



October 2020

Real Estate and Construction Update

October!!! Honestly the best time of the year in Southern Utah, in my opinion. Lots of new restaurants opening this month along with good progress on some of the big developments happening. Check out what's new down below, and if you need a title company to help with the purchase, sale, or refinance of real estate, or have any questions regarding anything real estate related, I'm always happy to help.

Enjoy!

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BREAKING NEWS THIS MONTH

These are all updates I've heard about in the past month



St. George area:

- **Jersey Mikes**- the first restaurant in Commerce Pointe is officially open!! Located at 1333 S. Hilton Dr. #309 right off exit 6. For more info check out their website <https://www.jerseymikes.com/>
- **Mo' Bettah's**- now open!! Also located in Commerce Pointe at 1333 S. Hilton Dr. #303. Talks of a 2nd location are in the works too. For more info check out their website <https://mobettahs.com/menu/>
- **Bahama Bucks**- now open!! Located on the corner of Mall Dr. and Riverside Dr. at 2091 E. River Dr. Ste A. For more info check out their website <https://bahamabucks.com/menu/index.html>
- **Turmeric Indian Grill**- now open!! Located at 815 E. St. George Blvd. where Port of Subs used to be. For more info check them out on Facebook and Instagram
- **Hive 435 Taphouse**- good update on the newest downtown addition is that they have been approved by the city and are shooting to be open for New Years Eve! It will mostly feature Utah brews and wine with a small menu of crafted bar food. For more info check out this article https://www.thespectrum.com/story/news/2020/09/04/new-bar-hive-435-gets-ok-city-council-eyes-nye-opening/5717839002/?cid=facebook_The_Spectrum_&_Daily_News
- **F45 gym**- now open!! This is their second location and is located in Desert Hills Plaza at 922 E. Brigham Rd. Suite #6B. For more info check out their website <https://f45training.com/stgeorgesouth/home>
- **The RinQ**- they decided on the name for the roller rink at the Be More Complex in Green Valley. I don't have any other information yet as far as timeline goes, but construction is underway!
- **Farmstead Bakery**- the latest news on this is that they are now going to be called Farmstead Bakery instead of Farmstead Donuts, and will have other bakery items along with donuts. They still plan to go in the same building in Joule Plaza downtown but Me Gusta Tacos that was planned to go with them, is not. They're currently looking for another location and I will update once I know.
- **Dutch Bros Coffee**- the second location is now underway!! It will be located on River Rd. across from Maverik just north of the intersection at 1450 South. Should be open in the next few months. For more info check out their website <https://www.dutchbros.com/>
- **Cory Lafranchi catering and consulting**- a super talented new chef just moved here from Seattle and is starting out by offering delivery/catering services, along with consulting. Check out his website for more info <https://corylafranchi.com/>
- **Orsini**- now finished!! Located at 131 N. 300 W. St. George. The 22 apartments are being filled and there is 4,000 sq ft of retail/office space available. Will update when they have occupants!
- **Citrus Sew and Vac**- new store in the Foothills Plaza where Fiiz in near Little Valley. Now open!
- **Pop Drinks**- signs just went up for a new soda shop next to Jimmy Johns off Sunset Blvd! They will have 2 locations (other location info below) and this is planned to go under construction first. For more info check out their website <http://www.popdrinkslv.com/>

Washington area:

- **Ali Baba Grill**- now open!! Located at 969 N. 3050 E. B2-A where Bombay Cafe used to be. For more info check out their website https://alibabagrill-mediterraneanrestaurant.business.site/?utm_source=gmb&utm_medium=referral
- **Pop Drinks**- signs just went up for a new soda shop next to Tagg N Go across from Costco! I don't have a timeline yet but signs are up and construction should start moving soon. For more info check out their website <http://www.popdrinkslv.com/>
- **Spa Trouve**- the last space in the retail center next to Lin's is underway and will be a full service med spa! They have a few locations already up north so check out their website for info on services. Should be open in the next few months! <https://spatrouve.com/>

Santa Clara/Ivin area:

- **Black Desert Resort at Entrada**- ground breaking on the golf course happens this month! It's set for October 19th and is an 18 month project. It's a Tom Weiskopf designed course and is going to be AWESOME. More news to follow on Black Desert.
- **Canyon Crossing**- ground is about to break on this exciting new development located at the round-a-about near Red Mountain Spa on the turn to Snow Canyon and Tuacahn. It will feature a 4 pump gas station, a sit-down restaurant, coffee shop, and 11,000 more sq ft of retail space. This will be a great addition for that area!
- **Tagg N Go Express Car Wash**- their newest location is about to be underway! It will be located in the Harmons parking lot and should break ground around November. Plan is to be open sometime next spring. For more info check out their website <https://taggngo.com/>
- **Dollar Tree**- they broke ground and construction is underway! It will be kiddie corner from Harmons and should be open in the spring.
- **Quench It**- signs are up for a new soda shop in Santa Clara next to where Tagg N Go is going in the Harmons parking lot. I don't have anymore info on it just yet but should soon, so stay stuned.

Hurricane area:

- **Tagg N Go Express Car Wash**- this location is now open!! Located at 88 N. 3400 W. in Hurricane. For more info check out their website <https://taggngo.com/>

Virgin/Springdale area:

- **Balcony One**- new restaurant now open in Virgin! Located at 770 W. State Road 9 along the highway. For more info check out their website https://balcony-one.business.site/?utm_source=gmb&utm_medium=referral
- **Zion National Park**- the entire Emerald Pools Trails Complex is back open after a decade of being closed! For more info check out this article https://www.ksl.com/article/50021141/zions-entire-historic-scenic-emerald-pools-trails-complex-reopens-after-decade-of-closure?fbclid=IwAR1cy5H6hT07cWfzTH_teAVSODwQ9SsqH2Ge6mNv3u9oHYA6l-Ceu00FyA4

Roads:

- **New stoplight**- going in located on Sunset Blvd. in front of Seven Hills community near Sand Hollow Aquatics Center.

Links for small business loan programs (still available!!!):

- **Shop in Utah grant**- a grant given to businesses if they use half of it to give discounts to customers <https://business.utah.gov/utah-covid-19-impacted-businesses-grant-program/>
- **Commercial Real Estate Rental Assistance**- <https://business.utah.gov/utah-covid-19-commercial-rental-assistance-program/>
- **SBA Payroll Protection Program** - Federal assistance that becomes like a grant if the money is applied toward payroll, rent, utilities, etc. Check with your CPA on this <https://www.sba.gov/funding-programs/loans/paycheck-protection-program>
- **Greater Together Small Biz Resilience Fund**- local fund created here in Southern Utah. <https://www.stgeorgechamber.com/greater-together-fund-survey/>
- **Utah Small Business Bridge Loan Program**- state level funding program <https://business.utah.gov/utah-leads-together-small-business-bridge-loan-program/>

DEVELOPMENTS IN PROGRESS OR OPENED THIS YEAR

These are all developments that are in progress or have opened recently

St. George area

Exit 2 (Desert Color):

Desert Color- Things are moving quickly off exit 2 in Desert Color! Homes of all kinds are under construction and the Welcome Center is underway, along with the first lagoon! It'll feature the 2.5 acre lagoon, a 3500 sq ft pool, sunbathing deck, restaurant/cafeteria, and a sports bar. All these amenities should be finished by this summer! Also, the commercial part is officially listed and there's over 200 acres available! For more info check out <https://desertcolor.com/>

Big Shots Golf- They have closed on their property but there isn't a timeline for construction. Hoping to know more soon!

New K-5 Charter School- big news for Desert Color was just announced. They will break ground on a new K-5 Charter School in December and it will be ready to go for fall of 2021. This will be HUGE for this development!!

Paparazzi HQ- They are building a 100,000 sq. ft. warehouse to expand their operation off exit 2. They poured the concrete all in one night and it was the biggest single pour of concrete in the history of Utah! Paparazzi has become a huge part of Southern Utah and this will add to their impact.

Park Place at SunRiver Commons- Located right off exit 2 on the west side.

Kenworth Truck Sales Company- Open! It is just northwest of the Paparazzi building along the freeway, north of the overpass.

Desert Corner at Desert Canyon- Exciting news for people that live in the Desert Canyons development out by the airport. The first commercial spot is starting to happen at the entrance of the neighborhood, just off the freeway exit. It is a building similar to those at Desert Hills Plaza and are looking to fill it with food and drink options. Big news for this area!

Exit 4 (Bloomington):

Desert Hills Plaza- 922 E. Brigham Rd. in front of Desert Hills High

- **Royal Thai Express-** now open!! For more info check out their website <http://royalthaicuisineexpress.com/>
- **Good Burger-** now open!! For more info check out their website <http://itsagoodburger.com/>
- **Rise Dance Studio-** opening soon! Check out their website for more info <https://www.risedancestudio.com/>
- **Desert Hills Pet Hospital-** now open!! For more info check out their website <https://www.redhillsanimalhospital.com/locations/desert-hills-animal-hospital>
- **F45 gym-** opening Oct 3!! This is their second location is located in Desert Hills Plaza at 922 E. Brigham Rd. Suite #6B. For more info check out their website <https://f45training.com/stgeorgesouth/home>
- **Crux Sport & Spine-** now open!! For more info check out their website <https://cruxss.com/>

Exit 6 (Bluff St.):

Commerce Pointe- corner of Buff St. and Blackridge Dr.

- **Jersey Mikes-** now open!! For more info check out their website <https://www.jerseymikes.com/>
- **Mo' Bettah's-** open October 2!! For more info check out their website <https://mobettahs.com/menu/>
- **Blaze Pizza-** signs up and should be open soon!
- **Crumbl-** coming soon
- **Verizon-** coming soon
- **Chick-Fil-A (with 2 drive thrus)-** No construction yet but will be on the corner north of the strip building. No timeline yet.
- **Longhorn Steakhouse-** No construction yet but will be just south of the strip building.
- **Taco Bell -** No construction yet.
- **Beans & Brews-** No construction yet.
- **Office building-** 23,000 sq ft office building is beginning to fill up with tenants but no construction yet. Plan is for the building to be done sometime in 2021.

Kmart Complex- The entire complex is going to get a complete external makeover and the word is that they're going to tear down the empty bank to bring in more buildings and a play area for kids. I don't have anymore info at this point but I will update as I learn more.

Spirit of Halloween- they will be occupying the old K-Mart this year for Halloween!

Smash Labs Rage Rooms- Now open! They are located off Bluff St. in the complex behind Jimmy John's. Their address is 175 W. 900 S. Ste #12. Check out their website for more info <https://www.smashlabs.biz/aboutus>

Downtown:

City View downtown development- corner of Main St. and St George Blvd.

- **luxury apartments with retail on the bottom floor, along with a big parking garage-** now open!
- **Marriott Signature Hotel the "Advenire"-** now open!
- **Wood Ash Rye-** new restaurant open in the Marriott Advenire. It's open for breakfast, lunch, and dinner with a full service bar and bakery. Check out their website for more info <https://theadvenirehotel.com/wood-ash-rye-restaurant/>
- **Hive 435 Taphouse-** more nightlife on the way to downtown! City View complex is getting a new restaurant along St. George Blvd. I don't have any other info yet but will keep up to date as it progresses.
- **Bombay Cafe-** they are moving into bottom of floor of the apartment building facing Tabernacle, in between Judds and One Hot Grill. It's under construction and should be open soon!

Joule Plaza- corner of Tabernacle St. and 200 West

- **Me Gusta Tacos and Farmstead Donuts-** more food coming to Joule Plaza!! These 2 will go side by side and sounds super rad. Their plan is to be open this fall. Follow their Instagrams for more info @megustatacoslv and @farmsteaddonuts
- 197 luxury apartments with a pool, spa, work out center, and more, along with 19,000 sq ft of retail/office space. Now available!
- Retail and office space is available and so far Sun American Mortgage and Infinity Title are open, as well as Winsor Law coming soon!

Ancestor Square- corner of St. George Blvd. and Main St.

- **Feellove Coffee-** Their second location is currently under construction in Ancestor Square next to the Pizza Factory where Sentierre used to be. It should be open soon!
- **Groupie Love Shack-** Groupie Love jewelry just opened up a boutique in Ancestor Square! They're located in the Gardners Club building on the southwest side along the Blvd. For more info check out <https://groupielove.com/>

Handel's Homemade Ice Cream- now open!! Located in the new St. George Plaza at 291 N. Bluff St. Check out their website for more info <https://handelsicecream.com/>

Zion Brewery Station II- now open on Main St. across from Ancestor Square!

St. George Bicycle Collective- just relocated and are now open at 39 S. Bluff St! They are in need of donations right now because of everything going so check them out and for more info check out this

article <https://www.stgeorgeutah.com/news/archive/2020/07/20/dld-st-george-bicycle-collective-moves-into-new-location/#.XyGSrPhKhTY>

Swig- the Swig on St. George Blvd. just recreated their building and its now open!

The Cottage @ 241 North- the Seven Wives Inn B&B has made some changes and is now known as the Cottage @ 241 North. They sold the main house and have kept the cottage that includes a private pool and hot tub. For more info check out their website thecottage241north.com

West Blvd. Shell Station- the gas station next to Swig on the corner of 300 W. and St. George Blvd is renovated and now open! They've got gas pumps, convenience store, and a mechanic/tire shop.

Orsini- now finished!! Located at 131 N. 300 W. St. George. The 22 apartments are being filled and there is 4,000 sq ft of retail/office space available. Will update when they have occupants!

BBQ Pit Stop- new BBQ Traeger store open just off St. George Blvd! Located at 180 N 300 E, St. George, UT 84770.

Encircle- they have chosen a location in downtown St. George and plan to be open at the sometime in 2020! It is located on the corner of 100 E. and 200 E. For more info check out their website <https://encircletogether.org>

New art downtown- if you haven't noticed already, there are a bunch of new cool art features throughout downtown. Check out the map in this link for more info <https://artaroundthecorner.org/map/>

LDS Church renovation- plans have leaked on what the temple will look like post-renovation and is now under construction. For more info and pictures check out this article <https://www.mormonnewsroom.org/article/church-shares-renovation-plans-st-george-utah-temple?fbclid=IwAR3UXVDb69zC6ow9evqtj9DucL0NHtupQQkTh0YuP-03CqE-Vv3wnQ1WSeA>

Washington County Building- The Assessor/Recorders office is finished on the corner of St. George Blvd. and 200 E. The outside got a full remodel and landscape added on the east side as well.

Southwest Surgery Center- now open at 161 W. 200 N. downtown! The center features two operating rooms, a laser operating room and a recovery area that will be a huge addition for the medical world here. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/11/13/spc-ajp-southern-utahns-receive-first-all-laser-lasik-and-more-at-new-surgery-center/#.Xd6fPJNKii5>

Breathe of St. George- the first ever Halotherapy "salt spa" opened downtown at 310 E. Tabernacle St. across from Cache Valley Bank. For more info check out their website <https://www.breatheofstgeorge.com/>

Bubbles N' Barks Pet Grooming- a new pet grooming salon is open in downtown St. George at 875 E. Tabernacle St. For more info check out their website. https://bubbles-n-barks-pet-grooming.business.site/?utm_source=gmb&utm_medium=referral

City Hall Expansion- The city offices are being expanded. The current parking lots are going to be reworked and a parking structure will be constructed. There will be 79 additional parking spots and the 911 communications center will be moved from the police headquarters to across the street in City

Commons. Phase 2 will include upgrading the city's customer service center and expanding offices and the city council chamber. Lastly, they will expand the police headquarters.

Pickleball courts at Vernon Worthen Park- 6 new courts are finished and ready for use! Check them out at Vernon Worthen in downtown St. George on 400 East.

B-Fruity Juice Bar- now open!! Located in the Human Performance Center at DSU. They have smoothies, crepes, acai bowls, and more. Check out their website for more info <https://www.b-fruity.com/>

Tech Ridge:

Dixie Technical College- incredible education opportunities for people looking into all kinds of fields. For more info check out <https://www.dixietech.edu/HTML/index.html>

Printer Logic- construction has gone vertical! Expected to be finished late summer or early fall. It's 60,000 sq ft and includes an 11,000 sq ft indoor basketball court that will also be an auditorium.

Busy Busy- located in the old hangar and their building is coming soon.

Southern Utah Planetarium- an idea for this is gaining momentum and could be a possibility down the road that would be really cool! For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/02/03/cgb-a-planetarium-in-st-george-its-an-idea-thats-gaining-momentum/#.XHhJuFxKiUl>

There are rumors that there is a growing list of interested companies that will follow suit.

There will be multi family housing built soon after, along with a paved walking path around the entire bluff.

Bluff St:

St. George Plaza- located at the corner of 300 N. and Bluff St. next to 3 Amigos Market

- **Blue Catz Rock N' Roll Grill-** now open!! Check out their website for more info <https://www.blueskatzgrill.com/>
- **Handel's Homemade Ice Cream-** now open!! Check out their website for more info <https://handelsicecream.com/stgeorge/>
- **Dixie Direct-** now open!
- **Maytag Appliances-** now open!
- **Real Property Management-** now open!
- **American Family Insurance**

University Federal Credit Union- construction is almost finished! It will be on the corner of Bluff St. and 400 N. Should be open soon!

700 South:

Gaia's Garden Cafe (formerly Virgin Berri)- Now open! Located at 695 S. 100 W. St. George, UT 84770 just one block off Bluff St. on the corner of 700 South. Check out their menu on their Instagram @gaiasgardencafe

Super Pollo- now open!! Located at 720 E. 700 S. behind Honolulu Grill. Check out their menu here <https://superpollout.com/>

Dixie Dr:

The Foundry- Their new campus is now open and is located off Dixie Dr. next to Tonaquint! Henriken/Butler and Riverwood Mills, along with few other businesses are in the complex. For more info check out <https://www.thefoundrycampus.com/>

Legacy Village of St. George- the newest senior living community is officially underway! Construction has begun on 270,000 sq ft facility that will have 255 total units. Plan is to be open in the spring of 2022. For more info check out their website <https://legacyvillagestgeorge.com/>

Dixie Dr. Development- dirt is moving on 90 acres along Dixie Dr. across from Star Nursery that could be a big addition for the Green Valley area. It is planned for commercial and residential but is for sale, so nothing is confirmed yet. I'll keep posted on this and give updates as I hear more.

Divario Community- HUGE development underway in the west hills beyond Sunbrook Golf Course. It will feature all kinds of residential housing along with commercial and much more. Check out this video for more info. <https://m.youtube.com/watch?feature=share&v=cSrlSfVdmnU>

Venev Fitness- new gym now open at 415 S. Dixie Dr. Unit E next to House of Jump. For more info check out <https://www.venefitness.com/>

Green Valley Hill:

Melted Massage- new location now open!! They're located in Amira Resort at 1999 W. Canyon View Dr. on Green Valley hill. For more info check out their website <https://meltedmassage.com/>

Be More Complex- the official new name for the old Green Valley Spa building where all the fun is happening just got announced. Along with Nets on Fire, The Grip, Shayfit, Champions Cheer, and Acceleration, they are adding a roller rink called RinQ that is underway. Super cool what they've turned this building into!

The Grip Ninja Fitness- The Grip's second location is now open where the Green Valley Spa used to be on GV mountain! Check out their site for more info <https://thegripfitness.com/>

ShayFit- now open to the next The Grip! Check out her instagram for more info @shayfit

RinQ- in the works in the old GV spa building as well. Construction is underway and should be open in the next few months!

Champion Cheer- just moved to a new location on Green Valley hill on the old Green Valley Spa where Nets on Fire is. For more info check out their website <https://www.gomotionapp.com/team/utcau/page/home>

Sunset Blvd:

Tia's Artisan Bakery & Restaurant- new restaurant open at 1812 W. Sunset Blvd! For more info check out their Instagram @tias.bakery.restaurant.

Dutch Bros Coffee- Now open at 855 N. Daybreak Dr. on the corner of Sunset Blvd! It's a drive thru only and they have drinks of all kinds - coffee, energy drinks, soda, smoothies, and more. For more info check out <https://www.dutchbros.com/>

Arby's- another Arby's is coming and will be going in just off Sunset Blvd behind the McDonalds. Construction underway!

Sloth Cookies- Now open! It's right under The Crepery at Sunset Corner on the corner of Bluff St. and Sunset Blvd. Check out their instagram @slothcookies for cookie options.

Maverik- now open across Sunset Blvd. from Home Depot.

Dunkin' Donuts- Another new spot coming to Sunset Blvd! Just west of Phoenix Plaza across from Tag N' Go. They just pulled their permit last week and construction should begin soon!

Pedego E-Bike Store- a new E-Bike store just opened! Located at Sunset Corner at 1091 N. Bluff St. Ste 1001. Check out their website for more info <https://www.pedegoelectricbikes.com/dealers/st-george/>

Southern Utah Safe and Vault- now open at 1397 W. Sunset Blvd! They've got safes of all sizes. Check out their Facebook for more info.

Dixie Rocks & Fossils- a new store is open at 946 W. Sunset Blvd. #1 that has all kinds of rocks, fossils, crystals and more. Check out their website for more info <https://dixierox.com/>

Exit 8 (St. George Blvd.):

Sakura- a new Sakura is in the works behind Bracken's auto and next to Desert Coach RV. It will feature 20 dine in tables, 12 hibachi stations, a banquet room, sushi bar and a full bar, with underground parking. Construction should begin soon!

West Village- Affogato West Coffee Shop has taken over the whole space where Unicorn Hatch Labs and has turned it into West Village. It'll now feature a bunch of cool shops creating a community place to hang out. There's already a few shops open and more on the way. For more info check out <https://westvillageut.com/>

LP4 DogTown Pet Spa- now open!! Located at 130 N. 800 E just north of St. George Blvd. For more info check out their website <https://www.dogtownpetspa.com/>

Promenade at Red Cliffs:

- **Pho Vietnamese Restaurant**- now open!
- **Slurpin' Ramen**- now open!
- **Kabuto Sushi**- now open!
- **Cheesecake Culture**- now open next to Cold Stone! Check out their instagram for cheesecake options @cheesecake_culture

El Patron- new Mexican restaurant opening in the old Taco Time on St. George Blvd! Signs are up and should be open sometime this month!

Birds N Buddies Pet Store- now open at 210 N. 1000 E. Ste 202! By Tropical Smoothie north of St. George Blvd.

Red Rock Commons:

- **Lulu Lemon**- now open! Next to Dick's in Red Rock Commons. For more info check out their website <https://shop.lululemon.com/>
- **Nothing Bundt Cake**- Now open in Red Rock Commons next to PetSmart! For more info check out their site <https://www.nothingbundtcakes.com/>
- **Teriyaki Madness**- now open next to Pieology! Check out their menu at teriyakimadness.com
- **Eye Mart**- a new glasses store is also coming to Red Rock Commons but I don't have a timeline on this one yet. Stay tuned!

Cafe Zupas- now open!! Located at 1410 E. St. George Blvd. at the corner of River Rd and St. George Blvd. For more info check out their website <https://cafezupas.com/locations.html>

Aragosta- This famous restaurant has moved from Ivins to Bell Tower Courtyard right off River Rd at 1386 E. 100 S.

River Rd:

Boulder Creek Crossing:

- **Phase 2**- under construction behind Popeyes on the corner of 1450 S. and River Rd. and there will be 3 buildings! One is a 2 story 15,000 sq ft professional office and retail building, the second is a drive thru, and the third is a 40,000 sq ft mid box. It'll be going up over the next few months and once I get more information i'll update you.
- **Popz Cookies & Dough**- a new treat place was just announced that will be coming to Boulder Creek Crossing in between Popeyes and Tag N' Go! They'll have cookies, edible cookie dough, and drinks. For more info check out their fb <https://www.facebook.com/popz.stg/>
- **Dutch Bros Coffee**- Another Dutch Bros is coming to town! This one will be on the corner of 1450 S. and River Rd. just south of Popeyes and construction is underway! For more info check out this

article <https://www.stgeorgeutah.com/news/archive/2019/12/18/dld-dutch-bros-coffee-coming-soon-to-st-george/#.Xgp98BdKhTZ>

Southbridge Retail Center- new signs are up on the corner of River Rd. and 1450 S. next to Summit! No news yet but hoping things start to happen soon.

Mesa Medical- the newest medical building behind the hospital is almost complete and will be 28,000 sq ft! So far Valley Women's Health and Dr. Lunt & Kwartfordt have confirmed going in there with others soon to follow.

Symmetry Studio Pilates- new pilates reformer studio is under construction at 923 S. River Rd. that will be open soon! For more info check out their website symmetrystudiopilates.com

Hive Therapy- Planet Fitness has rebranded itself into Hive Therapy and is now open!! They are doing a soft opening for current members and will do a more public opening later. For more info and what changes are happening, check out their website www.hivetherapy.org.

Little Valley:

Ventana Ridge- corner of S. River Rd. and 2450 S.

- I don't have confirmation of anything at this point other than it will be residential AND commercial. Should be an exciting addition to Little Valley!

Crimson Corner- corner of 3000 E. and Crimson Ridge Dr. in Little Valley

- Names have been announced for the first building! Crimson Corner Cafe, Apple Valley Sour Dough (bakery), and Alumni Creamery will all be opening over the next few months at Crimson Corner in Little Valley. The cafe and bakery's tentative plans are to be open the week of Labor Day, and the creamery I haven't been able to find out yet. Check out the cafe and bakery on Facebook for more info. Stay tuned!!
- Retail complex that has 8 retail spaces.

Champion Gymnastics- now open!! Located next to the Dixie Power plant at 3087 S. River Rd.

Riverside and Mall Dr. Corner:

Dinosaur Crossing- the newest building is underway in front of Buck's Ace and should be able to announce the restaurants going in soon! Stay tuned.

Flavors Frozen Yogurt- new fro yo shop has taken over where Orange Peel was in Dinosaur Crossing. Now open!

Bahama Buck's- now open!! For more info check out their website <https://bahamabucks.com/menu/index.html>

F45 training gym- a new training gym is now open at 446 S. Mall Dr! It is the first of a few locations

throughout town. Check out their website for more info <https://f45training.com/stgeorgeeast/home>

Red Cliffs Mall:

Red Cliffs Mall- Uprise Adventure Park is no longer going in the old Sears building and they are working with a few different prospects right now. Tilly's has been announced and will be opening spring 2021. And they are working on finalizing plans with the city on a new expansion of the mall. Should have some really cool news soon!

Middleton: (across freeway from the mall)

Twin Lakes Commercial Plaza- dirt is moving and pads are available for this brand new commercial plaza across the freeway from Red Cliffs Mall! Potential uses include retail center, hotel, bank or financial institution, office buildings, and restaurants. Stay tuned for more updates!

Fort Pearce Industrial:

K + A Auto Care- this new automotive care center just had their ground opening and is now open at 296 N. Industrial Road! Go check them out.

Stuart Awning & BBQ Hut- just broke ground on a brand new facility located at the corner of Enterprise Dr. and River Rd. in the Fort Pierce Industrial Park. Construction will begin soon and should be complete by the end of February next year.

RS Technologies- A new company is moving to St. George that will bring A LOT of job opportunity with it! They design and manufacture composite utility poles that are reported to be safer, more reliable and last longer than wood, steel or concrete poles. They plan to be operating and hire 350 full-time employees during the spring of 2021 and will be going in old Viracon facility in the Fort Pierce Industrial Park. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2020/04/12/dld-new-manufacturing-and-distribution-plant-with-350-jobs-on-fast-track-for-st-george/#.XqmV-BNKhTY>

Washington area

Exit 10:

Ali Baba Grill- now open!! Located where Bombay Cafe used to be at 969 N. 3050 E. Ste B2-A. (Bombay is moving downtown St. George in the City View apartment complex). Check out their Instagram for more info @ali.babagrill

Raw Fitness St. George- now open! It's in the retail complex in the Stadium 10 parking lot and they specialize in small group training classes. Check out their website for more info <https://stgeorge.rawfitness.com/>

Blaze Pizza- now open! Located at 740 W. Telegraph St. Ste #5 next to Vapor Works and Rumbis. For

more info check out their website <https://www.blazepizza.com/>

Teriyaki Madness- now open! At 2376 Red Cliffs Dr. Ste #502 in the Pine View Stadium 10 parking lot next to Pizza Factory Express. For more info check out their website <https://teriyakimadness.com/>

Marriott Springhill Suites- now open! It's located right off exit 10 in front of Green Spring.

Marriott Residence Inn- now that the Springhill is finished, the Residence Inn is expected to start soon. I don't have a timeline yet but definitely a crazy transformation for the north side of exit 10!

Contact Climbing Gym- They've gone vertical with construction! It is expected to be 18,000 square feet with 50-foot climbing walls and 12,000 square feet of roped climbing walls. The gym will also include 3,000 square feet of bouldering with 14-foot walls, a yoga and fitness studio and cardio and weight room. It's being built just behind Costco and they're hoping to be open by the end of the year!

Splash City Adventure Park- The years and decades long wait for a water park is over! It is officially underway but no word on when it will be completed. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/09/03/arh-its-really-happening-developers-break-ground-on-splash-city-adventure-park-in-st-george/#.XYkReJNKhTY>

Maverik- the old Chevron that is right off exit 10 in front of Green Spring is being replaced by Maverik. They are working on it now and should come together soon.

Mountain America Credit Union- they are in the works of building a 3 story office building near Texas Roadhouse. I don't have anymore info other than that, but it is on its way. I'll post more info as I get it.

The French Bakery & Juice Bar- new ownership taking over where Whole Juice Cafe was behind Texas Roadhouse and is now open! They still have juices but also include croissant sandwiches, pastries, and other desserts.

Exit 13:

Southern Utah RV Resort- the new RV park right off the exit is now open! There are 80 spaces for short term tenant RVs. For more info check out their website <https://southernutr.com/>

Grapevine Crossing- There hasn't been any movement yet but there will be in the near future. There will be an amphitheater, park, and museum along with retail shops and restaurants. There is space for 7 sit-down restaurants and 7 drive-thrus, along with 137 tenant spaces including some exciting new Big Box stores. More will be known in the next few months.

Ovation by Avamere- a new senior living community is under construction on Washington Pkwy that will be a big addition for Washington. They will have 60 memory care units, 90 assisted living units and 150 independent living units. For more info check out this article. They are going to have 3 restaurants open to the public and they'll be called 1861, Miller's at Washington, and Bees Knees Bistro. 1861 will be

fine dining, Miller's will be an everyday dining restaurant, and Bees Knees is a full service bistro that will serve Starbucks. For more info, they have a show room in the Pine View Plaza at 2376 E. Red Cliffs Drive Suite 309A Saint George, UT 84790.

<https://www.cedarcityutah.com/news/archive/2018/09/29/ajp-local-leaders-stand-for-ovation-at-new-300-unit-senior-living-campus-groundbreaking/#.XB1RWWWhKiUl>

Best Western Plus- another hotel has gone vertical off exit 13! It is going in across the street from Black Bear Diner, alongside the Terrible's gas station.

Auto mall- a new auto mall is in the works right off exit 13 in between the RV park and Black Bear. There is no confirmation of who or what will go there, but it is in the works. I will update as I learn more.

The Boilers: A Natural Spring and Conservation Garden- this new park just opened at 295 W. Buena Vista Blvd. just north of I-15! It includes a large pavilion and playground, pickleball courts, and a natural spring with a sand beach. A formal grand opening will be sometime in September.

Canyons Park and Hell Hole Trailhead at Sienna Hills- brand new park just opened at the corner of Telegraph and Washington Parkway. It has a Ninja Warrior-style obstacle course and some other unique features. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/11/29/mgk-this-is-a-magnificent-facility-washington-city-celebrates-opening-of-newest-park/#.XeKr99Uvy8p>

The Fields:

The Fields at Mall Dr- on the corner of the St. George side of 3000 East and Mall Dr.

- **Tropical Smoothie-** now open!
- **Pizza Hut-** now open!
- **G.O.A.T. Haircuts-** a new barber shop is opening in The Fields (and another location on Sunset Blvd next to Tropical Smoothie too)! It's going in the new retail strip by Lin's next to Tropical Smoothie and Pizza Hut. Plan is to be open this fall! Check out their website for more info <https://goathaircuts.com/locations>

Revere Health- a new 68,000 square ft multi-specialty center is under construction and will be huge for health care in Southern Utah. It is going just north of the Lin's and should be completed by the end of the year.

Southwest Spine & Pain Center- Signs are up for the newest building on it's way in Washington Fields! Their plan is to break ground within in the next month and be open by next fall 2021. It is going to be 33,000 sq ft and will have a state of the art clinic and procedure suites, sports spine injury center, and the corporate office which supports 20 clinics state wide. For more info check out their website <https://www.southwestspineandpain.com/>

Heritage Fields- A new project in the Fields just got approved and will begin soon! Lots of new housing and a 3.5 acre commercial piece will be going in on the corner of Washington Fields Road and 2000 South. For more info check out this article. <https://www.stgeorgeutah.com/news/archive/2019/01/12/mgk-city-council-approves-heritage-place-development-in-washington-fields/>

Primrose Retirement Community- 101,000 sq ft facility that will go in out by Warner Valley right off exit 10 of SR-7. It will feature independent living, assisted living, and memory care units. Construction is making progress!

Other projects:

“Long Valley” area- annexation proposal has been approved by the City Council. This would add 1,524 acres into the city. More info here. <http://www.stgeorgeutah.com/news/archive/2018/04/12/mgk-washington-city-approves-annexation-proposal-for-long-valley-area/>

Warner Valley Reservoir- Some news recently came out about the progress of this project that would bring the largest reservoir built to date in Washington County out in Warner Valley. It is still a few years away from happening but nonetheless an exciting new update! Read here for more info <http://www.wcwc.org/projects/warner-valley-reservoir/>

Annexation of 836 acres near airport- The purpose of the annexation is that there are a few users that are interested in relocating to Southern Utah that are manufacturers and job creators. This would be a great addition to Washington City. For more info, check out this link. <https://www.stgeorgeutah.com/news/archive/2019/01/24/mgk-washington-city-begins-process-of-annexing-800-acres-near-st-george-airport/#.XEnmzGVlCEc>

Santa Clara/Ivins area

Black Desert at Entrada- a whole new part of Entrada is underway! This new 600 acre project will include everything from new condos, shopping, spas, and a lazy river, to a new Tom Weiskopf designed 19 hole golf course. It will be on the northwest part the area and has officially approved to begin work! For more info check out <https://www.blackdesertresort.com/>

Rylu's Bistro- now open!! Located at 2862 Santa Clara Dr. across from Frei's Fruit Market. They took over where Kaili's used to be. For more info check out their website <https://www.rylusbistro.com/>

Santa Clara BMX track park- now open!! They just had their soft opening a few days ago and races are underway. For more info check out their website <https://www.usabmx.com/tracks/1031/about>

Bucks Ace Hardware- signs are up for another location of Bucks Ace! This time in Santa Clara across from Harmon's. Their plan is to break ground in the fall and be open sometime in 2021. Great addition to that part of town!

Canyon Crossing- ground is about to break on this exciting new development located at the round-a-about near Red Mountain Spa on the turn to Snow Canyon and Tuacahn. It will feature a 4 pump gas station, a sit-down restaurant, coffee shop, and 11,000 more sq ft of retail space. This will be a great addition for that area!

Sentierre Resort-

- new 5 star resort next to Tuacahn. More info here <http://www.sentierreresorts.com/index.php>

The Edge-

- A huge resort is starting to come together out in the South Hills of Santa Clara. It'll have direct access to trails for all kinds of machines, a spa, a lazy river, and tons more cool amenities. Click this link for more info <http://the-edge-utah.com/>

New parks-

- **Interactive water Park-** interactive water park that will be across the street from the church on South Chapel Dr. For more info check out this link! <http://www.stgeorgeutah.com/news/archive/2018/03/16/srr-new-interactive-park-water-feature-coming-to-santa-clara/>
- **52 acre park in Santa Clara Hills-** has been proposed that will include a disc golf course, climbing boulders, and a bike pump track, trails and more

BT Pearson- now open next to Lightfoots gas station!

Jim's RV- now open! Located at 2398 Santa Clara Dr.

New Skate Park- now open in Ivins by Unity Park!

Dammeron Valley/Pine Valley

Bold and Delaney Winery- a new winery is planning to be open next spring at the Dammeron Valley Vineyards on 1316 N. Horsemans Park Dr. The plan is to be open April 30. For more info check out out this article <https://www.stgeorgeutah.com/news/archive/2019/08/10/mks-bold-and-delaney-winery-and-tasting-room-to-open-at-dammeron-valley-vineyards/#.XWlP2JNKjm1>

New mountain bike trail network- 45 miles of purpose built bike trails with almost 20 miles of downhill is under environmental review this month. If all goes well, they could start construction in November. This would be a HUGE addition to the Mtn Bike community.

Hurricane/La Verkin/Toquerville area

Tagg-N-Go Car Wash- now open!! Located in front of the Wal Mart.

Rooster Run Cafe- just opened at 635 W. State St! They are family-owned and did a full renovation of the building. It looks awesome! For more info check out their website <https://www.roosterruncafe.com/>

Copper Rock Golf Course- now open! For more info visit their website crgolfcourse.com or call 435-215-4845

Southern Shores- a new development was just approved that'll be a 52 lot, gated community that will be centered around 3 lakes. 32 of the lots will be along the shoreline and include their own boat dock and garage. Their plan is start filling the lakes this fall, be done by summer 2021, and begin construction of the homes then. For more info check out https://www.stgeorgeutah.com/news/archive/2020/02/27/asd-after-5-years-and-various-proposals-hurricane-city-council-approves-new-development-featuring-3-lakes/#.XlSdXxNKg_U

Intermountain Healthcare new hospital- new plans have been announced for a new hospital in Hurricane within the next 5 years. Nothing is finalized yet but if approved, they will break ground within the next 5 years. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/08/16/mks-dixie-regional-medical-center-announces-plans-to-build-hospital-in-hurricane/#.XWlURpNKjm1>

Pigs Ear American Bistro- now open in the Gateway Plaza 75 N. 2000 W. in Hurricane. Check out their website for more info <https://www.pigsearamericanbistro.com/>

Teotihuacan Mexican Food- this food truck just moved into a building and are now open! Located at 982 W. State St.

Tropical Smoothie- now open off State st. at 32 S 1350 W!

Peruvian Flavors- new Peruvian restaurant that just opened at 68 W State St.

Zion Veterinary Hospital- new location now open at 29 S. 100 E. before the bend to La Verkin! For more info check out their website <https://www.zionvet.com/contact-zion>

SKRE- a new hunting gear store just opened at 268 W. State Street! Check out their website for more info <https://www.skregear.com/>

RetroVWs- a new Volkswagen van rental company is now open that allows you to rent renovated VW vans that have been converted into a tiny home version of a camper van. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/12/05/dld-vw-van-rental-opens-its-doors-in-hurricane/#.XgpsJhdKiCf>

The Haven at Sky Mountain- Assisted Living and Memory Care Community is now open directly behind the new Clarion Inn & Suites on State St.

The Dwellings- vacation tiny homes now open in La Verkin right next to River Rock Roasting Co. along the cliff. It makes for some epic views! Check out their website for more info <https://thedwellings.co/>

La Verkin hot springs resort- La Verkin is looking at the possibility of building a resort for the hot springs there. For more info check out this article.

<https://www.stgeorgeutah.com/news/archive/2019/06/24/mgk-committee-explores-process-of-creating-a-laverkin-hot-springs-resort/#.XRKmJ6pMGEc>

Toquer Reservoir and Ash Creek Pipeline- This is a proposed pipeline project that is currently

being worked on that would increase water availability here in the county. For more info check out this site. <https://www.wcwcd.org/projects/toquer-reservoir-and-pipeline/>

Casa Tequilana- new Mexican restaurant just opened in Leeds! They're located at 545 N. Main St. #9. For more info check out their website <https://casatequilana.com/>

SR7 highway - progress is being made on the highway connection that'll continue SR7 into Hurricane. The overpass is currently being built over SR9 before you drop into Hurricane. For more info check out this link https://www.udot.utah.gov/projectpages/f?p=250:2007:0::NO:2007:P2007_EPM_PROJ_XREF_NO,P2007_PROJECT_TYPE_IND_FLAG:9046,A

Springdale/Virgin area

Cliff Rose Lodge & Gardens- the transition to Hilton Curio is complete! They have new rooms, new suites, a spa, and a bigger restaurant. The restaurant, Anthera, is now open and 5 Petals Spa inside the Cliffrose will be opening soon, operated by Melted Massage. Check out their Instagram for updates @cliffroselodge. It's the first 4 diamond resort in Springdale.

FeelLove Coffee Zion- new location now open in Springdale! Located at 358 Zion Park Blvd. For more info check out their website <https://feellovecoffee.com/>

Wildflower Zion Resort- now open!!! This glamping resort has bungalows, covered wagons, and tents. Check out their website for more info <https://www.zionwildflower.com/>

Zion National Park West entrance- construction is underway on a redesign for the entrance to the park that will help get people in and out much quicker. They're widening the road to accommodate more lanes, additional fee booths, traffic islands and an employee parking area. It's supposed to finish around April 2020. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/11/13/mgk-work-on-the-redesign-of-zions-south-entrance-begins/#.Xd6ej5NKhTZ>

Zion National Park East entrance- announced plans to build a visitor contact station on the east side of the park as part of a new gateway community known as the "Applecross Station Visitor Center." It will be located just outside of the park boundaries and will include a visitor center, shuttle hub, private businesses and a new trail network. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/05/14/mks-gateway-community-planned-for-east-entrance-to-zion-national-park/#.XPFCjtNKhTa>

National Park maps- check out this cool website that offers maps to all the National Parks <http://npmaps.com/>

St George-to-Springdale bus system- They're in the final stretch on this becoming a reality and would be a huge help for traffic going to Zion. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2020/05/27/dld-bus-service-from-st-george-to->

[springdale-is-full-steam-ahead/#.XtPLzBNKifV](#)

Sheep Bridge- The Natural Conservancy just bought 2 miles of property along the Virgin River near Zion National Park that will protect this corridor from development. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2020/06/04/asd-the-nature-conservancy-purchases-sheep-bridge-for-4-3-million/#.XvpLuihKiUk>

Apple Valley/Hildale area

Infab- huge news for Hildale as the largest manufacturer of X-ray protection apparel is bringing a manufacturing facility that will supply over 100 jobs. This will help further the re-brand of the community and should be a huge addition for Southern Utah. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2019/05/19/cgb-bsn-largest-manufacturer-of-x-ray-protection-to-expand-to-hildale-bringing-100-jobs-and-furthering-towns-rebrand/#.XO7lgdNKhTZ>

Creek Valley Health Clinic- a new medical facility is now open in Colorado City! For more info check out <https://www.stgeorgeutah.com/news/archive/2019/12/08/arh-colorado-city-health-clinic-ready-for-first-patient-ahead-of-schedule/?fbclid=IwAR1VVSW1XVYPRPLeFcsK5Ia-tKshpHCR4kisD6uwmb6ixQAeGmOyjAynGFQ#.XgptqxdKhTb>

Bee's Marketplace- under construction right along the highway. Should be open soon!

New Harmony

Kolob Commercial Center- a new commercial development just got approved to move forward that is right off I-15 across from the Kolob Canyons entry into Zion National Park. It's set to include a hotel, a convenience store/gas station, restaurants and a RV park/camp site facility, according the project's concept development plan. Stay tuned for more updates!

OTHER NEW BUSINESSES OPENED IN 2019



Restaurants & Treats

- **Morty's Café**- located at 702 E. St. George Blvd.
- **Voodoo Pizza**- located where Cafe Allure used to be just down from Menchies at 661 E. St. George Blvd.
- **Banana Blossom Thai Cuisine**- located at 430 E. St. George Blvd. where Ninfa's used to be, across from Even Stevens.
- **Pork Bellys**- located at Sunset Corner 1091 N. Bluff St. #404
- **Port of Subs/Sipsanity**- located at Desert Hills Plaza
- **Tropical Smoothie**- located at Desert Hills Plaza
- **Little Caesars**- located at Desert Hills Plaza
- **Great Harvest**- located at Desert Hills Plaza
- **Panda Express**- located at Dinosaur Crossing
- **Beans & Brews**- located at Dinosaur Crossing
- **Orange Peel**- located at Dinosaur Crossing
- **Kneaders**- located at Dinosaur Crossing
- **SWIG**- located at Dinosaur Crossing
- **Chronic Tacos**- located at Dinosaur Crossing
- **Black Bear Diner**- located off exit 13 in Sienna Hills Complex
- **Chef Hog's Oyster Bar & Grill**- Located in Sun River next to the clubhouse of the golf course, 4210 Bluegrass Way.
- **FeelLove Coffee**- Now open next to Be Hot Yoga in the Rio Plaza. 558 E. Riverside Dr. #208 St. George.
- **Sweet Rolled Tacos**- located in the Shoppes at Zion!
- **Breakfast at Tifiny's Creperie**- Located in the Green Valley Plaza on the corner of Dixie Dr. and Valley View Dr.
- **Capriotti's**- located in the Santa Clara Harmon's complex 3540 Pioneer Parkway.
- **Mixed Greens Fast Fresh food**- located at 2275 Santa Clara Dr. in the Lightfoots Gas Station.
- **Cross Country Diner**- cool new food truck restaurant is open at 112 W. State Street.

Grocery and other service stores

- **Finney Farms Dairy and Country Store**- located at 511 E. St. George Blvd.
- **Dollar Tree**- now open in same strip mall as Natural Grocer's and Kohl's in Washington. 616 W. Telegraph St. Washington.
- **Raindance Dry Cleaners**- located at 440 W St George Blvd suite #1, St. George, UT 84770

- **Bonza Dry Cleaners-** located at Dinosaur Crossing 559 S. Mall Dr.
- **ACE Hardware-** located at Dinosaur Crossing 559 S. Mall Dr.
- **Rodworks Unique Home Décor-** located at Dinosaur Crossing 559 S. Mall Dr.
- **The Hope Chest Thrift Store-** located at 656 N. Dixie Dr.

Hotels

- **Staybridge Hotel-** open across from Furniture Row off exit 6.
- **Tru by Hilton-** also open across from Furniture Row off exit 6.
- **Comfort Inn & Suites-** now open on State St. before you go down the hill into Hurricane.
- **Fairfield Inn & Suites by Marriott-** now open in Virgin!
- **Springhill Suites by Marriott-** now open off Washington exit 10 in front of Green Spring!
- **My Place Hotel-** located at 1167 W. 80 S. behind the Mountain America on State St in Hurricane
- **Zion Cliff Lodge- located** at 620 N. Juniper St. in Hildale.

Gas Stations

- **Maverik-** exit 6 across from McDonalds and Black Bear Diner on Bluff St.
- **Terrible Herbst-** exit 2 right off the freeway
- **Maverik-** on State St. in Hurricane

Fun & Entertainment

- **Golf Logics-** 1664 S. Dixie Dr. Ste H-102 in Dixie Commons
- **Phat Axe-** Located in the Shoppes at Zion next to the Cowboys & Indians store. For more info check out their website. <https://phataxe.com/>

Car Washes

- **Tagg N Go-** across the street from Costco

Mall/strip mall stores

- **H&M-** in Red Cliffs Mall
- **DownEast Home & Clothing-** Their new location is the Promenade at Red Cliffs.
- **E Bike Company-** now open!
- **Simply Obsessed-** located off exit 10 next to Alberton's

Health & Medical

- **Simister Orthodontics-** located at 626 S. 3000 E. at Fields at Mall Dr.
- **Riverside Dental-** located at 626 S. 3000 E. at Fields at Mall Dr.
- **24/7 Performance Fitness-** located at 24 S. 2170 W. off State St. in Hurricane.
- **Beauty Mark Hair and Skin-** located at 195 W. Telegraph St
- **Virgin River Dental-** located at Dinosaur Crossing 559 S. Mall Dr.
- **Joint Chiropractic-** located at Dinosaur Crossing 559 S. Mall Dr.
- **Stone Canyon Eye Care-** located at Dinosaur Crossing 559 S. Mall Dr.
- **Desert Bloom Plastic Surgery-** located at 446 S. Mall Dr.
- **St. George Med Spa-** located at 348 N. Bluff ST. #102

Cell Phone stores

- **Verizon Store-** Dinosaur Crossing 553 S. Mall Dr.
- **Verizon Store-** 1812 W. Sunset Blvd
- **T-Mobile Store-** Stadium 10 complex on Red Cliffs Dr.
- **My Wireless Doctor-** 2351 S. River Rd. in Foothills Plaza

Fort Pearce Industrial

- **Barney Trucking Facility**
- **Martin Warehousing Cold Storage Facility**
- **PM Storage-** 199-unit mini-storage facility.
- **Swiss Bank Storage-** added 120 storage units to their facility.
- **Silver Reef Brewing Co-** the first ever microbrewery in St. George is located at 4391 S. Enterprise Dr.
- **32,000 sq. ft UPS facility**

ROAD PROJECTS



Exit 16 expansion: UDOT is added lanes and expanded the bridges at Exit 16 interchange. It is now complete!

The "Trunnel"- the new underpass by the college is officially open for use! It goes underneath I-15 and connects 400 S to the east side of the freeway which opens up a new corridor to housing, medical and business services, cyclists and scooters while also expanding campus connections for students. This will free up traffic 100 S and 700 S and will be a great addition for that part of town.

SR-7 completion- the project is currently in the design and right-of-way phase, and on schedule to start construction in the summer of 2019 and finish by November 2020. It's an 8-mile portion that will complete the connection between I-15 (in southern STG) and SR-9 (in hurricane). Click on this link for more info and a map of where it will be. https://www.udot.utah.gov/projectpages/f?p=250:2007:0::NO:2007:P2007_EPM_PROJ_XREF_NO,P2007_PROJECT_TYPE_IND_FLAG:9046,A

Northern Corridor- A road going from exit 13 in Washington to the backside of Red Hills Parkway has been proposed. The county commissioner is currently working on the new HCP permit with the U.S. Fish and Wildlife Service and there are incentives to finish the road before 2025. It will definitely something to be on the look out for, as this will be a big time addition.

Exit 11 in Washington: things are getting closer on this new exit happening on Main St. in Washington. No timing for it yet but should be on its way.

Washington City Main St- Improvements are finished and it is now reopened! They added a rocky median with trees and 2 lane lines on each side. Turned out good! A formal grand opening will happen sometime this month.

New stoplight- located on Riverside Dr. and Morningside Dr.

DIXIE STATE UNIVERSITY



Division 1 status: Dixie State is officially D1!!! Division 1 means they are now part of the highest rank in the NCAAs for sports. All sports except football will join the WAC conference, and football will be independent in the FSC D1 ranks starting in 2020. This is huge for the growth of the college and I'm excited for the future.

Innovation Plaza- SO many amazing things happening at DSU in Innovation, Business, Technology, and Science. They have acquired the East Elementary campus and turned it into an Innovation Plaza that will feature many significant resources that will help not only students, but people in the community as well. The first phase has been completed and is now the largest public "makerspace" in Southern Utah. It is a place where students and community members can take business and product ideas from concept to reality and there have already been 80 patents and a number of small businesses created because of it.

Human Performance Center- Now open! It's hard to miss but if you haven't seen it, drive down 700 E. (University Ave) and you won't miss it. It features an Olympic size swimming pool, 2 fitness areas, 3 indoor basketball courts, a climbing wall, multi-purpose rooms, a track, along with 2 outdoor basketball courts, 4 pick ball courts, and an outdoor track on the rooftop. For more info click this link <https://hpc.dixie.edu/>

Science, Engineering and Technology building- the newest building going up at DSU just had their ground breaking ceremony last month! The new SET building will be 5 stories and over 120,000 square ft. It'll feature 26 laboratories, 3 levels of outdoor patios, classrooms and an astronomy deck. Their plan is to be open for the fall 2021 semester and will be HUGE for students moving forward. For more info check

out <https://www.stgeorgeutah.com/news/archive/2019/10/23/arh-we-are-just-getting-started-here-dixie-state-breaks-ground-on-new-science-engineering-and-technology-building/#.XbmpkJNKhTY>

Greater Zion Stadium- big news was just announced that DSU and Washington County have partnered on the football stadium and it will be renamed Greater Zion Stadium. The Greater Zion Convention & Tourism Office has been huge for Southern Utah and I am excited to see this come to life. Phase 3 of the renovation is coming soon for the stadium. It will include renovations to the home grandstands with new men's and women's home team locker rooms, a state of the art training room, a new box office and new public restrooms., and a new stadium high-rise. The high-rise will include an entry plaza, corporate level seating and a press box. Stairwells and elevators will be located on each side to get up to the suites, where there will be club type seating with approximately eight to 10 suites and the press box. There will also be a banquet room with space for about 200 people. For more info check out this article <https://dixiestateathletics.com/news/2020/1/21/football-dixie-state-university-and-washington-county-partner-to-promote-greater-zion.aspx>

Shiloh Apartment Complex- the second phase of the Campus View Suites student housing just broke ground and construction will begin soon!

New programs- 7 new degree programs will be offered at DSU that will be available this fall. For more info on the programs check out this article https://www.stgeorgeutah.com/news/archive/2020/02/20/prc-seven-new-degree-programs-to-be-offered-at-dixie-state-university/#.XlsOFRNKg_V

2020 is the largest graduating class in DSU history- The 5 bachelor programs were Nursing BSN, Business Admin, Communication Studies, Psychology, and Criminal Justice. DSU keeps growing, growing, growing!

New strategic partnership announced at DSU- Check it out here. <https://www.stgeorgeutah.com/news/archive/2019/09/18/arh-dixie-state-president-reflects-on-5-years-of-growth-announces-new-strategic-plan-athletic-partnership/>

DSU fall semester- They're planning on opening back up for in-person classes this fall. For more info check out this article <https://www.stgeorgeutah.com/news/archive/2020/05/27/asd-southern-utah-dixie-state-universities-to-welcome-students-back-for-in-person-classes-in-the-fall#.XtPOoxNKifU>

NEW TOWNHOMES AND APARTMENTS

Affordable housing article- St. George and Washington County officials along with other public and private stakeholders are trying to find more ways to bring affordable housing to the county. Check out this article for more info <https://www.stgeorgeutah.com/news/archive/2019/11/23/dld-city-of-st-george->

[making-new-plans-to-bring-attainable-housing-to-the-area/?fbclid=IwAR24wfp5KU5aa2_7wIwwotIjoeGEK3bUpfm6im7lHAnuLwFLOCoapUkVqDs#.Xd6jf5NKii5](https://www.cityviewsaintgeorge.com/making-new-plans-to-bring-attainable-housing-to-the-area/?fbclid=IwAR24wfp5KU5aa2_7wIwwotIjoeGEK3bUpfm6im7lHAnuLwFLOCoapUkVqDs#.Xd6jf5NKii5)

Gray Hawk Apartment Complex- 240 units in Washington Fields behind the new Smith's. More info at live-grayhawk.com

City View Downtown Apartments- building 1 is now finished and people are moving in! Building 2 should be finished soon. For more info check out their site <https://www.cityviewsaintgeorge.com/>

Legacy Ridge Apartments- They allow dogs and will have their own dog park.

Red Mountain Vistas- townhome complex in Ivins on Highway 91 that is currently underway. Check out their website www.redmountainvistas.com

Cambria Townhomes- currently underway off exit 13 in Washington.

Woodland Estates- a mixture of patio homes, townhomes, and apartments in the Fields behind Lin's.

Tuscano Townhomes- Ence townhomes in Ivins

Desert Bluffs- Salisbury twin homes out by the airport

Red Rocks at Sienna Hills- a new low income affordable housing project is taking shape out on the south end of Telegraph in Washington. The first phase will have 66 units and the entire project will be 286 units. Here is a vide of what it'll look like https://www.youtube.com/watch?v=a4zNof_EptM

Trailhead apartments- 111 units with a day care and cafe on the corner of Telegraph St. and Washington Parkway next to the Hell Hole trailhead and park in Washington. Construction is underway.

Riverwalk Village- new affordable housing complex just broke ground near Dinosaur Crossing. It is a 55-unit project that should be ready by mid-2020. Switchpoint Community Resource Center has been working on this project for the last few years to serve the homeless population of Washington County and should be an awesome addition. For more info check out this article. https://www.thespectrum.com/story/news/2019/05/01/st-george-affordable-housing-riverwalk-village/3519455002/?cid=facebook_The_Spectrum_&_Daily_News

Coyote Creek Apartments- 116 new units will be going in just south of exit 13. They just had the ground breaking and will be finished sometime in 2020.

La Vida at Sienna Hills apartments- 276 unit apartment complex is underway off Washington Parkway by Ovation at Avamere. Should be complete summer 2020.

Sky at Brio- 204 unit apartment complex coming to Brio. Word is that it will also be complete in 2020.

RESIDENTIAL BUILDING

REPORT

So far we've had 1727 permits pulled for apartments & condos, townhomes & duplexes, and single family homes. With all the development happening, there is a whole lot more on the way. Here is what was recorded last month!

New residential subdivisions recorded last month:

- Hills at Santa Clara Ph 3
- Teakwood Ph 2
- Desert Ravine at Sienna Hills
- Trent Bowler Subdivision
- View at Coral Canyon Ph 3
- Taviawk Subdivision Ph 11-W
- Crimson Fields Ph 3
- Grandma's Place

If you'd like a plat map or any other information for any of these new developments, please let me know!

ABOUT EAGLE GATE TITLE

We strive to protect your investment by keeping up on the latest technology and trends, retaining a knowledge of the real estate laws and codes, and by making sure all of our title and closing officers are properly licensed and trained.

