



Ivory-Boyer CONSTRUCTION REPORT

As this report reflects the first three months of 2020, the severe economic impacts of the COVID-19 health pandemic are not yet captured. Without knowing what lay ahead, based on first-quarter figures, one could have forecast 2020 as one of the best construction years on record. Total permitted construction value for the first quarter exceeded \$2.5 billion, a record. This was led by a surge in the residential sector, with new permitted units increasing by 47.7% over last year, and a 46.5% increase in additions, alterations and repairs (Figure 1). However, as the impacts of the health pandemic continue to ravage the economy, we are likely to experience a 10% decline in residential construction and a 20% decline in commercial construction activity in 2020

First Quarter Construction Highlights:

(All values compared with first quarter 2019)

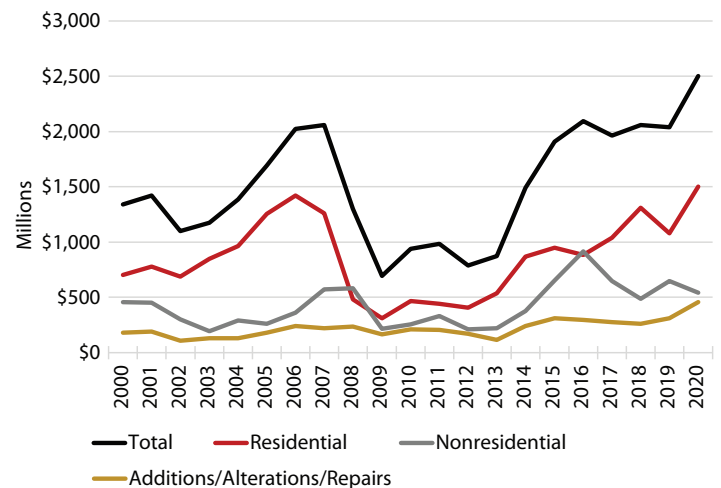
- \$2.5 billion in total construction value, a 22.8% increase.
- \$1.5 billion in residential construction value, a 39.3% increase.
- \$542.5 million in nonresidential construction value, a 16.1% decrease.
- 7,300 permits issued for dwelling units, a 47.7% increase.
- 3,009 permits issued for single-family units, an 18.1% increase.
- 2,033 permits issued for apartments, a 57.0% increase.
- 1,926 condominium/townhome/duplex permits issued, an 88.3% increase.
- \$457.5 million in additions, alterations, and repairs, a 46.5% increase.

Residential Construction

Statewide, permits increased 47.7% in the first quarter over last year. This spike is partially attributed to a slow start in 2019 as the outlook was somewhat mixed. The historic decline in mortgage rates changed the sentiment in 2019 and carried over into the first quarter of 2020. The record-setting quarter is driven by multifamily housing units, adding nearly 4,000 new units, a 70.7% increase over last year. The number of new single-family permitted units ranks second since the recovery began in 2010 (Figure 2).

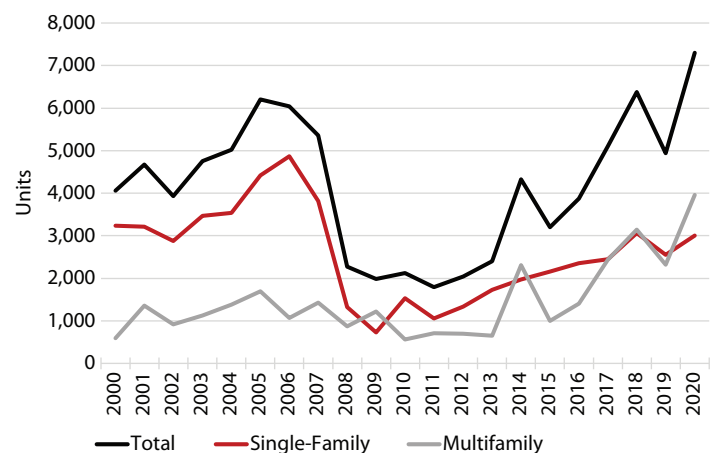
Figure 1: Value of Permitted Construction in the First Quarter, 2000–2020

(Million 2020 dollars)



Source: Ivory-Boyer Construction Database

Figure 2: Permits Issued for Residential Units in the First Quarter, 2000–2020



Source: Ivory-Boyer Construction Database

Table 1: Top-Ranked Counties for Detached Single-Family Home Permits in the First Quarter, 2019 & 2020

County	2019	2020	Change
Utah	809	928	14.7%
Salt Lake	434	572	31.8%
Washington	466	528	13.3%
Davis	314	307	-2.2%
Weber	119	193	62.2%

Source: Ivory-Boyer Construction Database

Table 2: Top-Ranked Cities for Detached Single-Family Home Permits in the First Quarter, 2019 & 2020

City	2019	2020	Change
Eagle Mountain	144	258	79.2%
St. George	241	238	-1.2%
South Jordan	115	169	47.0%
Lehi	157	161	2.5%
Washington	119	159	33.6%
Saratoga Springs	140	118	-15.7%
Herriman	147	111	-24.5%
Layton	108	102	-5.6%
West Jordan	50	91	82.0%
Syracuse	64	75	17.2%

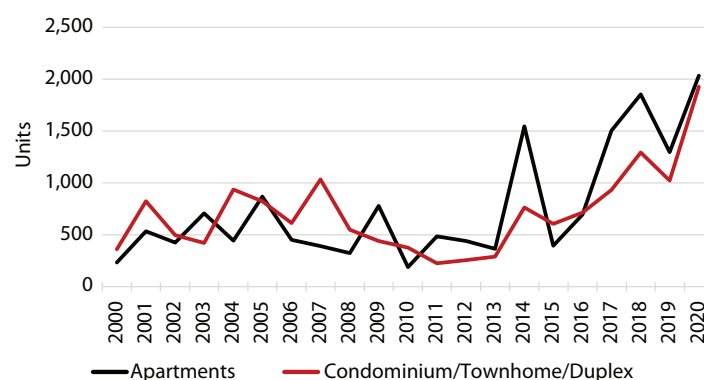
Source: Ivory-Boyer Construction Database

Utah County continues to lead the state in single-family permits, issuing 928 new units, an increase of 14.7% over last year (Table 1). Salt Lake County jumped one spot in the rankings from the previous two years, with single-family permits increasing by 31.8%. Among cities, Eagle Mountain leads the state in single-family permits in the first quarter, increasing by 79.2% (Table 2).

Multifamily housing had a record first quarter, with 3,959 new units permitted, a 70.7% increase over last year. Both apartments and condominiums/townhomes set first-quarter records this year (Figure 3). The increase over last year can be attributed to milder weather this year as well as sentiment shifts since the first quarter of 2019. Apartments account for 51.4% of multifamily units, the lowest share since 2016; 2,033 new units are permitted, a 57.0% increase. There are 1,926 new condominium, townhome, and duplex permits issued, an 88.3% increase.

Salt Lake County continues to lead the state for multifamily permits, permitting 1,978 units, an increase of 72.3% over the first quarter of 2019 (Table 3). Utah County ranks second with 947 permitted multifamily units, 81.4% more than last year, while Davis County permitted 323 new units, an increase of 146.6% over the first quarter of 2019. Washington County increased 146.6%, permitting 301 multifamily units, and Cache County permitted 159 units, an exponential increase over the 17 units permitted in the

Figure 3: Permits Issued During the First Quarter for Multifamily Units by Type, 2000–2020



Source: Ivory-Boyer Construction Database

Table 3: Top-Ranked Counties for Multifamily Permits in the First Quarter, 2020

County	Apartment Units	Condo, Townhome, and Duplex Units	Total Multifamily Units
Salt Lake	1,365	613	1,978
Utah	212	735	947
Davis	180	143	323
Washington	156	145	301
Cache	96	63	159

Source: Ivory-Boyer Construction Database

first quarter of 2019. The three Wasatch Front counties account for 82.0% of the multifamily units permitted statewide this quarter.

Salt Lake City ranks first in multifamily permits in the state with 598 new units. While this is a modest 3.5% increase over last year's first quarter, it's important to note that the city's permitted apartment units decreased 36.9% while condo, townhome, and duplex units increased from single digits to 234 units. This increase is likely due to a continued interest in luxury and infill development throughout the city.

Southern Salt Lake County and northern Utah County cities also continue to rank among the top 10 cities issuing multifamily permits, with six of the top 10 located between South Jordan and Saratoga Springs (Table 4). These six cities account for nearly 40.0% of all multifamily units this quarter.

Nonresidential Construction

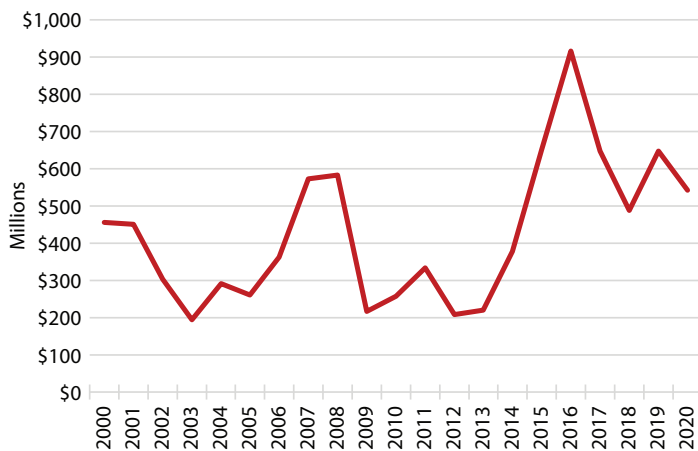
Nonresidential construction value for the first quarter of 2020 is \$542.5 million, a 16.1% decrease over last year (Figure 4). Commercial construction tends to be volatile from quarter to quarter, with a few significant projects having major impacts. Therefore large rates of change are expected. This quarter, industrial, warehouse, and manufacturing lead nonresidential construction, making up 31.2% of the total, followed by office,

Table 4: Top-Ranked Cities for Multifamily Permits in the First Quarter, 2020

County	Apartment Units	Condo, Townhome, and Duplex Units	Total Multifamily Units
Salt Lake City	364	234	598
Draper	434	4	438
Millcreek	328	9	337
Saratoga Springs	0	280	280
American Fork	189	57	246
Herriman	157	42	199
Washington	110	64	174
Layton	132	39	171
Lehi	0	170	170
South Jordan	0	147	147

Source: Ivory-Boyer Construction Database

Figure 4: Value of Nonresidential Construction in the First Quarter, 2000–2020
(Million 2020 dollars)



Source: Ivory-Boyer Construction Database

bank, and professional buildings, accounting for 27.0%. Together, these two sectors represent nearly 60.0% of all nonresidential construction value.

Cities issued permits for \$169.3 million of new industrial, warehouse, and manufacturing sector construction, a decrease of 15.4% from last year's first quarter (Table 5). West Jordan ranks first, issuing 11 permits totaling \$54.0 million, which includes a \$32.0 million permit for a data center. Eagle Mountain issued a \$43.0 million permit for a new warehouse meat processing plant. Office, bank, and professional building sector new construction value for the first quarter is \$146.3 million, a 28.0% decrease over last year. Orem permitted two office buildings with a construction value of \$35.0 million. Lehi also permitted two office buildings with a construction value of \$32.0 million. Riverton permitted a \$19.0 million new office building.

Table 5: Value of First Quarter Nonresidential Construction by Permit Type, 2019–2020

(Thousand Dollars)

Building Type	2019	2020	Change
Industrial, Warehouse, Manufacturing	\$200,273.9	\$169,332.8	-15.4%
Office, Bank, Professional	\$203,097.7	\$146,300.1	-28.0%
Structures Other Than Buildings	\$45,073.6	\$57,947.7	28.6%
Retail, Mercantile, Restaurant	\$11,226.4	\$45,212.9	302.7%
Other Nonresidential Buildings	\$12,213.6	\$26,511.1	117.1%
Public Buildings & Projects	\$14,730.1	\$20,803.0	41.2%
Service Station/Repair Garages	\$2,573.6	\$15,906.5	518.1%
Hotels & Motels	\$1,015.0	\$13,876.6	1267.1%
Churches & Other Religious	\$16,072.0	\$12,787.6	-20.4%
Amusement & Recreation	\$4,633.5	\$12,142.2	162.1%
Agricultural Bldg. & Sheds	\$3,263.4	\$3,626.9	11.1%
Public Utility (Private)	\$75,901.0	\$3,213.0	-95.8%
Hospital & Institutional	\$41,021.5	\$2,546.5	-93.8%
Parking Structures	\$1,318.3	\$1,218.5	-7.6%
School & Educational (Private)	\$125.0	\$376.3	201.0%

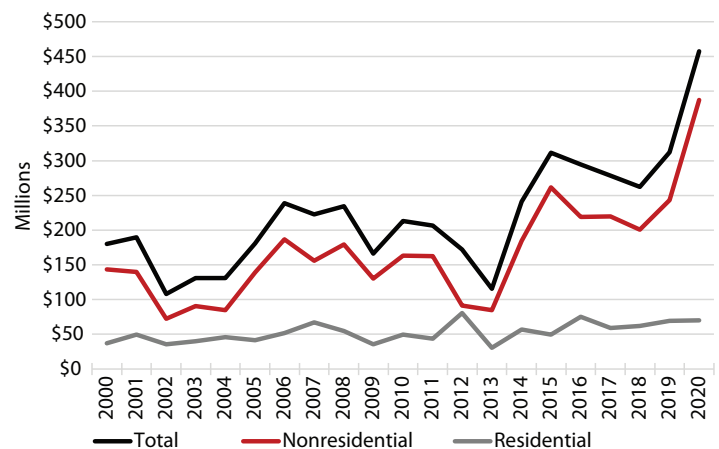
Source: Ivory-Boyer Construction Database

The retail sector had a strong first quarter, adding \$45.2 million in permitted construction value, an increase of over 300% from last year. This spur is led by a nearly \$15.0 million new retail-club shopping center in Saratoga Springs and six permits in Riverton that add up to almost \$12.0 million.

Additions, Alterations, and Repairs

The permitted construction value of additions, alterations, and repairs for the first quarter is \$456.0 million, a record first quarter and an increase of 46.5% over last year. While residential activity

Figure 5: Value of Additions, Alterations & Repairs in the First Quarter, 2000–2020
(Million 2020 dollars)



Source: Ivory-Boyer Construction Database

had a modest increase of 1.4% in the first quarter, commercial additions, alterations, and repairs set a record with \$387.0 million in permitted construction value, a 59.4% increase over the first quarter of 2019. Several large projects contributed to a strong first quarter, this includes a \$78.0 million addition and remodel of the Church of Jesus Christ of Latter-Day Saints' temple in St. George, a \$77.0 million remodel for the Salt Lake City Temple and an \$18.0 million addition to an Orem fitness center. An additional eight permits, ranging from \$5.0 million to \$9.0 million, added to this quarter's record.

State, County, and City Details

The following tables provide detailed data for permit-authorized construction in the first quarter of 2020. For monthly data on residential type and construction value in the first quarter, see Table 6. For year-to-date data on total units and construction value by city and county, see Table 7.

Table 6: Construction Permit Summary, First Quarter 2018–2020

(Thousand dollars)

January	Year			Percent Change 19-20	Year-to-date			Percent Change 19-20
	2018	2019	2020		2018	2019	2020	
Total New Dwelling Units	1,972	1,618	2,303	42.3%	1,972	1,618	2,303	42.3%
Single Family	929	771	982	27.4%	929	771	982	27.4%
Multifamily	987	815	1,037	27.2%	987	815	1,037	27.2%
Condo/Townhome/Duplex	353	375	621	65.6%	353	375	621	65.6%
Apartments (3+ units)	634	440	416	-5.5%	634	440	416	-5.5%
All Other Units	56	32	284	787.5%	56	32	284	787.5%
Residential Valuation	\$423,697.7	\$339,309.0	\$467,628.5	37.8%	\$423,697.7	\$339,309.0	\$467,628.5	37.8%
Nonresidential Valuation	\$129,310.1	\$303,337.3	\$201,355.6	-33.6%	\$129,310.1	\$303,337.3	\$201,355.6	-33.6%
Additions, Alterations, and Repairs	\$91,318.3	\$144,690.7	\$182,666.6	26.2%	\$91,318.3	\$144,690.7	\$182,666.6	26.2%
Total Construction Value	\$644,326.0	\$787,337.0	\$851,650.7	8.2%	\$644,326.0	\$787,337.0	\$851,650.7	8.2%

February	Year			Percent Change 19-20	Year-to-date			Percent Change 19-20
	2018	2019	2020		2018	2019	2020	
Total New Dwelling Units	1,645	1,655	1,927	16.4%	1,645	1,655	1,927	16.4%
Single Family	942	821	866	5.5%	942	821	866	5.5%
Multifamily	608	817	1,049	28.4%	608	817	1,049	28.4%
Condo/Townhome/Duplex	448	302	581	92.4%	448	302	581	92.4%
Apartments (3+ units)	160	515	468	-9.1%	160	515	468	-9.1%
All Other Units	95	17	12	-29.4%	95	17	12	-29.4%
Residential Valuation	\$343,822.1	\$353,237.0	\$390,769.4	10.6%	\$343,822.1	\$353,237.0	\$390,769.4	10.6%
Nonresidential Valuation	\$166,534.3	\$194,606.9	\$91,812.2	-52.8%	\$166,534.3	\$194,606.9	\$91,812.2	-52.8%
Additions, Alterations, and Repairs	\$90,366.8	\$63,411.4	\$177,058.6	179.2%	\$90,366.8	\$63,411.4	\$177,058.6	179.2%
Total Construction Value	\$600,723.2	\$611,255.3	\$659,640.2	7.9%	\$600,723.2	\$611,255.3	\$659,640.2	7.9%

March	Year			Percent Change 19-20	Year-to-date			Percent Change 19-20
	2018	2019	2020		2018	2019	2020	
Total New Dwelling Units	2,760	1,670	3,070	83.8%	2,760	1,670	3,070	83.8%
Single Family	1,186	955	1,161	21.6%	1,186	955	1,161	21.6%
Multifamily	1,551	686	1,873	173.0%	1,551	686	1,873	173.0%
Condo/Townhome/Duplex	492	346	724	109.2%	492	346	724	109.2%
Apartments (3+ units)	1,059	340	1,149	237.9%	1,059	340	1,149	237.9%
All Other Units	23	29	36	24.1%	23	29	36	24.1%
Residential Valuation	\$507,487.2	\$376,443.8	\$643,625.0	71.0%	\$507,487.2	\$376,443.8	\$643,625.0	71.0%
Nonresidential Valuation	\$179,251.6	\$143,605.0	\$249,376.9	73.7%	\$179,251.6	\$143,605.0	\$249,376.9	73.7%
Additions, Alterations, and Repairs	\$73,963.3	\$101,534.4	\$97,730.3	-3.7%	\$73,963.3	\$101,534.4	\$97,730.3	-3.7%
Total Construction Value	\$760,702.1	\$621,583.2	\$990,732.1	59.4%	\$760,702.1	\$621,583.2	\$990,732.1	59.4%

Source: Ivory-Boyer Construction Database

Table 7: Permit-Authorized Construction, January–March 2020*(Thousand dollars)*

(Thousand dollars)

	New Dwelling Units	New Residential Valuation	New Nonresidential Valuation	Additions/Alterations/Repairs		Total Construction Value
				Residential Valuation	Nonresidential Valuation	
Beaver County						
Beaver	2	\$379.1	\$11.7	\$15.0	\$0.0	\$405.8
Milford	0	\$0.0	\$0.0	\$8.0	\$0.0	\$8.0
Other Beaver Co	3	\$863.2	\$46.7	\$0.0	\$0.0	\$909.9
Total	5	\$1,242.3	\$58.4	\$23.0	\$0.0	\$1,323.7
Percent Change	66.7%	28.6%	-61.1%	-73.1%	-100.0%	1.2%
Box Elder County						
Brigham City	16	\$8,295.0	\$674.1	\$314.0	\$0.0	\$9,283.1
Corinne	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Deweyville	1	\$145.0	\$0.0	\$0.0	\$0.0	\$145.0
Elwood	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Garland	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Howell	1	\$65.0	\$0.0	\$0.0	\$0.0	\$65.0
Mantua	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Box Elder Co	8	\$1,913.7	\$386.6	\$81.8	\$0.0	\$2,382.0
Perry	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Plymouth	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Portage	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Snowville	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Tremonton	38	\$10,116.3	\$1,016.8	\$430.6	\$2.2	\$11,565.9
Willard	4	\$1,231.2	\$1,608.3	\$93.8	\$0.0	\$2,933.3
Total	68	\$21,766.2	\$3,685.8	\$920.2	\$2.2	\$26,374.4
Percent Change	21.4%	136.1%	211.6%	-10.3%	NA	130.8%
Cache County						
Amalga	1	\$549.2	\$32.7	\$0.0	\$0.0	\$582.0
Clarkston	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Cornish	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Hyde Park	10	\$3,889.8	\$1,069.6	\$54.0	\$110.0	\$5,123.4
Hyrum	24	\$6,178.1	\$908.7	\$37.9	\$690.5	\$7,815.2
Lewiston	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Logan	168	\$16,295.9	\$3,180.1	\$141.9	\$4,821.3	\$24,439.2
Mendon	1	\$302.1	\$27.0	\$0.0	\$0.0	\$329.1
Millville	5	\$1,490.1	\$169.0	\$107.0	\$0.0	\$1,766.1
Newton	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Nibley	1	\$146.7	\$0.0	\$0.0	\$0.0	\$146.7
North Logan	2	\$1,406.9	\$755.3	\$233.6	\$0.0	\$2,395.8
Other Cache Co	5	\$2,077.8	\$285.8	\$856.4	\$0.0	\$3,220.0
Paradise	2	\$851.8	\$66.0	\$296.3	\$0.0	\$1,214.2
Providence	46	\$11,468.8	\$6,520.8	\$134.1	\$0.0	\$18,123.7
Richmond	0	\$0.0	\$40.9	\$0.0	\$0.0	\$40.9
River Heights	0	\$0.0	\$68.9	\$97.3	\$17.5	\$183.7
Smithfield	29	\$8,658.5	\$639.3	\$53.0	\$44.2	\$9,395.0
Trenton	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Wellsville	0	\$0.0	\$92.4	\$289.1	\$0.0	\$381.5
Total	294	\$53,315.8	\$13,856.5	\$2,300.5	\$5,683.4	\$75,156.2
Percent Change	188.2%	92.5%	-81.6%	63.3%	269.5%	-29.1%
Carbon County						
East Carbon	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Helper	0	\$0.0	\$17.0	\$55.7	\$0.0	\$72.7
Other Carbon Co	3	\$693.7	\$2,395.9	\$188.2	\$3.0	\$3,280.7
Price	0	\$0.0	\$104.5	\$104.2	\$494.6	\$703.3
Scofield	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Sunnyside	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Wellington	0	\$0.0	\$31.6	\$24.0	\$1.0	\$56.6
Total	3	\$693.7	\$2,548.9	\$372.0	\$498.6	\$4,113.2
Percent Change	0.0%	-4.4%	332.3%	109.1%	-68.2%	34.3%

Table 7 (continued)

				Additions/Alterations/Repairs		
	New Dwelling Units	New Residential Valuation	New Nonresidential Valuation	Residential Valuation	Nonresidential Valuation	Total Construction Value
Daggett County						
Manila	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Daggett Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Percent Change	NA	NA	NA	NA	NA	NA
Davis County						
Bountiful	16	\$5,657.3	\$2,190.3	\$1,082.5	\$448.0	\$9,378.1
Centerville	10	\$2,748.2	\$518.3	\$340.9	\$574.4	\$4,181.7
Clearfield	43	\$6,560.0	\$12,704.4	\$0.0	\$9,031.2	\$28,295.5
Clinton	20	\$5,414.6	\$862.3	\$696.0	\$30.0	\$7,002.9
Farmington	17	\$6,068.8	\$2,275.9	\$1,462.1	\$1,806.5	\$11,613.2
Fruit Heights	1	\$98.0	\$278.1	\$260.4	\$0.0	\$636.5
Kaysville	21	\$8,314.1	\$2,997.8	\$2,729.5	\$619.4	\$14,660.7
Layton	276	\$49,134.7	\$3,250.8	\$1,451.6	\$6,677.7	\$60,514.8
North Salt Lake	40	\$7,349.1	\$45.0	\$264.6	\$48.8	\$7,707.5
Other Davis Co	1	\$350.0	\$0.0	\$0.0	\$0.0	\$350.0
South Weber	19	\$8,149.4	\$0.0	\$0.0	\$0.0	\$8,149.4
Sunset	0	\$0.0	\$168.1	\$87.9	\$0.0	\$256.0
Syracuse	75	\$16,237.2	\$473.9	\$268.8	\$89.0	\$17,068.9
West Bountiful	12	\$2,722.0	\$1,936.5	\$0.0	\$0.0	\$4,658.5
West Point	57	\$7,460.0	\$186.0	\$114.0	\$0.0	\$7,760.0
Woods Cross	27	\$8,114.4	\$237.7	\$217.0	\$1,788.5	\$10,357.5
Total	635	\$134,377.6	\$28,125.2	\$8,975.1	\$21,113.4	\$192,591.2
Percent Change	39.6%	22.4%	35.3%	18.9%	-32.5%	13.7%
Duchesne County						
Duchesne	1	\$149.7	\$24.2	\$36.0	\$0.0	\$209.9
Other Duchesne Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Roosevelt	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	1	\$149.7	\$24.2	\$36.0	\$0.0	\$209.9
Percent Change	-66.7%	-66.2%	-95.2%	-74.2%	NA	-80.6%
Emery County						
Castle Dale	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Clawson	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Cleveland	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Elmo	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Emery	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Ferron	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Green River	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Huntington	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Orangeville	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Emery Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Percent Change	NA	NA	-100.0%	-100.0%	NA	-100.0%
Garfield County						
Antimony	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Boulder	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Bryce Canyon City	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Cannonville	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Escalante	1	\$129.0	\$147.9	\$112.2	\$0.0	\$389.1
Hatch	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Henrieville	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Garfield Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Panguitch	0	\$0.0	\$0.0	\$30.0	\$0.0	\$30.0
Tropic	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	1	\$129.0	\$147.9	\$142.2	\$0.0	\$419.1
Percent Change	0.0%	-52.2%	150.6%	NA	NA	27.3%

Table 7 (continued)

Table 7 (continued)				Additions/Alterations/Repairs		
	New Dwelling Units	New Residential Valuation	New Nonresidential Valuation	Residential Valuation	Nonresidential Valuation	Total Construction Value
Grand County						
Moab	6	\$802.1	\$4,251.9	\$484.2	\$908.6	\$6,446.8
Other Grand Co	14	\$2,419.4	\$726.7	\$162.6	\$491.9	\$3,800.5
Total	20	\$3,221.5	\$4,978.6	\$646.7	\$1,400.5	\$10,247.3
Percent Change	NA	NA	NA	NA	NA	NA
Iron County						
Cedar City	99	\$20,236.1	\$4,668.6	\$467.7	\$6,623.7	\$31,996.1
Enoch	33	\$8,969.9	\$124.3	\$125.6	\$0.0	\$9,219.8
Other Iron Co	10	\$1,235.1	\$208.7	\$209.2	\$0.0	\$1,653.0
Paragonah	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Parowan	0	\$0.0	\$24.5	\$9.0	\$0.0	\$33.5
Total	142	\$30,441.0	\$5,026.1	\$811.6	\$6,623.7	\$42,902.4
Percent Change	49.5%	67.8%	461.6%	-28.9%	2702.5%	110.1%
Juab County						
Eureka	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Levan	0	\$0.0	\$29.1	\$0.0	\$0.0	\$29.1
Mona	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Nephi	6	\$2,063.8	\$26.0	\$164.8	\$0.0	\$2,254.6
Other Juab Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	6	\$2,063.8	\$55.1	\$164.8	\$0.0	\$2,283.7
Percent Change	-73.9%	-61.9%	-69.6%	289.9%	NA	-59.6%
Kane County						
Glendale	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Kanab	13	\$2,614.0	\$698.7	\$233.8	\$90.0	\$3,636.5
Orderville	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Kane Co	10	\$1,375.4	\$509.2	\$0.5	\$2.0	\$1,887.1
Total	23	\$3,989.4	\$1,207.9	\$234.3	\$92.0	\$5,523.6
Percent Change	76.9%	128.1%	-30.2%	54.1%	1126.7%	51.8%
Millard County						
Delta	3	\$632.0	\$102.1	\$238.4	\$66.0	\$1,038.5
Fillmore	0	\$0.0	\$536.8	\$0.0	\$0.0	\$536.8
Hinckley	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Kanosh	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Lynndyl	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Oak City	0	\$0.0	\$23.8	\$35.0	\$0.0	\$58.8
Other Millard Co	6	\$963.6	\$10,421.1	\$0.0	\$0.0	\$11,384.6
Total	9	\$1,595.6	\$11,083.8	\$273.4	\$66.0	\$13,018.7
Percent Change	50.0%	219.1%	3291.1%	441.4%	-92.2%	653.7%
Morgan County						
Morgan	4	\$970.6	\$3,755.9	\$10.0	\$5.0	\$4,741.5
Other Morgan Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	4	\$970.6	\$3,755.9	\$10.0	\$5.0	\$4,741.5
Percent Change	-33.3%	-36.4%	36224.4%	0.0%	0.0%	208.7%
Piute County						
Kingston	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Piute Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Percent Change	NA	NA	NA	NA	NA	NA
Rich County						
Garden City	1	\$856.0	\$280.0	\$172.0	\$0.0	\$1,308.0
Other Rich Co	1	\$200.0	\$10.0	\$5.0	\$0.0	\$215.0
Randolph	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	2	\$1,056.0	\$290.0	\$177.0	\$0.0	\$1,523.0
Percent Change	-83.3%	17.2%	NA	47.5%	NA	49.2%

Table 7 (continued)

Table 7 (continued)				Additions/Alterations/Repairs		
	New Dwelling Units	New Residential Valuation	New Nonresidential Valuation	Residential Valuation	Nonresidential Valuation	Total Construction Value
Salt Lake County						
Alta	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Bluffdale	21	\$4,909.0	\$1,376.0	\$267.0	\$19.0	\$6,571.0
Cottonwood Heights	3	\$1,140.0	\$263.9	\$231.1	\$17.0	\$1,652.0
Draper	485	\$106,516.6	\$11,074.8	\$954.7	\$15,259.4	\$133,805.5
Herriman	310	\$61,120.0	\$13,493.2	\$615.0	\$439.0	\$75,667.2
Holladay	1	\$138.8	\$262.7	\$727.4	\$1,231.8	\$2,360.7
Midvale	4	\$1,200.0	\$8,680.2	\$324.2	\$5,995.4	\$16,199.8
Millcreek	344	\$70,545.9	\$783.2	\$4,331.3	\$2,786.3	\$78,446.7
Murray	43	\$12,463.6	\$3,483.5	\$1,137.2	\$4,069.4	\$21,153.7
Other Salt Lake Co	106	\$22,300.0	\$50.0	\$635.0	\$25.0	\$23,010.0
Riverton	44	\$11,336.1	\$31,738.5	\$966.9	\$742.3	\$44,783.9
Salt Lake City	611	\$99,871.6	\$25,592.0	\$9,408.4	\$149,301.1	\$284,173.2
Sandy	14	\$2,773.1	\$5,101.3	\$1,076.9	\$2,617.0	\$11,568.3
South Jordan	316	\$74,536.0	\$11,544.0	\$1,101.0	\$27,426.0	\$114,607.0
South Salt Lake	0	\$0.0	\$0.0	\$0.0	\$255.0	\$255.0
Taylorsville	22	\$4,439.1	\$885.2	\$866.9	\$7,168.6	\$13,359.9
West Jordan	185	\$37,509.2	\$55,882.4	\$949.2	\$11,483.4	\$105,824.3
West Valley City	51	\$13,405.2	\$20,334.1	\$3,002.7	\$8,206.7	\$44,948.8
Total	2560	\$524,204.2	\$190,545.3	\$26,594.9	\$237,042.6	\$978,387.0
Percent Change	60.5%	75.9%	-21.9%	27.3%	121.3%	46.0%
San Juan County						
Blanding	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Monticello	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other San Juan Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Percent Change	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
Sanpete County						
Centerfield	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Ephraim	0	\$0.0	\$11.4	\$49.5	\$0.0	\$60.9
Fairview	3	\$472.4	\$0.0	\$0.0	\$0.0	\$472.4
Fayette	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Fountain Green	2	\$340.9	\$28.1	\$0.0	\$0.0	\$368.9
Gunnison	2	\$274.0	\$0.0	\$0.0	\$0.0	\$274.0
Manti	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Mayfield	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Moroni	3	\$513.3	\$0.0	\$0.0	\$0.0	\$513.3
Mount Pleasant	4	\$992.3	\$0.0	\$0.0	\$0.0	\$992.3
Other Sanpete Co	2	\$277.6	\$0.0	\$0.0	\$0.0	\$277.6
Spring City	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Sterling	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Wales	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	16	\$2,870.4	\$39.5	\$49.5	\$0.0	\$2,959.4
Percent Change	-11.1%	6.8%	-89.8%	41.5%	-100.0%	-11.8%
Sevier County						
Annabella	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Aurora	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Central Valley	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Elsinore	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Glenwood	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Joseph	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Koosharem	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Monroe	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Sevier Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Redmond	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Richfield	1	\$320.0	\$7.0	\$0.0	\$15.0	\$342.0

Table 7 (continued)

	New Dwelling Units	New Residential Valuation	New Nonresidential Valuation	Additions/Alterations/Repairs		Total Construction Value
				Residential Valuation	Nonresidential Valuation	
Salina	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Sigurd	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	1	\$320.0	\$7.0	\$0.0	\$15.0	\$342.0
Percent Change	-90.9%	-88.4%	-98.6%	-100.0%	-70.0%	-90.4%

Summit County

Coalville	2	\$607.2	\$0.0	\$0.0	\$0.0	\$607.2
Kamas	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Oakley	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Summit Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Park City	5	\$800.0	\$1,347.6	\$331.5	\$125.0	\$2,604.1
Total	7	\$1,407.2	\$1,347.6	\$331.5	\$125.0	\$3,211.3
Percent Change	-86.8%	-95.1%	-76.6%	-96.9%	-18.3%	-92.9%

Tooele County

Grantsville	56	\$10,545.8	\$345.5	\$245.0	\$0.0	\$11,136.3
Other Tooele Co	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Tooele	71	\$13,835.3	\$1,389.7	\$163.3	\$284.8	\$15,673.1
Wendover	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	127	\$24,381.1	\$1,735.2	\$408.3	\$284.8	\$26,809.4
Percent Change	-12.4%	24.0%	249.3%	18.7%	-45.1%	27.5%

Uintah County

Ballard	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Naples	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Uintah Co	11	\$2,840.8	\$277.5	\$147.4	\$0.0	\$3,265.6
Vernal	1	\$185.0	\$37.8	\$306.5	\$591.3	\$1,120.6
Total	12	\$3,025.8	\$315.3	\$453.9	\$591.3	\$4,386.2
Percent Change	100.0%	97.5%	108.8%	130.1%	-48.5%	44.8%

Utah County

Alpine	3	\$2,095.0	\$350.0	\$487.0	\$0.0	\$2,932.0
American Fork	282	\$39,834.6	\$5,274.2	\$708.9	\$4,320.0	\$50,137.8
Cedar Hills	2	\$815.5	\$92.1	\$165.8	\$0.0	\$1,073.4
Eagle Mountain	313	\$79,193.2	\$44,846.8	\$389.1	\$128.5	\$124,557.5
Elk Ridge	2	\$690.0	\$0.0	\$0.0	\$0.0	\$690.0
Goshen	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Highland	20	\$8,785.4	\$1,343.2	\$1,361.1	\$309.4	\$11,799.1
Lehi	331	\$79,576.0	\$35,458.2	\$2,408.3	\$7,300.2	\$124,742.8
Lindon	16	\$4,062.6	\$1,625.5	\$181.9	\$1,235.0	\$7,105.0
Mapleton	54	\$15,074.0	\$1,916.5	\$618.0	\$0.0	\$17,608.5
Orem	31	\$7,156.6	\$56,870.7	\$828.2	\$4,080.7	\$68,936.3
Other Utah Co	5	\$2,822.7	\$1,103.9	\$706.2	\$0.0	\$4,632.8
Payson	55	\$10,285.3	\$50.6	\$420.0	\$202.0	\$10,957.9
Pleasant Grove	26	\$10,355.3	\$7,858.3	\$935.4	\$1,095.8	\$20,244.8
Provo	39	\$8,058.4	\$16,431.6	\$3,704.2	\$1,012.0	\$29,206.2
Salem	11	\$5,805.8	\$1,854.8	\$706.3	\$18.6	\$8,385.5
Santaquin	79	\$23,199.2	\$1,215.4	\$684.8	\$0.0	\$25,099.4
Saratoga Springs	398	\$63,551.7	\$31,922.0	\$1,531.5	\$1.0	\$97,006.3
Spanish Fork	99	\$20,788.2	\$2,108.3	\$1,379.3	\$1,923.1	\$26,198.9
Springville	42	\$6,925.9	\$2,376.2	\$139.7	\$183.0	\$9,624.8
Vineyard	71	\$19,694.8	\$1,476.7	\$1,691.6	\$1,265.9	\$24,129.0
Woodland Hills	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	1879	\$408,770.3	\$214,174.9	\$19,047.5	\$23,075.3	\$665,067.9
Percent Change	40.5%	19.6%	6.2%	21.8%	-67.5%	5.5%

Table 7 (continued)

Table 7 (continued)				Additions/Alterations/Repairs		
	New Dwelling Units	New Residential Valuation	New Nonresidential Valuation	Residential Valuation	Nonresidential Valuation	Total Construction Value
Wasatch County						
Heber City	15	\$7,191.0	\$1,794.1	\$1,204.1	\$90.8	\$10,280.1
Midway	37	\$16,874.3	\$561.1	\$211.4	\$0.0	\$17,646.8
Other Wasatch Co	8	\$10,252.7	\$1,887.3	\$1,150.5	\$0.0	\$13,290.5
Total	60	\$34,318.1	\$4,242.4	\$2,566.0	\$90.8	\$41,217.3
Percent Change	-32.6%	-0.5%	109.7%	26.7%	-96.9%	-0.6%
Washington County						
Enterprise	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Hurricane	154	\$20,476.9	\$7,452.0	\$393.5	\$69.8	\$28,392.2
Ivins	51	\$14,164.5	\$849.5	\$307.8	\$0.0	\$15,321.9
La Verkin	4	\$1,124.0	\$133.8	\$50.0	\$234.0	\$1,541.8
Leeds	1	\$521.3	\$0.0	\$0.0	\$0.0	\$521.3
Other Washington Co	13	\$2,904.6	\$895.3	\$21.2	\$0.0	\$3,821.1
Santa Clara	16	\$4,499.4	\$403.8	\$91.0	\$70.5	\$5,064.7
Springdale	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
St. George	522	\$79,113.4	\$16,212.8	\$809.9	\$82,896.0	\$179,032.0
Virgin	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Washington	333	\$57,489.7	\$8,963.8	\$448.0	\$672.6	\$67,574.1
Total	1094	\$180,293.7	\$34,911.1	\$2,121.5	\$83,942.8	\$301,269.1
Percent Change	82.6%	62.7%	-30.2%	-9.4%	2562.9%	81.1%
Wayne County						
Hanksville	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Loa	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Other Wayne Co	0	\$0.0	\$0.0	\$0.0	\$30.0	\$30.0
Torrey	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Total	0	\$0.0	\$0.0	\$0.0	\$30.0	\$30.0
Percent Change	-100.0%	-100.0%	-100.0%	-100.0%	-70.0%	-96.2%
Weber County						
Farr West	13	\$3,806.1	\$2,204.4	\$168.6	\$0.0	\$6,179.2
Harrisville	0	\$0.0	\$0.0	\$0.0	\$0.0	\$0.0
Huntsville	1	\$531.3	\$0.0	\$200.0	\$0.0	\$731.3
North Ogden	14	\$3,719.4	\$143.2	\$329.3	\$0.0	\$4,191.9
Ogden	24	\$7,826.3	\$8,192.1	\$860.1	\$4,887.3	\$21,765.8
Other Weber Co	12	\$4,214.3	\$167.0	\$241.7	\$0.0	\$4,623.0
Plain City	32	\$7,757.9	\$243.5	\$223.3	\$0.0	\$8,224.7
Pleasant View	2	\$768.2	\$561.5	\$155.0	\$15.0	\$1,499.7
Riverdale	12	\$2,962.2	\$0.0	\$31.0	\$765.5	\$3,758.7
Roy	33	\$3,966.3	\$701.0	\$256.7	\$563.5	\$5,487.4
South Ogden	50	\$10,499.7	\$339.5	\$814.6	\$435.8	\$12,089.6
Uintah	0	\$0.0	\$440.1	\$5.0	\$20.8	\$465.8
Washington Terrace	13	\$1,740.0	\$0.0	\$0.0	\$0.0	\$1,740.0
West Haven	125	\$19,628.3	\$7,390.0	\$140.0	\$0.0	\$27,158.3
Total	331	\$67,420.0	\$20,382.2	\$3,425.3	\$6,687.9	\$97,915.3
Percent Change	8.5%	32.9%	-41.0%	-17.0%	-64.9%	-9.7%
State Total						
Total	7,300	\$1,502,022.9	\$542,544.7	\$70,085.1	\$387,370.3	\$2,502,023.1
Percent Change	47.7%	40.5%	-15.4%	2.2%	60.7%	23.9%

NA: The amount increased from zero in the previous period.

Source: Ivory-Boyer Construction Database



IVORY-BOYER REAL ESTATE CENTER

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