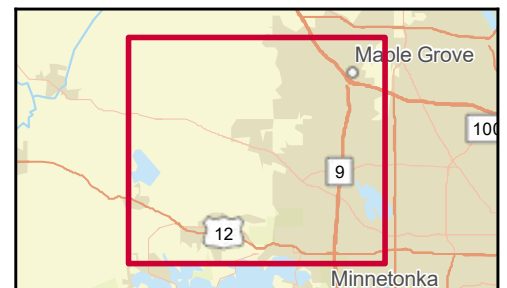
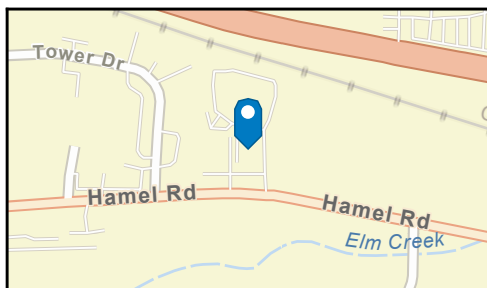
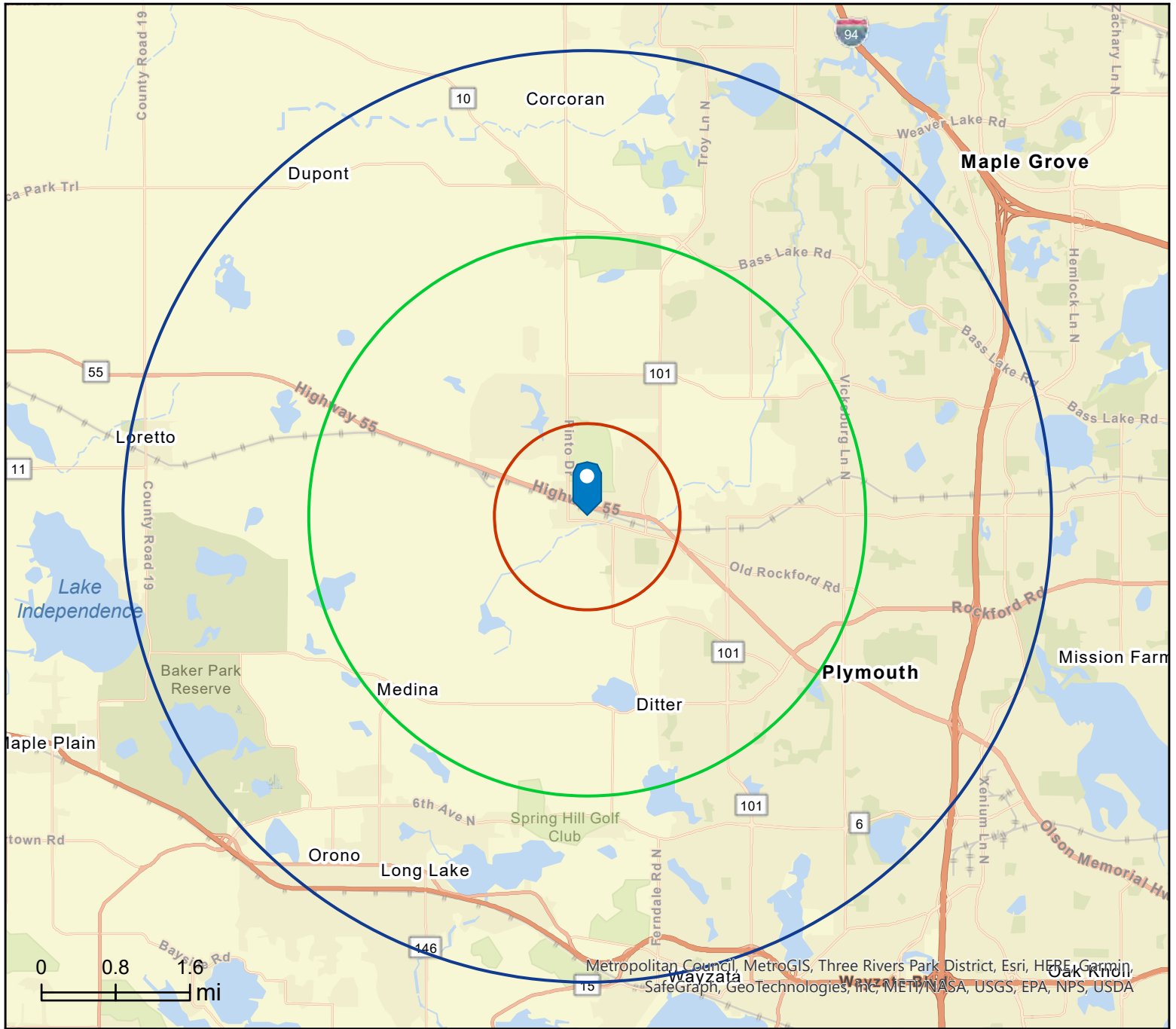




# Site Map

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819



July 25, 2023



# Executive Summary

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

	1 mile	3 miles	5 miles
<b>Population</b>			
2010 Population	1,662	21,127	76,446
2020 Population	2,831	32,133	93,314
2023 Population	3,025	35,140	96,498
2028 Population	3,099	36,988	98,173
2010-2020 Annual Rate	5.47%	4.28%	2.01%
2020-2023 Annual Rate	2.06%	2.79%	1.04%
2023-2028 Annual Rate	0.48%	1.03%	0.34%
2023 Male Population	49.6%	48.8%	48.9%
2023 Female Population	50.4%	51.2%	51.1%
2023 Median Age	43.3	41.2	40.4

In the identified area, the current year population is 96,498. In 2020, the Census count in the area was 93,314. The rate of change since 2020 was 1.04% annually. The five-year projection for the population in the area is 98,173 representing a change of 0.34% annually from 2023 to 2028. Currently, the population is 48.9% male and 51.1% female.

### Median Age

The median age in this area is 40.4, compared to U.S. median age of 39.1.

### Race and Ethnicity

2023 White Alone	73.9%	67.4%	73.7%
2023 Black Alone	4.0%	3.8%	5.2%
2023 American Indian/Alaska Native Alone	0.1%	0.1%	0.2%
2023 Asian Alone	14.5%	21.9%	13.6%
2023 Pacific Islander Alone	0.1%	0.0%	0.0%
2023 Other Race	1.0%	0.9%	1.3%
2023 Two or More Races	6.5%	5.9%	5.9%
2023 Hispanic Origin (Any Race)	2.5%	2.9%	3.5%

Persons of Hispanic origin represent 3.5% of the population in the identified area compared to 19.4% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 47.0 in the identified area, compared to 72.1 for the U.S. as a whole.

### Households

2023 Wealth Index	299	289	235
2010 Households	594	7,263	28,750
2020 Households	977	10,385	34,106
2023 Households	1,039	11,213	34,906
2028 Households	1,061	11,847	35,467
2010-2020 Annual Rate	5.10%	3.64%	1.72%
2020-2023 Annual Rate	1.91%	2.39%	0.72%
2023-2028 Annual Rate	0.42%	1.11%	0.32%
2023 Average Household Size	2.91	3.11	2.75

The household count in this area has changed from 34,106 in 2020 to 34,906 in the current year, a change of 0.72% annually. The five-year projection of households is 35,467, a change of 0.32% annually from the current year total. Average household size is currently 2.75, compared to 2.72 in the year 2020. The number of families in the current year is 25,414 in the specified area.

**Data Note:** Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

**Source:** U.S. Census Bureau. Esri forecasts for 2023 and 2028. Esri converted Census 2010 data into 2020 geography.



# Executive Summary

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

	1 mile	3 miles	5 miles
<b>Mortgage Income</b>			
2023 Percent of Income for Mortgage	22.3%	19.3%	20.3%
<b>Median Household Income</b>			
2023 Median Household Income	\$175,510	\$178,087	\$150,958
2028 Median Household Income	\$184,936	\$193,563	\$165,684
2023-2028 Annual Rate	1.05%	1.68%	1.88%
<b>Average Household Income</b>			
2023 Average Household Income	\$215,833	\$223,304	\$193,069
2028 Average Household Income	\$234,139	\$248,936	\$218,180
2023-2028 Annual Rate	1.64%	2.20%	2.48%
<b>Per Capita Income</b>			
2023 Per Capita Income	\$71,749	\$72,041	\$69,791
2028 Per Capita Income	\$77,541	\$80,614	\$78,755
2023-2028 Annual Rate	1.56%	2.27%	2.45%
<b>GINI Index</b>			
2023 Gini Index	29.4	24.7	29.8

### Households by Income

Current median household income is \$150,958 in the area, compared to \$72,603 for all U.S. households. Median household income is projected to be \$165,684 in five years, compared to \$82,410 for all U.S. households

Current average household income is \$193,069 in this area, compared to \$107,008 for all U.S. households. Average household income is projected to be \$218,180 in five years, compared to \$122,048 for all U.S. households

Current per capita income is \$69,791 in the area, compared to the U.S. per capita income of \$41,310. The per capita income is projected to be \$78,755 in five years, compared to \$47,525 for all U.S. households

<b>Housing</b>			
2023 Housing Affordability Index	105	122	116
2010 Total Housing Units	614	7,566	30,156
2010 Owner Occupied Housing Units	555	6,592	23,335
2010 Renter Occupied Housing Units	36	669	5,415
2010 Vacant Housing Units	20	303	1,406
2020 Total Housing Units	1,022	10,757	35,297
2020 Vacant Housing Units	45	372	1,191
2023 Total Housing Units	1,090	11,733	36,378
2023 Owner Occupied Housing Units	958	10,109	29,194
2023 Renter Occupied Housing Units	81	1,104	5,712
2023 Vacant Housing Units	51	520	1,472
2028 Total Housing Units	1,105	12,332	37,225
2028 Owner Occupied Housing Units	987	10,549	29,894
2028 Renter Occupied Housing Units	74	1,298	5,573
2028 Vacant Housing Units	44	485	1,758
<b>Socioeconomic Status Index</b>			
2023 Socioeconomic Status Index	69.0	76.0	69.0

Currently, 80.3% of the 36,378 housing units in the area are owner occupied; 15.7%, renter occupied; and 4.0% are vacant. Currently, in the U.S., 58.5% of the housing units in the area are owner occupied; 31.7% are renter occupied; and 9.8% are vacant. In 2020, there were 35,297 housing units in the area and 3.4% vacant housing units. The annual rate of change in housing units since 2020 is 0.93%. Median home value in the area is \$510,370, compared to a median home value of \$308,943 for the U.S. In five years, median value is projected to change by 0.31% annually to \$518,344.

**Data Note:** Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.  
**Source:** U.S. Census Bureau. Esri forecasts for 2023 and 2028. Esri converted Census 2010 data into 2020 geography.



# Demographic and Income Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Ring: 1 mile radius

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

Summary	Census 2010	Census 2020	2023	2028
Population	1,662	2,831	3,025	3,099
Households	594	977	1,039	1,061
Families	473	-	797	814
Average Household Size	2.80	2.89	2.91	2.92
Owner Occupied Housing Units	555	-	958	987
Renter Occupied Housing Units	36	-	81	74
Median Age	41.4	-	43.3	44.7

Trends: 2023-2028 Annual Rate	Area	State	National
Population	0.48%	0.34%	0.30%
Households	0.42%	0.44%	0.49%
Families	0.42%	0.38%	0.44%
Owner HHs	0.60%	0.62%	0.66%
Median Household Income	1.05%	2.48%	2.57%

Households by Income	2023		2028	
	Number	Percent	Number	Percent
<\$15,000	63	6.1%	55	5.2%
\$15,000 - \$24,999	11	1.1%	6	0.6%
\$25,000 - \$34,999	47	4.5%	35	3.3%
\$35,000 - \$49,999	20	1.9%	15	1.4%
\$50,000 - \$74,999	102	9.8%	81	7.6%
\$75,000 - \$99,999	72	6.9%	60	5.7%
\$100,000 - \$149,999	134	12.9%	153	14.4%
\$150,000 - \$199,999	121	11.6%	166	15.6%
\$200,000+	467	44.9%	490	46.2%

Median Household Income	\$175,510	\$184,936
Average Household Income	\$215,833	\$234,139
Per Capita Income	\$71,749	\$77,541

Population by Age	Census 2010		2023		2028	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	90	5.4%	140	4.6%	146	4.7%
5 - 9	163	9.8%	178	5.9%	172	5.5%
10 - 14	183	11.0%	231	7.6%	205	6.6%
15 - 19	144	8.7%	241	8.0%	202	6.5%
20 - 24	36	2.2%	154	5.1%	132	4.3%
25 - 34	85	5.1%	302	10.0%	326	10.5%
35 - 44	236	14.2%	325	10.7%	377	12.2%
45 - 54	352	21.2%	445	14.7%	390	12.6%
55 - 64	160	9.6%	517	17.1%	516	16.6%
65 - 74	102	6.1%	307	10.2%	387	12.5%
75 - 84	82	4.9%	139	4.6%	186	6.0%
85+	30	1.8%	45	1.5%	61	2.0%

Race and Ethnicity	Census 2010		Census 2020		2023		2028	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	1,530	92.1%	2,146	75.8%	2,237	73.9%	2,201	71.0%
Black Alone	26	1.6%	95	3.4%	120	4.0%	149	4.8%
American Indian Alone	2	0.1%	3	0.1%	3	0.1%	3	0.1%
Asian Alone	75	4.5%	387	13.7%	439	14.5%	488	15.7%
Pacific Islander Alone	2	0.1%	1	0.0%	2	0.1%	3	0.1%
Some Other Race Alone	4	0.2%	25	0.9%	29	1.0%	34	1.1%
Two or More Races	23	1.4%	173	6.1%	196	6.5%	223	7.2%
Hispanic Origin (Any Race)	17	1.0%	65	2.3%	76	2.5%	84	2.7%

Data Note: Income is expressed in current dollars.

Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

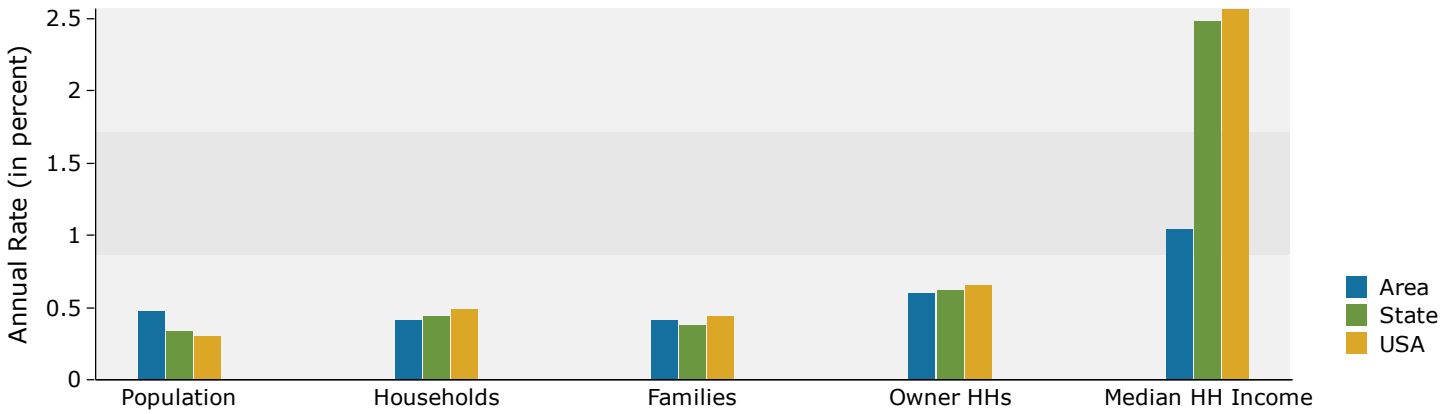


# Demographic and Income Profile

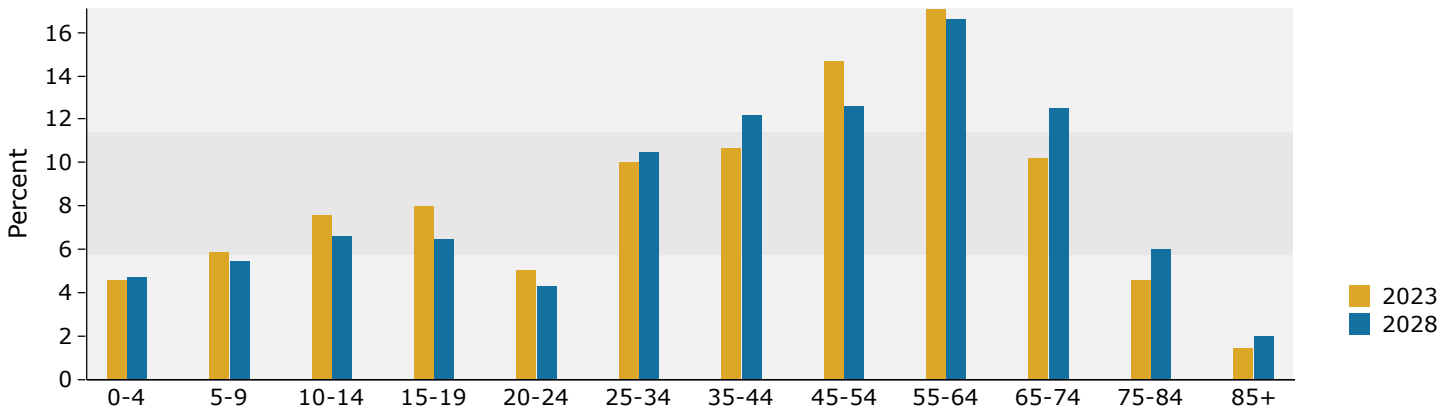
Hamel Warehouse Complex  
 620 Hamel Rd, Hamel, Minnesota, 55340  
 Ring: 1 mile radius

Prepared by HJ Development  
 Latitude: 45.04349  
 Longitude: -93.53819

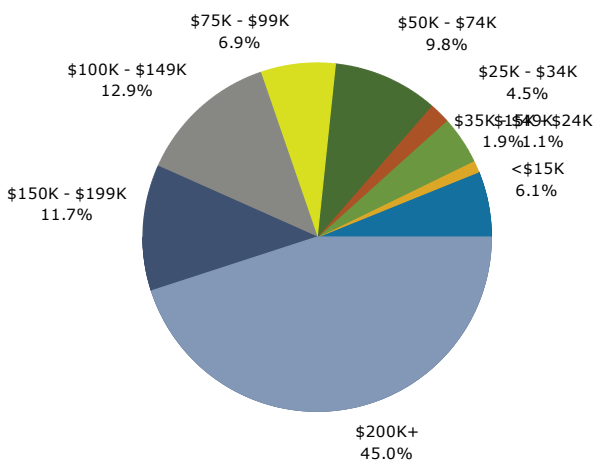
## Trends 2023-2028



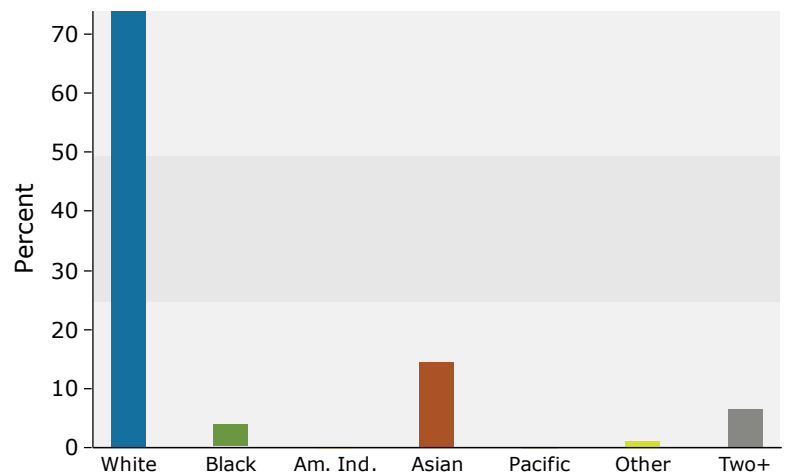
## Population by Age



## 2023 Household Income



## 2023 Population by Race



2023 Percent Hispanic Origin: 2.5%

Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.



# Demographic and Income Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Ring: 3 mile radius

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

Summary	Census 2010	Census 2020	2023	2028
Population	21,127	32,133	35,140	36,988
Households	7,263	10,385	11,213	11,847
Families	5,801	-	8,879	9,373
Average Household Size	2.89	3.07	3.11	3.10
Owner Occupied Housing Units	6,592	-	10,109	10,549
Renter Occupied Housing Units	669	-	1,104	1,298
Median Age	38.4	-	41.2	42.7

Trends: 2023-2028 Annual Rate	Area	State	National
Population	1.03%	0.34%	0.30%
Households	1.11%	0.44%	0.49%
Families	1.09%	0.38%	0.44%
Owner HHs	0.86%	0.62%	0.66%
Median Household Income	1.68%	2.48%	2.57%

Households by Income	2023		2028	
	Number	Percent	Number	Percent
<\$15,000	179	1.6%	148	1.2%
\$15,000 - \$24,999	206	1.8%	139	1.2%
\$25,000 - \$34,999	268	2.4%	211	1.8%
\$35,000 - \$49,999	331	3.0%	246	2.1%
\$50,000 - \$74,999	800	7.1%	666	5.6%
\$75,000 - \$99,999	664	5.9%	548	4.6%
\$100,000 - \$149,999	1,793	16.0%	1,729	14.6%
\$150,000 - \$199,999	2,133	19.0%	2,475	20.9%
\$200,000+	4,838	43.1%	5,685	48.0%
Median Household Income	\$178,087		\$193,563	
Average Household Income	\$223,304		\$248,936	
Per Capita Income	\$72,041		\$80,614	

Population by Age	Census 2010		2023		2028	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	1,358	6.4%	1,856	5.3%	1,952	5.3%
5 - 9	1,979	9.4%	2,390	6.8%	2,360	6.4%
10 - 14	2,054	9.7%	2,831	8.1%	2,679	7.2%
15 - 19	1,596	7.6%	2,686	7.6%	2,402	6.5%
20 - 24	606	2.9%	1,575	4.5%	1,474	4.0%
25 - 34	1,905	9.0%	3,449	9.8%	3,779	10.2%
35 - 44	3,485	16.5%	4,630	13.2%	5,030	13.6%
45 - 54	3,790	17.9%	5,226	14.9%	5,074	13.7%
55 - 64	2,221	10.5%	4,912	14.0%	4,926	13.3%
65 - 74	1,215	5.8%	3,359	9.6%	4,196	11.3%
75 - 84	635	3.0%	1,638	4.7%	2,322	6.3%
85+	284	1.3%	590	1.7%	794	2.1%

Race and Ethnicity	Census 2010		Census 2020		2023		2028	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	17,951	85.0%	22,362	69.6%	23,700	67.4%	23,851	64.5%
Black Alone	489	2.3%	1,078	3.4%	1,327	3.8%	1,656	4.5%
American Indian Alone	29	0.1%	38	0.1%	43	0.1%	51	0.1%
Asian Alone	2,094	9.9%	6,583	20.5%	7,686	21.9%	8,681	23.5%
Pacific Islander Alone	12	0.1%	4	0.0%	5	0.0%	6	0.0%
Some Other Race Alone	130	0.6%	265	0.8%	305	0.9%	361	1.0%
Two or More Races	421	2.0%	1,803	5.6%	2,075	5.9%	2,382	6.4%
Hispanic Origin (Any Race)	457	2.2%	878	2.7%	1,031	2.9%	1,167	3.2%

Data Note: Income is expressed in current dollars.

Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

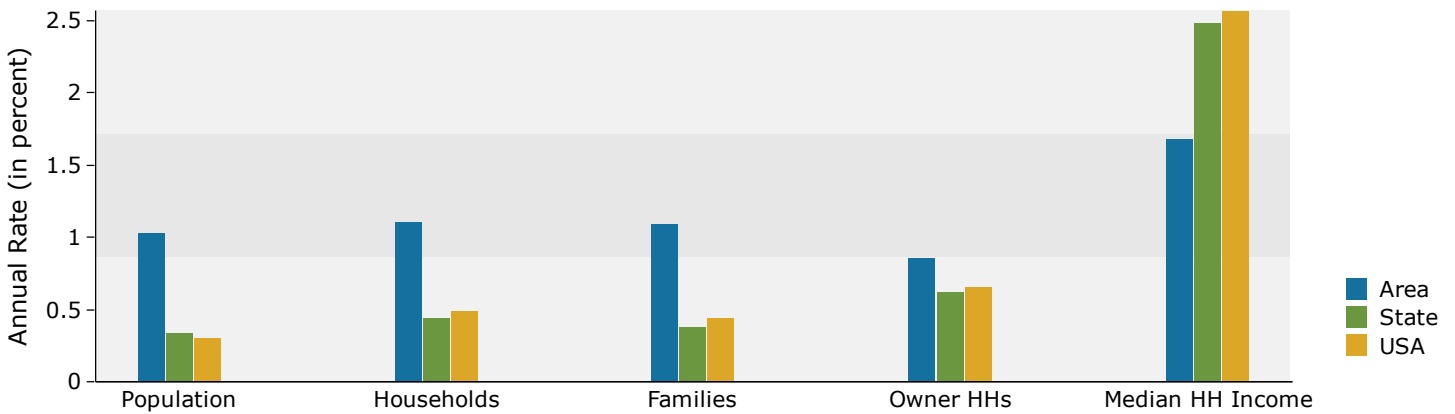


# Demographic and Income Profile

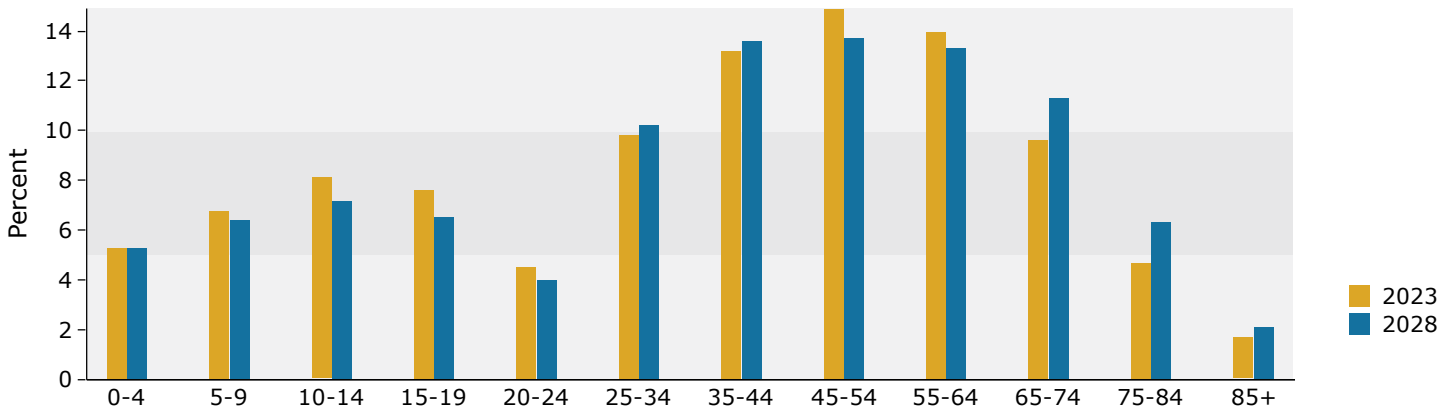
Hamel Warehouse Complex  
 620 Hamel Rd, Hamel, Minnesota, 55340  
 Ring: 3 mile radius

Prepared by HJ Development  
 Latitude: 45.04349  
 Longitude: -93.53819

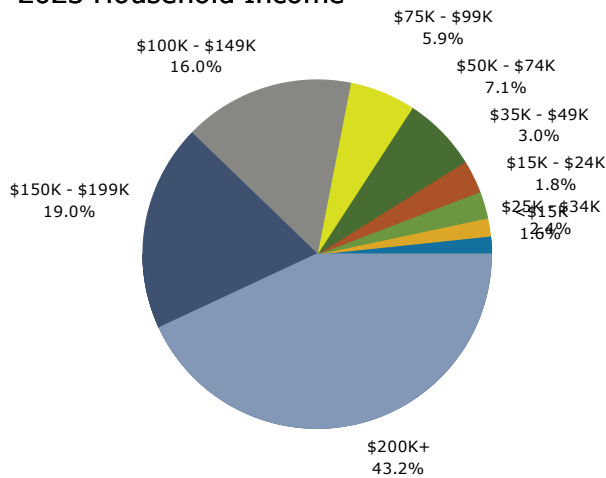
## Trends 2023-2028



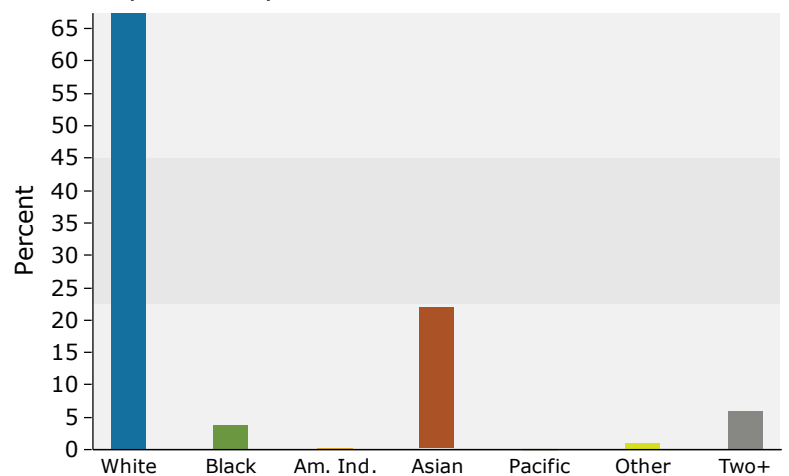
## Population by Age



## 2023 Household Income



## 2023 Population by Race



2023 Percent Hispanic Origin: 2.9%

Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.



# Demographic and Income Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Ring: 5 mile radius

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

Summary	Census 2010	Census 2020	2023	2028
Population	76,446	93,314	96,498	98,173
Households	28,750	34,106	34,906	35,467
Families	21,009	-	25,414	25,884
Average Household Size	2.64	2.72	2.75	2.75
Owner Occupied Housing Units	23,335	-	29,194	29,894
Renter Occupied Housing Units	5,415	-	5,712	5,573
Median Age	38.5	-	40.4	41.5

Trends: 2023-2028 Annual Rate	Area	State	National
Population	0.34%	0.34%	0.30%
Households	0.32%	0.44%	0.49%
Families	0.37%	0.38%	0.44%
Owner HHs	0.48%	0.62%	0.66%
Median Household Income	1.88%	2.48%	2.57%

Households by Income	2023		2028	
	Number	Percent	Number	Percent
<\$15,000	1,073	3.1%	883	2.5%
\$15,000 - \$24,999	822	2.4%	536	1.5%
\$25,000 - \$34,999	881	2.5%	677	1.9%
\$35,000 - \$49,999	1,498	4.3%	1,140	3.2%
\$50,000 - \$74,999	3,762	10.8%	3,267	9.2%
\$75,000 - \$99,999	2,957	8.5%	2,512	7.1%
\$100,000 - \$149,999	6,300	18.1%	6,021	17.0%
\$150,000 - \$199,999	5,907	16.9%	6,862	19.3%
\$200,000+	11,703	33.5%	13,565	38.3%
Median Household Income	\$150,958		\$165,684	
Average Household Income	\$193,069		\$218,180	
Per Capita Income	\$69,791		\$78,755	

Population by Age	Census 2010		2023		2028	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	4,940	6.5%	5,372	5.6%	5,513	5.6%
5 - 9	6,133	8.0%	6,375	6.6%	6,198	6.3%
10 - 14	6,320	8.3%	7,261	7.5%	6,712	6.8%
15 - 19	5,206	6.8%	6,709	7.0%	6,003	6.1%
20 - 24	3,071	4.0%	4,854	5.0%	4,442	4.5%
25 - 34	8,806	11.5%	10,623	11.0%	11,489	11.7%
35 - 44	11,694	15.3%	13,121	13.6%	13,539	13.8%
45 - 54	13,444	17.6%	13,364	13.8%	12,696	12.9%
55 - 64	9,191	12.0%	13,381	13.9%	12,429	12.7%
65 - 74	4,560	6.0%	9,601	9.9%	11,138	11.3%
75 - 84	2,258	3.0%	4,389	4.5%	6,099	6.2%
85+	823	1.1%	1,449	1.5%	1,914	1.9%

Race and Ethnicity	Census 2010		Census 2020		2023		2028	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	65,479	85.7%	70,648	75.7%	71,135	73.7%	69,566	70.9%
Black Alone	2,911	3.8%	4,278	4.6%	4,991	5.2%	5,932	6.0%
American Indian Alone	160	0.2%	217	0.2%	234	0.2%	259	0.3%
Asian Alone	5,749	7.5%	11,749	12.6%	13,128	13.6%	14,512	14.8%
Pacific Islander Alone	27	0.0%	27	0.0%	31	0.0%	35	0.0%
Some Other Race Alone	562	0.7%	1,149	1.2%	1,281	1.3%	1,492	1.5%
Two or More Races	1,558	2.0%	5,247	5.6%	5,699	5.9%	6,377	6.5%
Hispanic Origin (Any Race)	1,814	2.4%	3,037	3.3%	3,385	3.5%	3,767	3.8%

Data Note: Income is expressed in current dollars.

Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

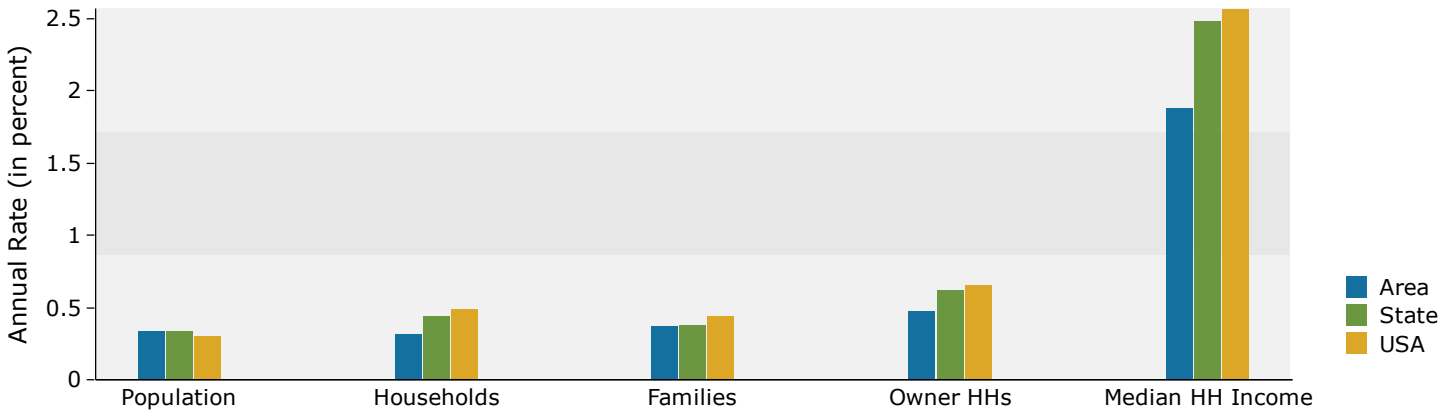


# Demographic and Income Profile

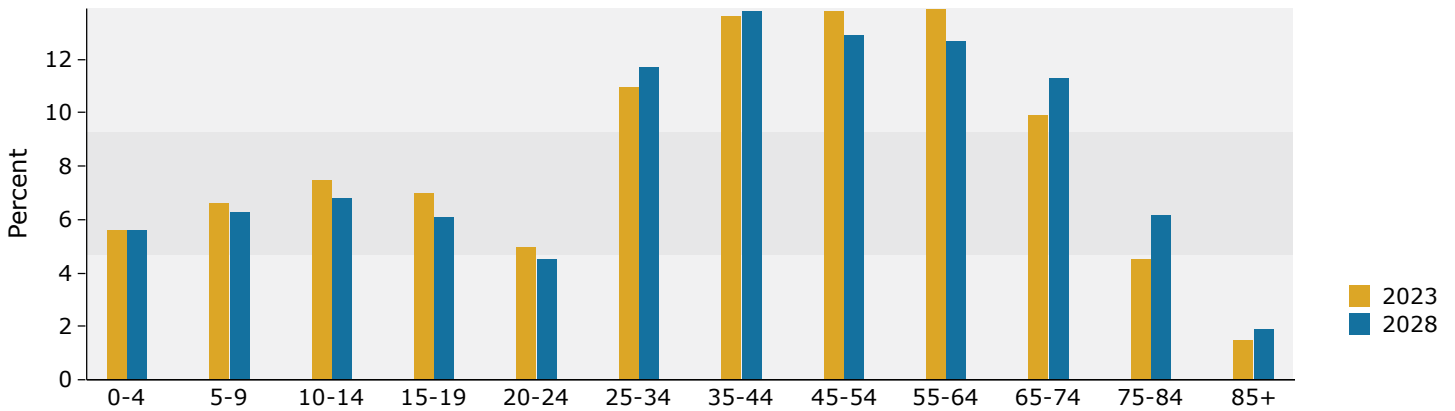
Hamel Warehouse Complex  
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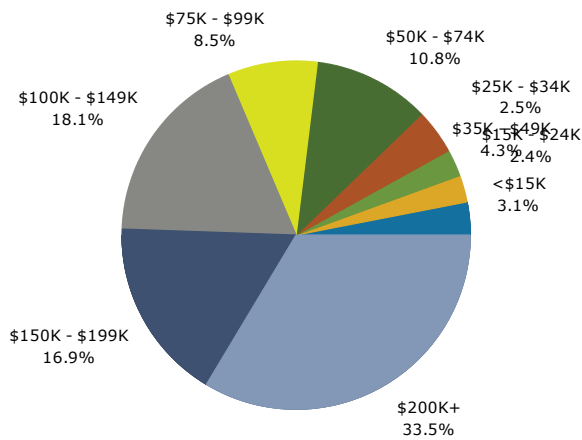
## Trends 2023-2028



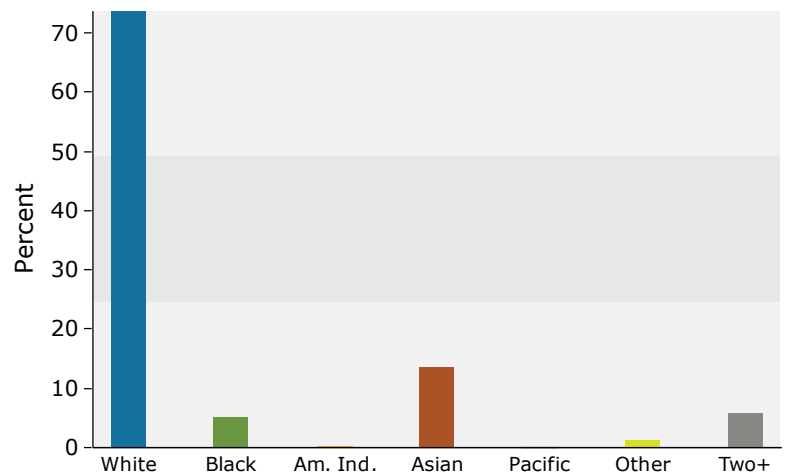
## Population by Age



## 2023 Household Income



## 2023 Population by Race



2023 Percent Hispanic Origin: 3.5%

Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.



# Market Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

	1 mile	3 miles	5 miles
<b>Population Summary</b>			
2010 Total Population	1,662	21,127	76,446
2020 Total Population	2,831	32,133	93,314
2020 Group Quarters	6	215	542
2023 Total Population	3,025	35,140	96,498
2023 Group Quarters	5	215	543
2028 Total Population	3,099	36,988	98,173
2023-2028 Annual Rate	0.48%	1.03%	0.34%
2023 Total Daytime Population	3,909	28,293	95,417
Workers	2,627	12,832	52,497
Residents	1,282	15,461	42,920
<b>Household Summary</b>			
2010 Households	594	7,263	28,750
2010 Average Household Size	2.80	2.89	2.64
2020 Total Households	977	10,385	34,106
2020 Average Household Size	2.89	3.07	2.72
2023 Households	1,039	11,213	34,906
2023 Average Household Size	2.91	3.11	2.75
2028 Households	1,061	11,847	35,467
2028 Average Household Size	2.92	3.10	2.75
2023-2028 Annual Rate	0.42%	1.11%	0.32%
2010 Families	473	5,801	21,009
2010 Average Family Size	3.21	3.28	3.12
2023 Families	797	8,879	25,414
2023 Average Family Size	3.41	3.55	3.26
2028 Families	814	9,373	25,884
2028 Average Family Size	3.41	3.54	3.26
2023-2028 Annual Rate	0.42%	1.09%	0.37%
<b>Housing Unit Summary</b>			
2000 Housing Units	344	4,385	22,728
Owner Occupied Housing Units	87.2%	89.7%	81.9%
Renter Occupied Housing Units	12.5%	8.6%	16.0%
Vacant Housing Units	0.3%	1.7%	2.0%
2010 Housing Units	614	7,566	30,156
Owner Occupied Housing Units	90.4%	87.1%	77.4%
Renter Occupied Housing Units	5.9%	8.8%	18.0%
Vacant Housing Units	3.3%	4.0%	4.7%
2020 Housing Units	1,022	10,757	35,297
Vacant Housing Units	4.4%	3.5%	3.4%
2023 Housing Units	1,090	11,733	36,378
Owner Occupied Housing Units	87.9%	86.2%	80.3%
Renter Occupied Housing Units	7.4%	9.4%	15.7%
Vacant Housing Units	4.7%	4.4%	4.0%
2028 Housing Units	1,105	12,332	37,225
Owner Occupied Housing Units	89.3%	85.5%	80.3%
Renter Occupied Housing Units	6.7%	10.5%	15.0%
Vacant Housing Units	4.0%	3.9%	4.7%
<b>Median Household Income</b>			
2023	\$175,510	\$178,087	\$150,958
2028	\$184,936	\$193,563	\$165,684
<b>Median Home Value</b>			
2023	\$650,568	\$573,068	\$510,370
2028	\$621,278	\$569,672	\$518,344
<b>Per Capita Income</b>			
2023	\$71,749	\$72,041	\$69,791
2028	\$77,541	\$80,614	\$78,755
<b>Median Age</b>			
2010	41.4	38.4	38.5
2023	43.3	41.2	40.4
2028	44.7	42.7	41.5

**Data Note:** Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

**Source:** Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



# Market Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

	1 mile	3 miles	5 miles
<b>2023 Households by Income</b>			
Household Income Base	1,039	11,213	34,903
<\$15,000	6.1%	1.6%	3.1%
\$15,000 - \$24,999	1.1%	1.8%	2.4%
\$25,000 - \$34,999	4.5%	2.4%	2.5%
\$35,000 - \$49,999	1.9%	3.0%	4.3%
\$50,000 - \$74,999	9.8%	7.1%	10.8%
\$75,000 - \$99,999	6.9%	5.9%	8.5%
\$100,000 - \$149,999	12.9%	16.0%	18.1%
\$150,000 - \$199,999	11.6%	19.0%	16.9%
\$200,000+	44.9%	43.1%	33.5%
Average Household Income	\$215,833	\$223,304	\$193,069
<b>2028 Households by Income</b>			
Household Income Base	1,061	11,847	35,464
<\$15,000	5.2%	1.2%	2.5%
\$15,000 - \$24,999	0.6%	1.2%	1.5%
\$25,000 - \$34,999	3.3%	1.8%	1.9%
\$35,000 - \$49,999	1.4%	2.1%	3.2%
\$50,000 - \$74,999	7.6%	5.6%	9.2%
\$75,000 - \$99,999	5.7%	4.6%	7.1%
\$100,000 - \$149,999	14.4%	14.6%	17.0%
\$150,000 - \$199,999	15.6%	20.9%	19.3%
\$200,000+	46.2%	48.0%	38.3%
Average Household Income	\$234,139	\$248,936	\$218,180
<b>2023 Owner Occupied Housing Units by Value</b>			
Total	958	10,109	29,192
<\$50,000	0.1%	0.2%	0.5%
\$50,000 - \$99,999	0.0%	0.0%	0.0%
\$100,000 - \$149,999	0.1%	0.0%	0.1%
\$150,000 - \$199,999	0.0%	0.1%	0.4%
\$200,000 - \$249,999	0.3%	0.4%	1.2%
\$250,000 - \$299,999	1.7%	1.2%	4.2%
\$300,000 - \$399,999	9.9%	11.6%	18.0%
\$400,000 - \$499,999	15.8%	22.1%	24.0%
\$500,000 - \$749,999	36.7%	49.0%	38.5%
\$750,000 - \$999,999	22.3%	11.9%	9.5%
\$1,000,000 - \$1,499,999	10.5%	2.5%	2.1%
\$1,500,000 - \$1,999,999	1.9%	0.6%	0.9%
\$2,000,000 +	0.6%	0.4%	0.6%
Average Home Value	\$714,953	\$604,580	\$565,051
<b>2028 Owner Occupied Housing Units by Value</b>			
Total	987	10,549	29,892
<\$50,000	0.0%	0.0%	0.0%
\$50,000 - \$99,999	0.0%	0.0%	0.0%
\$100,000 - \$149,999	0.0%	0.0%	0.0%
\$150,000 - \$199,999	0.0%	0.0%	0.0%
\$200,000 - \$249,999	0.0%	0.0%	0.2%
\$250,000 - \$299,999	0.8%	0.5%	2.0%
\$300,000 - \$399,999	9.8%	9.7%	16.6%
\$400,000 - \$499,999	19.6%	24.9%	28.0%
\$500,000 - \$749,999	40.8%	53.2%	42.7%
\$750,000 - \$999,999	21.0%	9.7%	8.1%
\$1,000,000 - \$1,499,999	6.6%	1.4%	1.4%
\$1,500,000 - \$1,999,999	1.0%	0.3%	0.5%
\$2,000,000 +	0.4%	0.2%	0.4%
Average Home Value	\$672,492	\$592,534	\$563,021

**Data Note:** Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

**Source:** Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



# Market Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

	1 mile	3 miles	5 miles
<b>2010 Population by Age</b>			
Total	1,658	21,126	76,447
0 - 4	5.4%	6.4%	6.5%
5 - 9	9.8%	9.4%	8.0%
10 - 14	11.0%	9.7%	8.3%
15 - 24	10.9%	10.4%	10.8%
25 - 34	5.1%	9.0%	11.5%
35 - 44	14.2%	16.5%	15.3%
45 - 54	21.2%	17.9%	17.6%
55 - 64	9.7%	10.5%	12.0%
65 - 74	6.2%	5.8%	6.0%
75 - 84	4.9%	3.0%	3.0%
85 +	1.8%	1.3%	1.1%
18 +	67.2%	68.7%	72.3%
<b>2023 Population by Age</b>			
Total	3,024	35,142	96,499
0 - 4	4.6%	5.3%	5.6%
5 - 9	5.9%	6.8%	6.6%
10 - 14	7.6%	8.1%	7.5%
15 - 24	13.1%	12.1%	12.0%
25 - 34	10.0%	9.8%	11.0%
35 - 44	10.7%	13.2%	13.6%
45 - 54	14.7%	14.9%	13.8%
55 - 64	17.1%	14.0%	13.9%
65 - 74	10.2%	9.6%	9.9%
75 - 84	4.6%	4.7%	4.5%
85 +	1.5%	1.7%	1.5%
18 +	76.8%	74.6%	75.6%
<b>2028 Population by Age</b>			
Total	3,100	36,988	98,172
0 - 4	4.7%	5.3%	5.6%
5 - 9	5.5%	6.4%	6.3%
10 - 14	6.6%	7.2%	6.8%
15 - 24	10.8%	10.5%	10.6%
25 - 34	10.5%	10.2%	11.7%
35 - 44	12.2%	13.6%	13.8%
45 - 54	12.6%	13.7%	12.9%
55 - 64	16.6%	13.3%	12.7%
65 - 74	12.5%	11.3%	11.3%
75 - 84	6.0%	6.3%	6.2%
85 +	2.0%	2.1%	1.9%
18 +	79.0%	76.7%	77.1%
<b>2010 Population by Sex</b>			
Males	800	10,301	37,392
Females	862	10,825	39,054
<b>2023 Population by Sex</b>			
Males	1,499	17,158	47,234
Females	1,526	17,982	49,264
<b>2028 Population by Sex</b>			
Males	1,528	17,980	47,867
Females	1,572	19,007	50,306

Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



# Market Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

	1 mile	3 miles	5 miles
<b>2010 Population by Race/Ethnicity</b>			
Total	1,662	21,126	76,446
White Alone	92.1%	85.0%	85.7%
Black Alone	1.6%	2.3%	3.8%
American Indian Alone	0.1%	0.1%	0.2%
Asian Alone	4.5%	9.9%	7.5%
Pacific Islander Alone	0.1%	0.1%	0.0%
Some Other Race Alone	0.2%	0.6%	0.7%
Two or More Races	1.4%	2.0%	2.0%
Hispanic Origin	1.0%	2.2%	2.4%
Diversity Index	16.7	29.8	29.3
<b>2020 Population by Race/Ethnicity</b>			
Total	2,831	32,133	93,314
White Alone	75.8%	69.6%	75.7%
Black Alone	3.4%	3.4%	4.6%
American Indian Alone	0.1%	0.1%	0.2%
Asian Alone	13.7%	20.5%	12.6%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	0.9%	0.8%	1.2%
Two or More Races	6.1%	5.6%	5.6%
Hispanic Origin	2.3%	2.7%	3.3%
Diversity Index	42.9	49.8	44.3
<b>2023 Population by Race/Ethnicity</b>			
Total	3,026	35,141	96,499
White Alone	73.9%	67.4%	73.7%
Black Alone	4.0%	3.8%	5.2%
American Indian Alone	0.1%	0.1%	0.2%
Asian Alone	14.5%	21.9%	13.6%
Pacific Islander Alone	0.1%	0.0%	0.0%
Some Other Race Alone	1.0%	0.9%	1.3%
Two or More Races	6.5%	5.9%	5.9%
Hispanic Origin	2.5%	2.9%	3.5%
Diversity Index	45.4	52.1	47.0
<b>2028 Population by Race/Ethnicity</b>			
Total	3,101	36,988	98,173
White Alone	71.0%	64.5%	70.9%
Black Alone	4.8%	4.5%	6.0%
American Indian Alone	0.1%	0.1%	0.3%
Asian Alone	15.7%	23.5%	14.8%
Pacific Islander Alone	0.1%	0.0%	0.0%
Some Other Race Alone	1.1%	1.0%	1.5%
Two or More Races	7.2%	6.4%	6.5%
Hispanic Origin	2.7%	3.2%	3.8%
Diversity Index	49.2	55.2	50.7
<b>2010 Population by Relationship and Household Type</b>			
Total	1,662	21,127	76,446
In Households	100.0%	99.5%	99.1%
In Family Households	91.9%	90.9%	86.7%
Householder	27.4%	27.7%	27.4%
Spouse	25.5%	24.8%	23.6%
Child	37.6%	36.2%	32.9%
Other relative	0.5%	1.4%	1.6%
Nonrelative	0.7%	0.8%	1.0%
In Nonfamily Households	8.1%	8.6%	12.4%
In Group Quarters	0.0%	0.5%	0.9%
Institutionalized Population	0.0%	0.3%	0.7%
Noninstitutionalized Population	0.0%	0.2%	0.1%

**Data Note:** Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

**Source:** Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



# Market Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
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	1 mile	3 miles	5 miles
<b>2023 Population 25+ by Educational Attainment</b>			
Total	2,081	23,803	65,926
Less than 9th Grade	1.2%	0.4%	0.4%
9th - 12th Grade, No Diploma	1.9%	0.5%	0.7%
High School Graduate	7.6%	5.2%	9.1%
GED/Alternative Credential	0.4%	0.7%	0.9%
Some College, No Degree	11.1%	10.6%	11.8%
Associate Degree	5.1%	5.5%	7.6%
Bachelor's Degree	31.9%	44.4%	40.7%
Graduate/Professional Degree	40.7%	32.7%	28.8%
<b>2023 Population 15+ by Marital Status</b>			
Total	2,476	28,063	77,490
Never Married	14.7%	17.6%	23.2%
Married	76.5%	74.8%	67.1%
Widowed	3.4%	2.6%	3.1%
Divorced	5.5%	4.9%	6.6%
<b>2023 Civilian Population 16+ in Labor Force</b>			
Civilian Population 16+	1,812	20,336	55,454
Population 16+ Employed	97.4%	97.9%	97.9%
Population 16+ Unemployment rate	2.6%	2.1%	2.1%
Population 16-24 Employed	14.2%	12.5%	12.2%
Population 16-24 Unemployment rate	0.4%	2.9%	3.6%
Population 25-54 Employed	53.2%	61.4%	62.1%
Population 25-54 Unemployment rate	0.6%	1.5%	1.6%
Population 55-64 Employed	22.9%	18.1%	18.2%
Population 55-64 Unemployment rate	9.2%	4.3%	2.7%
Population 65+ Employed	9.6%	8.0%	7.5%
Population 65+ Unemployment rate	0.0%	0.4%	2.6%
<b>2023 Employed Population 16+ by Industry</b>			
Total	1,765	19,911	54,278
Agriculture/Mining	0.0%	0.3%	0.5%
Construction	4.4%	3.3%	3.6%
Manufacturing	14.2%	14.7%	13.9%
Wholesale Trade	3.5%	3.2%	2.6%
Retail Trade	17.8%	10.8%	10.6%
Transportation/Utilities	2.4%	2.6%	3.2%
Information	2.3%	1.3%	1.2%
Finance/Insurance/Real Estate	14.0%	14.6%	13.4%
Services	40.2%	47.4%	49.0%
Public Administration	1.3%	1.9%	1.9%
<b>2023 Employed Population 16+ by Occupation</b>			
Total	1,767	19,911	54,277
White Collar	90.1%	88.6%	84.3%
Management/Business/Financial	40.9%	36.6%	32.9%
Professional	28.7%	36.2%	34.4%
Sales	13.7%	10.1%	10.3%
Administrative Support	6.8%	5.6%	6.7%
Services	5.1%	5.5%	6.8%
Blue Collar	4.9%	5.9%	8.9%
Farming/Forestry/Fishing	0.0%	0.0%	0.1%
Construction/Extraction	0.5%	1.1%	1.2%
Installation/Maintenance/Repair	0.2%	0.5%	1.0%
Production	2.9%	2.9%	3.3%
Transportation/Material Moving	1.4%	1.4%	3.2%

Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



# Market Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

	1 mile	3 miles	5 miles
<b>2010 Households by Type</b>			
Total	593	7,263	28,752
Households with 1 Person	18.0%	16.5%	21.8%
Households with 2+ People	82.0%	83.5%	78.2%
Family Households	79.8%	79.9%	73.1%
Husband-wife Families	73.2%	71.5%	62.9%
With Related Children	41.5%	39.9%	32.0%
Other Family (No Spouse Present)	6.6%	8.4%	10.1%
Other Family with Male Householder	2.0%	2.4%	2.8%
With Related Children	0.8%	1.5%	1.7%
Other Family with Female Householder	4.6%	6.0%	7.3%
With Related Children	3.0%	4.0%	4.9%
Nonfamily Households	2.2%	3.6%	5.1%
All Households with Children	45.5%	45.7%	38.8%
Multigenerational Households	1.2%	1.8%	1.6%
Unmarried Partner Households	3.0%	3.3%	4.5%
Male-female	2.7%	2.9%	3.9%
Same-sex	0.3%	0.4%	0.5%
<b>2010 Households by Size</b>			
Total	593	7,265	28,749
1 Person Household	17.5%	16.5%	21.8%
2 Person Household	31.2%	32.3%	34.0%
3 Person Household	15.3%	17.1%	16.5%
4 Person Household	20.9%	21.6%	17.8%
5 Person Household	11.1%	9.2%	7.2%
6 Person Household	3.0%	2.4%	2.0%
7 + Person Household	0.8%	0.9%	0.7%
<b>2010 Households by Tenure and Mortgage Status</b>			
Total	591	7,261	28,750
Owner Occupied	93.9%	90.8%	81.2%
Owned with a Mortgage/Loan	71.7%	75.2%	66.5%
Owned Free and Clear	22.7%	15.6%	14.7%
Renter Occupied	6.1%	9.2%	18.8%
<b>2023 Affordability, Mortgage and Wealth</b>			
Housing Affordability Index	105	122	116
Percent of Income for Mortgage	22.3%	19.3%	20.3%
Wealth Index	299	289	235
<b>2010 Housing Units By Urban/ Rural Status</b>			
Total Housing Units	614	7,566	30,156
Housing Units Inside Urbanized Area	73.3%	86.7%	91.6%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Housing Units	26.7%	13.3%	8.4%
<b>2010 Population By Urban/ Rural Status</b>			
Total Population	1,662	21,127	76,446
Population Inside Urbanized Area	76.6%	87.2%	91.3%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	23.4%	12.8%	8.7%

**Data Note:** Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

**Source:** Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



# Market Profile

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

	1 mile	3 miles	5 miles
<b>Top 3 Tapestry Segments</b>			
1.	Professional Pride (1B)	Professional Pride (1B)	Professional Pride (1B)
2.	Savvy Suburbanites (1D)	Savvy Suburbanites (1D)	Savvy Suburbanites (1D)
3.		Boomburbs (1C)	Boomburbs (1C)
<b>2023 Consumer Spending</b>			
Apparel & Services: Total \$	\$4,403,271	\$49,381,047	\$135,468,941
Average Spent	\$4,237.99	\$4,403.91	\$3,880.96
Spending Potential Index	193	200	177
Education: Total \$	\$4,407,555	\$46,969,768	\$123,211,005
Average Spent	\$4,242.11	\$4,188.87	\$3,529.79
Spending Potential Index	237	234	197
Entertainment/Recreation: Total \$	\$7,707,568	\$86,263,106	\$232,112,954
Average Spent	\$7,418.26	\$7,693.13	\$6,649.66
Spending Potential Index	196	203	176
Food at Home: Total \$	\$13,096,240	\$146,699,717	\$404,184,394
Average Spent	\$12,604.66	\$13,083.00	\$11,579.22
Spending Potential Index	185	192	170
Food Away from Home: Total \$	\$7,374,997	\$83,494,893	\$230,074,496
Average Spent	\$7,098.17	\$7,446.26	\$6,591.26
Spending Potential Index	191	200	177
Health Care: Total \$	\$14,452,587	\$161,128,670	\$433,997,428
Average Spent	\$13,910.09	\$14,369.81	\$12,433.32
Spending Potential Index	189	195	169
HH Furnishings & Equipment: Total \$	\$6,107,423	\$68,207,780	\$184,339,933
Average Spent	\$5,878.17	\$6,082.92	\$5,281.04
Spending Potential Index	199	206	179
Personal Care Products & Services: Total \$	\$1,930,938	\$21,751,977	\$59,601,868
Average Spent	\$1,858.46	\$1,939.89	\$1,707.50
Spending Potential Index	194	203	179
Shelter: Total \$	\$49,813,245	\$561,356,048	\$1,539,064,513
Average Spent	\$47,943.45	\$50,062.97	\$44,091.69
Spending Potential Index	194	202	178
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$6,859,503	\$76,213,824	\$199,551,821
Average Spent	\$6,602.02	\$6,796.92	\$5,716.83
Spending Potential Index	211	217	183
Travel: Total \$	\$4,902,531	\$54,790,972	\$146,070,788
Average Spent	\$4,718.51	\$4,886.38	\$4,184.69
Spending Potential Index	210	217	186
Vehicle Maintenance & Repairs: Total \$	\$2,487,756	\$28,090,179	\$77,581,779
Average Spent	\$2,394.38	\$2,505.14	\$2,222.59
Spending Potential Index	183	191	170

**Data Note:** Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

**Source:** Consumer Spending data are derived from the 2019 and 2020 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

**Source:** Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



# Business Summary

Hamel Warehouse Complex  
620 Hamel Rd, Hamel, Minnesota, 55340  
Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
Latitude: 45.04349  
Longitude: -93.53819

Data for all businesses in area	1 mile		3 miles		5 miles							
Total Businesses:	180		550		2,814							
Total Employees:	3,326		9,711		45,250							
Total Residential Population:	3,025		35,140		96,498							
Employee/Residential Population Ratio (per 100 Residents)	110		28		47							
by SIC Codes	Businesses		Employees		Businesses		Employees		Businesses		Employees	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Agriculture & Mining	2	1.1%	7	0.2%	13	2.4%	99	1.0%	55	2.0%	377	0.8%
Construction	16	8.9%	92	2.8%	55	10.0%	385	4.0%	216	7.7%	2,325	5.1%
Manufacturing	15	8.3%	949	28.5%	29	5.3%	1,907	19.6%	168	6.0%	8,411	18.6%
Transportation	3	1.7%	152	4.6%	8	1.5%	302	3.1%	62	2.2%	971	2.1%
Communication	2	1.1%	22	0.7%	2	0.4%	22	0.2%	16	0.6%	327	0.7%
Utility	0	0.0%	0	0.0%	0	0.0%	1	0.0%	4	0.1%	35	0.1%
Wholesale Trade	10	5.6%	116	3.5%	27	4.9%	680	7.0%	141	5.0%	3,267	7.2%
Retail Trade Summary	35	19.4%	740	22.2%	93	16.9%	2,088	21.5%	419	14.9%	7,722	17.1%
Home Improvement	2	1.1%	16	0.5%	5	0.9%	108	1.1%	41	1.5%	1,276	2.8%
General Merchandise Stores	4	2.2%	150	4.5%	7	1.3%	165	1.7%	18	0.6%	716	1.6%
Food Stores	5	2.8%	38	1.1%	14	2.5%	482	5.0%	42	1.5%	1,027	2.3%
Auto Dealers & Gas Stations	3	1.7%	136	4.1%	8	1.5%	273	2.8%	25	0.9%	494	1.1%
Apparel & Accessory Stores	1	0.6%	4	0.1%	1	0.2%	7	0.1%	10	0.4%	66	0.1%
Furniture & Home Furnishings	3	1.7%	38	1.1%	9	1.6%	64	0.7%	49	1.7%	603	1.3%
Eating & Drinking Places	11	6.1%	278	8.4%	25	4.5%	579	6.0%	115	4.1%	2,234	4.9%
Miscellaneous Retail	6	3.3%	81	2.4%	26	4.7%	409	4.2%	119	4.2%	1,307	2.9%
Finance, Insurance, Real Estate Summary	15	8.3%	260	7.8%	50	9.1%	524	5.4%	311	11.1%	4,004	8.8%
Banks, Savings & Lending Institutions	2	1.1%	206	6.2%	4	0.7%	365	3.8%	38	1.4%	758	1.7%
Securities Brokers	3	1.7%	10	0.3%	12	2.2%	35	0.4%	69	2.5%	547	1.2%
Insurance Carriers & Agents	4	2.2%	19	0.6%	9	1.6%	41	0.4%	69	2.5%	791	1.7%
Real Estate, Holding, Other Investment Offices	6	3.3%	24	0.7%	25	4.5%	83	0.9%	135	4.8%	1,909	4.2%
Services Summary	65	36.1%	948	28.5%	195	35.5%	3,616	37.2%	1,058	37.6%	16,281	36.0%
Hotels & Lodging	1	0.6%	8	0.2%	2	0.4%	20	0.2%	11	0.4%	378	0.8%
Automotive Services	9	5.0%	47	1.4%	15	2.7%	58	0.6%	57	2.0%	280	0.6%
Movies & Amusements	5	2.8%	52	1.6%	12	2.2%	129	1.3%	77	2.7%	1,346	3.0%
Health Services	8	4.4%	43	1.3%	27	4.9%	303	3.1%	194	6.9%	2,472	5.5%
Legal Services	1	0.6%	4	0.1%	2	0.4%	6	0.1%	29	1.0%	236	0.5%
Education Institutions & Libraries	1	0.6%	2	0.1%	11	2.0%	940	9.7%	53	1.9%	2,117	4.7%
Other Services	40	22.2%	793	23.8%	126	22.9%	2,161	22.3%	637	22.6%	9,453	20.9%
Government	4	2.2%	36	1.1%	5	0.9%	54	0.6%	41	1.5%	1,233	2.7%
Unclassified Establishments	13	7.2%	4	0.1%	71	12.9%	34	0.4%	323	11.5%	297	0.7%
Totals	180	100.0%	3,326	100.0%	550	100.0%	9,711	100.0%	2,814	100.0%	45,250	100.0%

Source: Copyright 2023 Data Axle, Inc. All rights reserved. Esri Total Residential Population forecasts for 2023.

Date Note: Data on the Business Summary report is calculated using Esri's Data allocation method which uses census block groups to allocate business summary data to custom areas.



# Business Summary

Hamel Warehouse Complex  
 620 Hamel Rd, Hamel, Minnesota, 55340  
 Rings: 1, 3, 5 mile radii

Prepared by HJ Development  
 Latitude: 45.04349  
 Longitude: -93.53819

by NAICS Codes	Businesses		Employees		Businesses		Employees		Businesses		Employees	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent
Agriculture, Forestry, Fishing & Hunting	0	0.0%	0	0.0%	2	0.4%	22	0.2%	6	0.2%	44	0.1%
Mining	0	0.0%	0	0.0%	0	0.0%	0	0.0%	0	0.0%	2	0.0%
Utilities	0	0.0%	0	0.0%	0	0.0%	0	0.0%	2	0.1%	30	0.1%
Construction	18	10.0%	114	3.4%	59	10.7%	439	4.5%	236	8.4%	2,533	5.6%
Manufacturing	16	8.9%	956	28.7%	29	5.3%	1,912	19.7%	175	6.2%	8,642	19.1%
Wholesale Trade	10	5.6%	116	3.5%	27	4.9%	680	7.0%	141	5.0%	3,264	7.2%
Retail Trade	21	11.7%	451	13.6%	65	11.8%	1,489	15.3%	289	10.3%	5,362	11.8%
Motor Vehicle & Parts Dealers	3	1.7%	136	4.1%	8	1.5%	273	2.8%	22	0.8%	460	1.0%
Furniture & Home Furnishings Stores	2	1.1%	12	0.4%	5	0.9%	28	0.3%	24	0.9%	287	0.6%
Electronics & Appliance Stores	2	1.1%	26	0.8%	3	0.5%	33	0.3%	16	0.6%	235	0.5%
Building Material & Garden Equipment & Supplies Dealers	2	1.1%	16	0.5%	5	0.9%	108	1.1%	41	1.5%	1,276	2.8%
Food & Beverage Stores	5	2.8%	42	1.3%	14	2.5%	509	5.2%	43	1.5%	1,062	2.3%
Health & Personal Care Stores	1	0.6%	9	0.3%	8	1.5%	107	1.1%	49	1.7%	631	1.4%
Gasoline Stations & Fuel Dealers	0	0.0%	0	0.0%	0	0.0%	0	0.0%	3	0.1%	34	0.1%
Clothing, Clothing Accessories, Shoe and Jewelry Stores	1	0.6%	4	0.1%	1	0.2%	7	0.1%	16	0.6%	90	0.2%
Sporting Goods, Hobby, Book, & Music Stores	3	1.7%	24	0.7%	13	2.4%	193	2.0%	41	1.5%	425	0.9%
General Merchandise Stores	5	2.8%	182	5.5%	9	1.6%	230	2.4%	35	1.2%	862	1.9%
Transportation & Warehousing	3	1.7%	165	5.0%	7	1.3%	308	3.2%	45	1.6%	742	1.6%
Information	4	2.2%	135	4.1%	10	1.8%	334	3.4%	66	2.3%	1,271	2.8%
Finance & Insurance	9	5.0%	236	7.1%	25	4.5%	440	4.5%	181	6.4%	2,112	4.7%
Central Bank/Credit Intermediation & Related Activities	2	1.1%	206	6.2%	4	0.7%	365	3.8%	38	1.4%	758	1.7%
Securities & Commodity Contracts	3	1.7%	10	0.3%	12	2.2%	35	0.4%	71	2.5%	553	1.2%
Funds, Trusts & Other Financial Vehicles	4	2.2%	19	0.6%	9	1.6%	41	0.4%	71	2.5%	801	1.8%
Real Estate, Rental & Leasing	7	3.9%	46	1.4%	25	4.5%	96	1.0%	131	4.7%	1,877	4.1%
Professional, Scientific & Tech Services	18	10.0%	141	4.2%	58	10.5%	473	4.9%	304	10.8%	3,689	8.2%
Legal Services	1	0.6%	4	0.1%	2	0.4%	6	0.1%	32	1.1%	252	0.6%
Management of Companies & Enterprises	1	0.6%	5	0.2%	3	0.5%	15	0.2%	8	0.3%	43	0.1%
Administrative, Support & Waste Management Services	4	2.2%	128	3.8%	19	3.5%	545	5.6%	102	3.6%	2,086	4.6%
Educational Services	3	1.7%	25	0.8%	15	2.7%	972	10.0%	67	2.4%	2,260	5.0%
Health Care & Social Assistance	10	5.6%	75	2.3%	41	7.5%	611	6.3%	256	9.1%	3,546	7.8%
Arts, Entertainment & Recreation	4	2.2%	32	1.0%	10	1.8%	107	1.1%	65	2.3%	1,064	2.4%
Accommodation & Food Services	13	7.2%	290	8.7%	28	5.1%	610	6.3%	131	4.7%	2,639	5.8%
Accommodation	1	0.6%	8	0.2%	2	0.4%	20	0.2%	11	0.4%	378	0.8%
Food Services & Drinking Places	12	6.7%	282	8.5%	27	4.9%	590	6.1%	120	4.3%	2,261	5.0%
Other Services (except Public Administration)	22	12.2%	370	11.1%	49	8.9%	571	5.9%	246	8.7%	2,516	5.6%
Automotive Repair & Maintenance	7	3.9%	21	0.6%	12	2.2%	31	0.3%	48	1.7%	224	0.5%
Public Administration	4	2.2%	36	1.1%	5	0.9%	54	0.6%	41	1.5%	1,233	2.7%
Unclassified Establishments	13	7.2%	4	0.1%	71	12.9%	34	0.4%	323	11.5%	297	0.7%
<b>Total</b>	<b>180</b>	<b>100.0%</b>	<b>3,326</b>	<b>100.0%</b>	<b>550</b>	<b>100.0%</b>	<b>9,711</b>	<b>100.0%</b>	<b>2,814</b>	<b>100.0%</b>	<b>45,250</b>	<b>100.0%</b>

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