

THE SIXTEENTH ANNUAL

# TAYLOR JOHNSON REAL ESTATE TRENDS REPORT

+ Commercial Edition



# TREND 2: CHECKING IN ON NEW HOTEL CONCEPTS

*The hospitality industry's rebound is expected to accelerate in 2022, with business travel playing catch-up to leisure. But returning guests may not recognize their favorite hotels as existing properties complete strategically timed renovations and recognizable brands experiment with new concepts – some integrated into larger mixed-use developments that offer travelers expanded amenities while shielding developers from the risk associated with standalone projects.*

With a focus on traveler satisfaction and prepping for the imminent travel boom, luxury hotels will continue undertaking major renovation projects, according to **McHugh Construction**, one of the Midwest's largest commercial contractors with a concentration in high-end hospitality. In 2022, McHugh will continue its restoration work at the 94-year-old Hilton Chicago, the city's third-largest hotel. The project includes repairing the vaulted sidewalk structure, relocating and repairing the building's mechanical, electrical and plumbing systems, and renovating meeting spaces and common-area bathrooms. This work comes on the heels of McHugh completing the Sable Hotel at Chicago's popular Navy Pier and wrapping up work at Southall, a 325-acre farm-based resort just south of Nashville in Franklin, Tenn., complete with an inn, spa and signature restaurant.



The increase in business and leisure travel means many hospitality projects that were on the drawing boards before the pandemic are moving full steam ahead. Recently, plans for the **BKV Group**-designed **525 South Wabash**, an apartment, retail and hotel development in Chicago's Loop, were approved by the City Council, reflecting not only the continued resurgence of city centers, but also the interest from hotel brands in making themselves at home in a mixed-use scenario. Plans for this transformative development, which will replace an existing parking structure, include 405 hotel rooms in a 24-story tower, connected to a 36-story residential tower by a retail and amenities podium.

**VIEW ADDITIONAL PHOTOS HERE**

TO SCHEDULE INTERVIEWS WITH THESE EXPERT SOURCES, PLEASE  
CONTACT ABE TEKIPPE AT [ATEKIPPE@TAYLORJOHNSON.COM](mailto:ATEKIPPE@TAYLORJOHNSON.COM).

taylorjohnson 