

REPORT

# Metropolitan Building Activity Report

January 2023



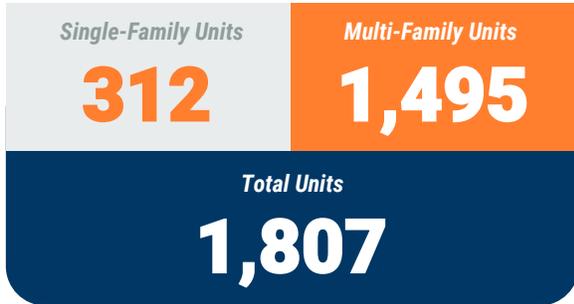
# Building Activity Report

January, 2023

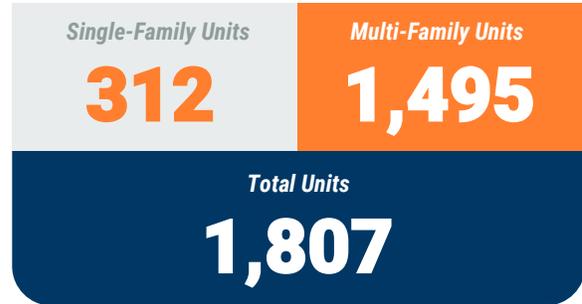
Region

## Residential Construction Overview

### MONTHLY UNIT TOTAL

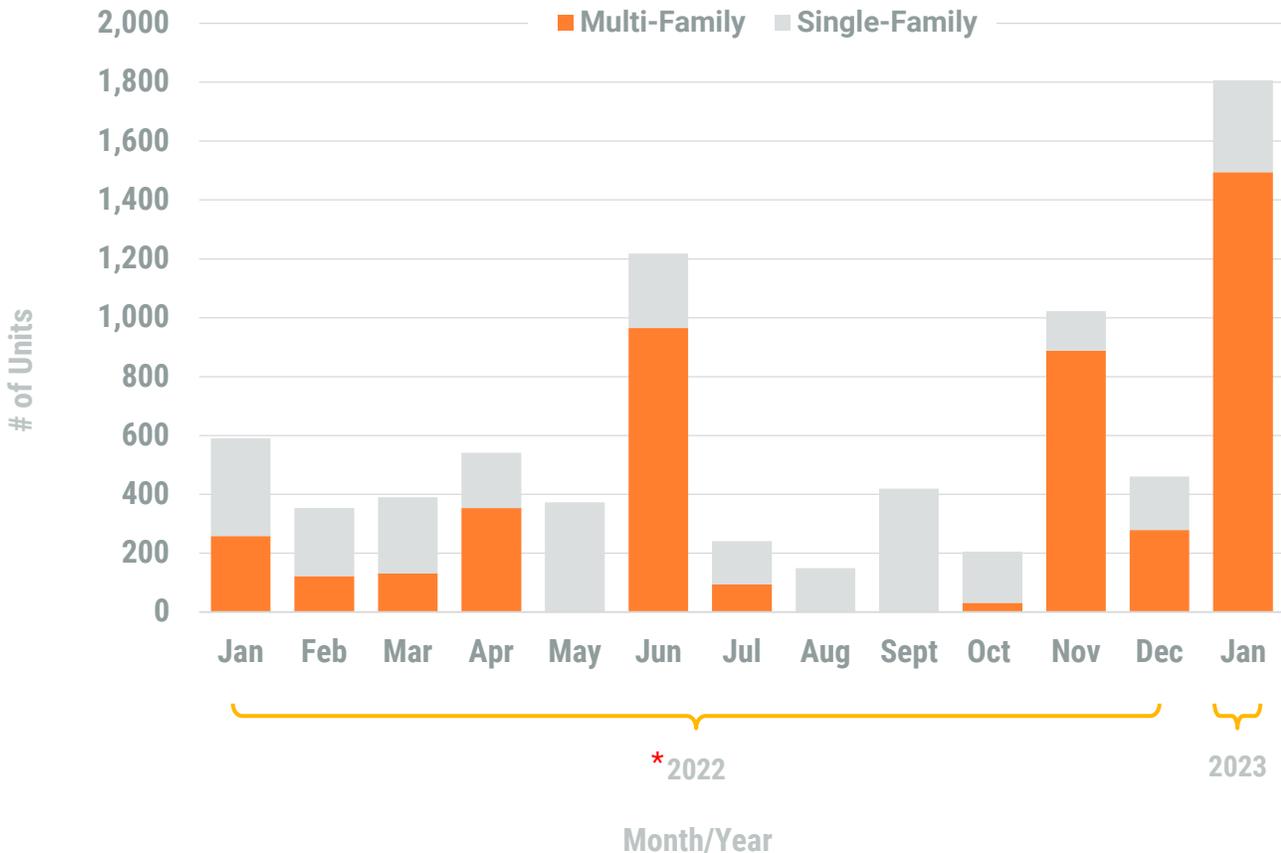


### YEAR-TO-DATE UNIT TOTAL



### Exhibit 1: New Residential Unit Permit Activity (13-Month)

\*Chart excludes Baltimore County from 2022 regional totals. Due to a change in software at Baltimore County, permit information was not available.\*





# Building Activity Report

January, 2023

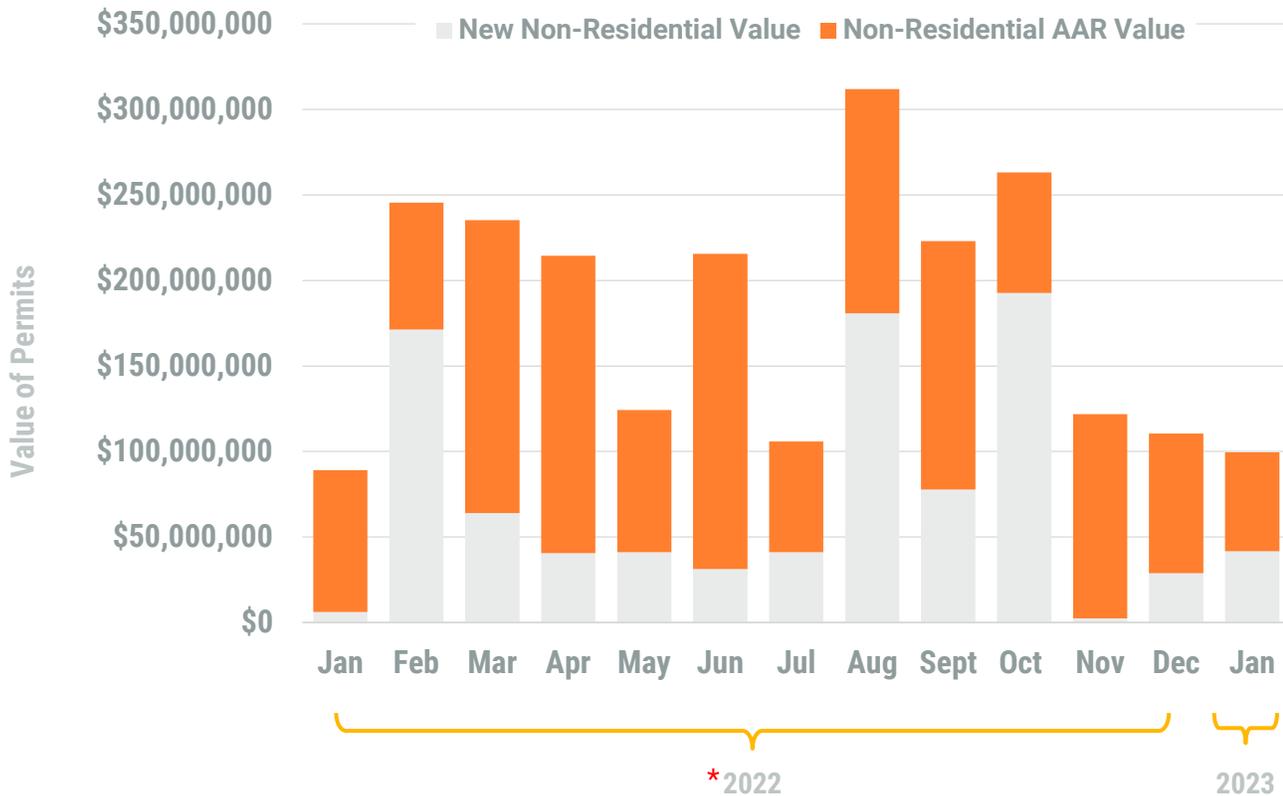
Region

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$41,595,000</b>	<b>\$41,595,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$57,889,000</b>	<b>\$57,889,000</b>

### Exhibit 2: Non-Residential Construction Permit Activity (13-Month)

\*Chart excludes Baltimore County from 2022 regional totals. Due to a change in software at Baltimore County, permit information was not available.\*



\* As of Aug 2020, Queen Anne's County is included in the Regional BPDS  
 \*\* Annapolis data are included in Anne Arundel totals  
 \*\*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



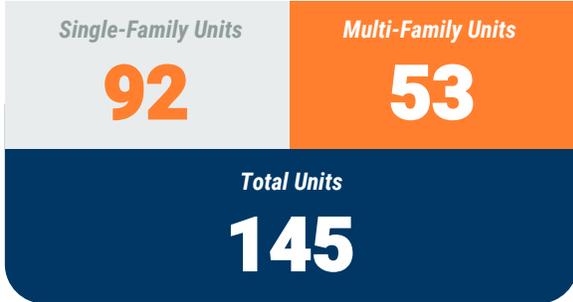
# Building Activity Report

January, 2023

Anne Arundel County

## Residential Construction Overview

### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL

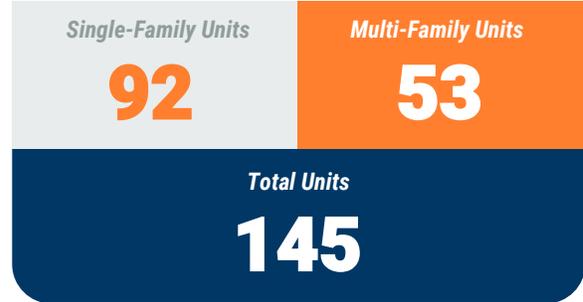
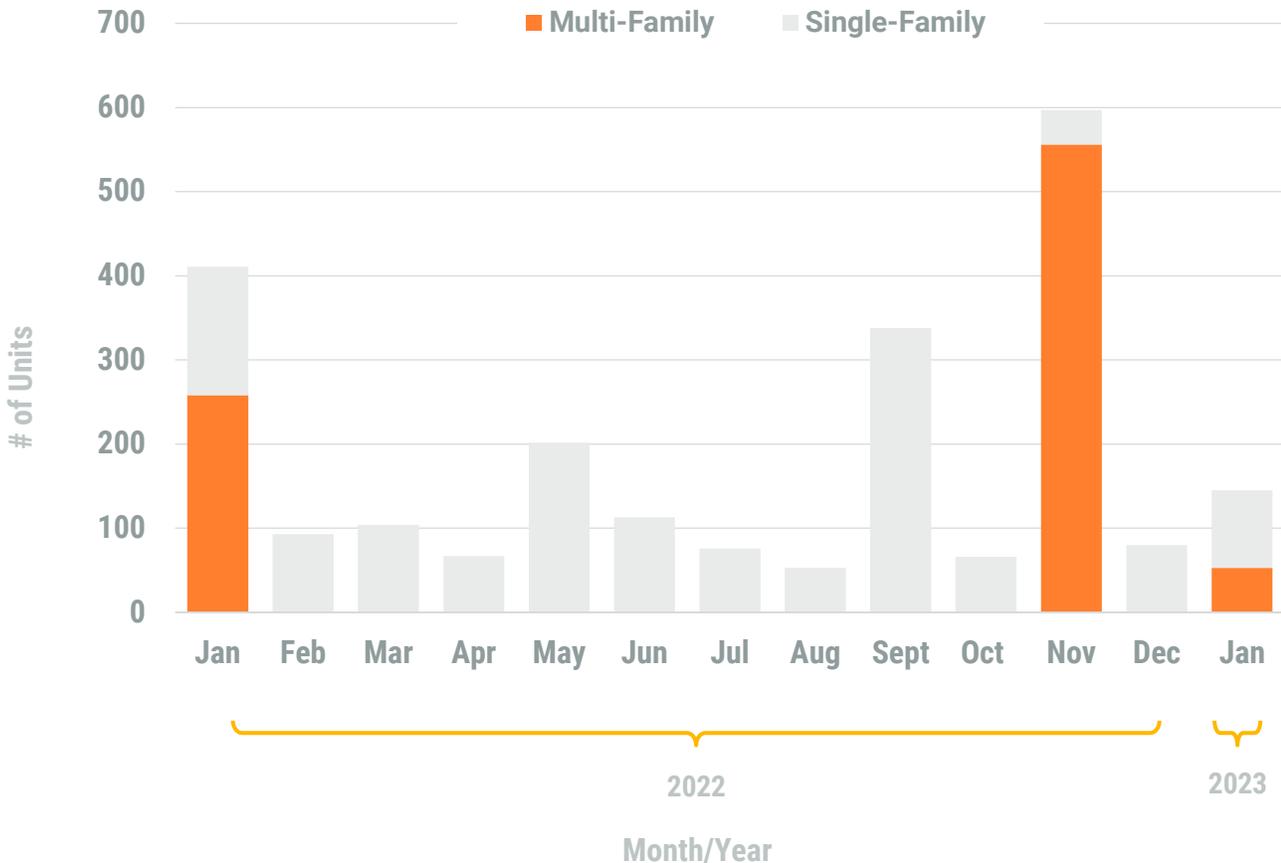


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

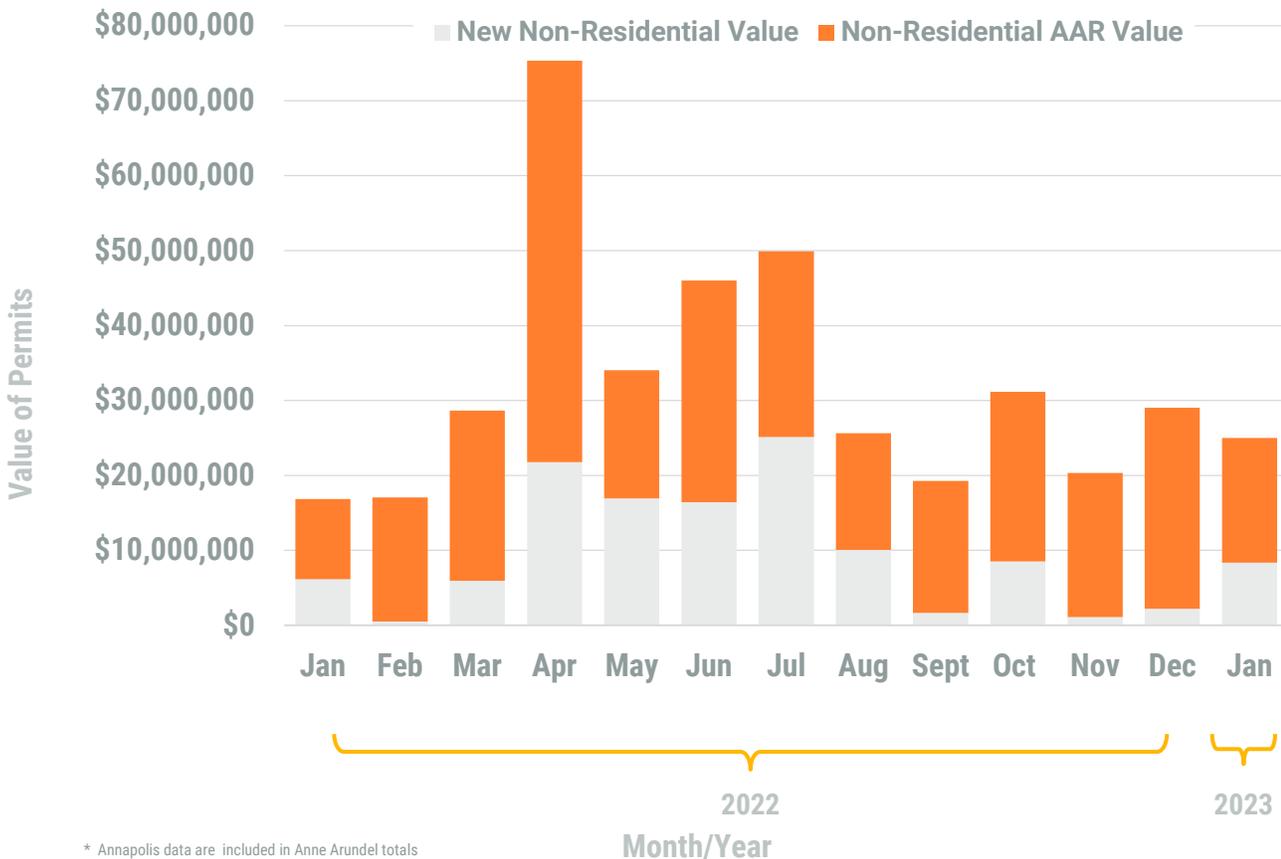
January, 2023

Anne Arundel County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$8,369,000</b>	<b>\$8,369,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$16,639,000</b>	<b>\$16,639,000</b>

Exhibit 2: Non-Residential Construction Permit Activity (13-Month)



\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



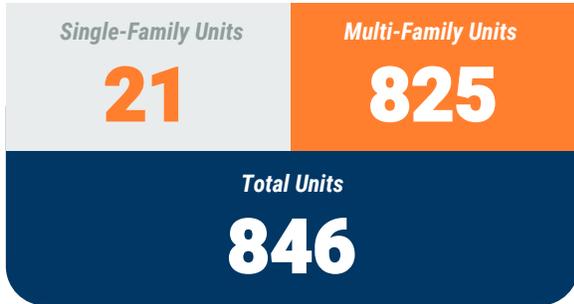
# Building Activity Report

January, 2023

Baltimore City

## Residential Construction Overview

### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL

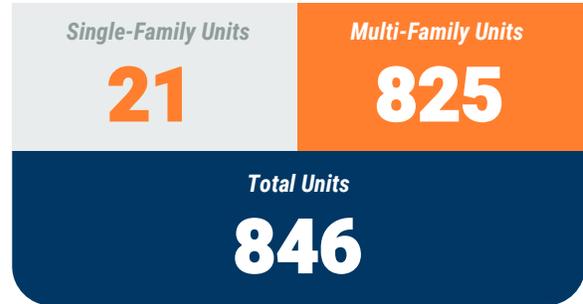
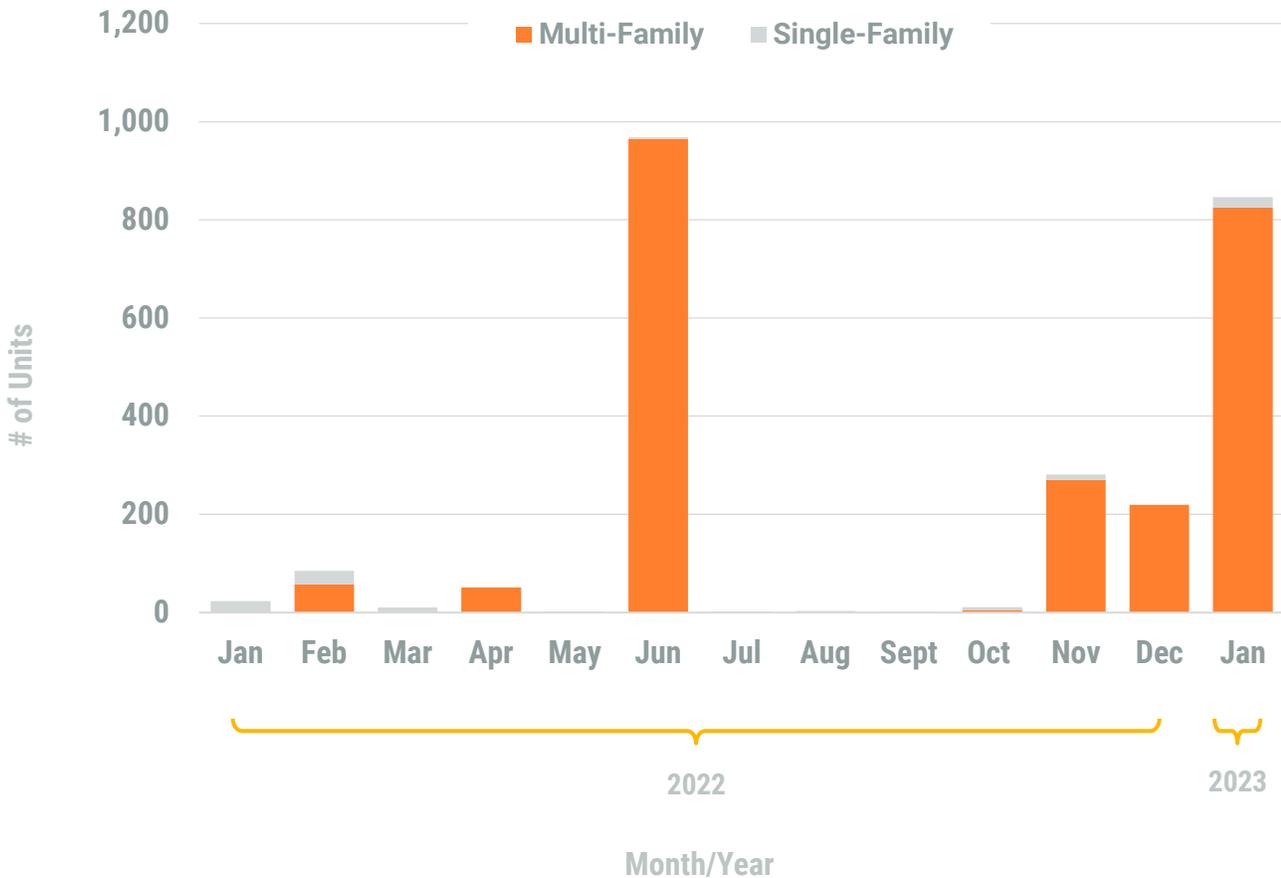


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

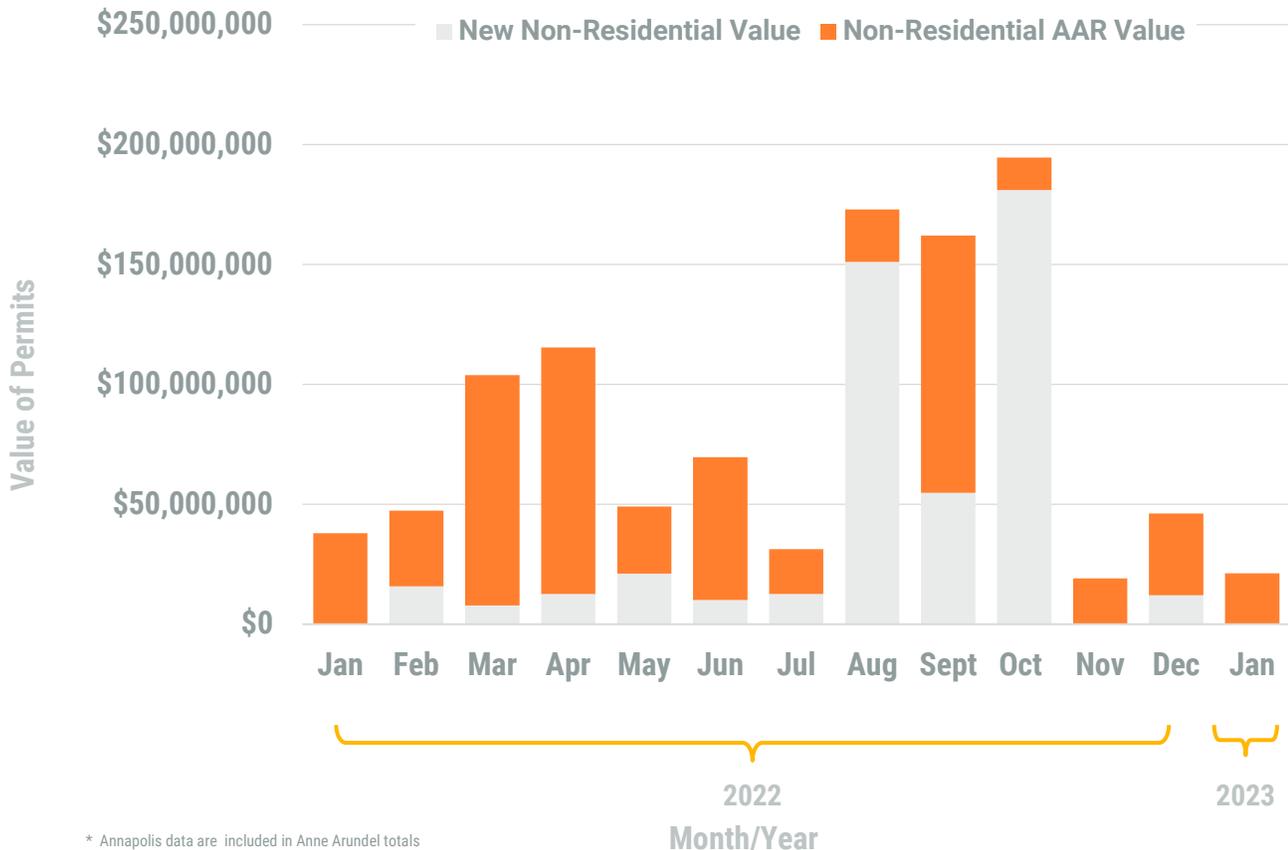
January, 2023

Baltimore City

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$0</b>	<b>\$0</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$21,171,000</b>	<b>\$21,171,000</b>

Exhibit 2: Non-Residential Construction Permit Activity (13-Month)



\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



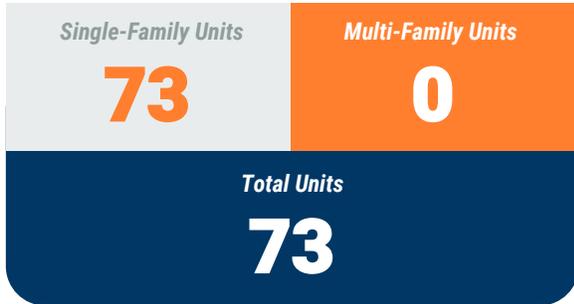
# Building Activity Report

January, 2023

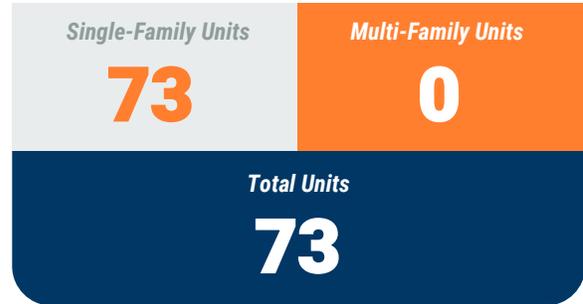
Baltimore County

## Residential Construction Overview

### MONTHLY UNIT TOTAL

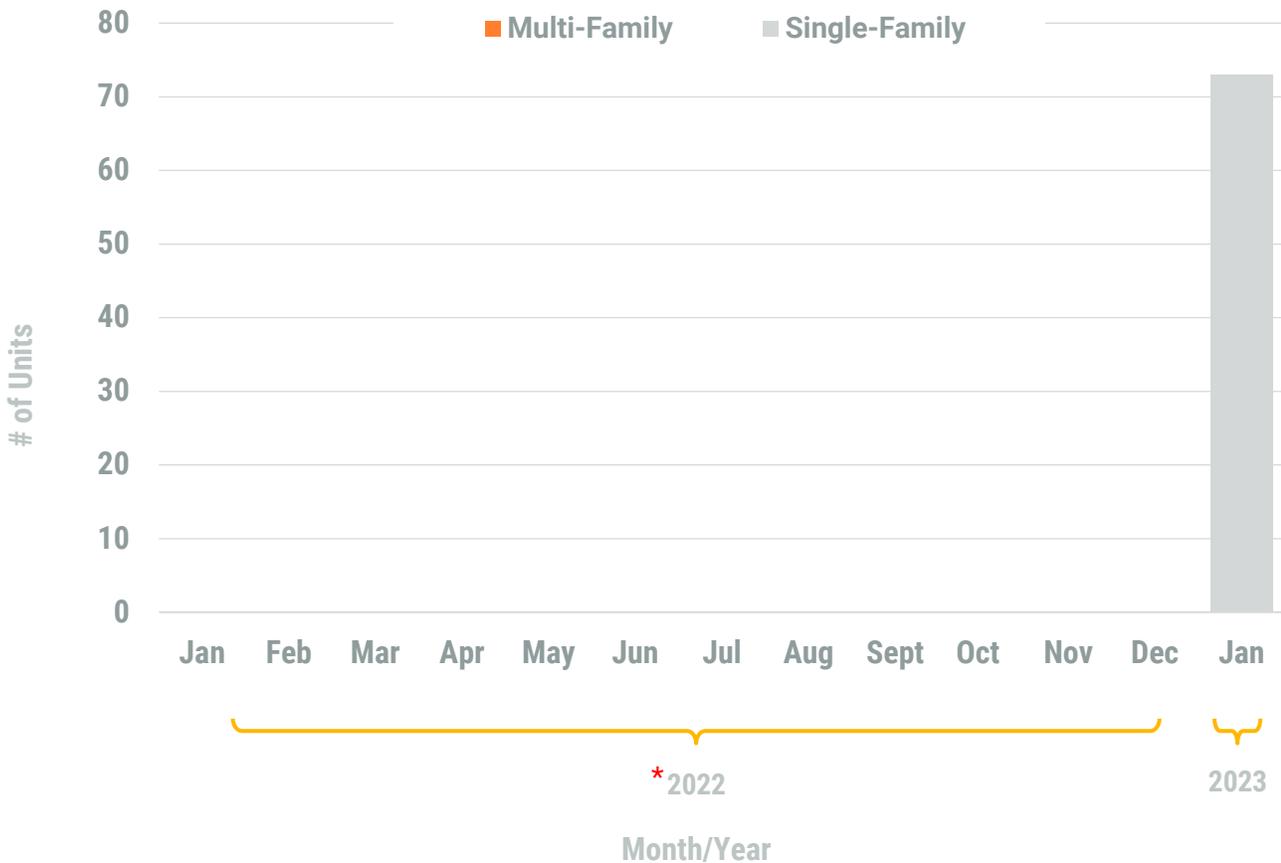


### YEAR-TO-DATE UNIT TOTAL



## Exhibit 1: New Residential Unit Permit Activity (13-Month)

\*Chart excludes data in 2022. Due to a change in software at Baltimore County, permit information was not available.\*





# Building Activity Report

January, 2023

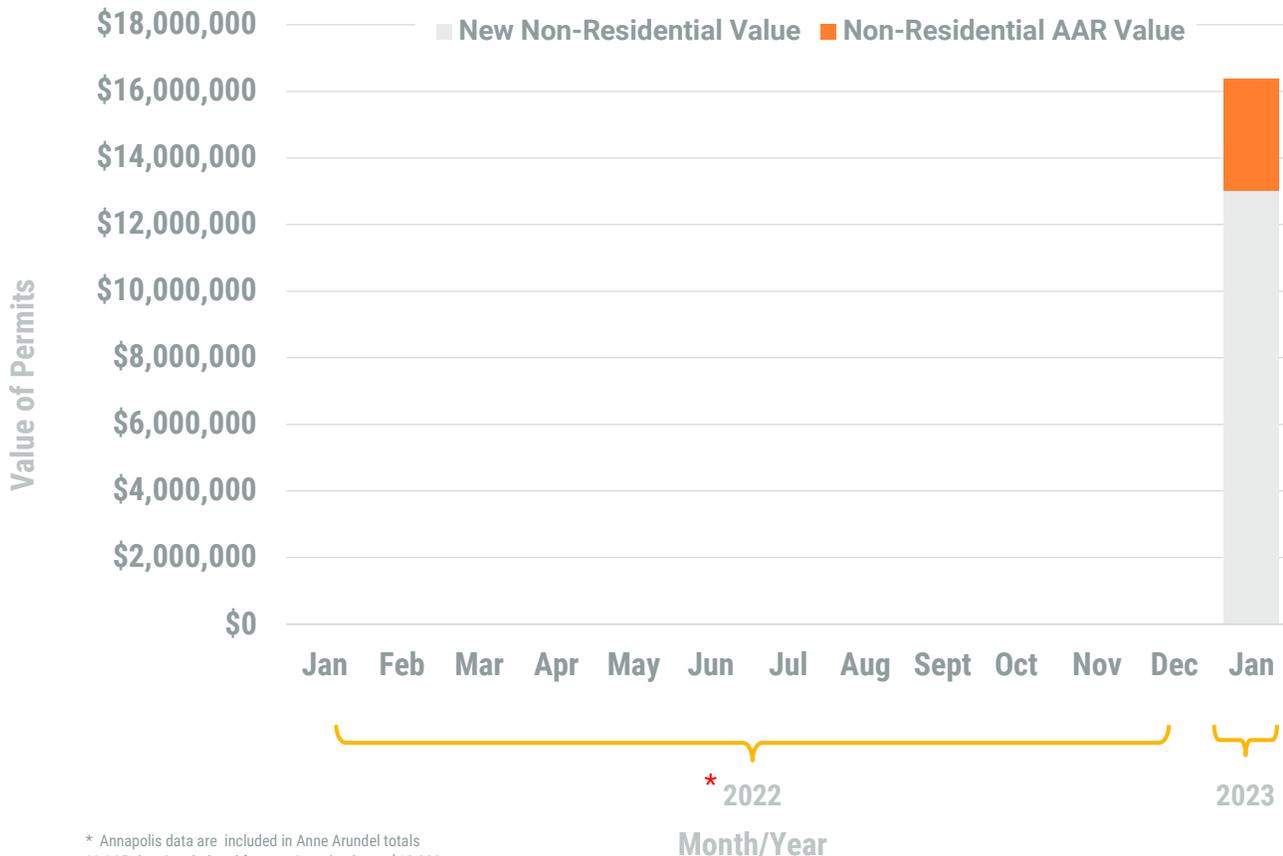
Baltimore County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$13,020,000</b>	<b>\$13,020,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$3,346,000</b>	<b>\$3,346,000</b>

## Exhibit 2: Non-Residential Construction Permit Activity (13-Month)

**\*Chart excludes data in 2022. Due to a change in software at Baltimore County, permit information was not available.\***



\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



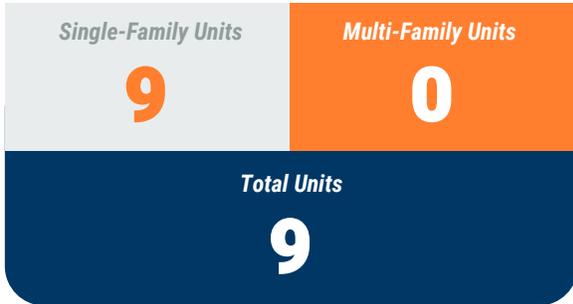
# Building Activity Report

January, 2023

Carroll County

## Residential Construction Overview

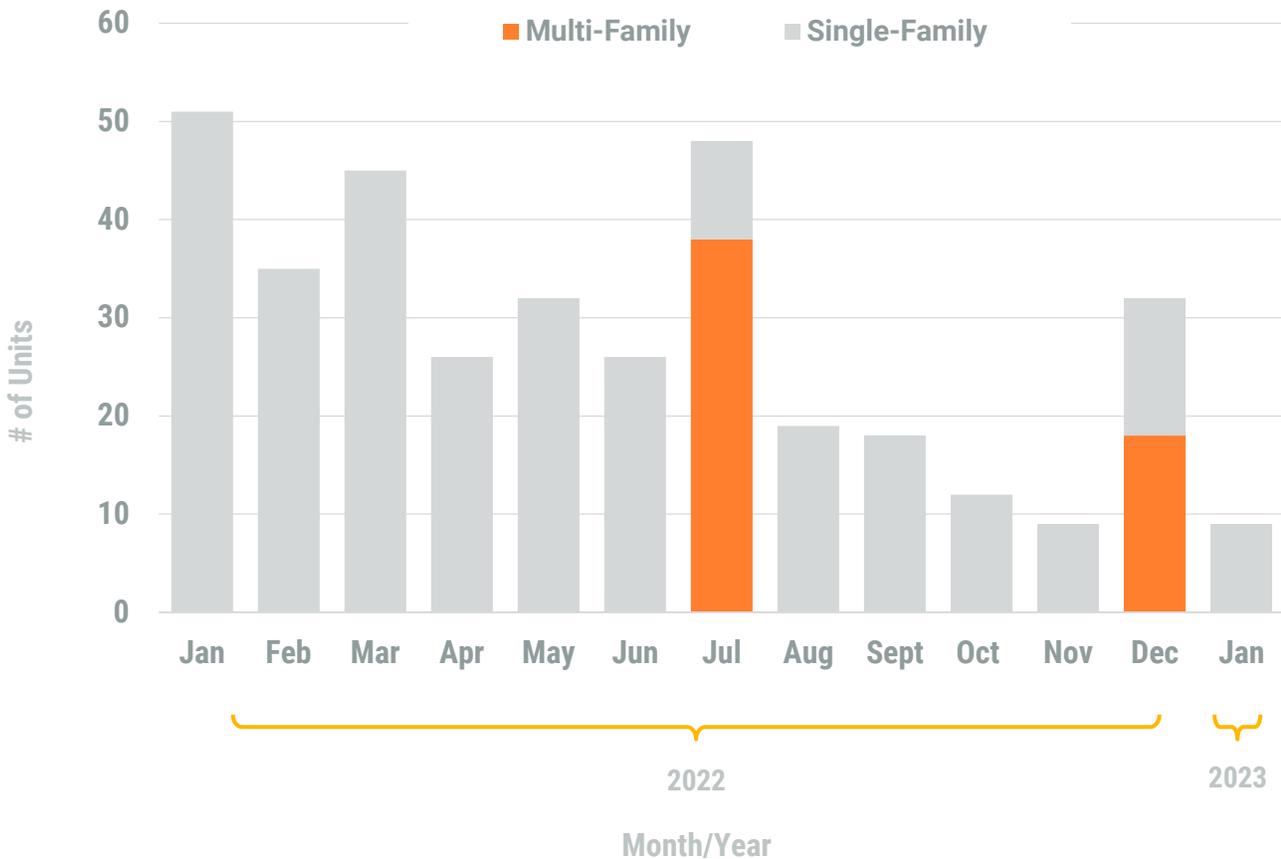
### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL



Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

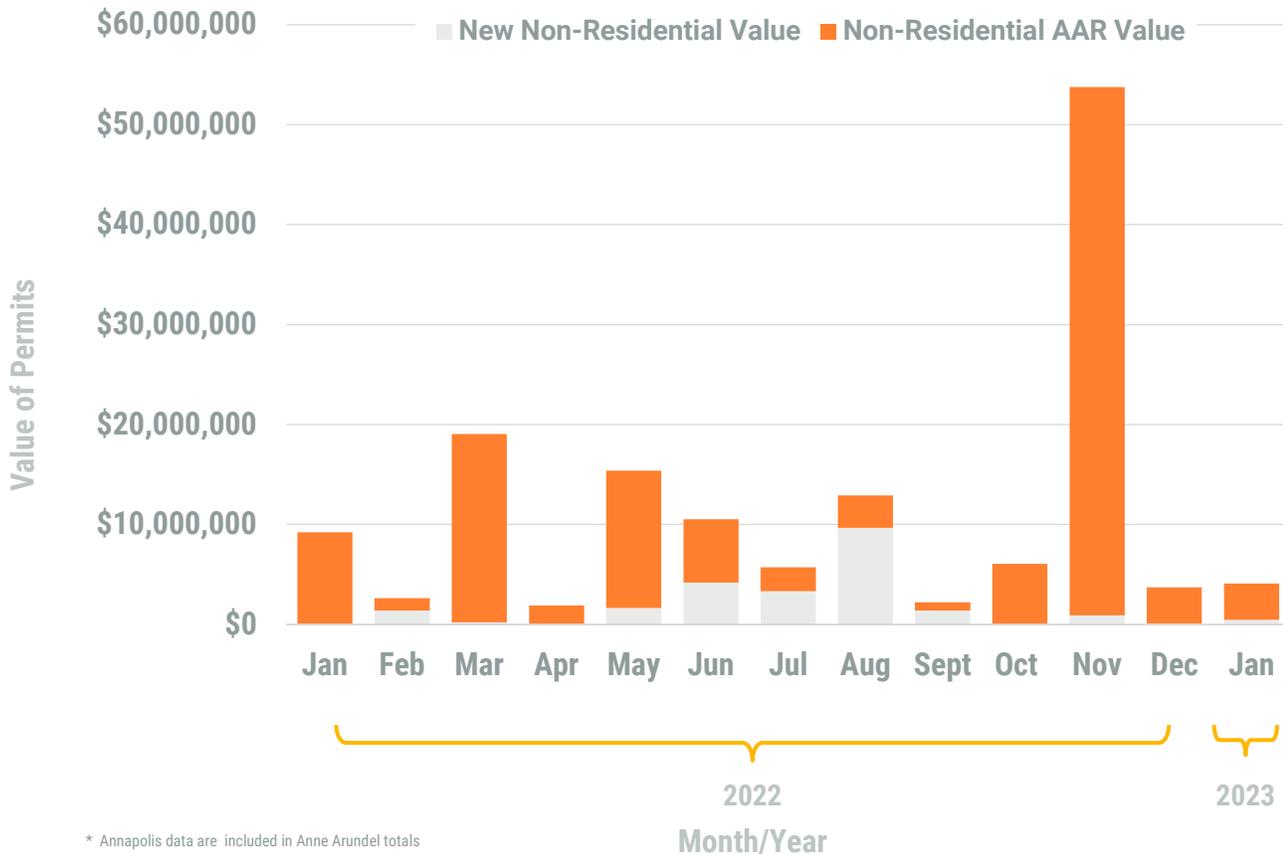
January, 2023

Carroll County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$456,000</b>	<b>\$456,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$3,641,000</b>	<b>\$3,641,000</b>

Exhibit 2: Non-Residential Construction Permit Activity (13-Month)



\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



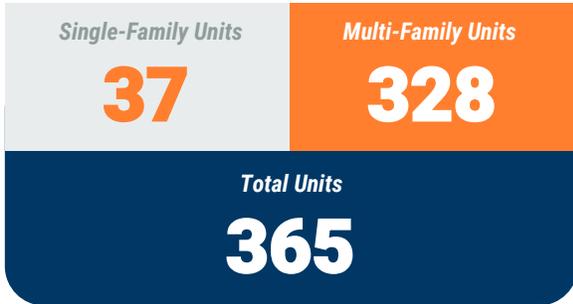
# Building Activity Report

January, 2023

Harford County

## Residential Construction Overview

### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL

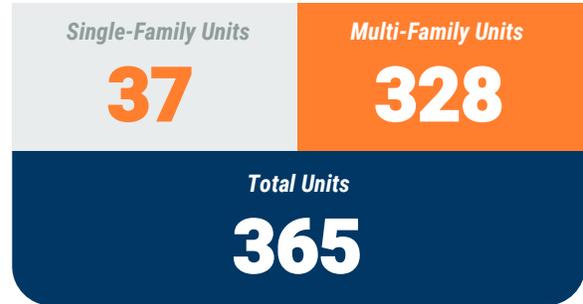
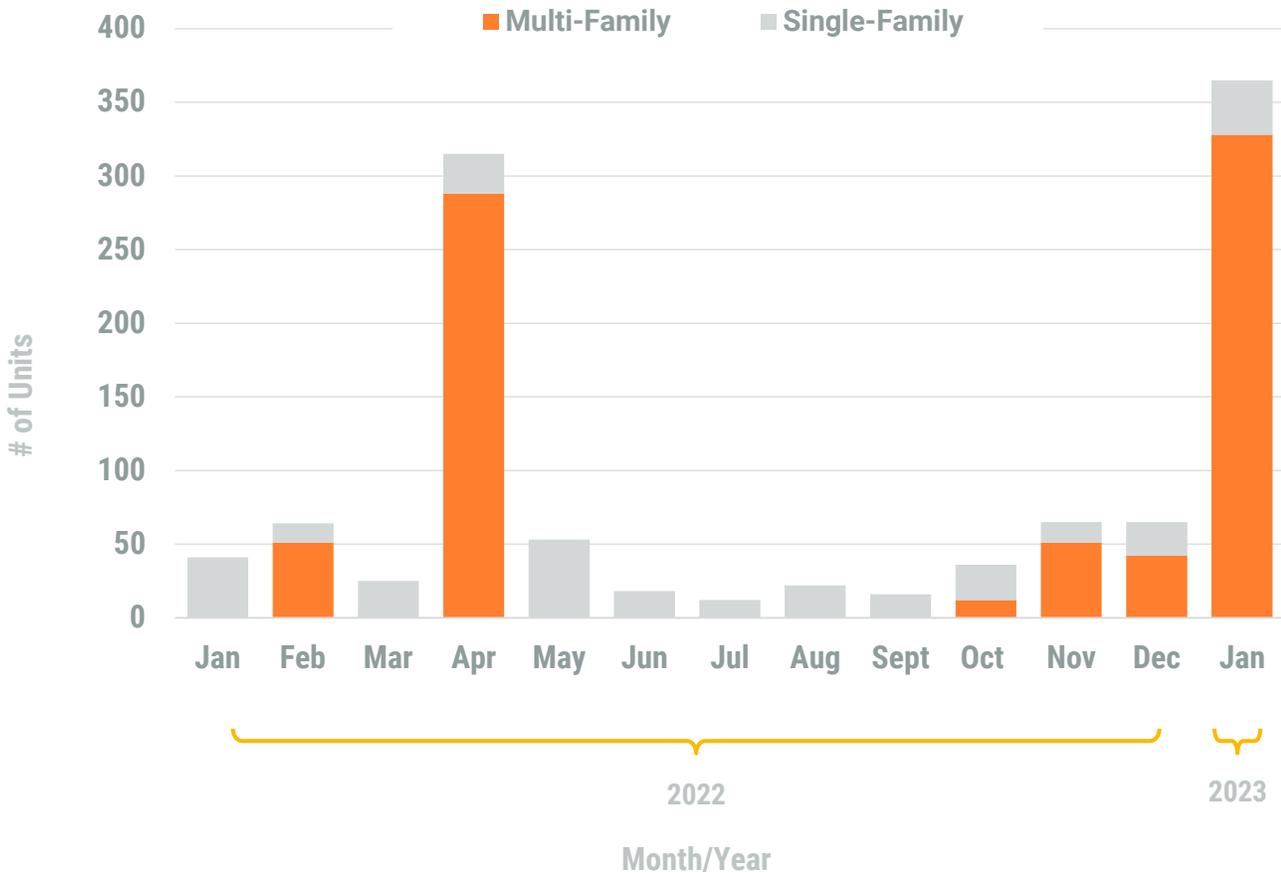


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

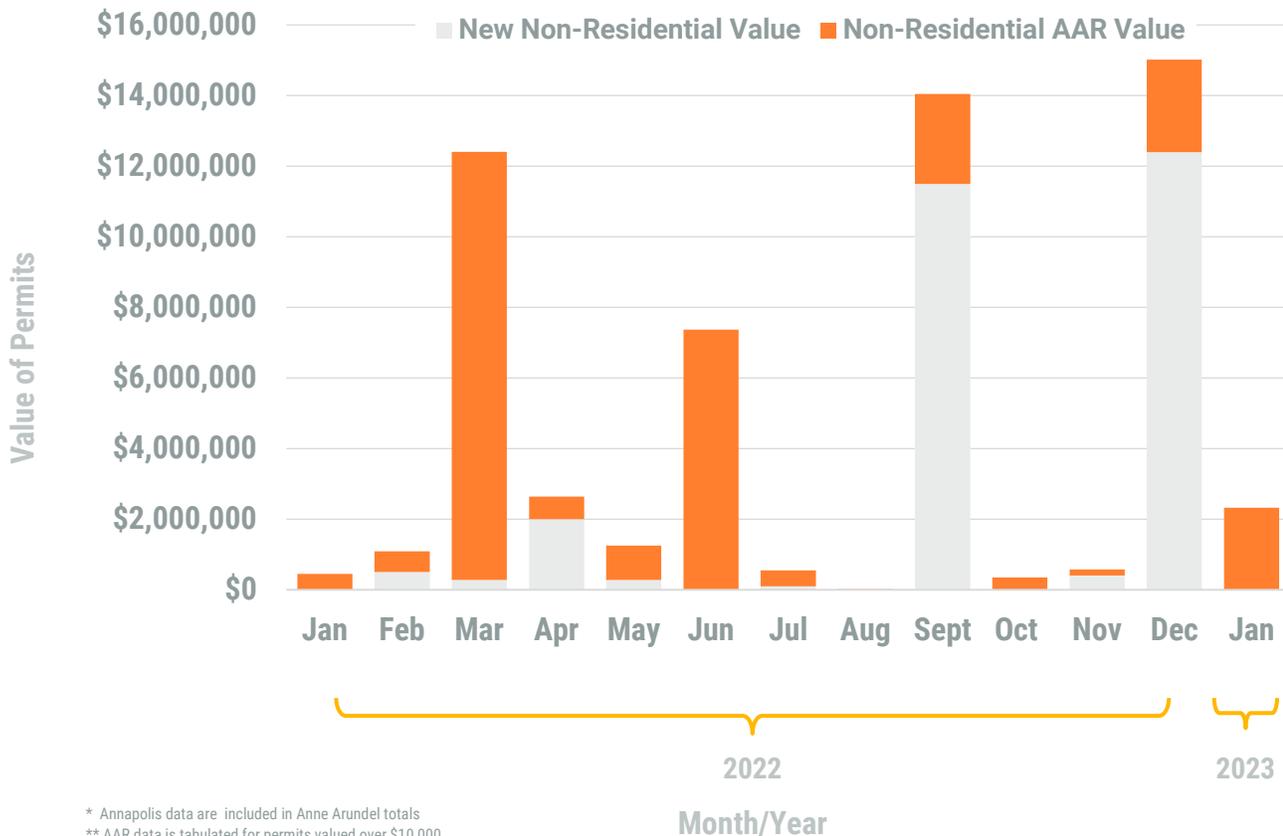
January, 2023

Harford County

## Non-Residential Construction Overview



Exhibit 2: Non-Residential Construction Permit Activity (13-Month)



\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



# Building Activity Report

January, 2023

Howard County

## Residential Construction Overview

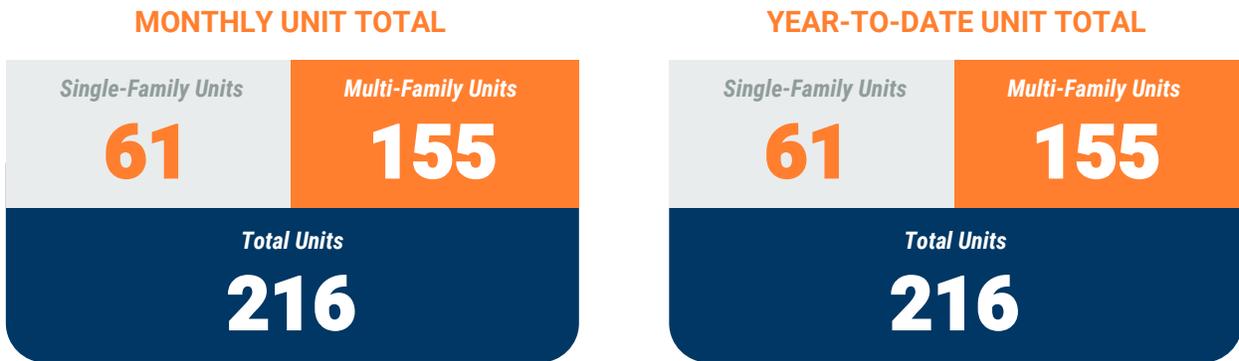
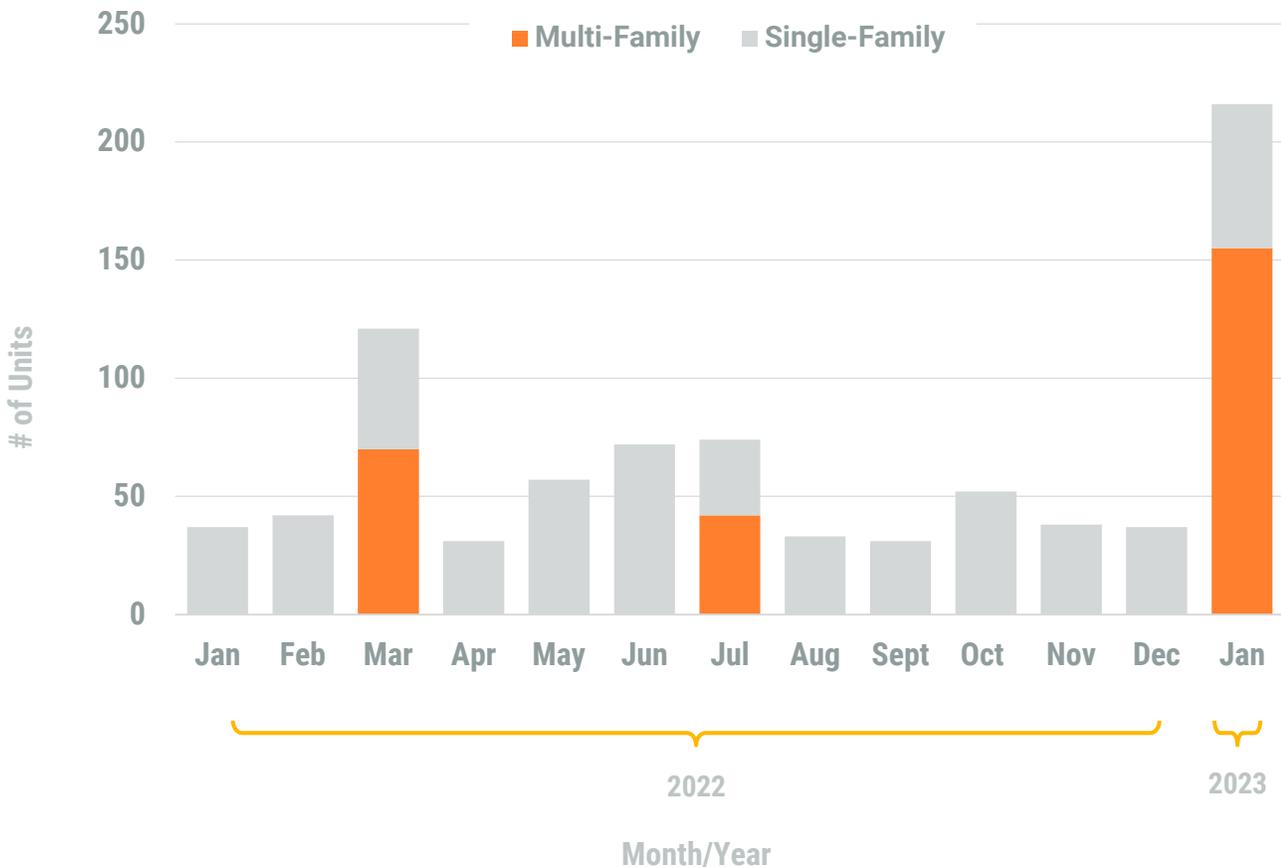


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

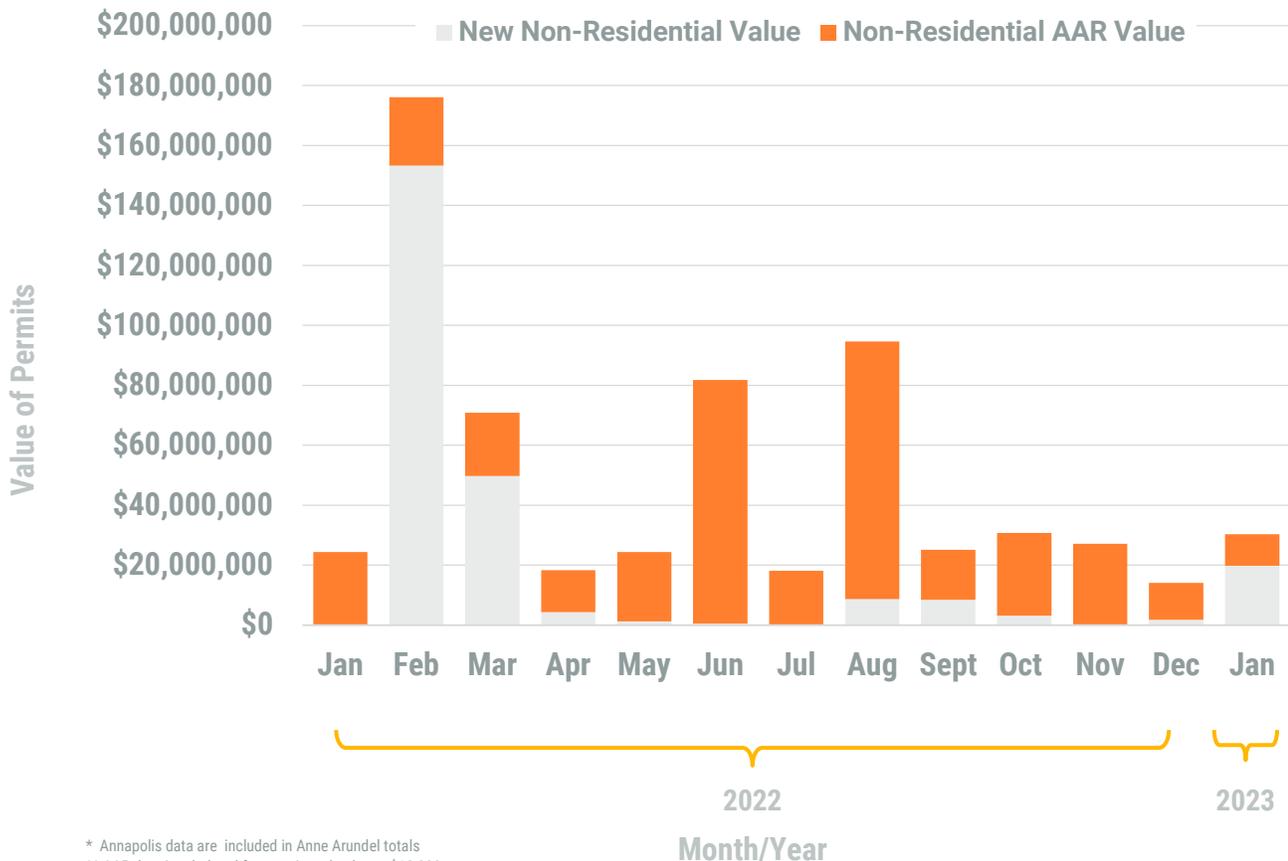
January, 2023

Howard County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$19,750,000</b>	<b>\$19,750,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$10,513,000</b>	<b>\$10,513,000</b>

Exhibit 2: Non-Residential Construction Permit Activity (13-Month)



\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



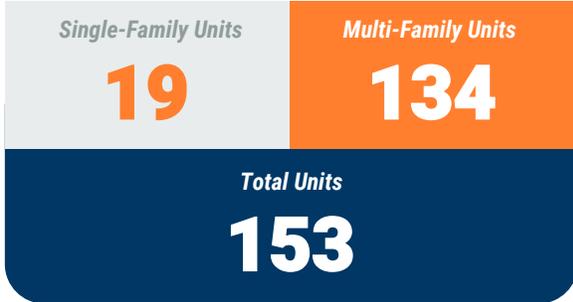
# Building Activity Report

January, 2023

Queen Anne's County

## Residential Construction Overview

### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL

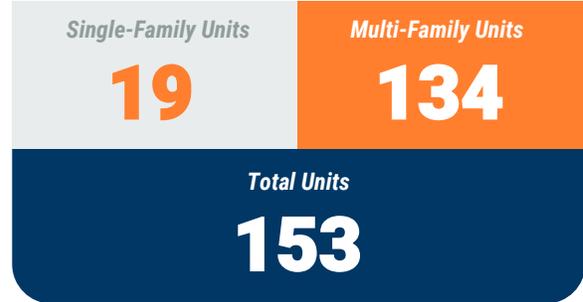
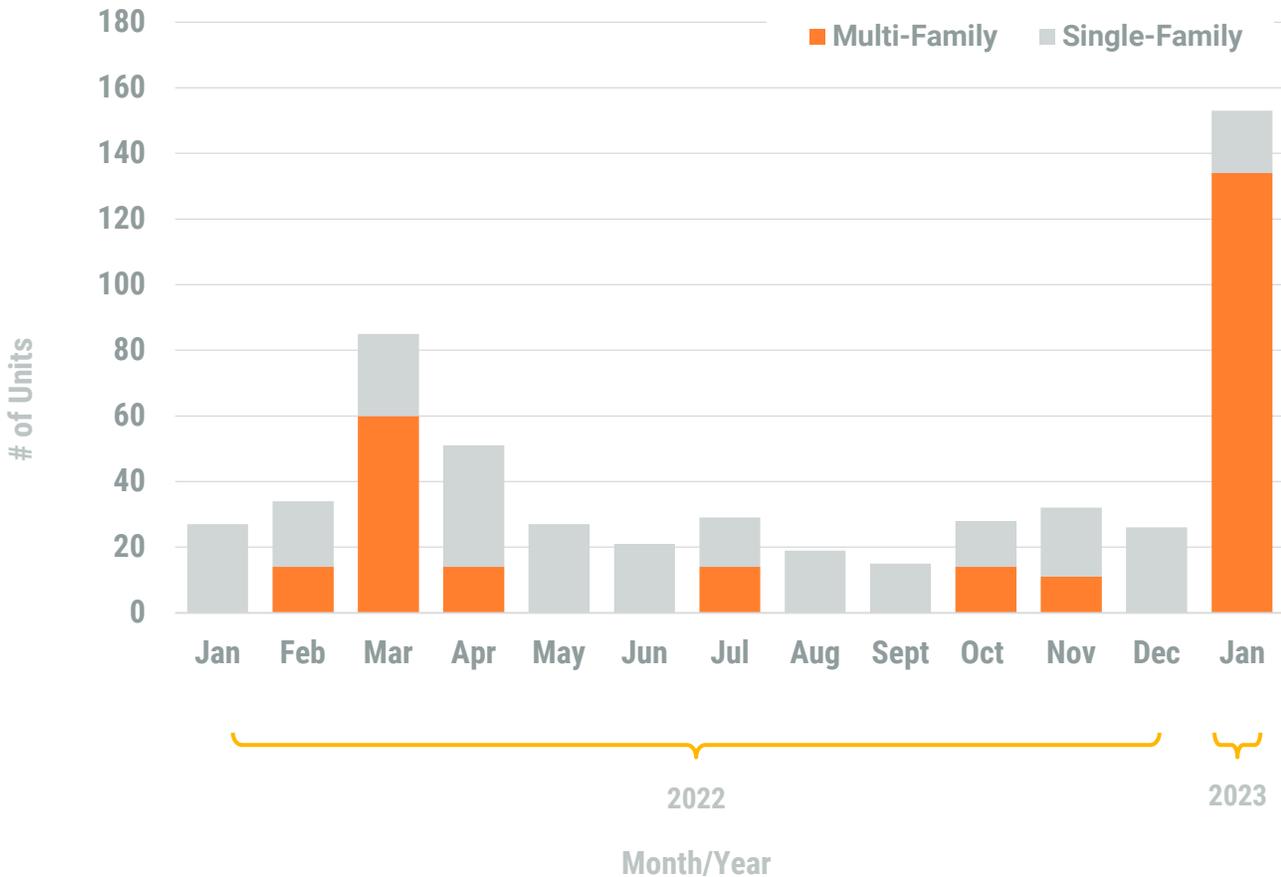


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

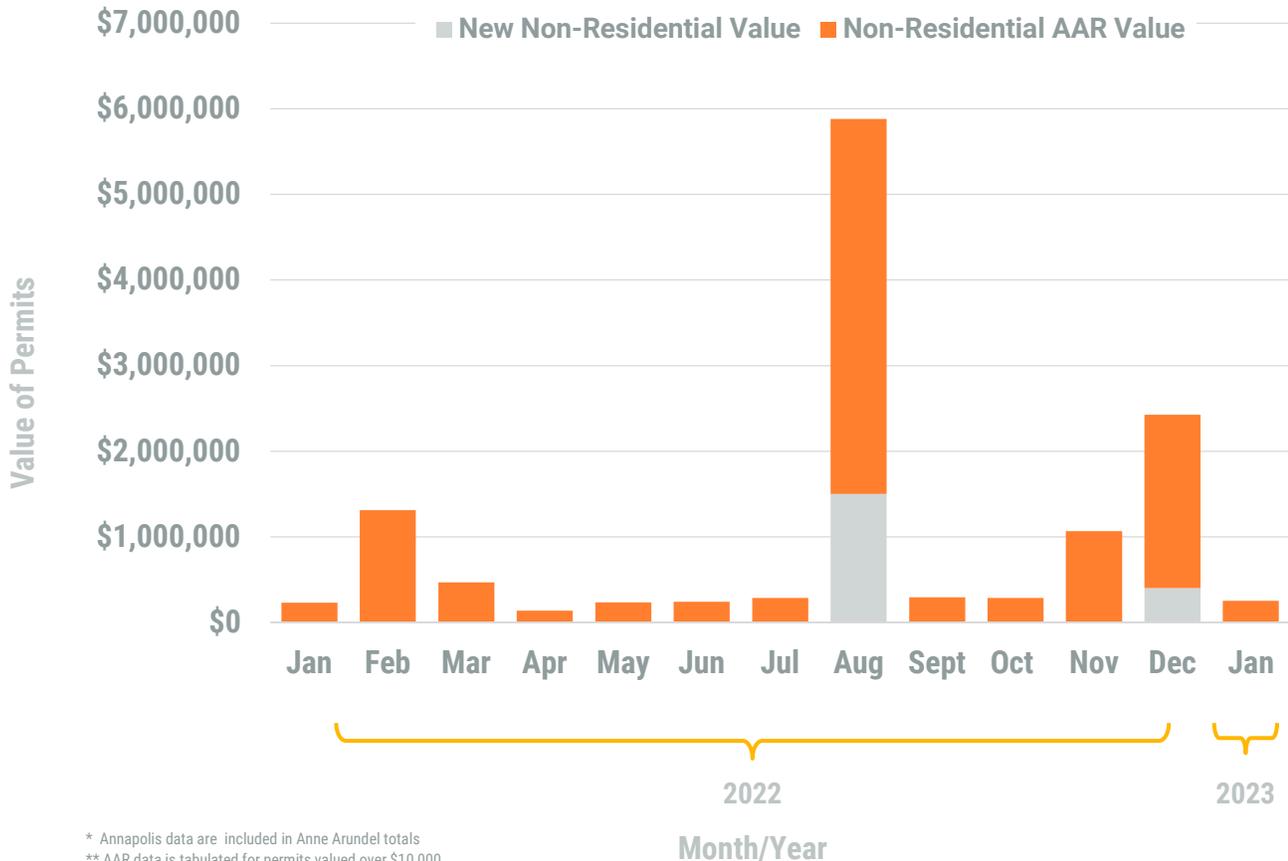
January, 2023

Queen Anne's County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$0</b>	<b>\$0</b>
<b>AARs NON-RESIDENTIAL</b> <small>Alterations, Additions, Repairs (AARs)</small>	<b>\$254,000</b>	<b>\$254,000</b>

Exhibit 2: Non-Residential Construction Permit Activity (13-Month)



\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



# Building Activity Report

January, 2023

**Table A. Region's Most Significant New Non-Residential Projects**

Amount	County/City	Location	Description	Owner Name
\$ 18,000,000	Howard	Columbia	New 4-Sty Ofc Bldg w 2-Lvls Structured Parking	HRD Development Management, LLC
\$ 10,020,000	Baltimore	Middle River	New Community Center (Next to Glen Mar Elementary School)	Board of Education of Baltimore County
\$ 8,369,000	Anne Arundel	Odenton	New Self Storage Facility	F V Mayfield Road LLC
\$ 3,000,000	Baltimore	Cockeysville/Timonium	New Automatic Car Wash, 2 Detail Bays, Lobby Area, 2nd Flr Ofc	Fairgrounds Ventures, LLC
\$ 1,500,000	Howard	Columbia	New 1-Sty Shell Mercantile Bldg	AGS Borrower Lakeview LLC
\$ 250,000	Howard	Columbia	New Outdoor Stand - The Food Market (Shipping Containers for Outdoor Seating Area, Bar, Rstrms, Storage)	40 CCC LLC

Source: Building Permit Data System at the Baltimore Metropolitan Council

**Table B. Region's Most Significant Non-Residential AAR Projects**

Amount	County/City	Location	Description	Owner Name
\$ 4,000,000	Baltimore City	Canton	Int Alts: Fitout Central Core Lab w Chemistry Analyzers, Workspaces	FSK Land Corporation
\$ 3,790,000	Anne Arundel	Crofton	Int Reno: Store, Reconfig Ofc	Target Corp
\$ 3,000,000	Carroll	Westminster	Int Reno To Kohls for "Sephora"	Kohls Department Stores
\$ 2,000,000	Baltimore City	Metro Center	Int Reno: Ofc Space on 18th/19th Flrs	250 Charm City, LLC
\$ 2,000,000	Baltimore City	Canton	Alts to Warehouse Bldg	6201 Seaforth Street LLC
\$ 2,000,000	Baltimore City	East Baltimore	Ext Alts: Rplc Floating Dock Marina	Mayor And City Council
\$ 1,997,000	Baltimore City	East Baltimore	Int Alts - 11Th Flr: Reno Ofc Space	Harbor East Parcel B
\$ 1,500,000	Baltimore City	Metro Center	Int Reno "Port Discovery Children's Museum"	Mayor And City Council
\$ 1,400,000	Anne Arundel	Brooklyn Park/Linthicum	Int Alts: Install Warehouse Racking	
\$ 1,400,000	Howard	Columbia	Int Alts: 6Th Flr / Suite 601 / Venture X	The Howard Hughes Corporation
\$ 1,322,000	Harford	Bel Air/Fallston	Alts: For New Retail Shops (Bldg 200)	CBL Properties
\$ 1,250,000	Anne Arundel	Glen Burnie	Alts: Rplc Salt Storage Bldg	Anne Arundel County
\$ 1,200,000	Baltimore City	Chinquapin	Int Reno (Loyola University)	Premier Belvedere LLC
\$ 1,200,000	Howard	Columbia	Alts / Gastro Center Of Md	Rai Olney Med LLC A Maryland
\$ 1,000,000	Baltimore City	Chinquapin	Alts: Structural Beams, Columns, Reconfig	Chappie, LLC
\$ 959,000	Annapolis	Annapolis	Alts: Elevators	
\$ 884,400	Baltimore City	Metro Center	Int Alts: Retail Banking Tenant	Carlyle Baltimore Holdings, LI
\$ 842,000	Anne Arundel	Brooklyn Park/Linthicum	Alts: Fit Out "Chesapeake Science Point Charter School"	Arundel Overlook LLC
\$ 800,000	Howard	West Friendship	Int Alts: Black Flag Social House	Jared Spahn
\$ 800,000	Annapolis	Annapolis	Alts: Fitout	
\$ 800,000	Howard	Columbia	Int/Ext Alts: Rplc HVAC Sys, Add 2 Rftp Units "AT&T"	Colgatedrive Associates LP
\$ 750,000	Baltimore City	Govans/Northwood	Int/Ext Alts: Entrance Mods, Sidewlk Repairs, Vestibule, Lobby, Rstrm	St Elizabeth School Foundation

Source: Building Permit Data System at the Baltimore Metropolitan Council



# Appendix

## January, 2023

**Table 1a. Residential Construction Activity**

	Single-Family Units				Multi-Family Units				Total Units			
	January 2022	January 2023	YTD 2022	YTD 2023	January 2022	January 2023	YTD 2022	YTD 2023	January 2022	January 2023	YTD 2022	YTD 2023
Anne Arundel	153	92	153	92	258	53	258	53	411	145	411	145
Annapolis*	(2)	(5)	(2)	(5)	-	-	-	-	(2)	(5)	(2)	(5)
Baltimore City	23	21	23	21	-	825	-	825	23	846	23	846
Baltimore	-	73	-	73	-	-	-	-	-	73	-	73
Carroll	51	9	51	9	-	-	-	-	51	9	51	9
Harford	41	37	41	37	-	328	-	328	41	365	41	365
Howard	37	61	37	61	-	155	-	155	37	216	37	216
Queen Annes	27	19	27	19	-	134	-	134	27	153	27	153
<b>Region</b>	<b>332</b>	<b>312</b>	<b>332</b>	<b>312</b>	<b>258</b>	<b>1,495</b>	<b>258</b>	<b>1,495</b>	<b>590</b>	<b>1,807</b>	<b>590</b>	<b>1,807</b>
<b>Regional Change 2022-2023</b>		<b>(20)</b>		<b>(20)</b>		<b>1,237</b>		<b>1,237</b>		<b>1,217</b>		<b>1,217</b>
<b>As a Percent</b>		<b>-6.0%</b>		<b>-6.0%</b>		<b>479.5%</b>		<b>479.5%</b>		<b>206.3%</b>		<b>206.3%</b>

	Number of AAR Permits**				Value of New Residential Construction Activity (thousands of dollars)				Value of Additions, Alterations and Repairs (thousands of dollars)			
	January 2022	January 2023	YTD 2022	YTD 2023	January 2022	January 2023	YTD 2022	YTD 2023	January 2022	January 2023	YTD 2022	YTD 2023
Anne Arundel	166	301	166	301	51,709	22,798	51,709	22,798	8,206	12,337	8,206	12,337
Annapolis*	(45)	(22)	(45)	(22)	(880)	1,023	(880)	1,023	(3,193)	(1,493)	(3,193)	(1,493)
Baltimore City	107	127	107	127	4,767	30,836	4,767	30,836	5,793	7,837	5,793	7,837
Baltimore	-	104	-	104	-	13,630	-	13,630	-	3,061	-	3,061
Carroll	61	74	61	74	12,331	2,450	12,331	2,450	2,457	6,264	2,457	6,264
Harford	15	9	15	9	13,011	59,373	13,011	59,373	163	475	163	475
Howard	132	135	132	135	15,339	44,213	15,339	44,213	7,249	5,391	7,249	5,391
Queen Annes	1	16	1	16	5,316	32,497	5,316	32,497	30	758	30	758
<b>Region</b>	<b>482</b>	<b>766</b>	<b>482</b>	<b>766</b>	<b>102,473</b>	<b>205,797</b>	<b>102,473</b>	<b>205,797</b>	<b>23,898</b>	<b>36,123</b>	<b>23,898</b>	<b>36,123</b>
<b>Regional Change 2022-2023</b>		<b>284</b>		<b>284</b>		<b>103,324</b>		<b>103,324</b>		<b>12,225</b>		<b>12,225</b>
<b>As a Percent</b>		<b>58.9%</b>		<b>58.9%</b>		<b>100.8%</b>		<b>100.8%</b>		<b>51.2%</b>		<b>51.2%</b>

\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council



# Appendix

January, 2023

**Table 1b. Non-Residential Construction Activity**

	Number of AAR Permits**				Value of New Non-Residential Construction Activity (thousands of dollars)				Value of Additions, Alterations and Repairs (thousands of dollars)			
	January 2022	January 2023	YTD 2022	YTD 2023	January 2022	January 2023	YTD 2022	YTD 2023	January 2022	January 2023	YTD 2022	YTD 2023
Anne Arundel	107	76	107	76	6,130	8,369	6,130	8,369	10,706	16,639	10,706	16,639
Annapolis*	(18)	(13)	(18)	(13)	-	-	-	-	(1,216)	(3,694)	(1,216)	(3,694)
Baltimore City	52	48	52	48	18	-	18	-	37,942	21,171	37,942	21,171
Baltimore	-	65	-	65	-	13,020	-	13,020	-	3,346	-	3,346
Carroll	14	11	14	11	-	456	-	456	9,214	3,641	9,214	3,641
Harford	19	7	19	7	-	-	-	-	450	2,325	450	2,325
Howard	44	36	44	36	-	19,750	-	19,750	24,391	10,513	24,391	10,513
Queen Annes	6	4	6	4	-	-	-	-	231	254	231	254
<b>Region</b>	<b>242</b>	<b>247</b>	<b>242</b>	<b>247</b>	<b>6,148</b>	<b>41,595</b>	<b>6,148</b>	<b>41,595</b>	<b>82,934</b>	<b>57,889</b>	<b>82,934</b>	<b>57,889</b>
<b>Regional Change 2022-2023</b>		<b>5</b>		<b>5</b>		<b>35,447</b>		<b>35,447</b>		<b>(25,045)</b>		<b>(25,045)</b>
<b>As a Percent</b>		<b>2.1%</b>		<b>2.1%</b>		<b>576.6%</b>		<b>576.6%</b>		<b>-30.2%</b>		<b>-30.2%</b>

**Table 1c. Mixed-Use Construction Activity**

	Number of Residential Units in Mixed-Use Permits				Value of Mixed-Use Construction Activity (thousands of dollars)			
	January 2022	January 2023	YTD 2022	YTD 2023	January 2022	January 2023	YTD 2022	YTD 2023
Anne Arundel	-	-	-	-	-	-	-	-
Annapolis*	-	-	-	-	-	-	-	-
Baltimore City	-	64	-	64	-	14,500	-	14,500
Baltimore	-	-	-	-	-	-	-	-
Carroll	-	-	-	-	-	-	-	-
Harford	-	-	-	-	-	-	-	-
Howard	-	-	-	-	-	-	-	-
Queen Annes	-	-	-	-	-	-	-	-
<b>Region</b>	<b>-</b>	<b>64</b>	<b>-</b>	<b>64</b>	<b>-</b>	<b>14,500</b>	<b>-</b>	<b>14,500</b>
<b>Regional Change 2022-2023</b>		<b>64</b>		<b>64</b>		<b>14,500</b>		<b>14,500</b>
<b>As a Percent</b>								

\* Annapolis data are included in Anne Arundel totals  
 \*\* AAR data is tabulated for permits valued over \$10,000.  
 Note: Residential units in mixed-use permits are included in residential unit totals.  
 Value of Mixed-Use cannot be apportioned and are not included in Non-Residential Value totals.  
 Source: BPDS at the Baltimore Metropolitan Council

METROPOLITAN



# Building Activity Report

January, 2023

---

## Produced by:

### Baltimore Metropolitan Council

Crystal McDermott

410.732.0500 ext. 1024

cmcdermott@baltometro.org

---

For historic reports (1974-present), subscription to the online building permit database and any comments or questions about this report may be directed to Crystal McDermott at 410.732.0500 ext. 1049.

---

*The preparation of this document has been financed through funds provided by the U.S. Department of Transportation, (the Federal Highway Administration, and the Federal Transit Administration) with matching shares provided by the Maryland Department of Transportation and the Baltimore Metropolitan Council.*

*The Baltimore Regional Transportation Board operates its programs and services without regard to race, color, or national origin in accordance with Title VI of the Civil Rights Act of 1964, and other applicable laws.*

---



---

1500 Whetstone Way | Suite 300 | Baltimore, MD, 21230 | T (410) 732-0500 F (410) 732-8248 W [baltometro.org](http://baltometro.org)

---