

REPORT

Metropolitan Building Activity Report

May, 2020



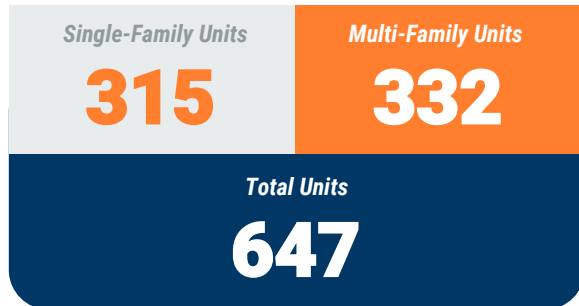
Building Activity Report

May, 2020

Region

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

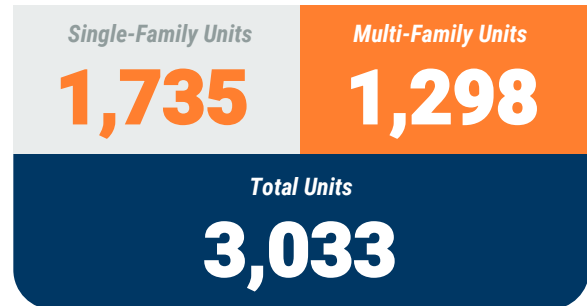
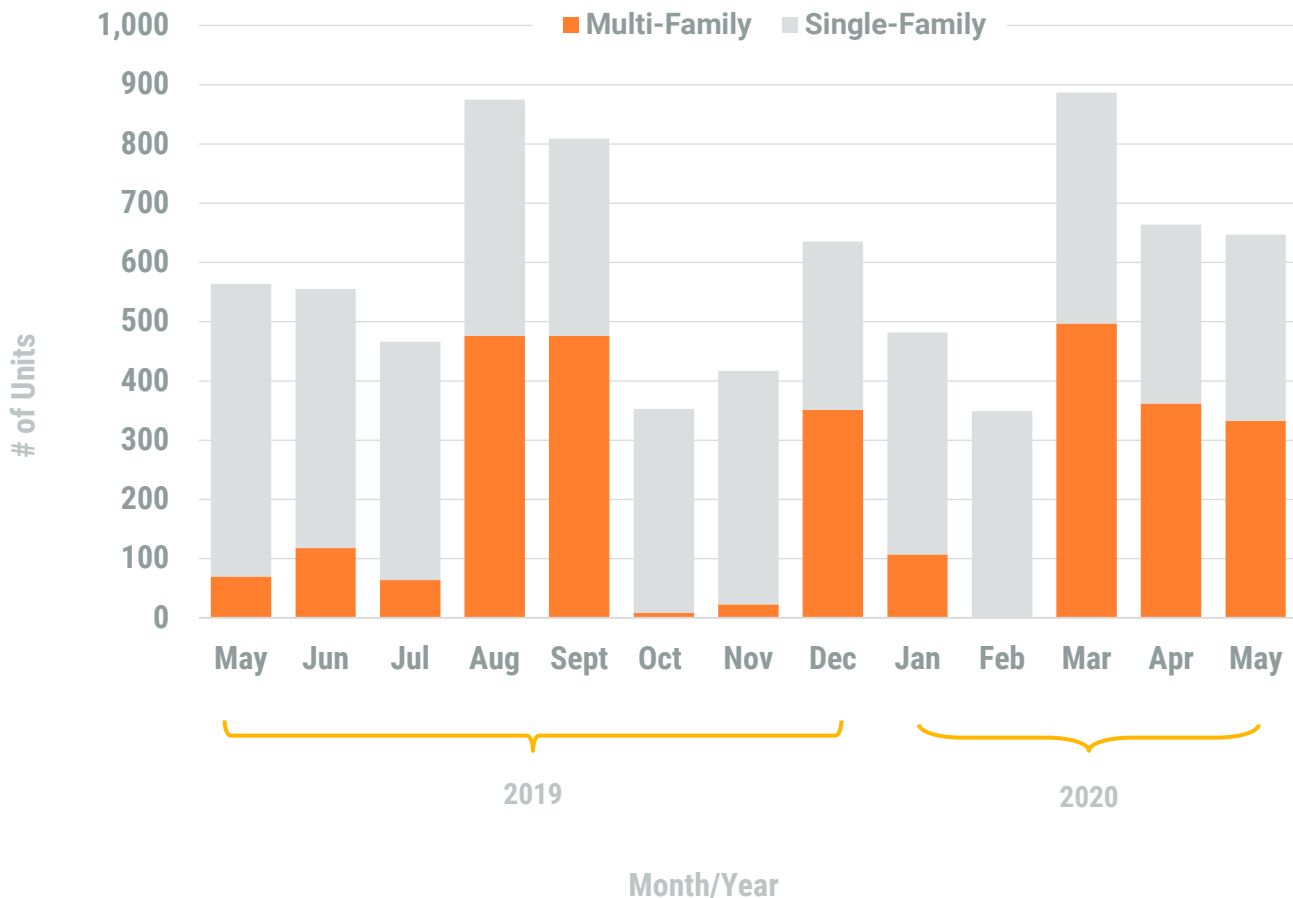


Exhibit 1: New Residential Unit Permit Activity (13-Month)





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Building Activity Report

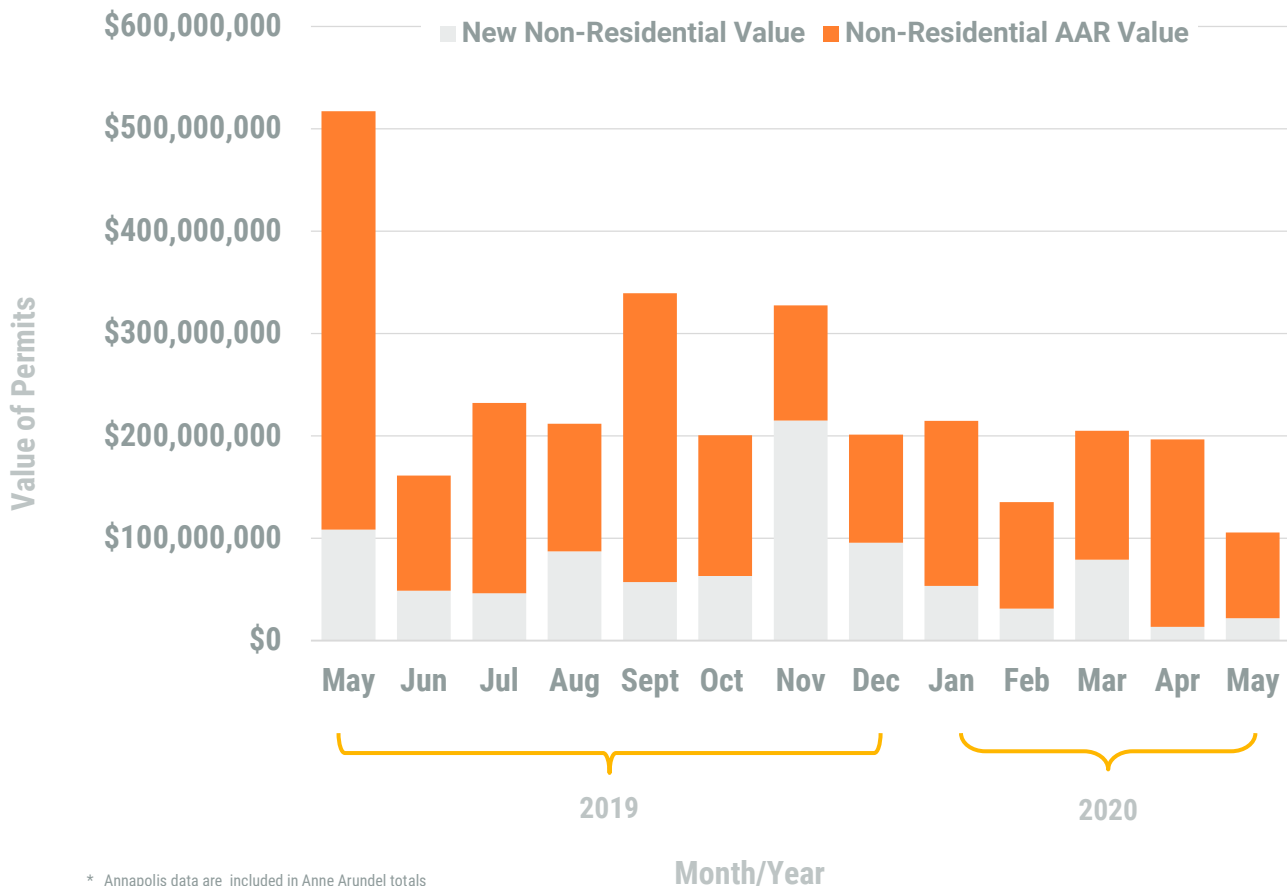
May, 2020

Region

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$21,924,000	\$198,973,000
AARs NON-RESIDENTIAL <small>Alterations, Additions, Repairs (AARs)</small>	\$83,462,000	\$659,398,000

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



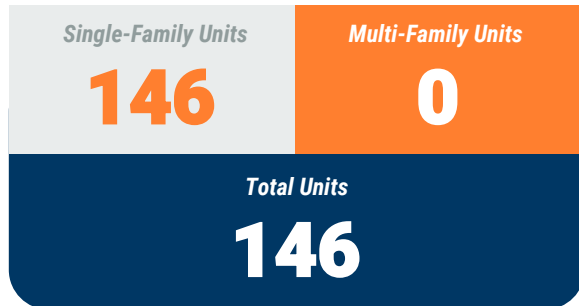
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Anne Arundel County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

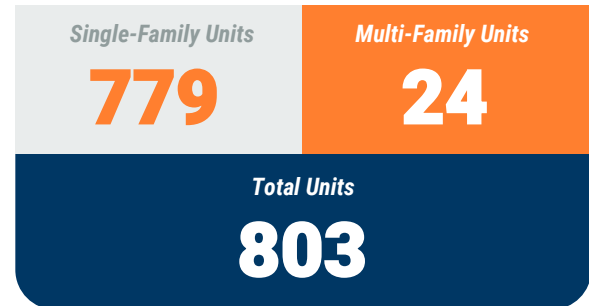
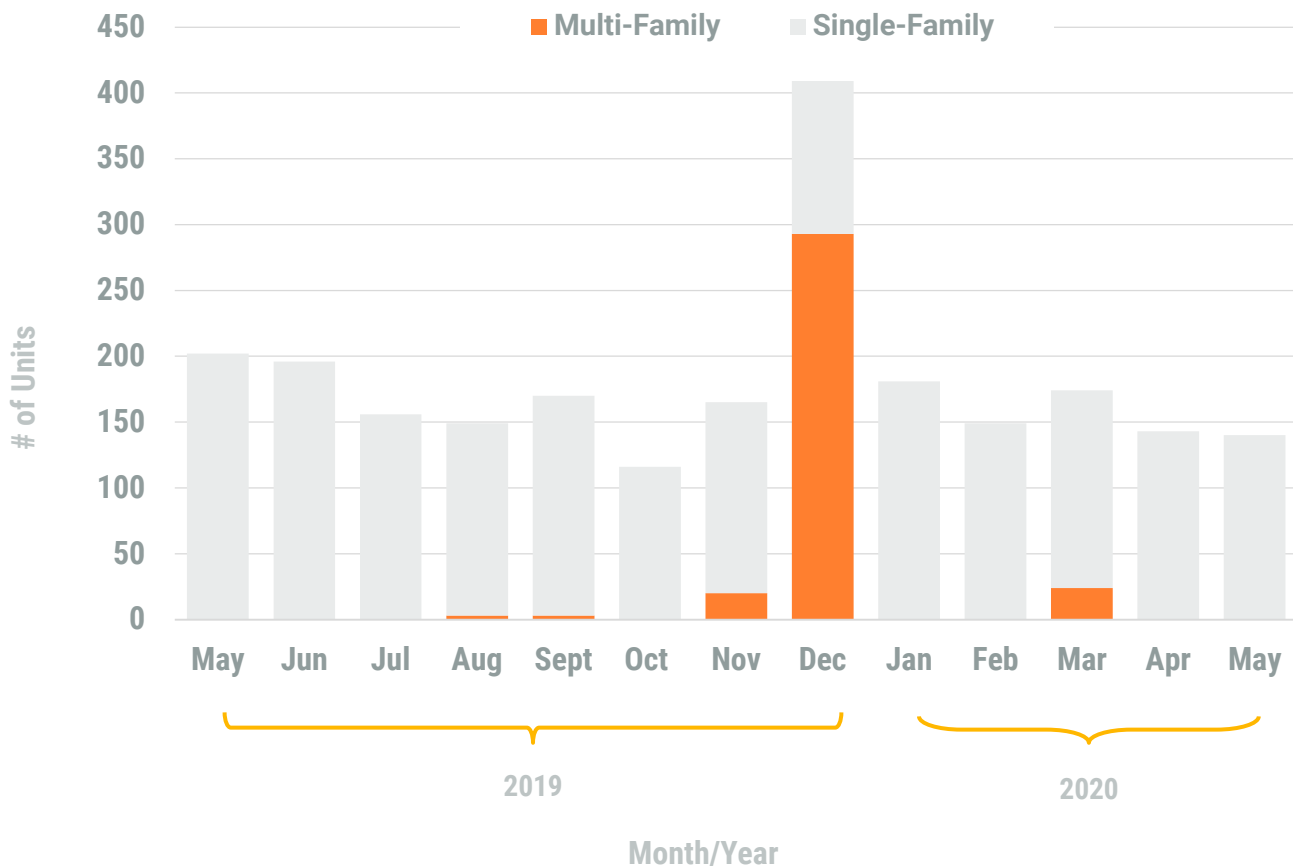


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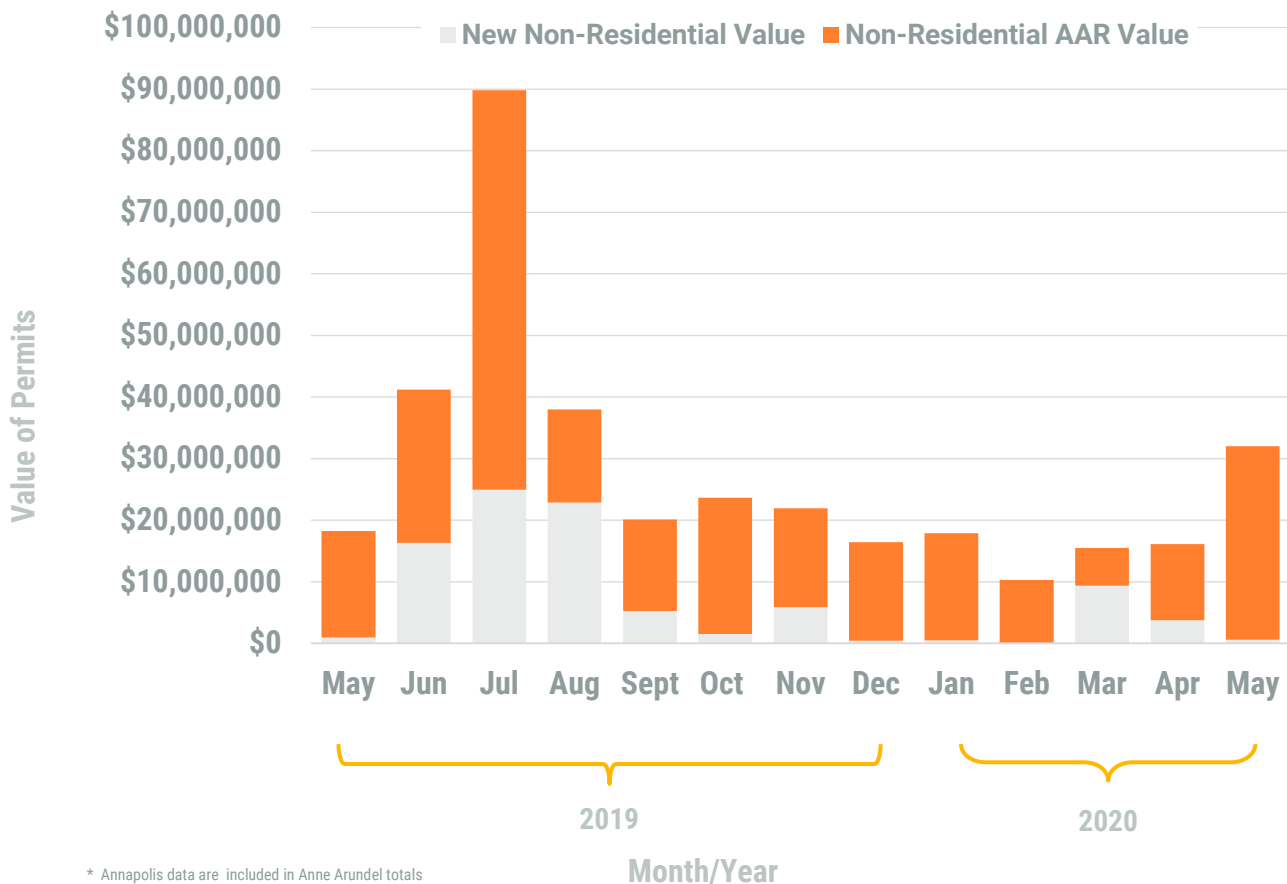
May, 2020

Anne Arundel County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$574,000	\$14,302,000
AARs NON-RESIDENTIAL <small>Alterations, Additions, Repairs (AARs)</small>	\$32,411,000	\$90,572,000

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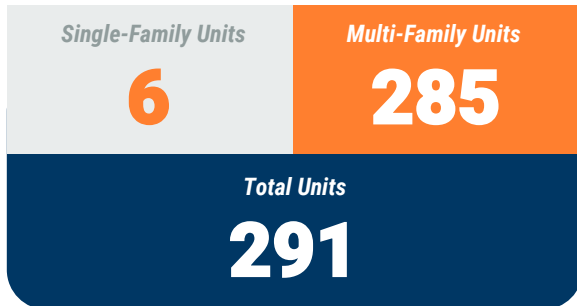
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Baltimore City

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

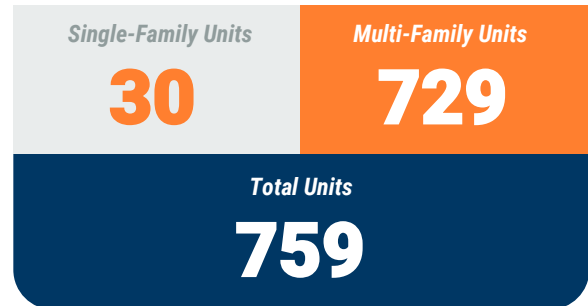
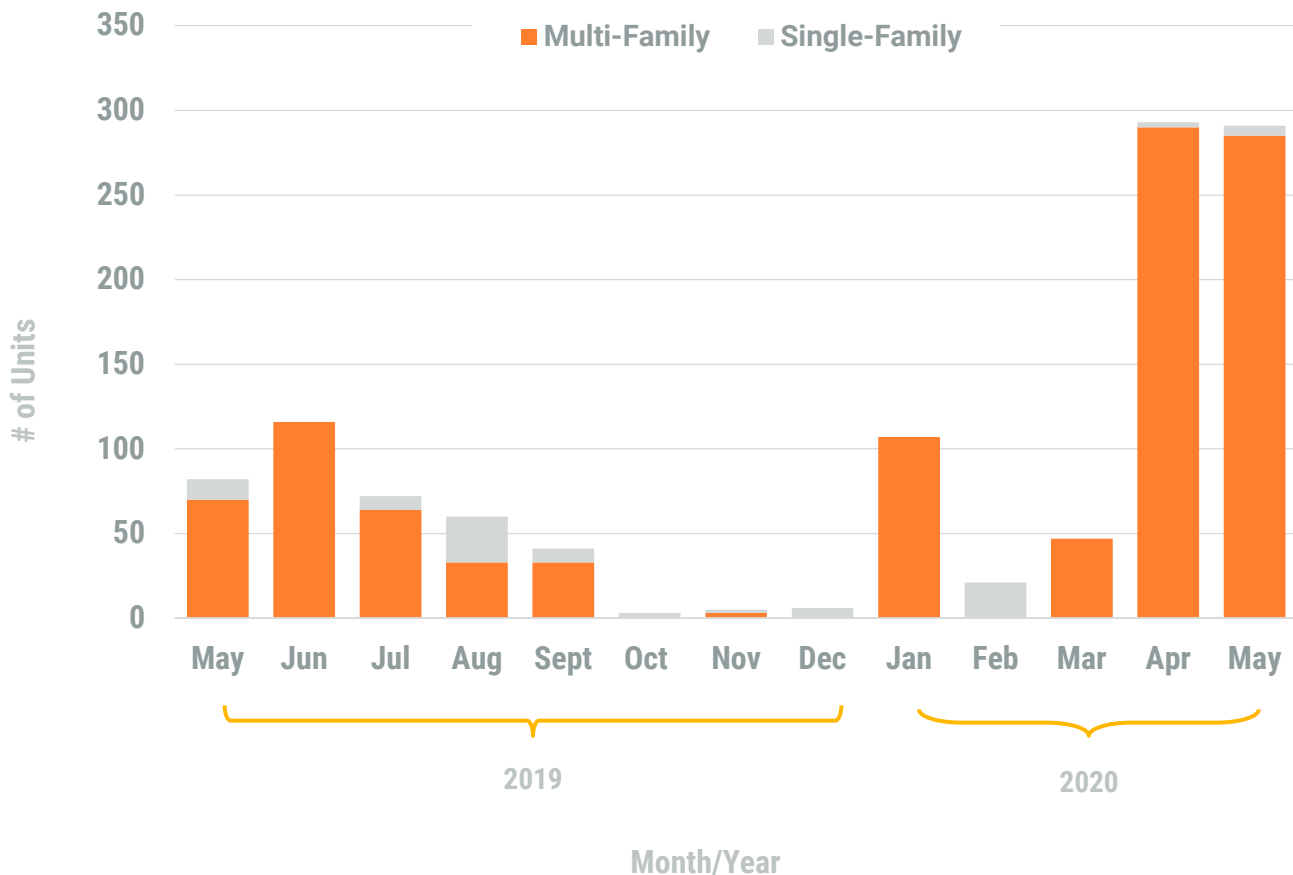


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METROPOLITAN

Building Activity Report

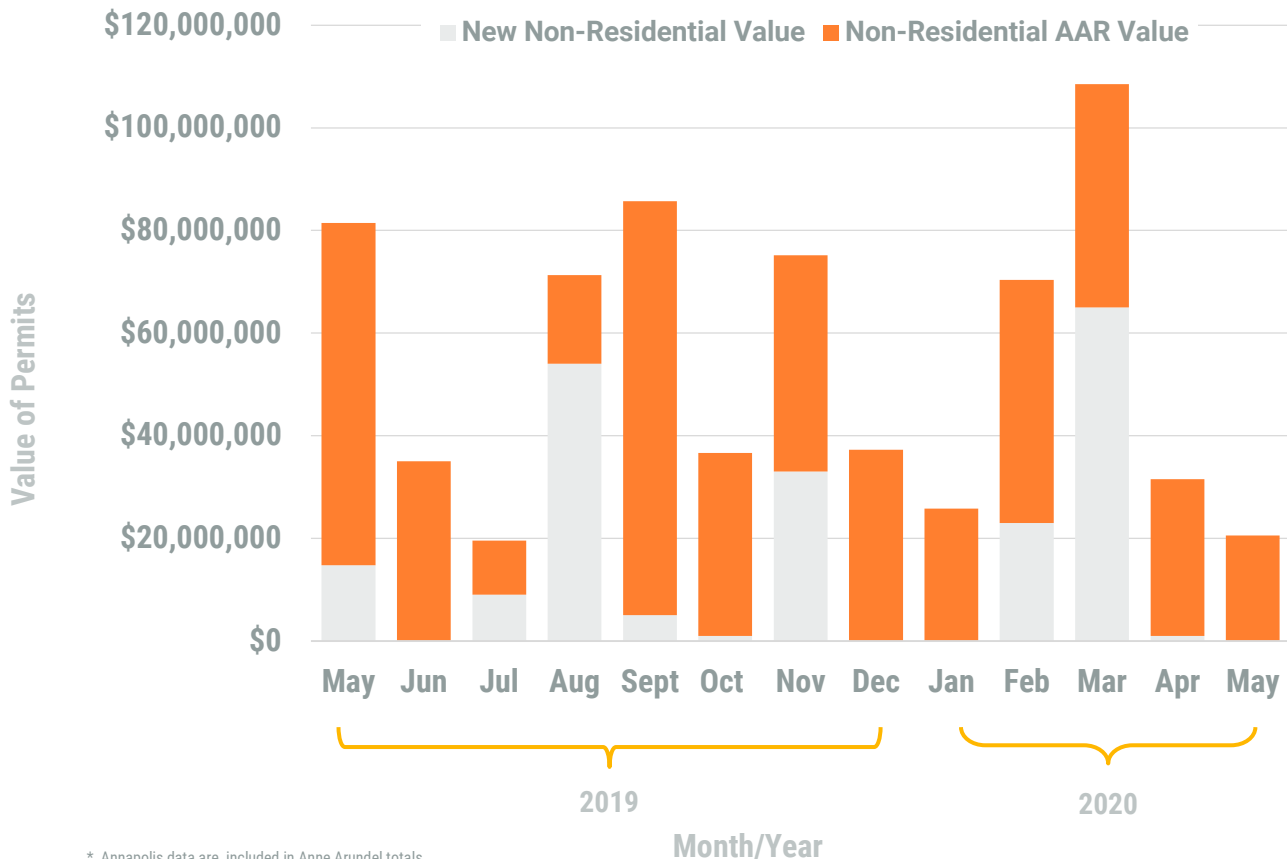
May, 2020

Baltimore City

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$0	\$88,958,000
AARs NON-RESIDENTIAL <small>Alterations, Additions, Repairs (AARs)</small>	\$20,522,000	\$167,839,000

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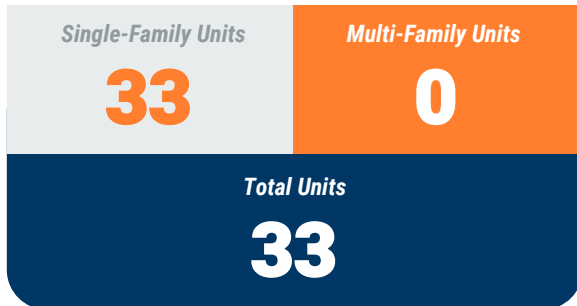
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Baltimore County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

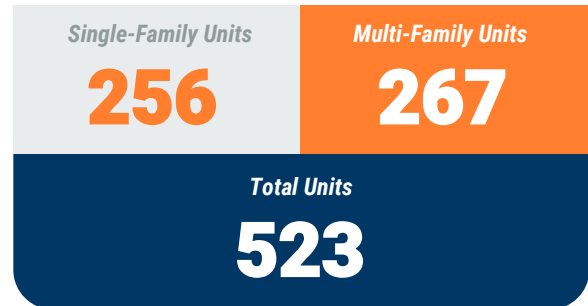
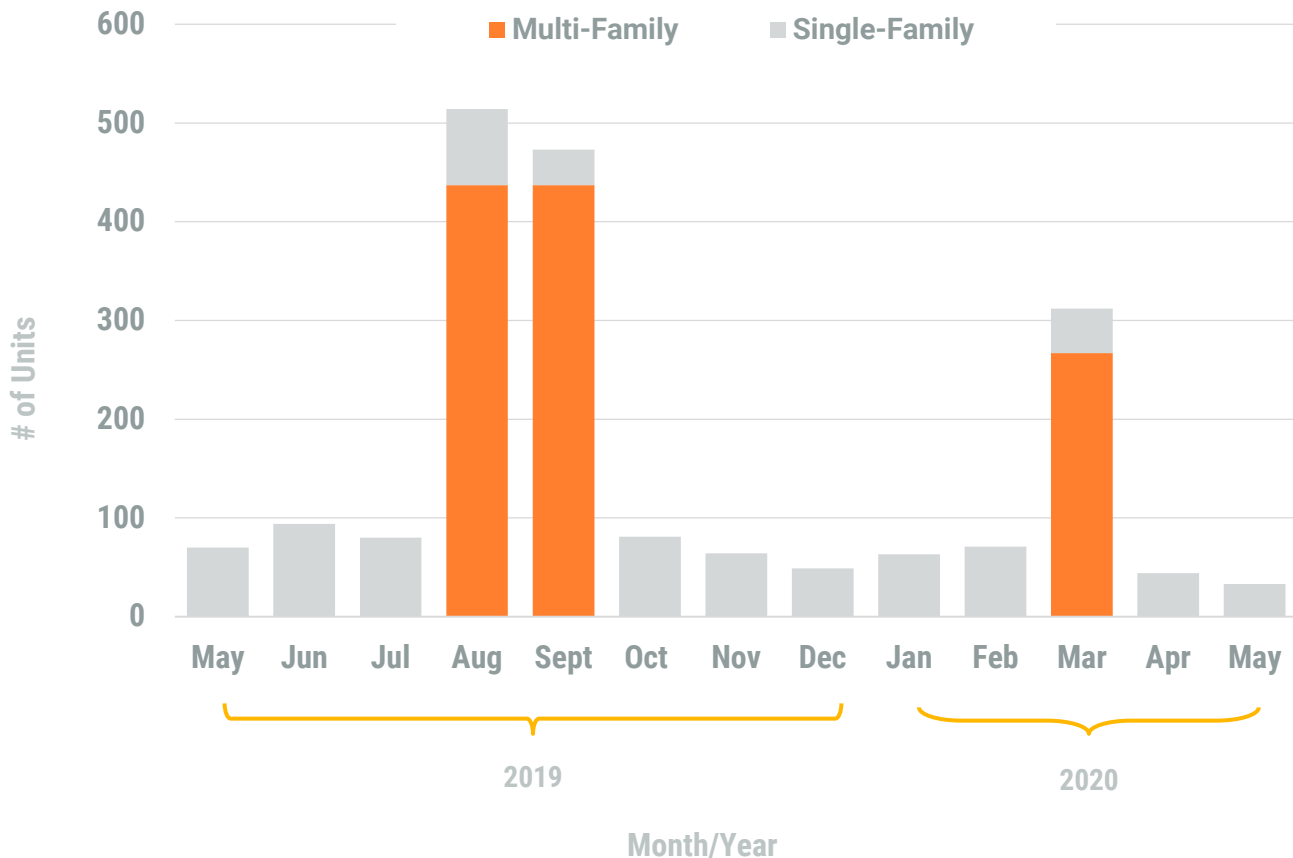


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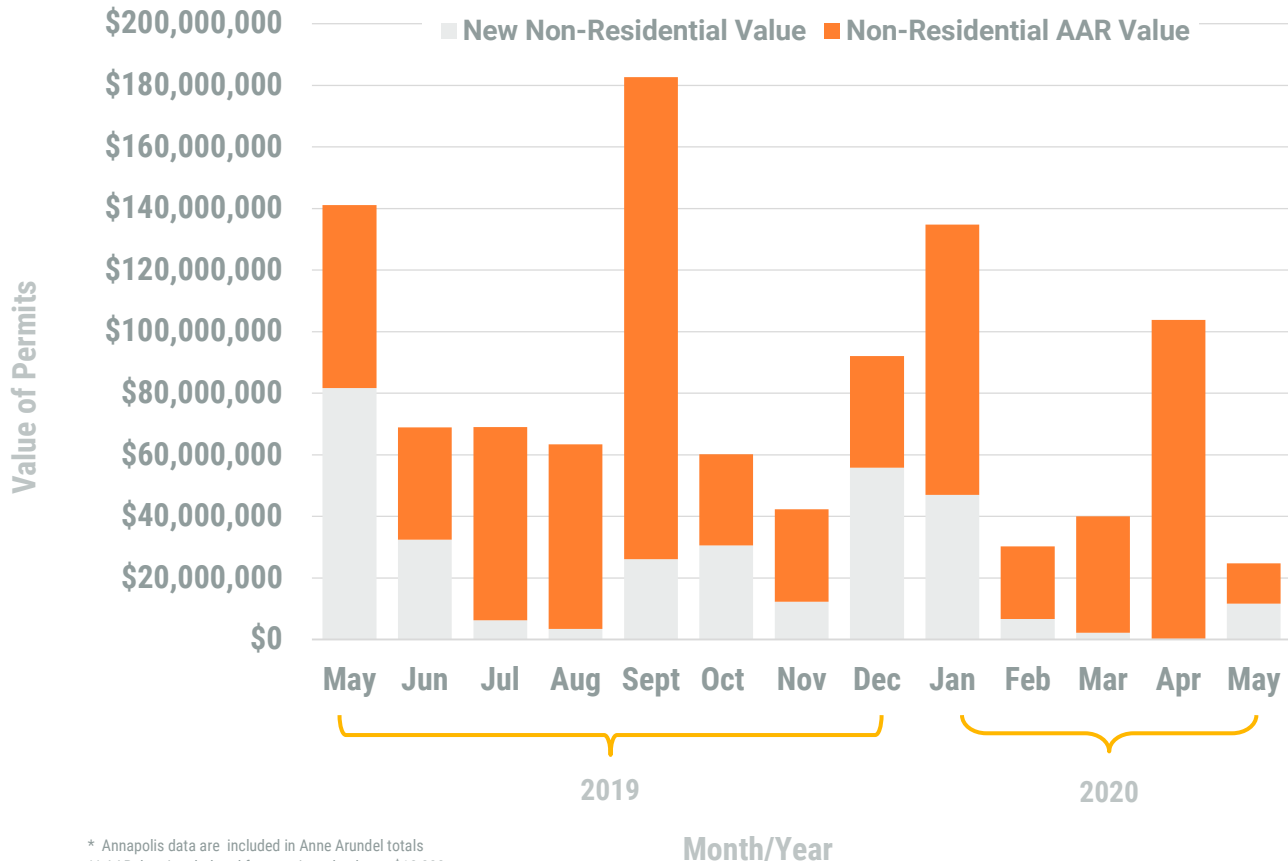
May, 2020

Baltimore County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$11,650,000	\$67,580,000
AARs NON-RESIDENTIAL <small>Alterations, Additions, Repairs (AARs)</small>	\$13,047,000	\$266,043,000

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



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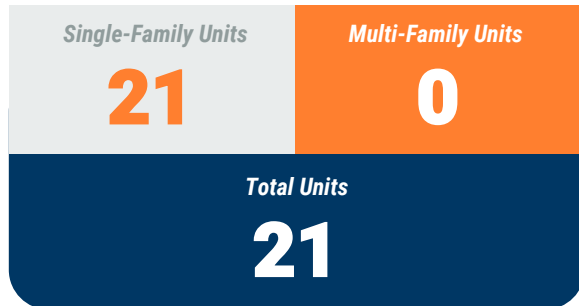
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Carroll County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

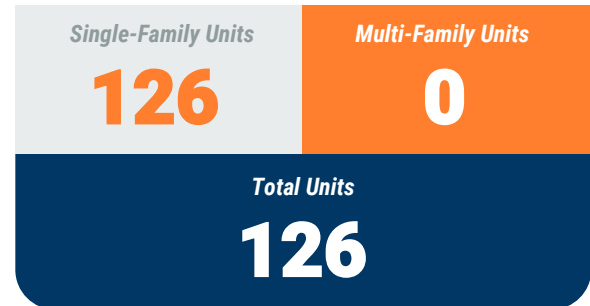
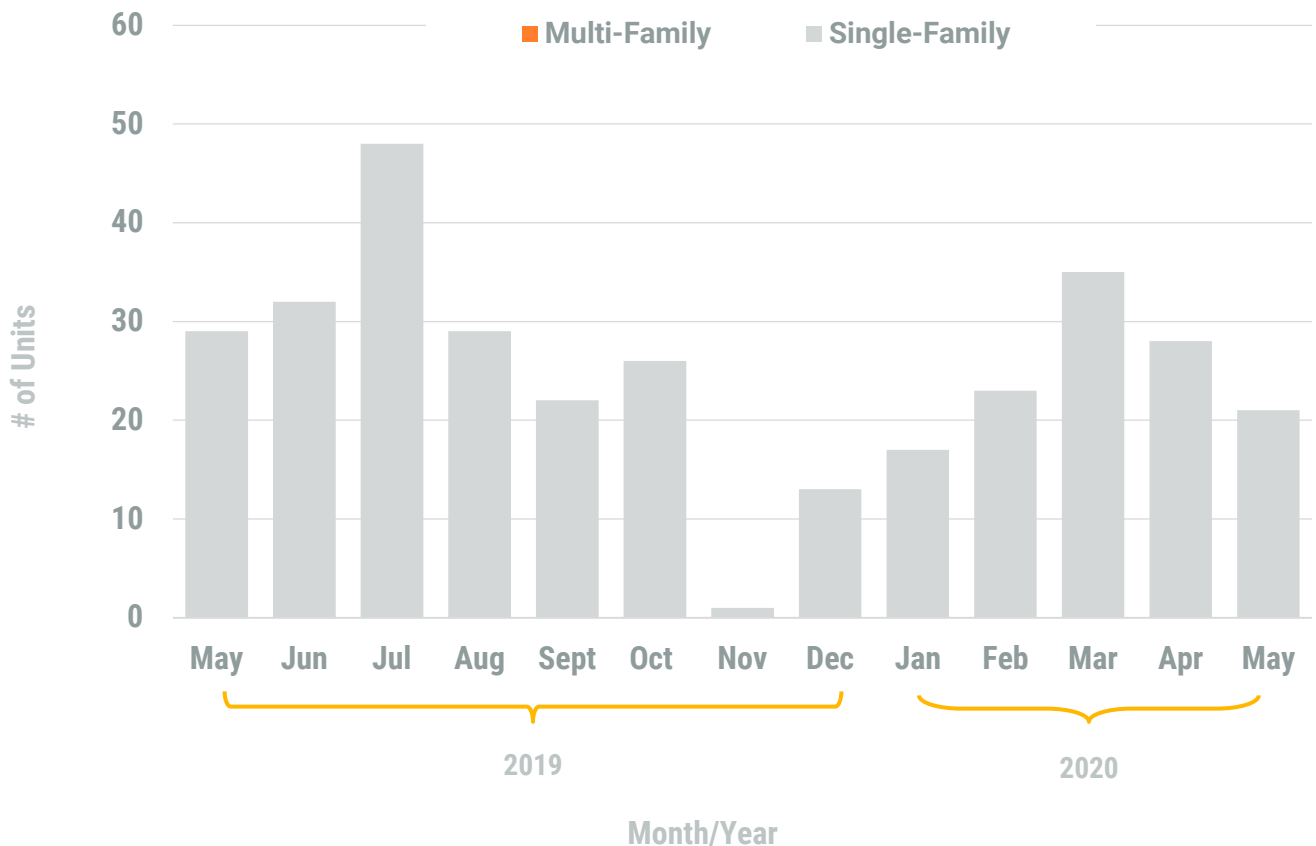


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

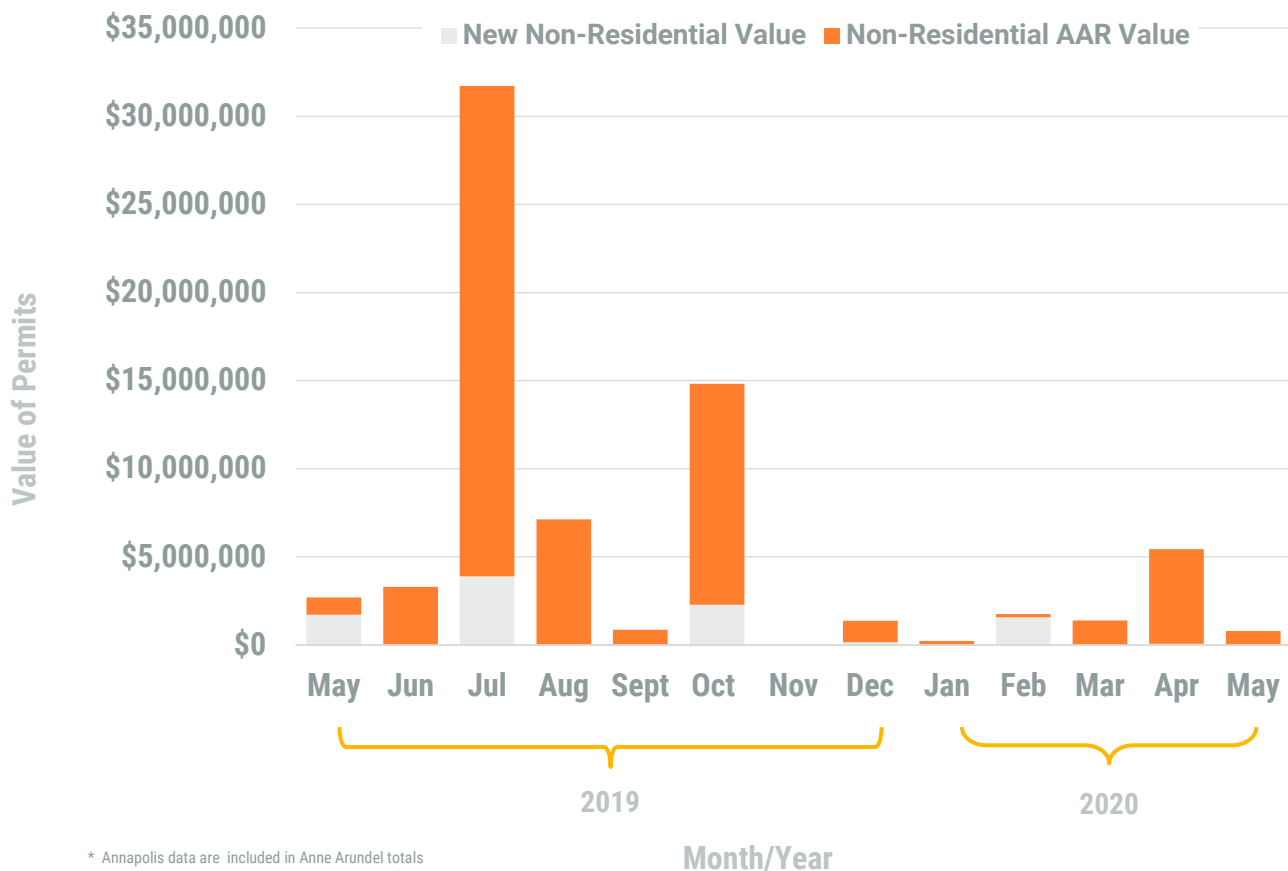
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Carroll County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$0	\$1,639,000
AARs NON-RESIDENTIAL <small>Alterations, Additions, Repairs (AARs)</small>	\$795,000	\$7,951,000

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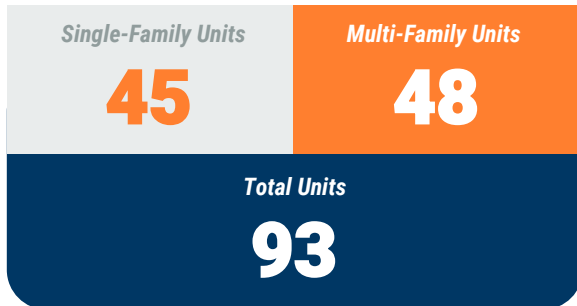
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Harford County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

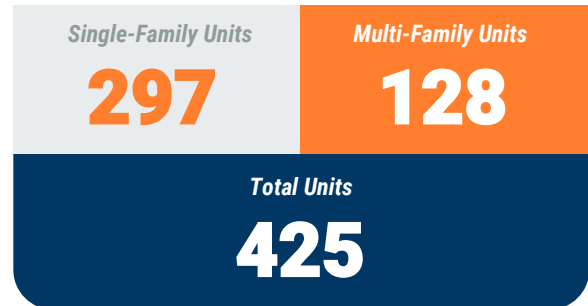
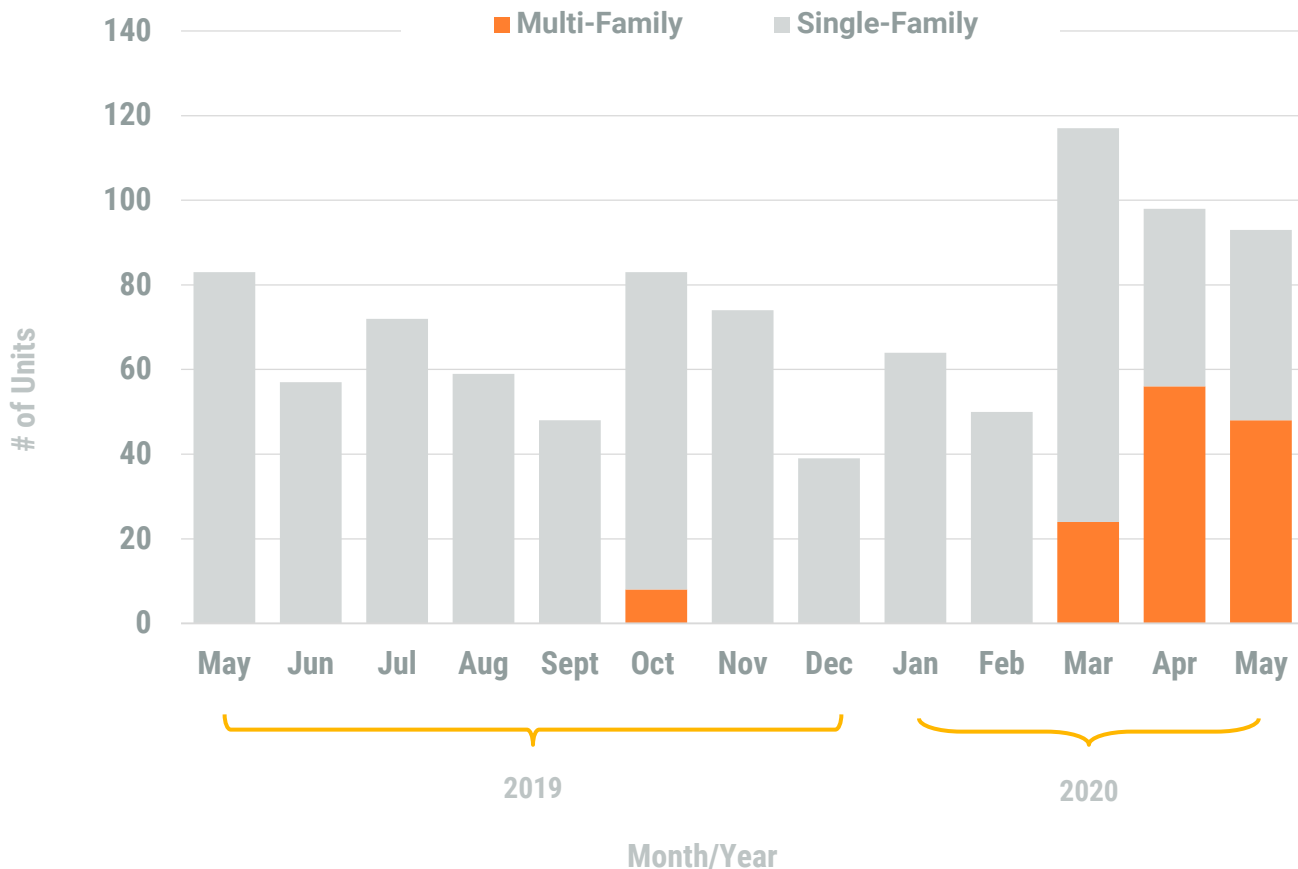


Exhibit 1: New Residential Unit Permit Activity (13-Month)





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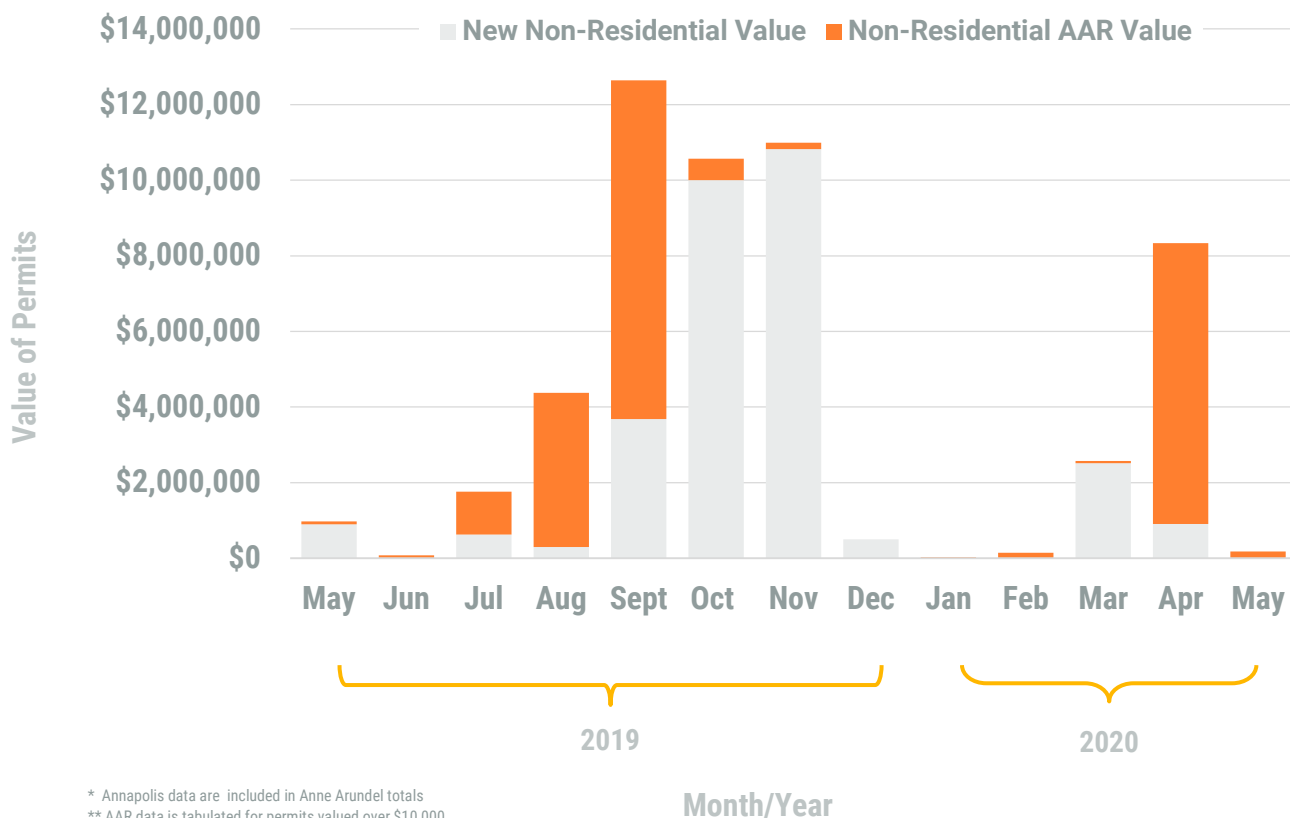
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Harford County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$0	\$3,415,000
AARs NON-RESIDENTIAL <small>Alterations, Additions, Repairs (AARs)</small>	\$176,000	\$7,838,000

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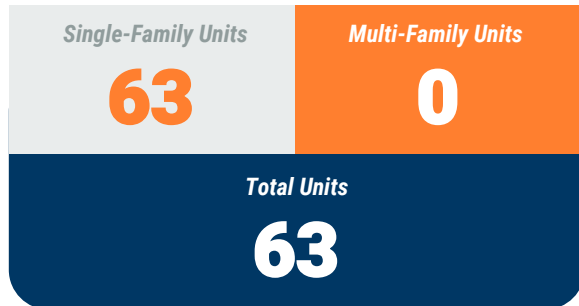
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Howard County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

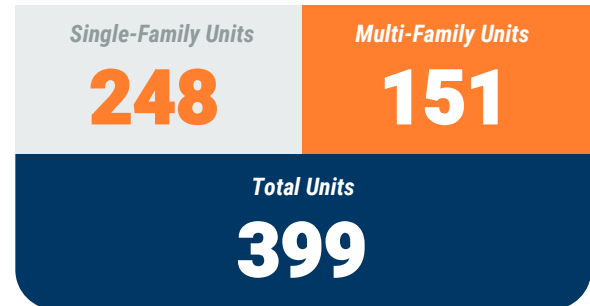
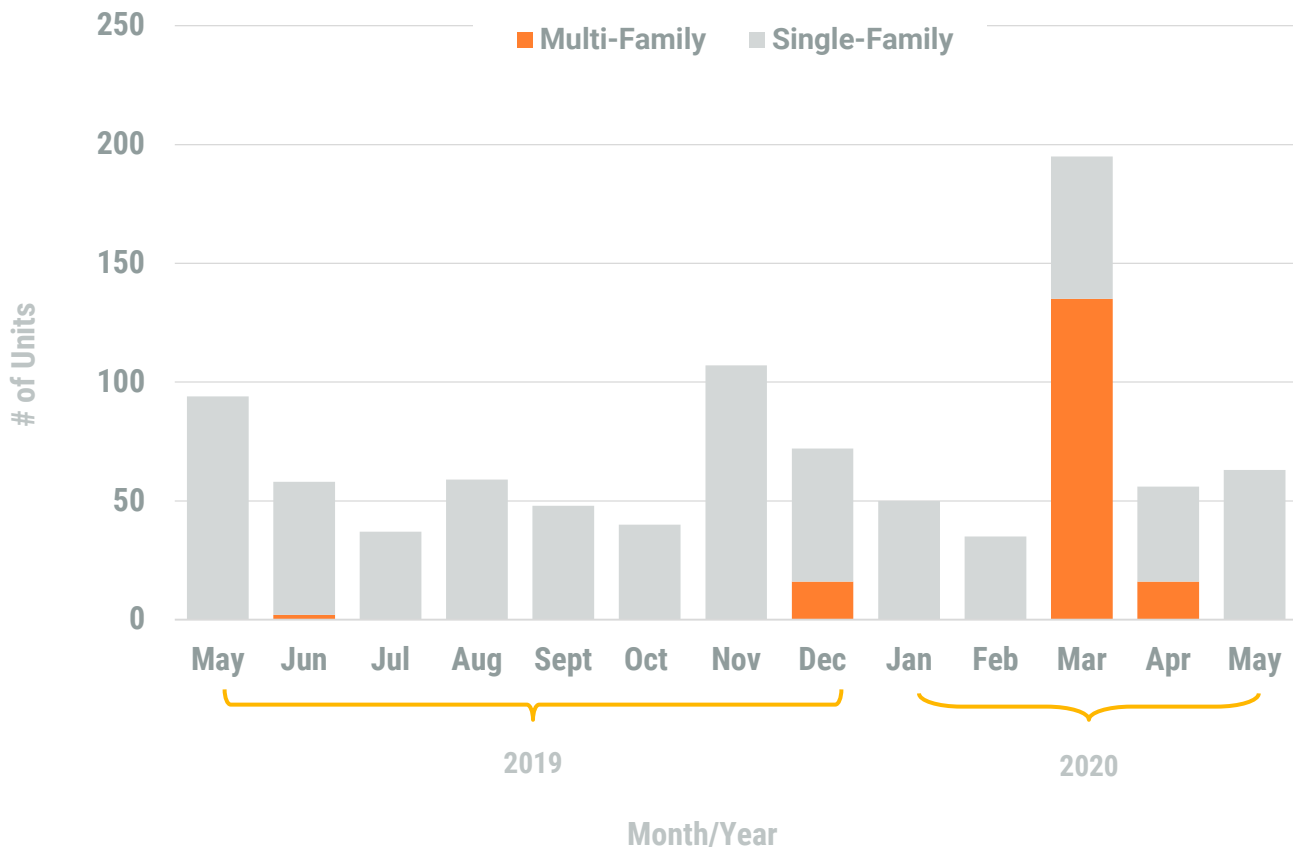


Exhibit 1: New Residential Unit Permit Activity (13-Month)





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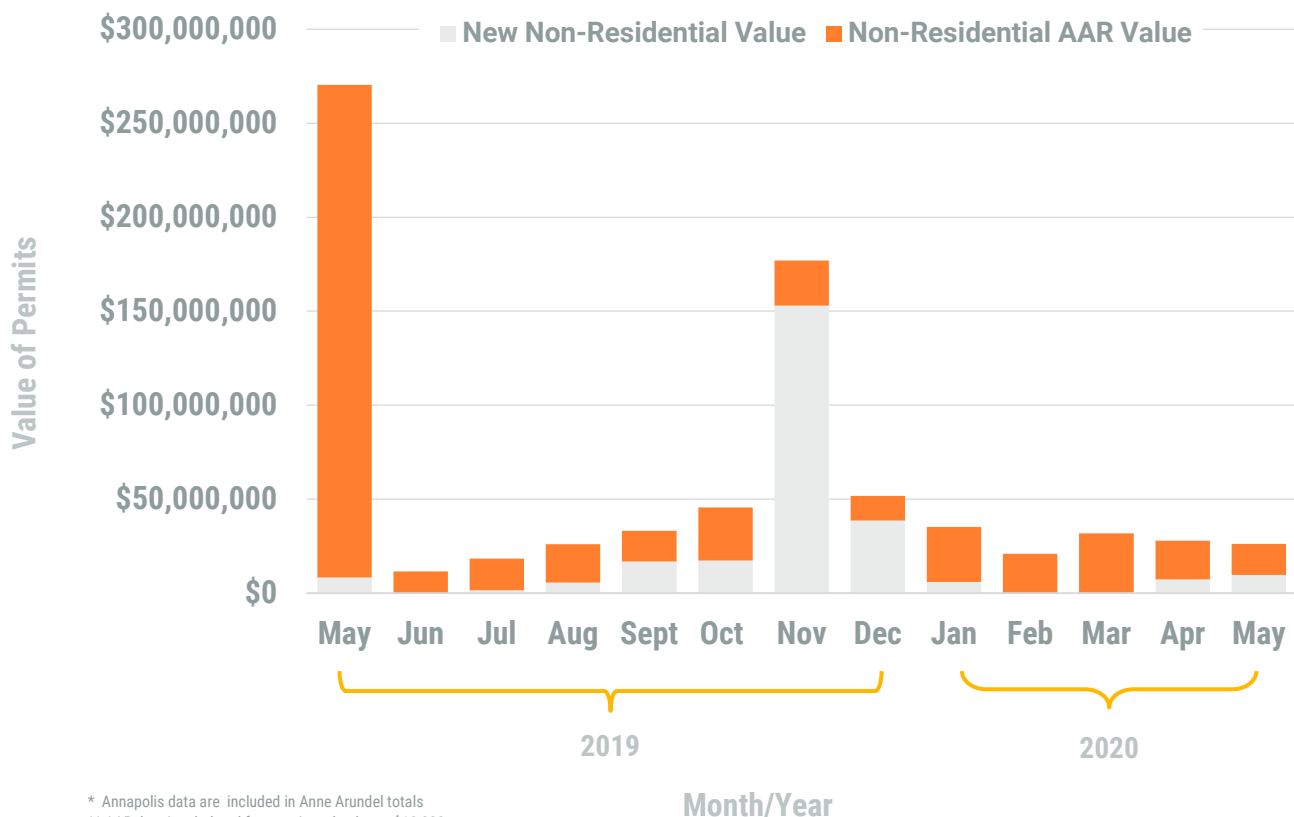
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Howard County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$9,700,000	\$23,079,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$16,511,000	\$119,154,000

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Building Activity Report

May, 2020

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

Amount	County/City	Location	Description	Owner Name
\$ 9,700,000	Howard	Elkridge	New 5-Sty Self Storage Bldg	RSC Elkridge LLC
\$ 8,000,000	Baltimore	Greenspring Valley/Pikesville	New Self Storage Bldg	Two Farms Inc
\$ 2,000,000	Baltimore	Greenspring Valley/Pikesville	New Bank	Greenspring Mall Assoc
\$ 1,500,000	Baltimore	Reisterstown/Owings Mills	New 1-Sty Retail Bldg (4 Tenant Spaces)	GGCAL RSC LLC
\$ 573,506	Anne Arundel	Severna Park	New Veterinarian Bldg	Bayside Property Holding 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
\$ 8,000,000	Anne Arundel	Severna Park	Int Alts: Tenant Fit-Out Ofcs	North Arundel Hosp Assoc Inc
\$ 6,800,000	Baltimore City	Mount Washington	Alts: Rplc Druid Hill Park Pool House, Wading Pool. Reno Pools. Add Water Feature	Mayor And City Council Of Balt
\$ 6,750,000	Anne Arundel	Marley Neck	Int Alts: Tenant Fit-Out Warehouse	Ewa Glen Burnie LLC
\$ 5,000,000	Howard	Columbia	Addtn, Reno: New Shell Space for Future Tenants	Lakeside Columbia LLC
\$ 4,400,000	Baltimore City	Cherry Hill	Ext/Int Reno: Cherry Hill Town Center	Cherry Hill Town Center, Inc.
\$ 4,000,000	Anne Arundel	Annapolis	Int/Ext Alts: to Showroom	Lapis Moon LLC
\$ 2,850,000	Anne Arundel	Jessup/Severn	Int Alts: Whitebox	Inland Western Severn LLC
\$ 2,028,132	Baltimore	Edgemere	Int Alts: Install Racking	Tpa Properties 15 LLC
\$ 1,600,000	Anne Arundel	Jessup/Severn	Int Alts: Fit Out- Grocery Store	Inland Western Severn LLC
\$ 1,500,000	Baltimore City	Canton	Int Alts: Reno Warehse with Ofc Space (2nd Fl)	Pompeian Inc.
\$ 1,488,010	Howard	Ellicott City	Int Alts: Walmart	Wal Mart Real Estate Business
\$ 1,250,000	Baltimore City	Highlandtown	Ext Alts: Add Canopies Around Perimeter of Bldg, Light Fixtures	Harbor Point Parcel 2 Holdings
\$ 1,250,000	Howard	Laurel	Int Alts: Completion of Shell Bldg	Lit Mrpi Jessup Owner LLC
\$ 1,200,000	Baltimore City	East Baltimore	Int Alts: Reno Classrms, Rplc Open Space w Rms, Upgrades, Finishes (Henderson-Hopkins)	John Srygley
\$ 1,200,000	Baltimore	Essex	Grading for Res Dev	Sage Custom Homes LLC
\$ 1,000,000	Anne Arundel	Marley Neck	Int Alts: Install/Move Spklr Heads	Anne Arundel County Bd Of Ed
\$ 1,000,000	Howard	Columbia	Int Alts: Auditorium, Improve Accessibility, Life Safety Upgrades, Partial Spklr System	Howard County Government

Source: Building Permit Data System at the Baltimore Metropolitan Council



Appendix

May, 2020

Table 1a. Residential Construction Activity

	Single-Family Units				Multi-Family Units				Total Units			
	May 2019	May 2020	YTD 2019	YTD 2020	May 2019	May 2020	YTD 2019	YTD 2020	May 2019	May 2020	YTD 2019	YTD 2020
Anne Arundel	206	146	837	779	-	-	429	24	206	146	1,266	803
Annapolis*	(4)	(6)	(22)	(16)	-	-	-	-	(4)	(6)	(22)	(16)
Baltimore City	12	6	74	30	70	285	70	729	82	291	144	759
Baltimore	70	33	391	256	-	-	192	267	70	33	583	523
Carroll	29	21	171	124	-	-	12	-	29	21	183	124
Harford	83	46	310	298	-	48	57	128	83	94	367	426
Howard	94	63	391	248	-	-	-	151	94	63	391	399
Region	494	315	2,174	1,735	70	333	760	1,299	564	648	2,934	3,034
Regional Change 2019-2020		(179)		(439)		263		539		84		100
As a Percent		-36.2%		-20.2%		375.7%		70.9%		14.9%		3.4%

	Number of AAR Permits**				Value of New Residential Construction Activity (thousands of dollars)				Value of Additions, Alterations and Repairs (thousands of dollars)			
	May 2019	May 2020	YTD 2019	YTD 2020	May 2019	May 2020	YTD 2019	YTD 2020	May 2019	May 2020	YTD 2019	YTD 2020
Anne Arundel	227	118	975	663	36,189	23,780	207,507	138,000	9,476	5,298	45,546	34,025
Annapolis*	(21)	(20)	(102)	(93)	(1,327)	1,993	(4,207)	6,612	(927)	(1,288)	(8,320)	(6,188)
Baltimore City	88	53	482	444	1,760	960	10,435	30,447	5,068	14,165	32,929	76,046
Baltimore	188	91	763	535	17,800	12,462	112,118	68,615	8,179	3,663	41,670	32,544
Carroll	76	73	393	195	6,893	5,143	42,068	26,725	2,141	2,971	13,300	6,848
Harford	42	5	61	18	19,716	18,644	82,574	89,090	1,608	131	2,444	1,085
Howard	175	114	577	465	21,366	10,536	92,987	65,747	4,714	3,722	19,431	16,908
Region	796	454	3,251	2,320	103,724	71,525	547,689	418,624	31,186	29,950	155,320	167,456
'Regional Change 2019-2020		(342)		(931)		(32,199)		(129,065)		(1,236)		12,136
As a Percent		-43.0%		-28.6%		-31.0%		-23.6%		-4.0%		7.8%

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Source: BPDS at the Baltimore Metropolitan Council



Appendix

May, 2020

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)			
	May 2019	May 2020	YTD 2019	YTD 2020	May 2019	May 2020	YTD 2019	YTD 2020	May 2019	May 2020	YTD 2019	YTD 2020
Anne Arundel	130	103	572	485	955	574	14,350	14,302	17,312	32,411	70,767	90,573
Annapolis*	(17)	(18)	(83)	(90)	-	-	(1,328)	(75)	(2,322)	(965)	(10,100)	(12,955)
Baltimore City	64	43	311	268	14,736	-	50,611	88,958	66,703	20,522	333,180	167,839
Baltimore	191	64	732	487	81,693	11,650	215,244	67,580	59,450	13,047	255,937	266,042
Carroll	17	13	88	37	1,717	-	5,317	1,639	972	795	29,755	7,952
Harford	1	2	10	14	900	-	27,486	3,415	75	176	2,056	7,839
Howard	44	32	171	199	8,350	9,700	183,800	23,079	261,971	16,511	465,861	119,154
Region	447	257	1,884	1,490	108,351	21,924	496,808	198,973	406,483	83,462	1,157,556	659,399
'Regional Change 2019-2020 As a Percent		(190) -42.5%		(394) -20.9%		(86,427) -79.8%		(297,835) -59.9%		(323,021) -79.5%		(498,157) -43.0%

Table 1c. Mixed-Use Construction Activity

	Number of Residential Units in Mixed-Use Permits				Value of Mixed-Use Construction Activity (thousands of dollars)			
	May 2019	May 2020	YTD 2019	YTD 2020	May 2019	May 2020	YTD 2019	YTD 2020
Anne Arundel	-	-	-	-	-	-	-	-
Annapolis*	-	-	-	-	-	-	-	-
Baltimore City	70	285	70	599	15,000	60,000	15,000	125,305
Baltimore	-	-	-	231	-	-	-	60,000
Carroll	-	-	-	-	-	-	-	-
Harford	-	-	-	-	-	-	-	-
Howard	-	-	-	-	-	-	-	-
Region	70	285	70	830	15,000	60,000	15,000	185,305
'Regional Change 2019-2020 As a Percent		215 307.1%		760 1085.7%		45,000 300.0%		170,305 1135.4%

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Source: BPDS at the Baltimore Metropolitan Council



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May, 2020

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.

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