

REPORT

Metropolitan Building Activity Report

August 2023



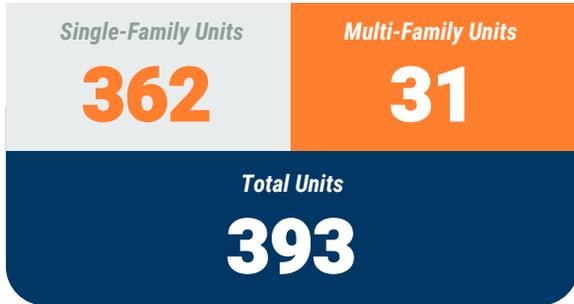
Building Activity Report

August, 2023

Region

Residential Construction Overview

MONTHLY UNIT TOTAL

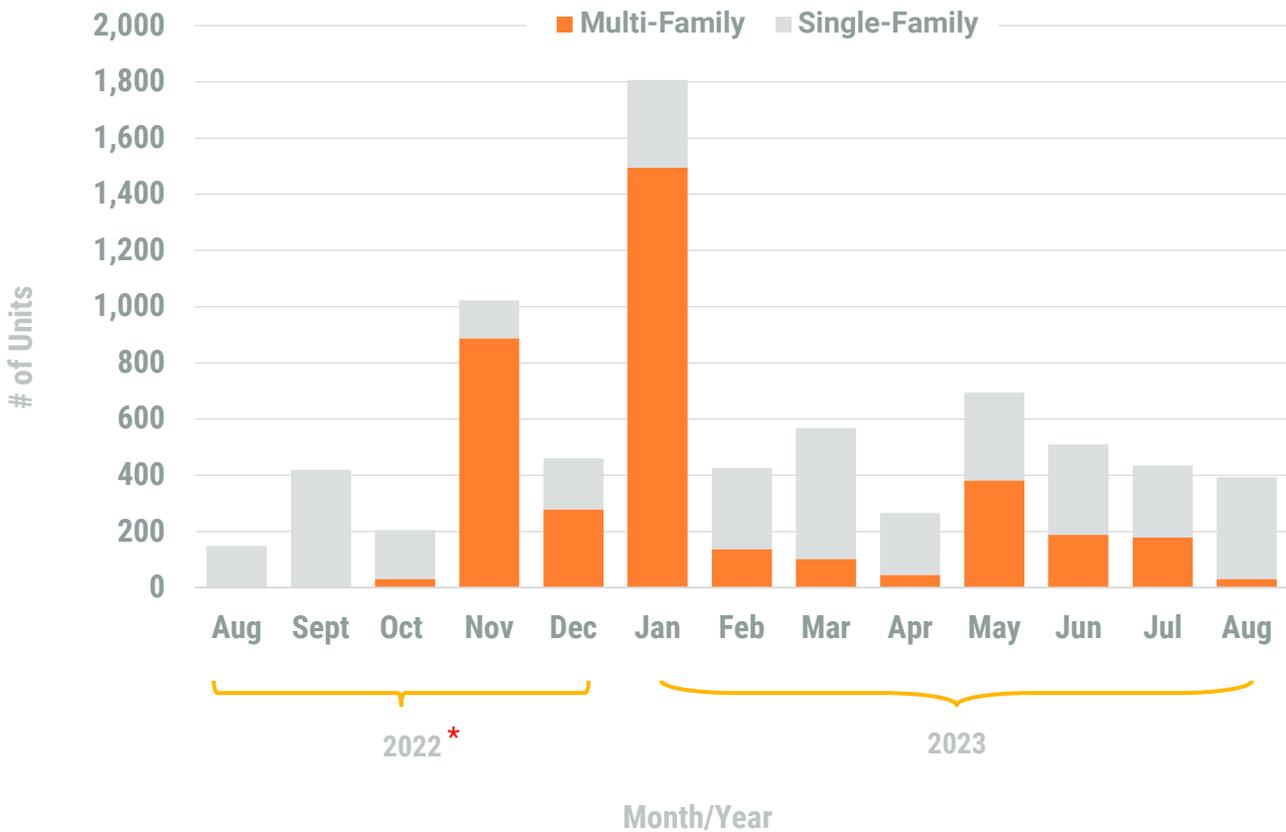


YEAR-TO-DATE UNIT TOTAL



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

August, 2023

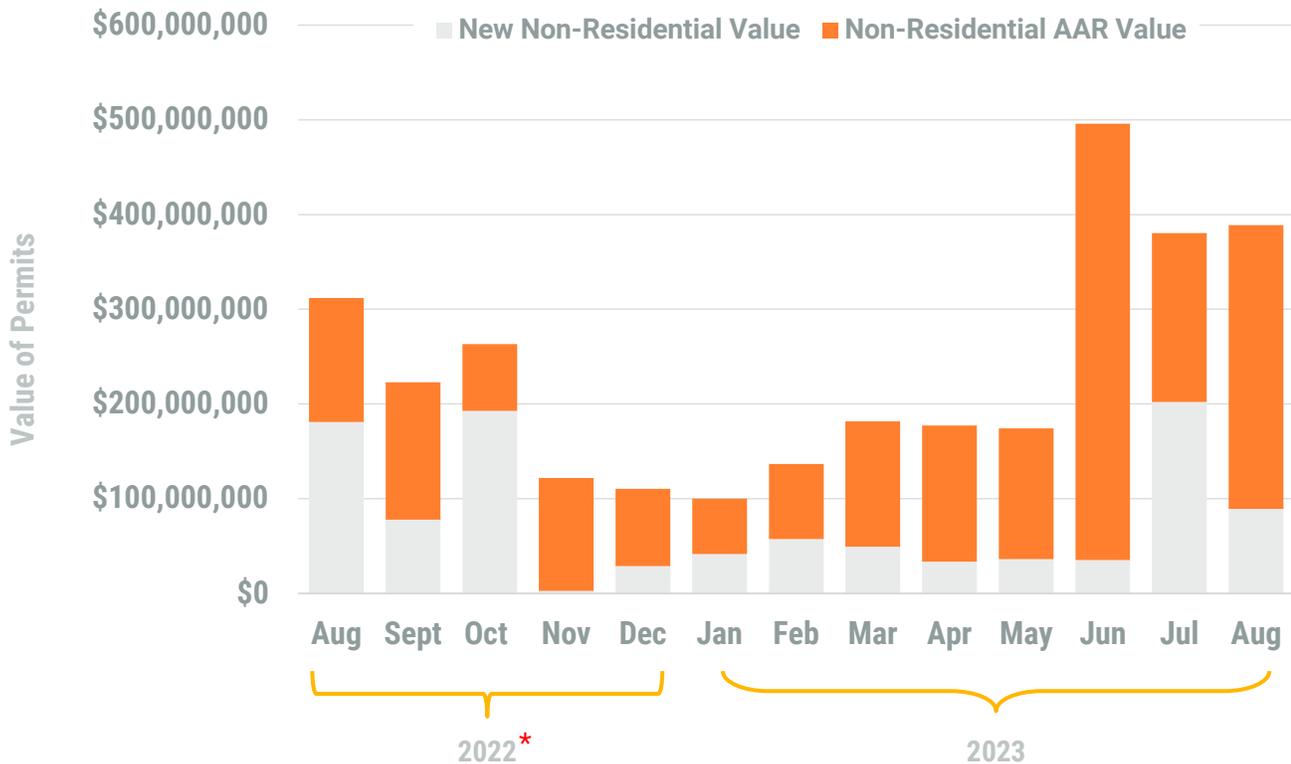
Region

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$89,254,000	\$544,098,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$299,507,000	\$1,493,173,000

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



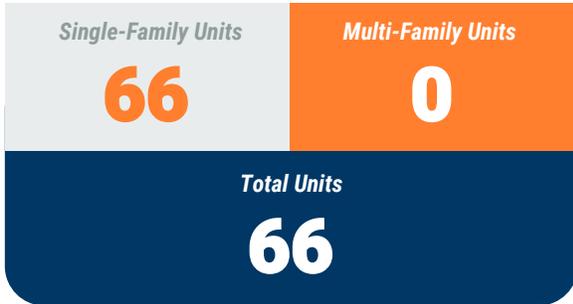
Building Activity Report

August, 2023

Anne Arundel County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

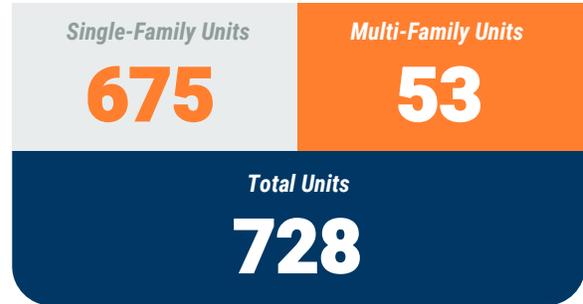
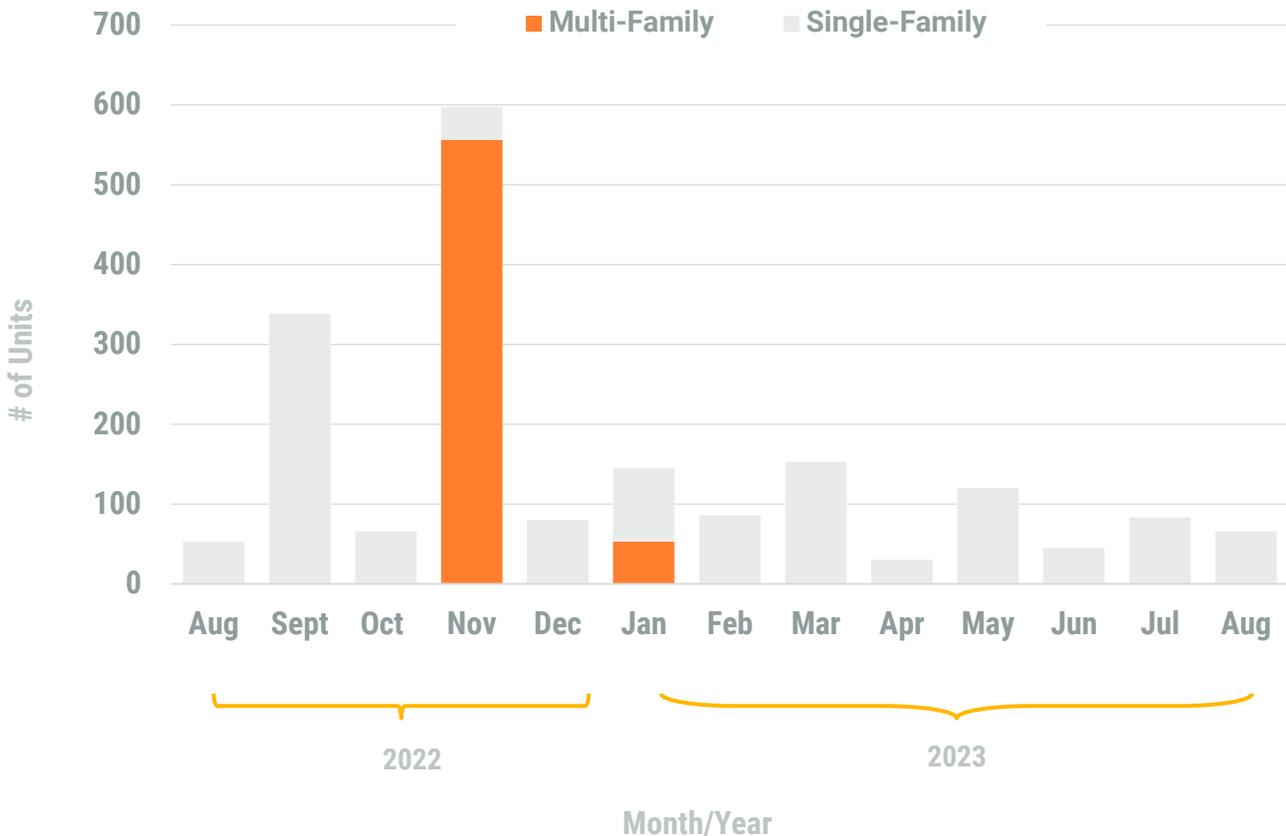


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

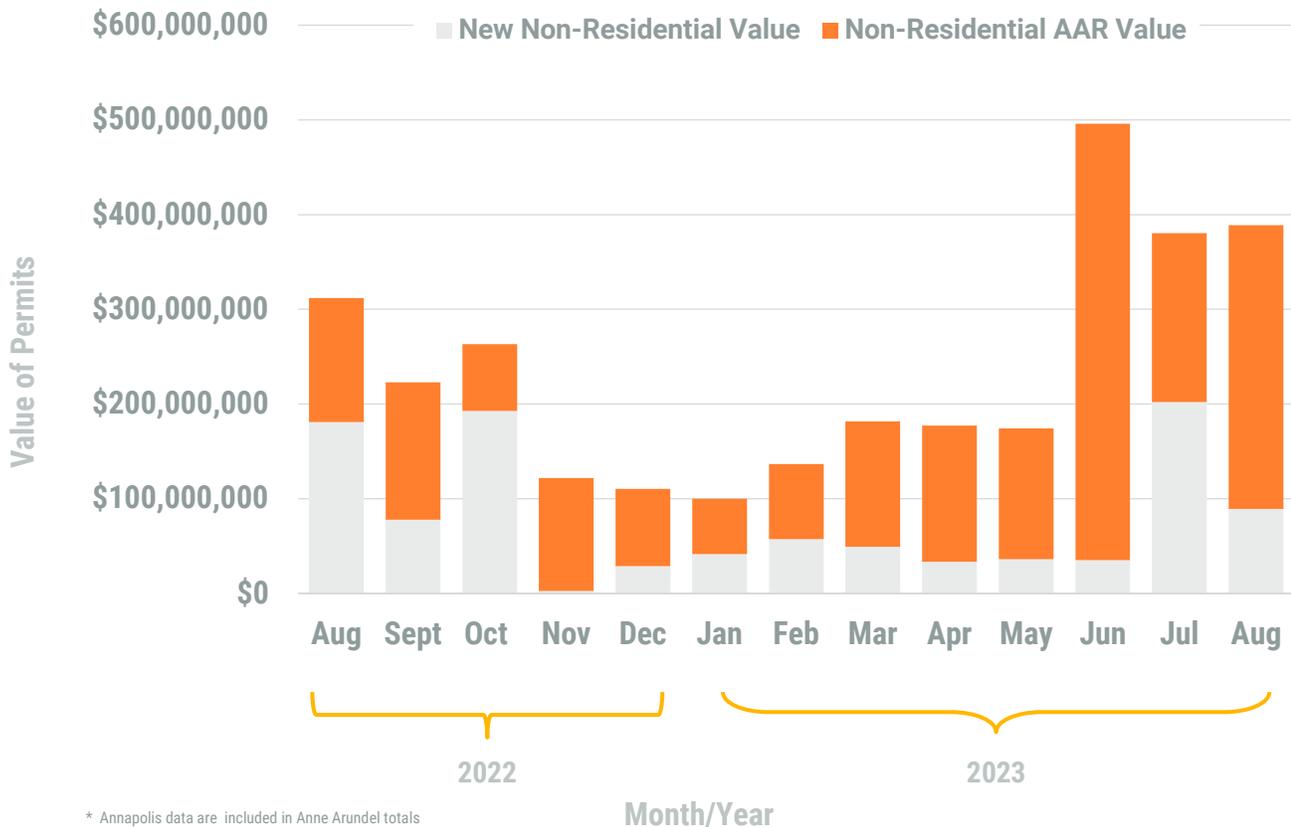
August, 2023

Anne Arundel County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$16,148,000	\$59,130,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$48,854,000	\$184,668,000

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



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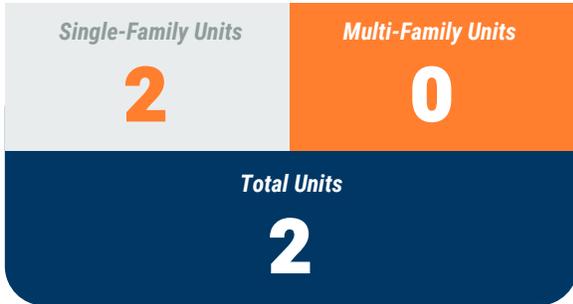
Building Activity Report

August, 2023

Baltimore City

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

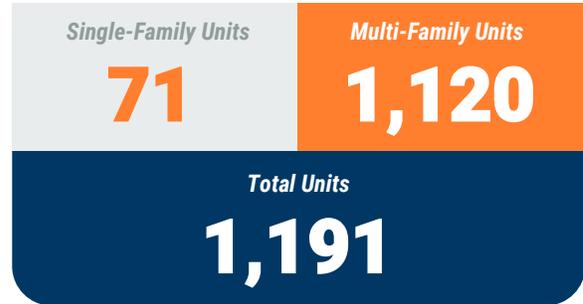
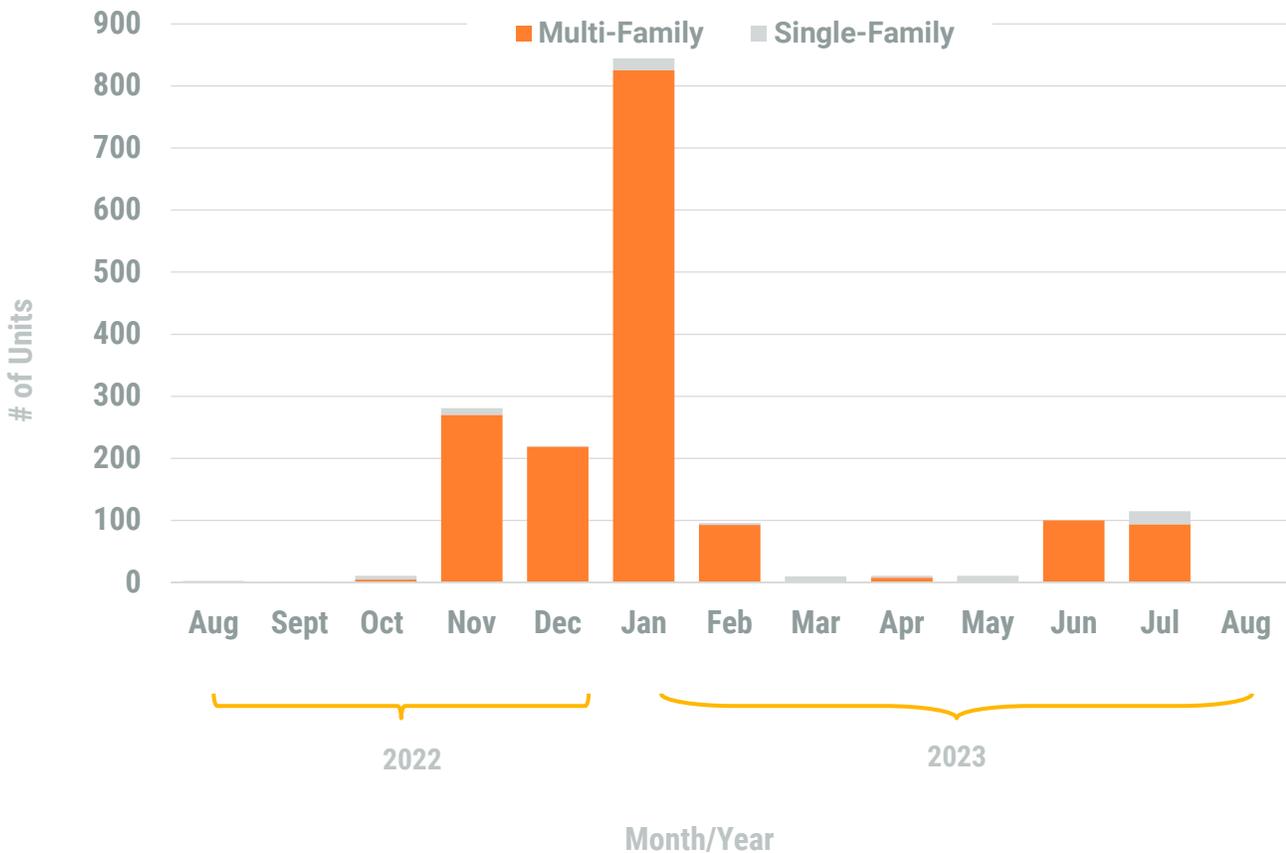


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

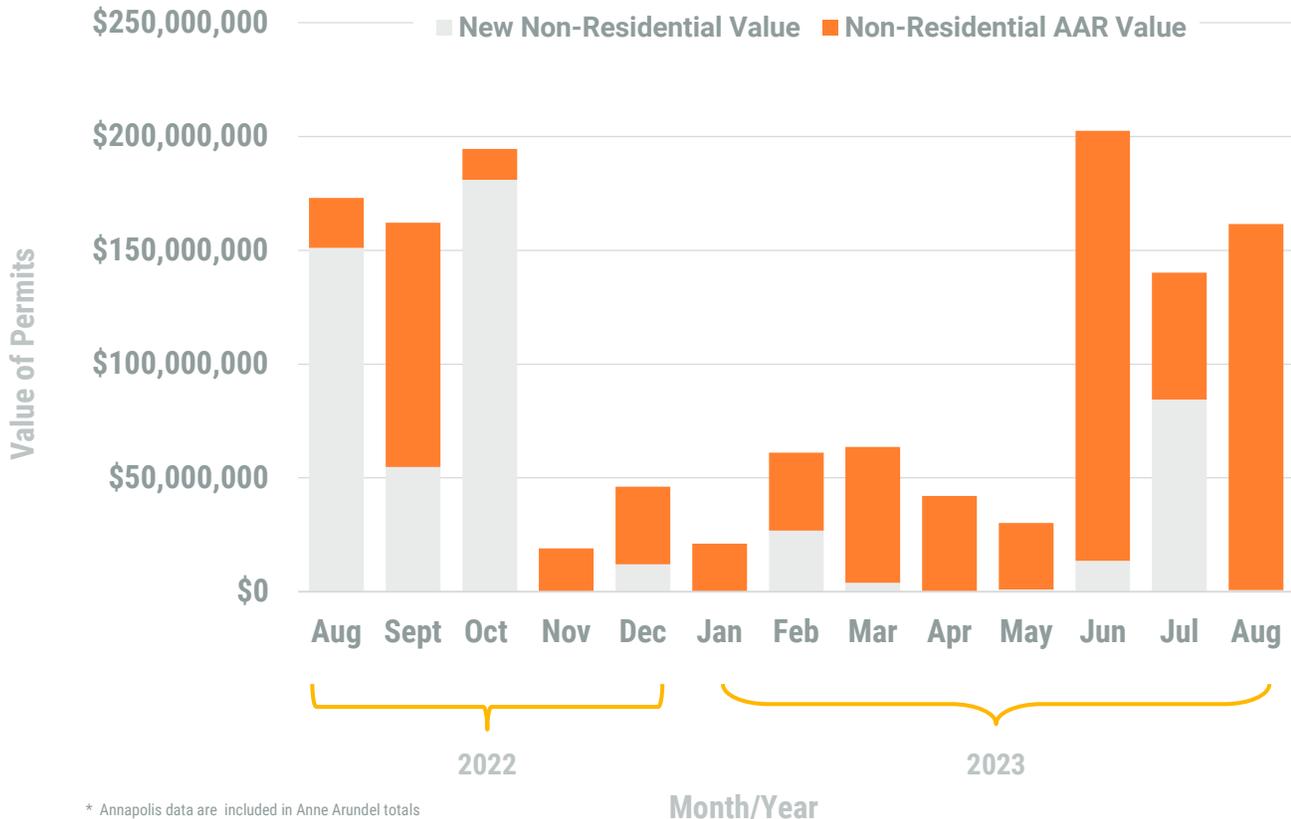
August, 2023

Baltimore City

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$725,000	\$130,779,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$160,829,000	\$591,438,000

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



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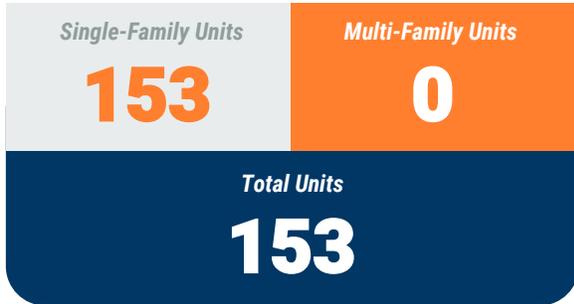
Building Activity Report

August, 2023

Baltimore County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

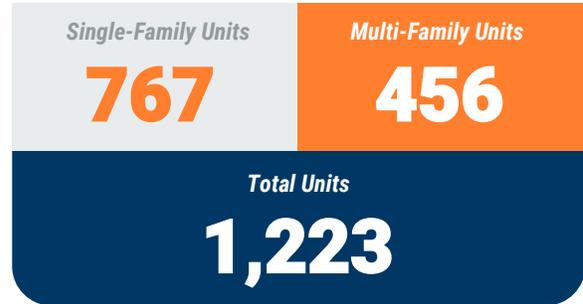
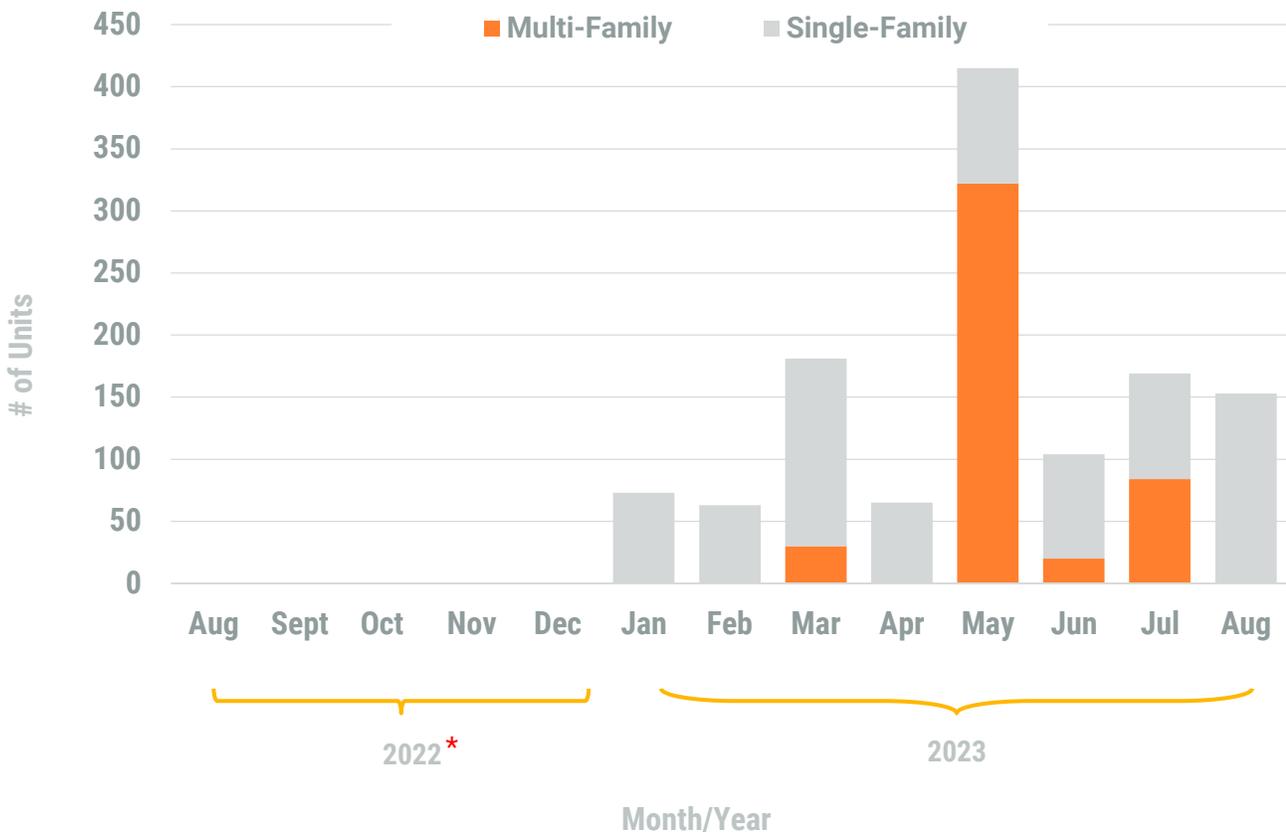


Exhibit 1: New Residential Unit Permit Activity (13-Month)

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Building Activity Report

August, 2023

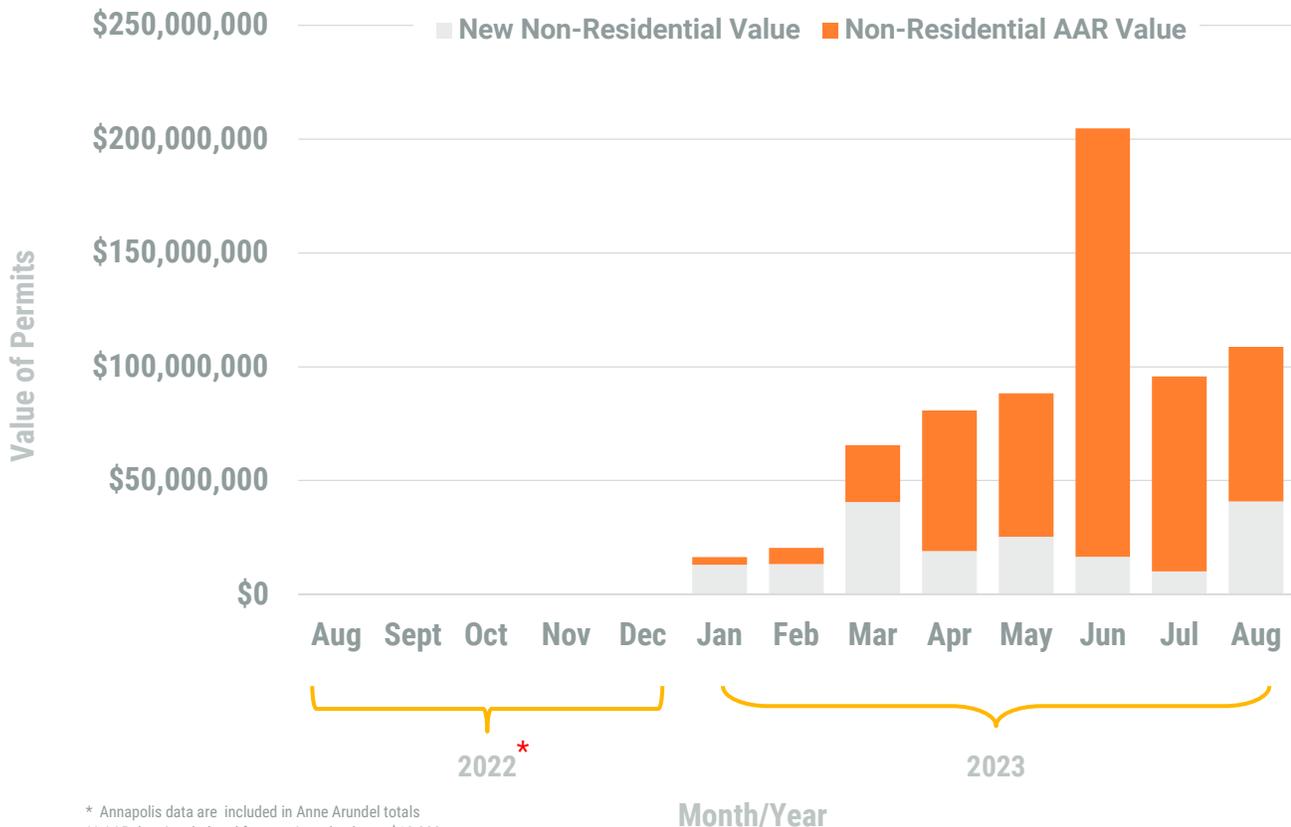
Baltimore County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$40,793,000	\$178,767,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$67,901,000	\$501,947,000

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

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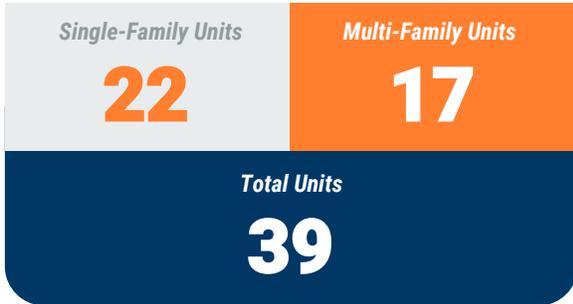
Building Activity Report

August, 2023

Carroll County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

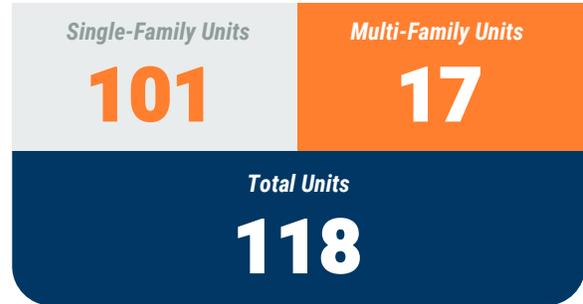
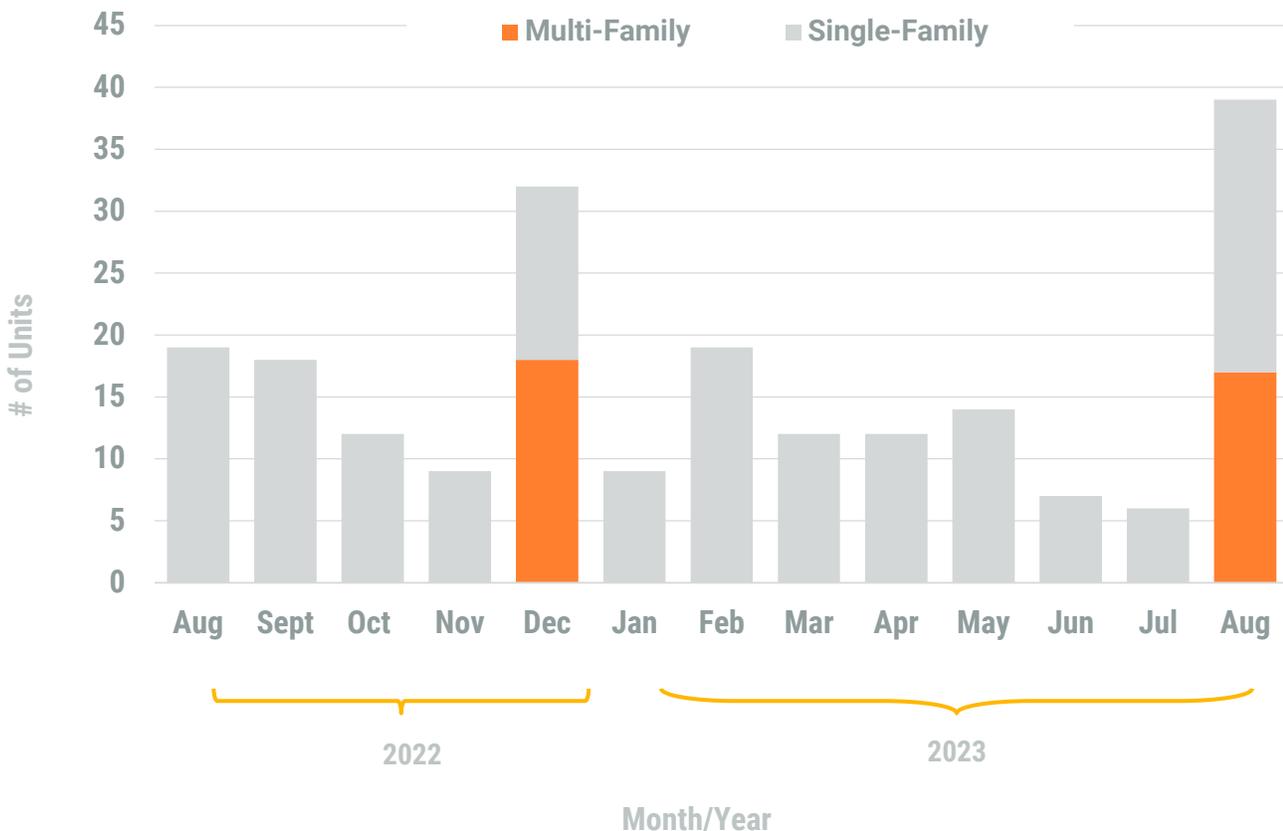


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

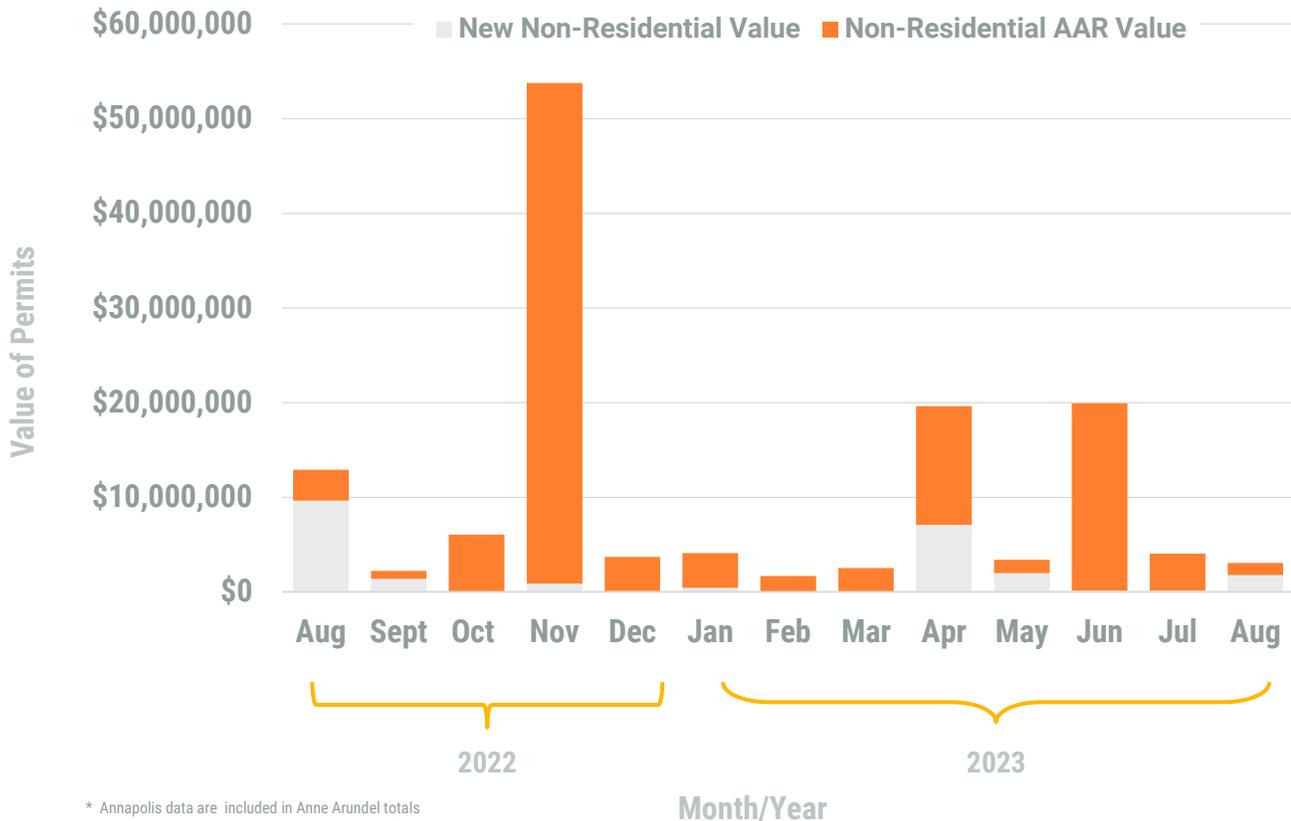
August, 2023

Carroll County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$1,780,000	\$11,613,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$1,303,000	\$46,763,000

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



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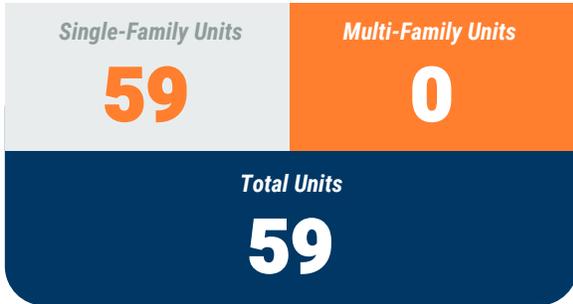
Building Activity Report

August, 2023

Harford County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

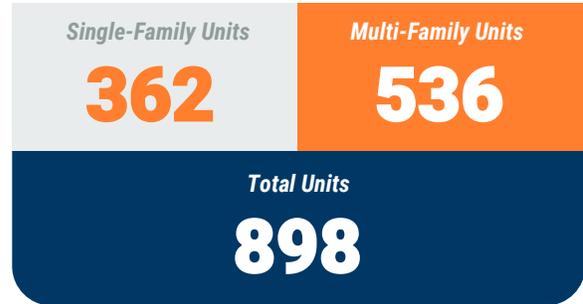
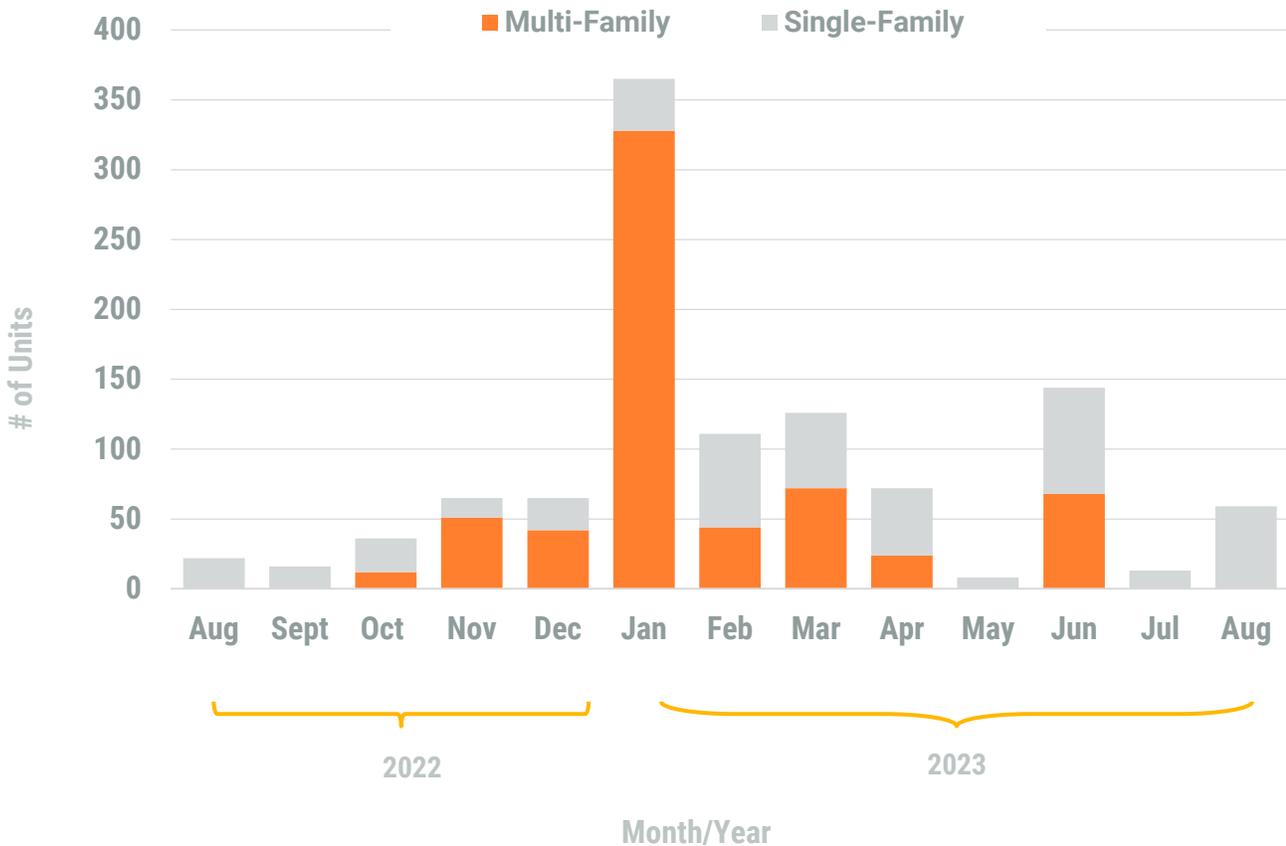


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

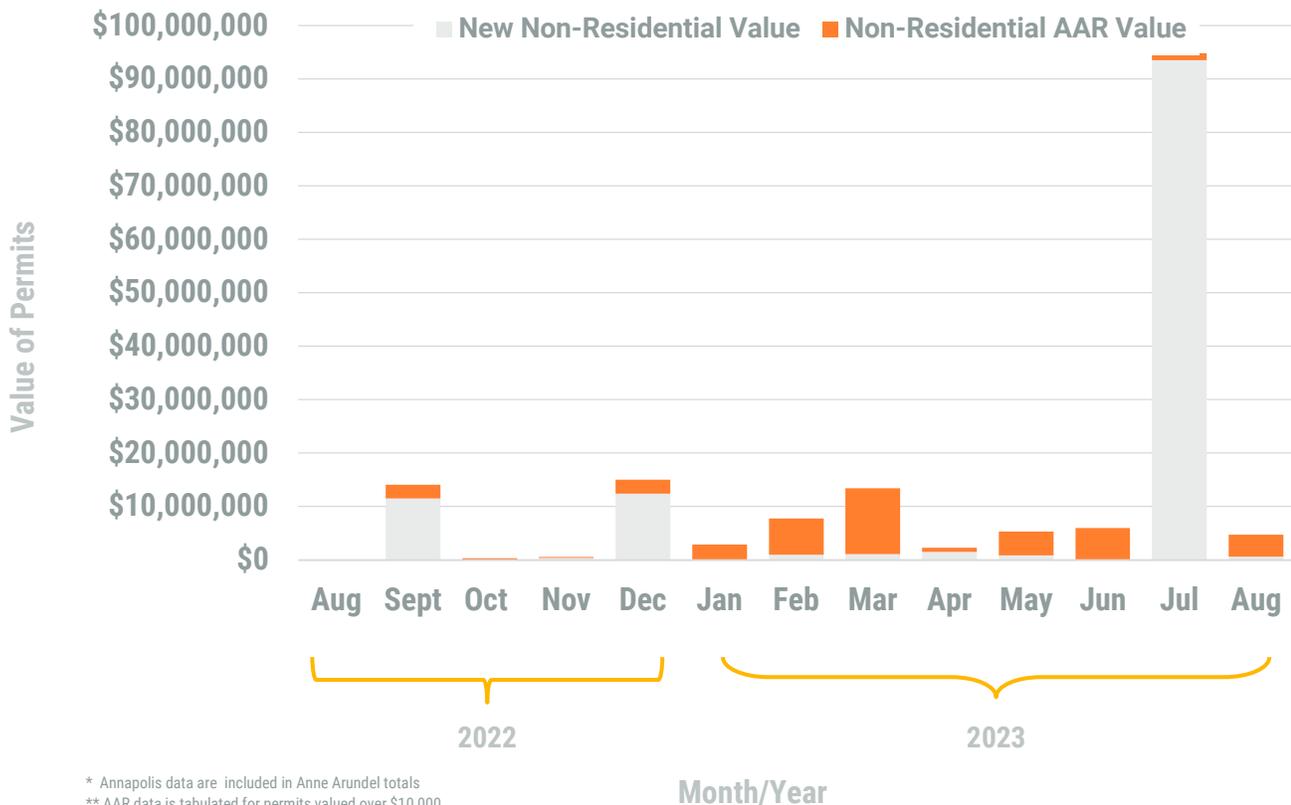
August, 2023

Harford County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$600,000	\$98,616,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$4,130,000	\$38,601,000

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



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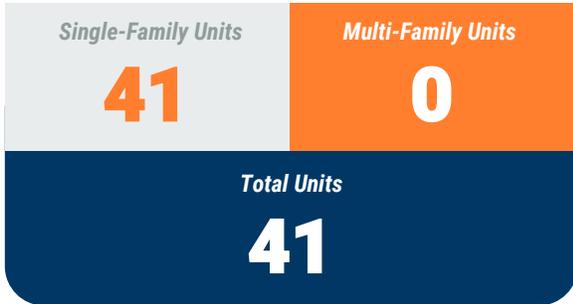
Building Activity Report

August, 2023

Howard County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

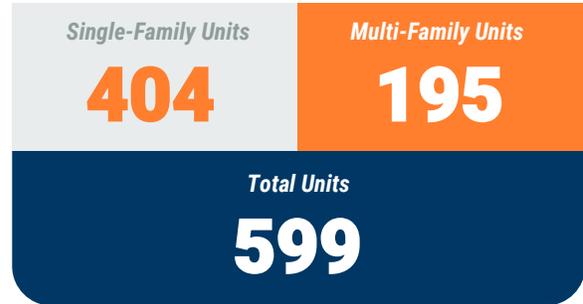
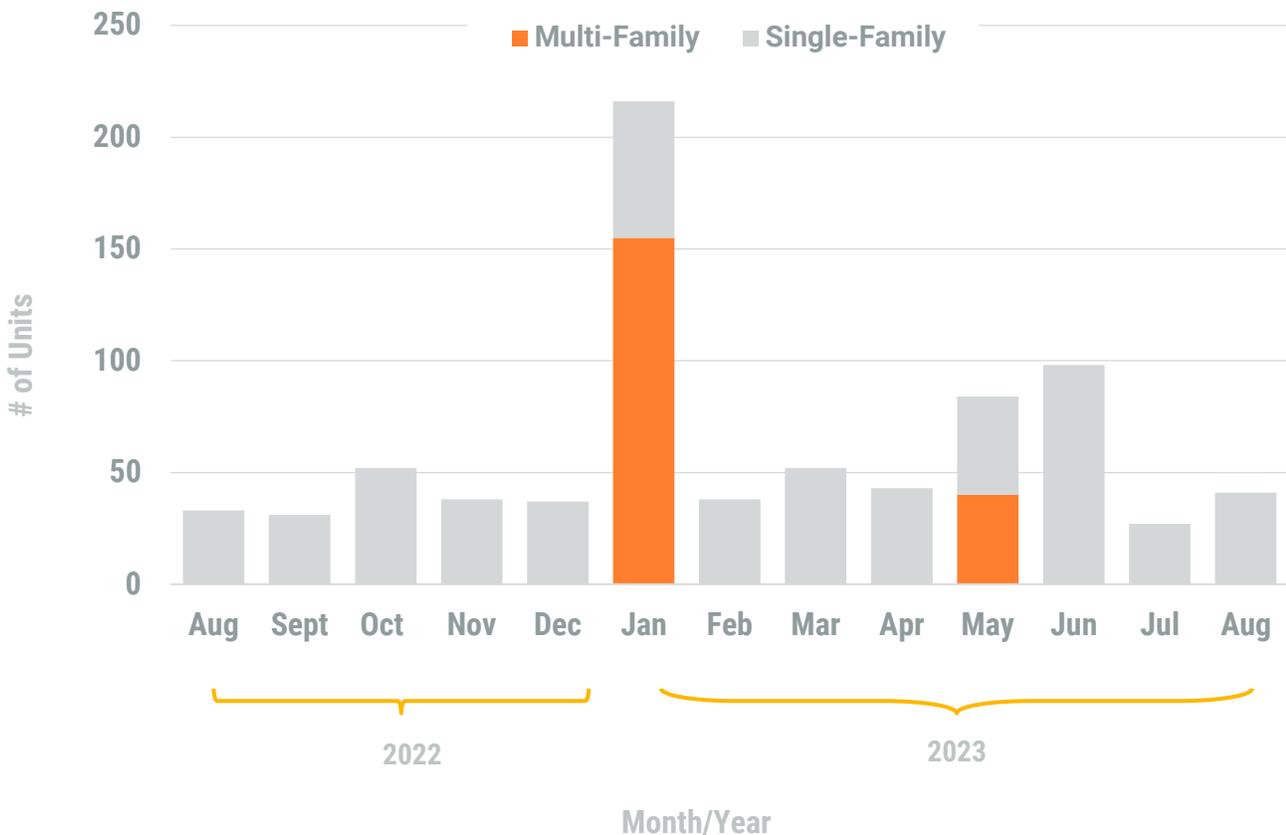


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

August, 2023

Howard County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$29,208,000	\$58,957,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$16,371,000	\$125,617,000

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



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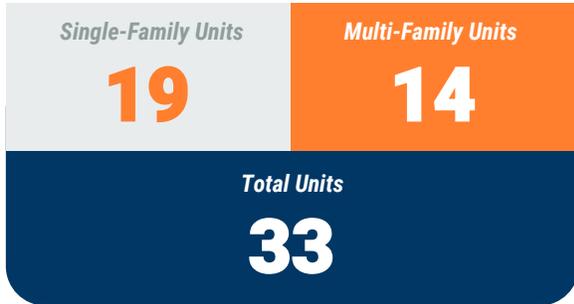
Building Activity Report

August, 2023

Queen Anne's County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

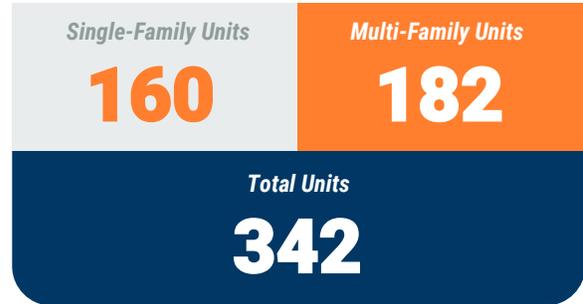
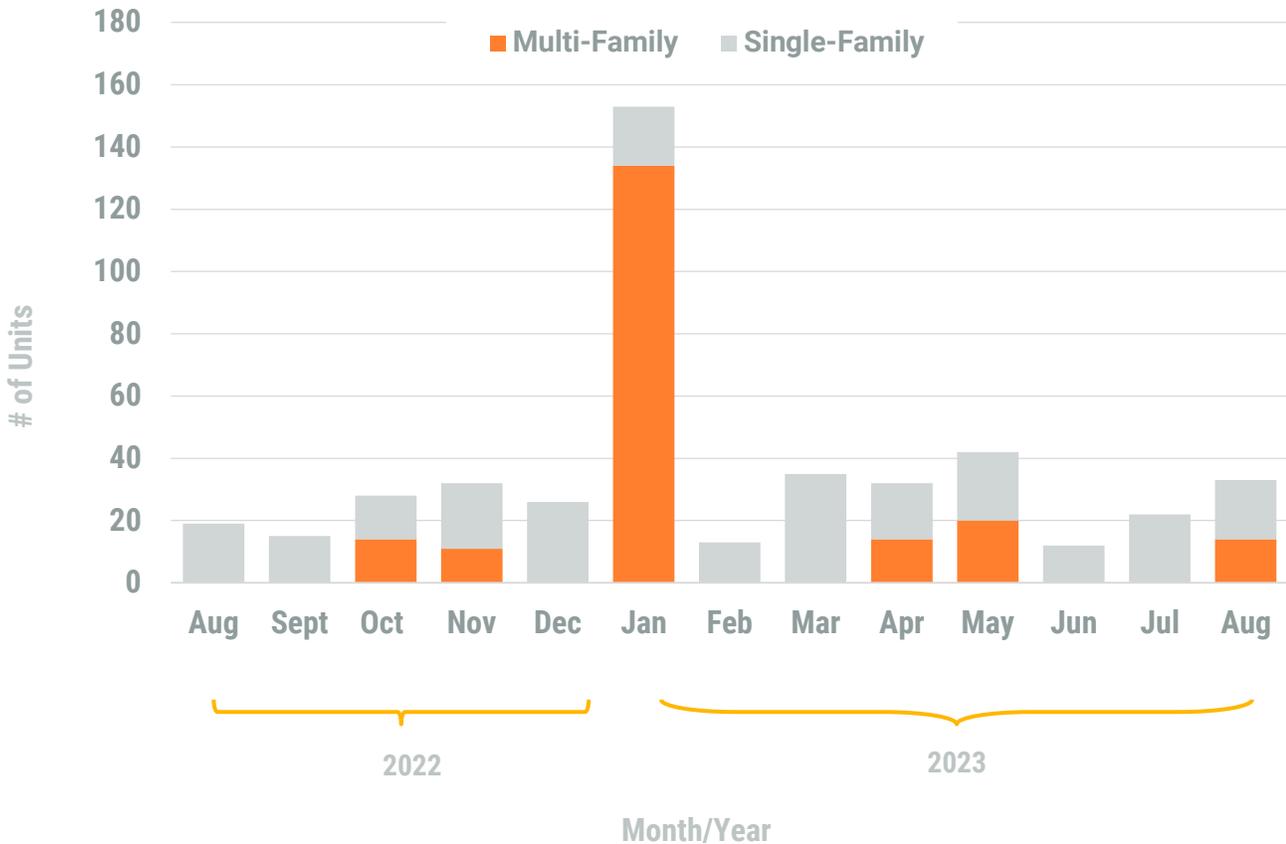


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

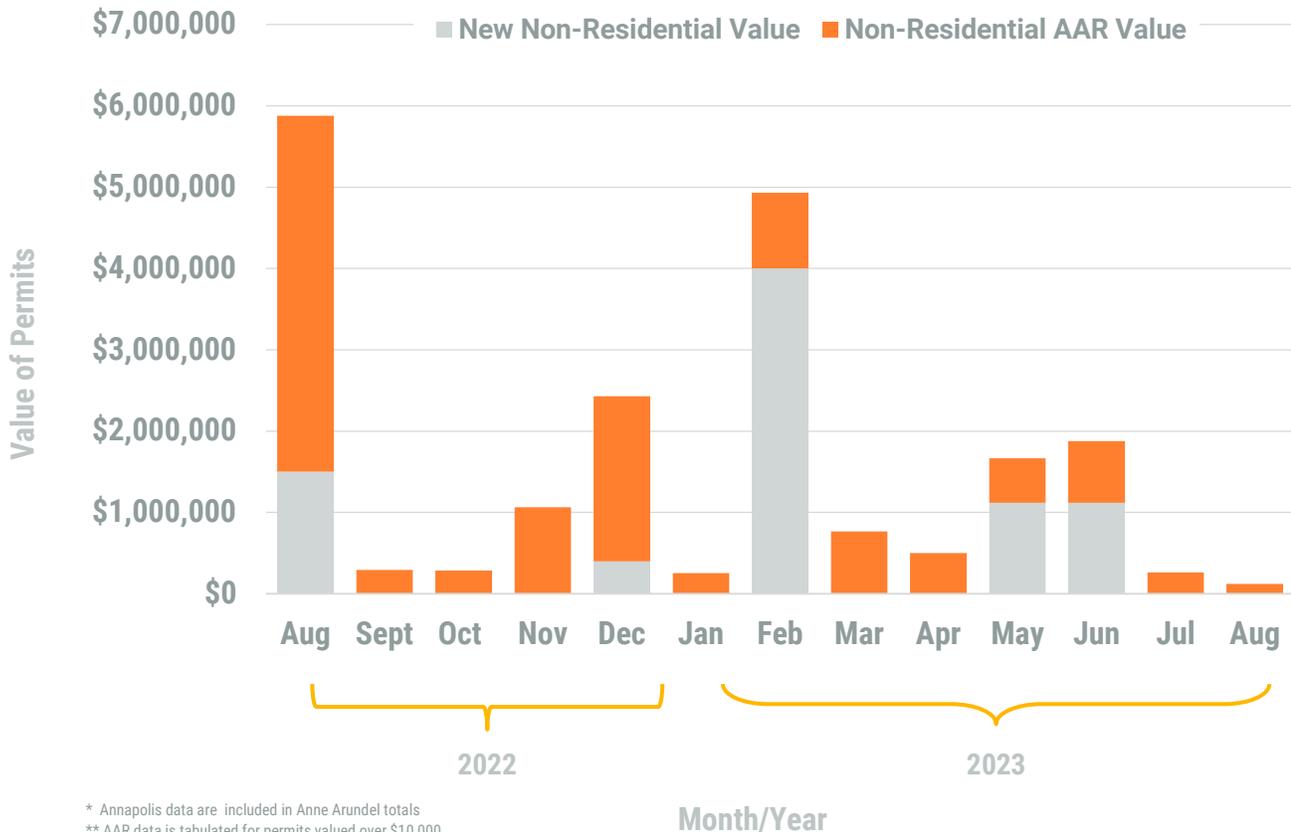
August, 2023

Queen Anne's County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$0	\$6,236,000
AARs NON-RESIDENTIAL <small>Alterations, Additions, Repairs (AARs)</small>	\$119,000	\$4,139,000

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



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Building Activity Report

August, 2023

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

Amount	County/City	Location	Description	Owner Name
\$27,500,000	Howard	Elkridge	New Warehouse/Industrial Bldg for Materials Reclamation / Waste Mgmt	GVP Potomac Owner LLC
\$10,000,000	Baltimore	Perry Hall/White Marsh	New Shell Bldg For Office/Warehouse (Bldg A)	Merritt-Wm, LLC
\$ 8,000,000	Baltimore	Lutherville	New 3-Sty Public Storage Warehouse	PS Atlantic Coast, LLC
\$ 7,500,000	Anne Arundel	Severna Park	New Public Storage Facility	Pasadena-Governor Richie LLC
\$ 5,500,000	Baltimore	Greenspring Valley/Pikesville	New 2-Sty Synagogue w Bsmnt	Congregation Derech Chaim Inc
\$ 4,796,266	Baltimore	Reisterstown/Owings Mills	New 1-Sty Shell Bldg	DeLLCrest Properties 3 LLC
\$ 4,796,266	Baltimore	Reisterstown/Owings Mills	New 1-Sty Shell Warehouse	DeLLCrest Properties 3 LLC
\$ 4,002,506	Anne Arundel	Brooklyn Park/Linthicum	New Warehouse	Civf Vi-Md1Mo1 LLC
\$ 3,629,861	Anne Arundel	Glen Burnie	New Store "Floor And Decor Outlets Of America"	Dover Road Realty LLC
\$ 3,500,000	Baltimore	Perry Hall/White Marsh	New Shell Bldg For Office/Warehouse (Bldg H)	Merritt-Wm, LLC
\$ 2,700,000	Baltimore	Overlea	New 2-Sty Church	
\$ 1,693,100	Howard	Cooksville	New Solar Farm w 7464 Ground Mounted Panels	St Mary Coptic Orthodox
\$ 1,600,000	Carroll	Westminster	New 1-Sty Commercial Bldg w Attchd Trash Enclosure	Westminster Center
\$ 600,000	Harford	Aberdeen/Havre De Grace	New Retail Shell Bldg for Stadium Town Center	
\$ 575,000	Baltimore City	Gardenville	New Modular Bldgs (3) at BCFD Academy	Mayor and City Council
\$ 554,759	Anne Arundel	Brooklyn Park/Linthicum	New (13) Prefabricated Modular Shell Bldgs	Northrop Grumman
\$ 500,000	Baltimore	Cockeysville/Timonium	New Carry Out Restaurant w Pickup Lane	Arik Jakob
\$ 500,000	Baltimore	Edgemere	New Foundation for Tent Structure "TPA - Riggs Sip Footing Pad 2"	TPA
\$ 500,000	Baltimore	Edgemere	New Foundation for Tent Structure "TPA - Riggs Sip Footing Pad 1"	TPA

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
\$ 70,000,000	Baltimore City	Lower Park Heights	Int/Ext Reno, Addition: To Lifebridge Health Sinai Hospital	The Associated Jewish Charities
\$ 58,000,000	Baltimore City	Gardenville	Rplc Elementary School and Recreation Center	Mayor & City Council
\$ 18,315,000	Baltimore	Towson/Loch Raven	Int Alts: Sandra R. Berman Pavilion Fit-Out	GBMC
\$ 12,323,800	Anne Arundel	Jessup/Severn	Int Alts: Tenant Improvements	NBP 550 LLC
\$ 12,138,509	Anne Arundel	Brooklyn Park/Linthicum	Addtn, Int/Ext Alts	Board of Education
\$ 12,000,000	Baltimore City	Metro Center	Int Alts: Reno Mcauley Bldg	Mercy Hospital Inc
\$ 11,360,000	Anne Arundel	Jessup/Severn	Alts: Tenant Fit Out - Phase 2 "Amazon Data Services"	Clarks Hundred LLC
\$ 8,000,000	Howard	Columbia	Int Alts: Tenant Imprvmnts of Unoccupied Spce "Carefirst"	Howard Hughes Corporation
\$ 8,000,000	Baltimore	Reisterstown/Owings Mills	Int Alts (Ofc/Retail): Partitns, Stud, Ceiling, Rstrms, Kitch, HVAC, Fixtures, Finishes	
\$ 7,000,000	Baltimore	Ruxton	Addtn, Int Reno: Classrm and Office Space in Hopkins / Sinclair Hall	Boys Latin School of Maryland
\$ 4,400,000	Baltimore City	Waverly	Int/Ext Alts: Combine 3 into 1 Tenant Suite	Miller's Square Retail LLC
\$ 4,000,000	Baltimore	Ruxton	Int Reno: Gelston Center	Boys Latin School of Maryland
\$ 3,024,917	Baltimore	Security	Alts: Convert Retail Space To Self-Storage Space (Security Square Self Storage)	Michael Glick

Source: Building Permit Data System at the Baltimore Metropolitan Council



Appendix

August, 2023

Table 1a. Residential Construction Activity

	Single-Family Units				Multi-Family Units				Total Units			
	August 2022	August 2023	YTD 2022	YTD 2023	August 2022	August 2023	YTD 2022	YTD 2023	August 2022	August 2023	YTD 2022	YTD 2023
Anne Arundel	53	66	861	675	-	-	258	53	53	66	1,119	728
Annapolis*	(5)	(2)	(51)	(34)	-	-	-	-	(5)	(2)	(51)	(34)
Baltimore City	3	2	71	71	-	-	1,073	1,120	3	2	1,144	1,191
Baltimore	-	153	-	767	-	-	-	456	-	153	-	1,223
Carroll	19	22	244	101	-	17	38	17	19	39	282	118
Harford	22	59	211	362	-	-	339	536	22	59	550	898
Howard	33	41	355	404	-	-	112	195	33	41	467	599
Queen Annes	19	19	191	160	-	14	102	182	19	33	293	342
Region	149	362	1,933	2,540	-	31	1,922	2,559	149	393	3,855	5,099
Regional Change 2022-2023		213		607		31		637		244		1,244
As a Percent		143.0%		31.4%				33.1%		163.8%		32.3%

	Number of AAR Permits**				Value of New Residential Construction Activity (thousands of dollars)				Value of Additions, Alterations and Repairs (thousands of dollars)			
	August 2022	August 2023	YTD 2022	YTD 2023	August 2022	August 2023	YTD 2022	YTD 2023	August 2022	August 2023	YTD 2022	YTD 2023
Anne Arundel	395	318	2,455	2,515	8,319	10,414	167,499	111,981	12,905	13,628	94,862	125,123
Annapolis*	(44)	(46)	(304)	(315)	(934)	688	(12,995)	7,013	(1,170)	(2,517)	(14,372)	(35,075)
Baltimore City	155	159	1,146	1,107	272	320	65,023	72,308	8,764	7,323	107,890	99,612
Baltimore	-	273	-	1,642	-	39,431	-	276,743	-	17,477	-	92,857
Carroll	107	127	819	851	7,554	8,707	69,107	36,619	5,941	6,531	38,341	40,678
Harford	42	18	154	177	7,263	12,831	122,323	176,635	753	610	2,961	5,765
Howard	249	221	1,506	1,430	7,276	11,198	117,177	132,643	10,446	11,965	75,398	60,078
Queen Annes	18	23	53	132	4,623	7,215	58,082	68,281	751	1,064	3,606	6,089
Region	966	1,139	6,133	7,854	35,307	90,116	599,211	875,210	39,560	58,598	323,058	430,202
Regional Change 2022-2023		173		1,721		54,809		275,999		19,038		107,144
As a Percent		17.9%		28.1%		155.2%		46.1%		48.1%		33.2%

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 Source: BPDS at the Baltimore Metropolitan Council



Appendix

August, 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)			
	August 2022	August 2023	YTD 2022	YTD 2023	August 2022	August 2023	YTD 2022	YTD 2023	August 2022	August 2023	YTD 2022	YTD 2023
Anne Arundel	91	78	858	678	10,065	16,148	102,855	59,130	15,575	48,854	191,298	184,668
Annapolis*	(19)	(19)	(157)	(145)	(8,270)	-	(33,270)	(2,600)	(1,654)	(2,592)	(22,232)	(21,509)
Baltimore City	87	55	560	406	151,000	725	230,617	130,779	21,949	160,829	396,619	591,438
Baltimore	-	154	-	1,065	-	40,793	-	178,767	-	67,901	-	501,947
Carroll	17	11	160	141	9,667	1,780	20,451	11,613	3,235	1,303	56,899	46,763
Harford	1	18	183	86	-	600	3,155	98,616	15	4,130	21,291	38,601
Howard	49	44	404	357	8,614	29,208	217,636	58,957	86,027	16,371	290,947	125,617
Queen Annes	7	3	55	77	1,500	-	1,500	6,236	4,380	119	7,293	4,139
Region	252	363	2,220	2,810	180,846	89,254	576,214	544,098	131,181	299,507	964,347	1,493,173
Regional Change 2022-2023		111		590		(91,592)		(32,116)		168,326		528,826
As a Percent		44.0%		26.6%		-50.6%		-5.6%		128.3%		54.8%

Table 1c. Mixed-Use Construction Activity

	Number of Residential Units in Mixed-Use Permits				Value of Mixed-Use Construction Activity (thousands of dollars)			
	August 2022	August 2023	YTD 2022	YTD 2023	August 2022	August 2023	YTD 2022	YTD 2023
Anne Arundel	-	-	-	-	-	-	-	-
Annapolis*	-	-	-	-	-	-	-	-
Baltimore City	-	-	703	251	-	-	62,600	41,050
Baltimore	-	-	-	-	-	-	-	-
Carroll	-	-	3	-	-	-	269	-
Harford	-	-	-	-	-	-	-	-
Howard	-	-	-	-	-	-	-	-
Queen Annes	-	-	-	20	-	-	-	13,957
Region	-	-	706	271	-	-	62,869	55,007
Regional Change 2022-2023		-		(435)		-		(7,862)
As a Percent		-		-61.6%		-		-12.5%

* 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

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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.

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