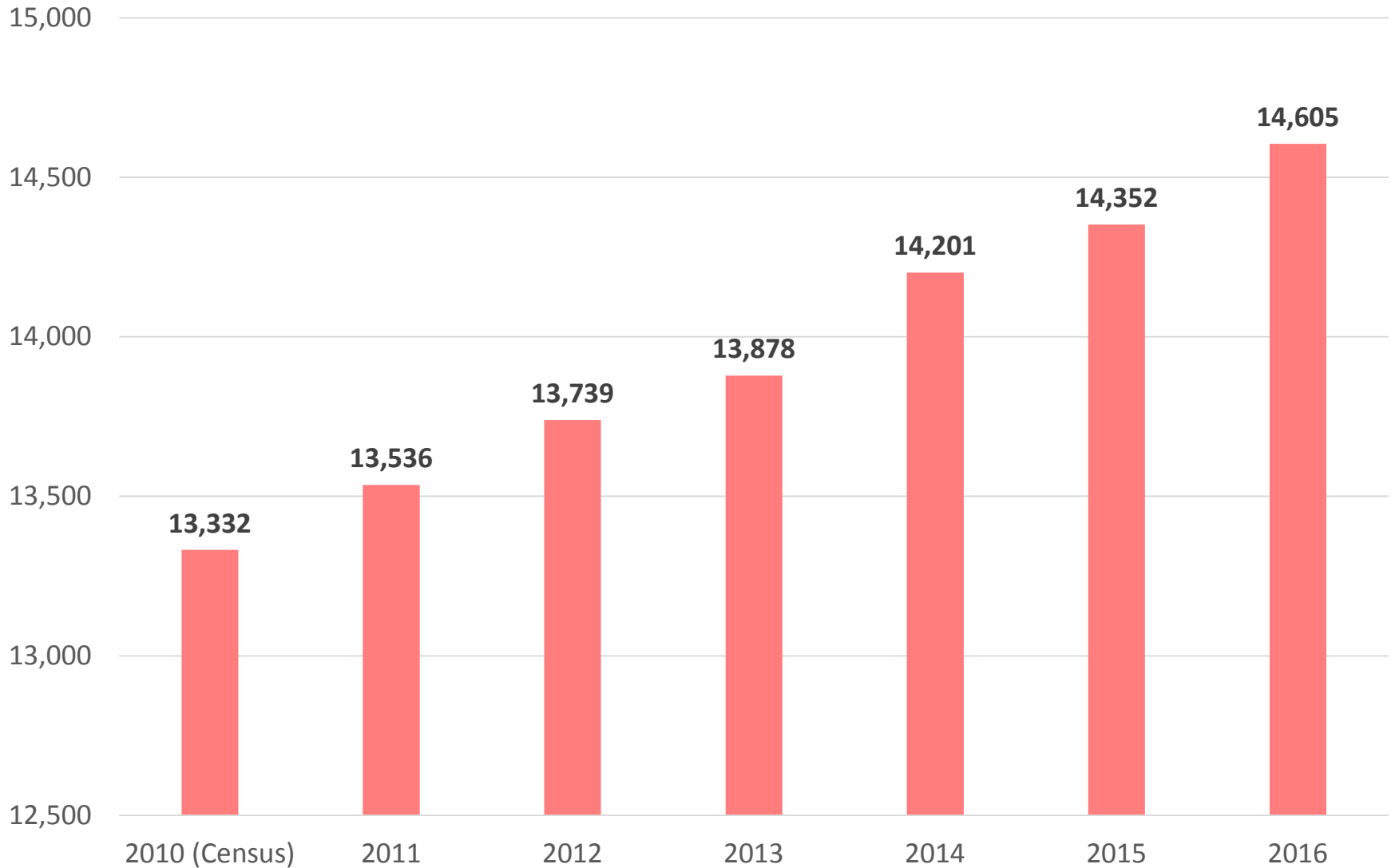


	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
SF Units	64	50	50	40	90	52	48	59	90	67
Multi-Family	124	97	34	10	0	0	100	8	9	8

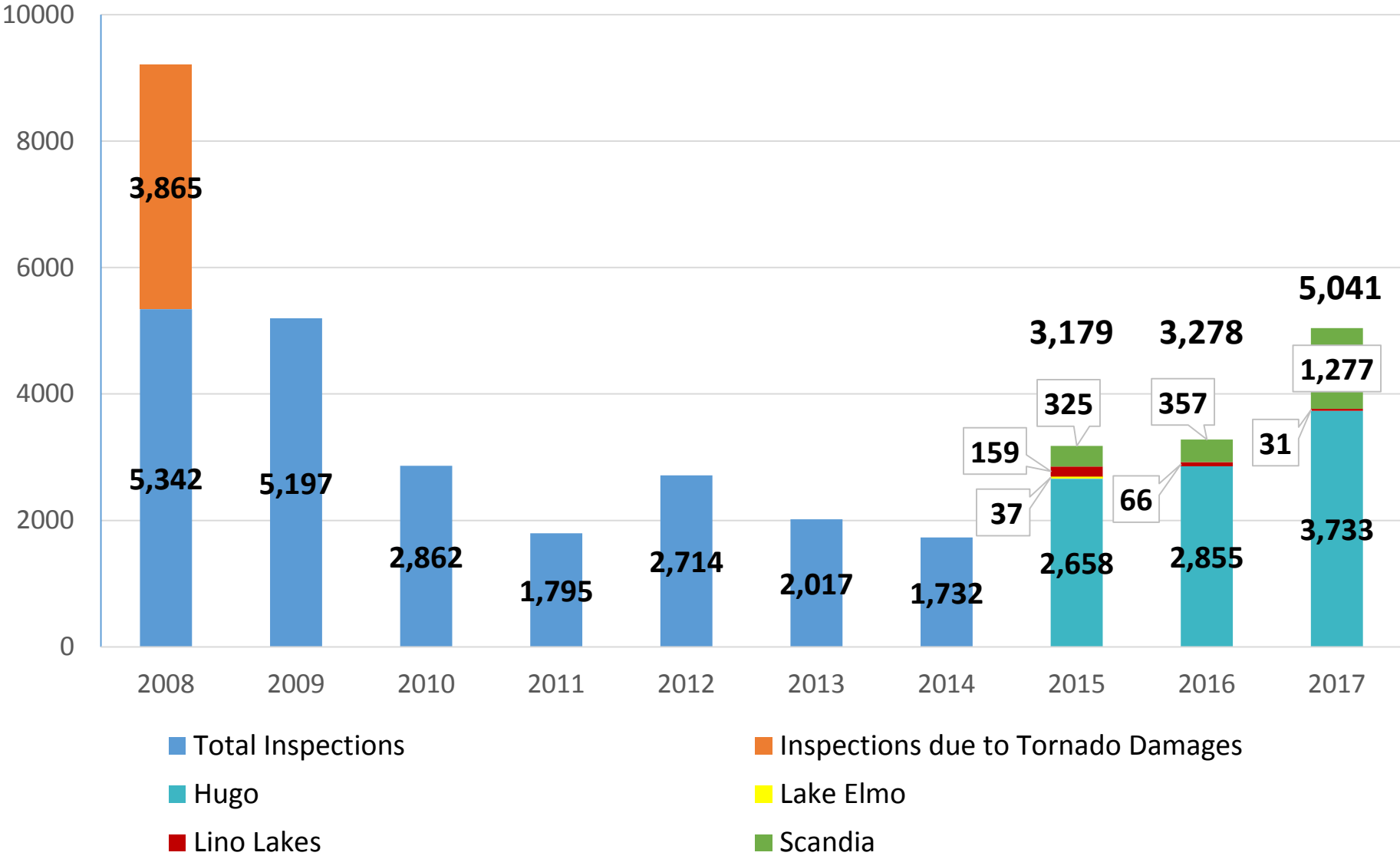
■ Multi-Family ■ SF Units

Single Family Homes - 3,956 (66.9%)
 Multi-Family Homes - 1,932 (33.1%)

Annual Population Estimates 2010-2016



Building Department Inspections 2008 - 2017



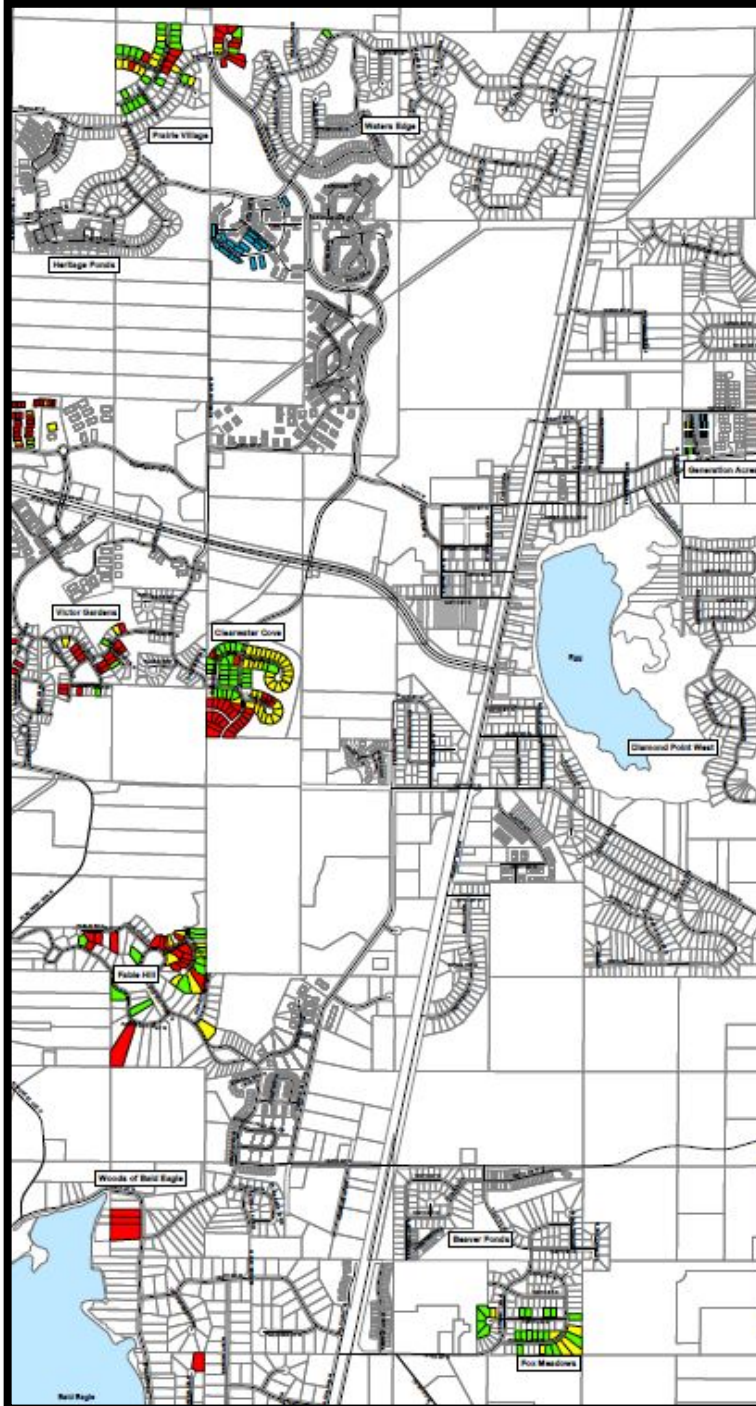
Lots Available

Platted Residential
Units Available:

216 Single Family

124 Multi-Family (22 Buildings)


340 Total Units



Vacant Platted Residential Lots


Vacant Lots

Housing_Type

 Built in 2017

 Built in 2016

 Single Family

 Multi Family



Map Created by the City of Hugo - Community
Development Department - Dated: January 2018

Document Path: S:\Community Development\Lots Remaining\Remaining Lots Map\Remaining_Lots January 2018 24x36.mxd

Approved Projects / Projects in Motion

RESIDENTIAL

- Adelaide Landing
- Clearwater Cove 3rd Add.
- Clearwater Cove 4th Add.
- Creekside Heights
- Generation Acres
- Leroux Property
- Prairie Village 4th Add.
- Victor Gardens North
Village 7th Add.
- Waters Edge 5th Add.

NON-RESIDENTIAL

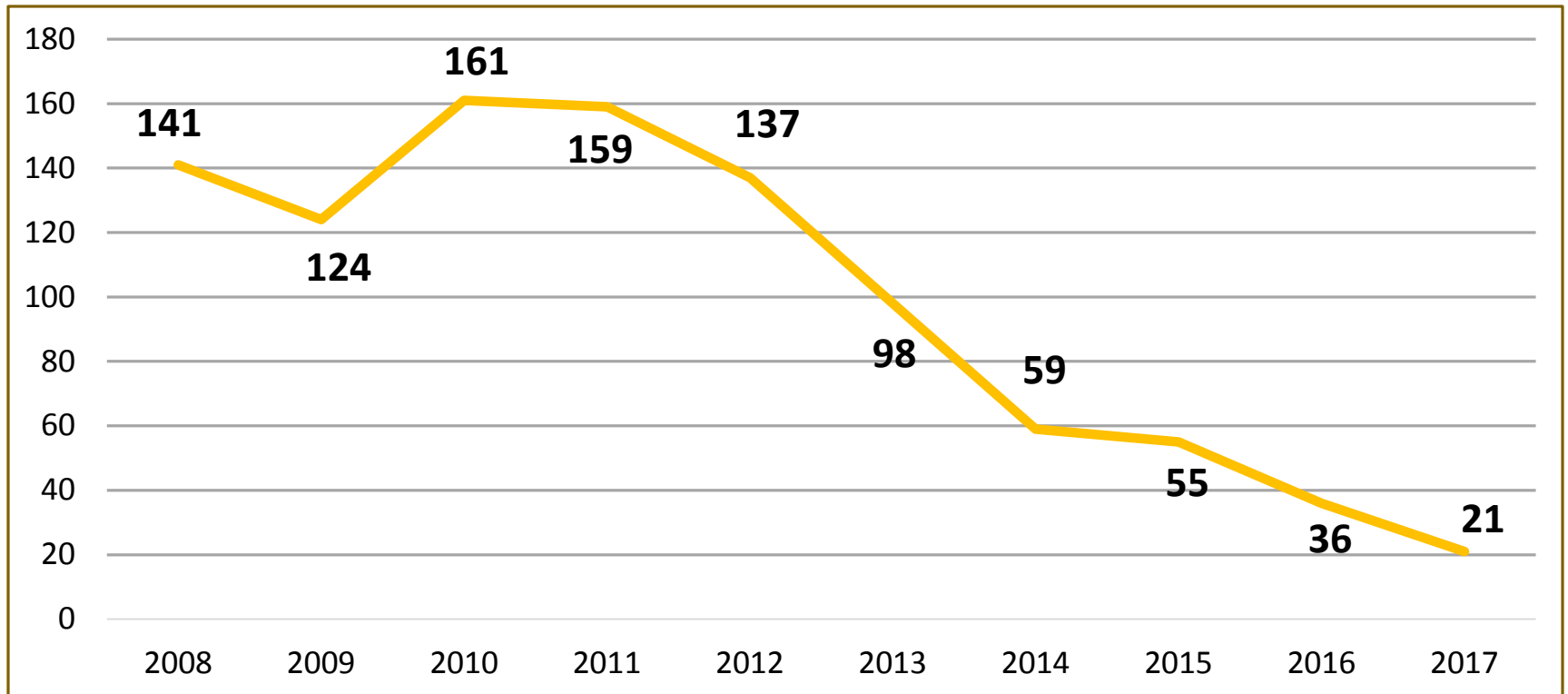
- Sprouts Pediatric Dentistry
- Gopher State Ministorage
- Western Spring
- Good Life Senior Living
- Xcel Energy
- Schwieters
- TGK Automotive

Non-Residential Building Space 2017

PROJECTS	SQUARE FOOTAGE	VALUATION
WESTERN SPRING	36,854 SF	\$2,500,000
GOPHER STATE MINISTORAGE	21,700 SF	\$276,000
ONEKA CHIROPRACTIC	1,300 SF	\$81,000
GOOD LIFE SENIOR LIVING	19,879 SF	\$2,600,000
HUGO RECTORY	1,888 SF	\$167,000
SAVOY PIZZA	2,701 SF	\$204,000
SORENSEN DENTAL	2,237 SF	\$178,000
SPROUTS PEDIATRIC DENTAL	4,520 SF	\$436,000
XCEL ENERGY	3,130 SF	\$110,000
TOTAL	94,209 SF	\$6,552,000

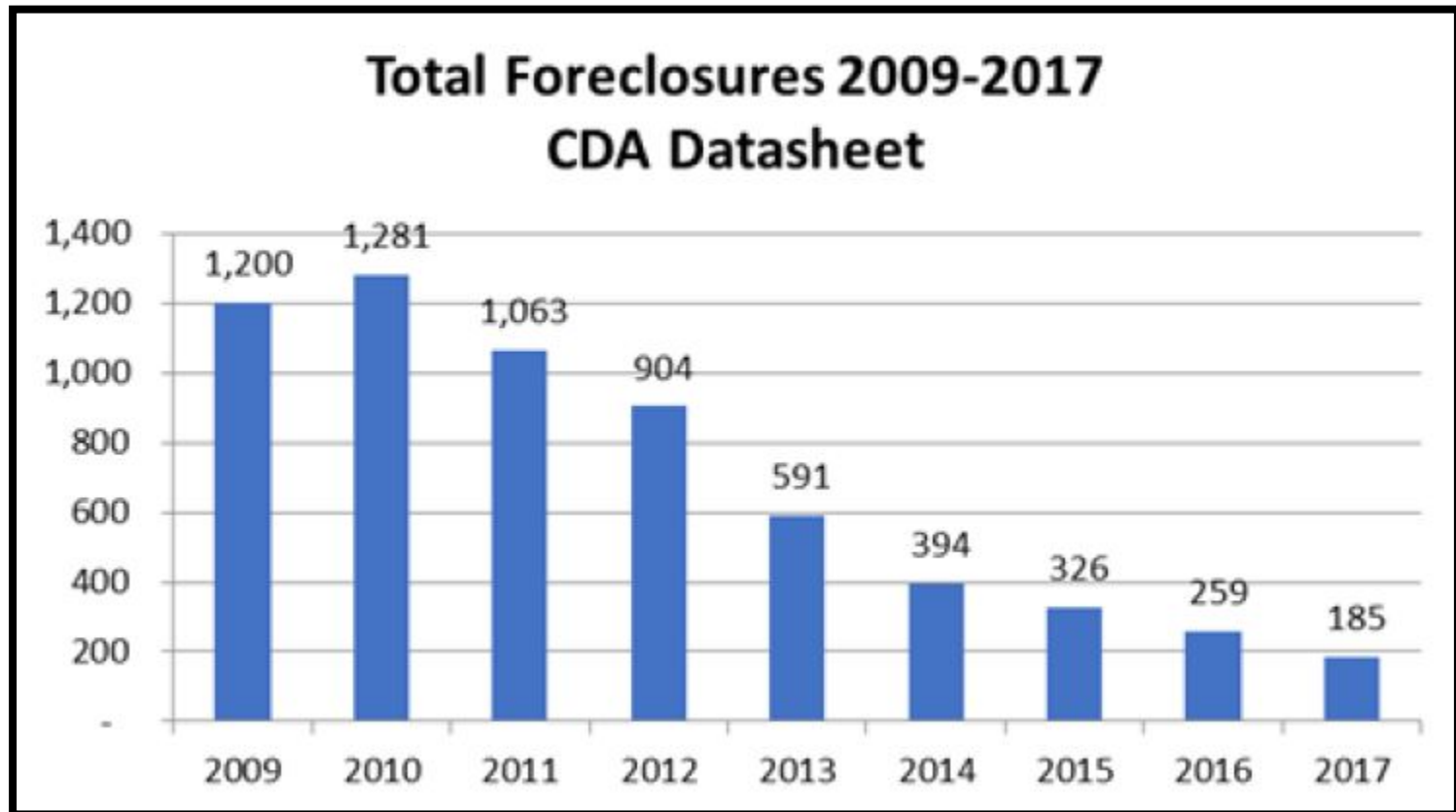
2008 – 2017 Foreclosures

- ❑ City's total foreclosures have fluctuated slightly over the years, but have continued to decline since 2010
- ❑ Hugo's foreclosure rate has been declining due not only to a decrease in foreclosures but also an increase in total homes.
- ❑ Staff inspects City's foreclosures so that they are properly maintained and cared for so as to not effect surrounding properties.



Foreclosures

- ❑ Washington County shows similar foreclosure patterns of decline since 2010.
- ❑ Foreclosure rates have remained steady in 2017.
- ❑ State law requires foreclosing party to provide info about foreclosure prevention services to Washington County Housing Redevelopment Authority



Conclusion

- ❑ Residential construction seems to be increasing
 - ❑ Adelaide Landing, Creekside Heights, Leroux Property, Fable Hill 5th Addition.
- ❑ Many Hugo businesses seem to be succeeding and wanting to expand and grow within the community.
- ❑ Foreclosures seem to be leveling out.
- ❑ Staff continues to receive calls and meet with developers that are interested in Hugo.