

REPORT

# Metropolitan Building Activity Report

August, 2020



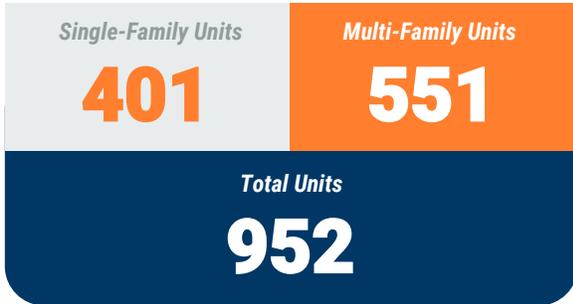
# Building Activity Report

August, 2020

Region

## Residential Construction Overview

### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL

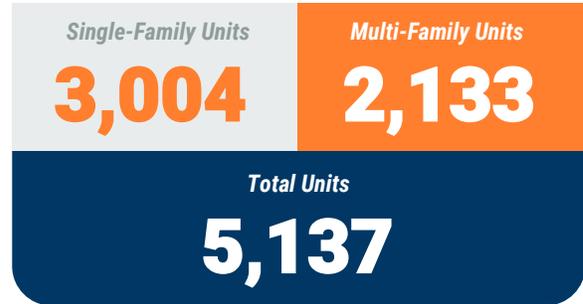
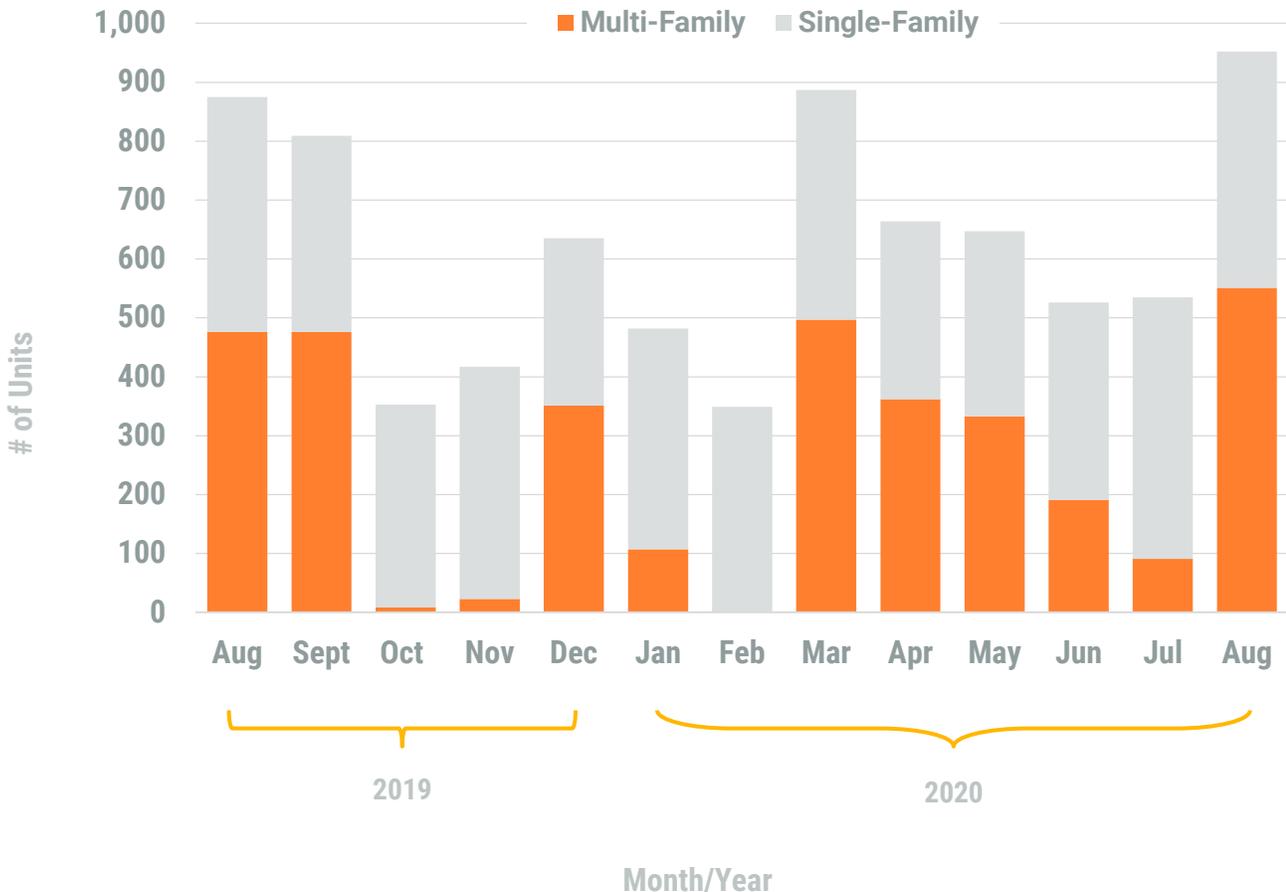


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

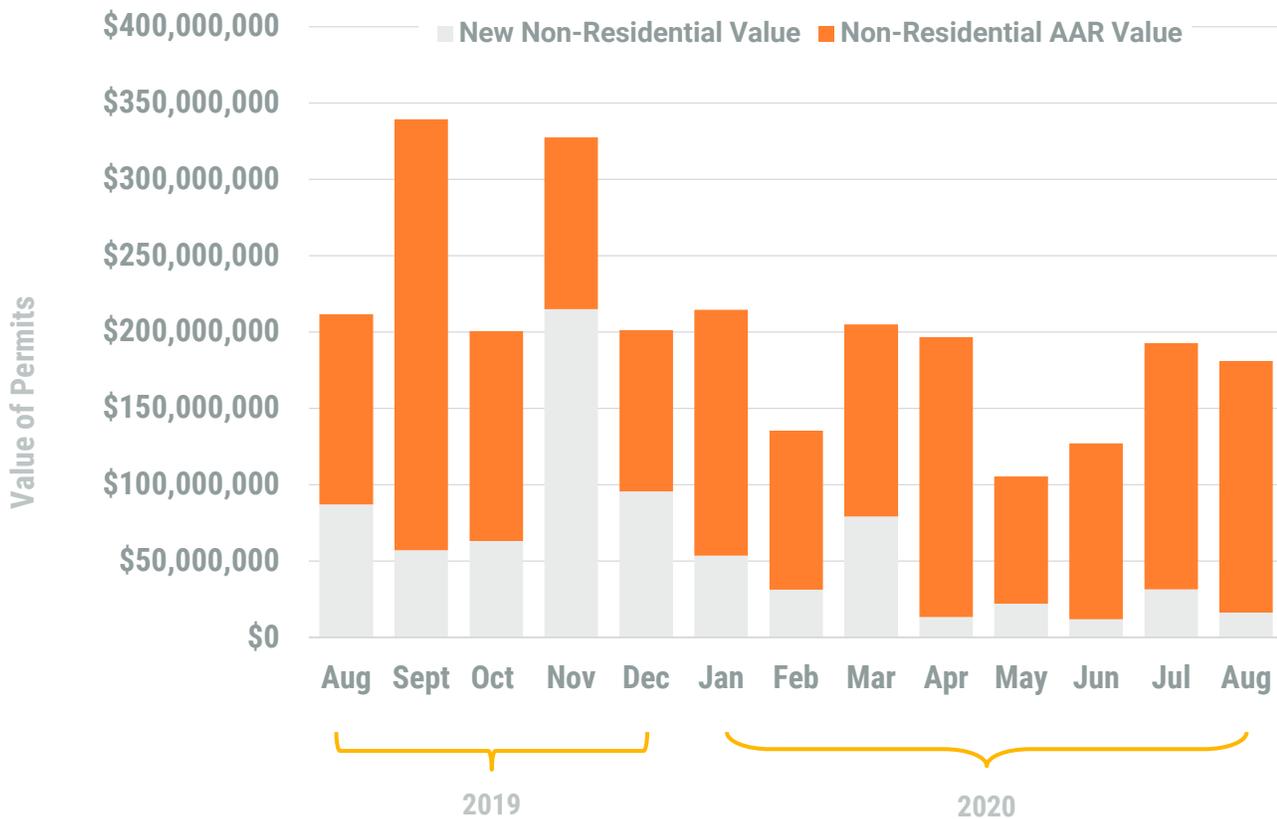
August, 2020

Region

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$16,192,000</b>	<b>\$259,126,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$164,725,000</b>	<b>\$1,102,240,000</b>

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



\* 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

Month/Year



# Building Activity Report

August, 2020

Anne Arundel County

## Residential Construction Overview

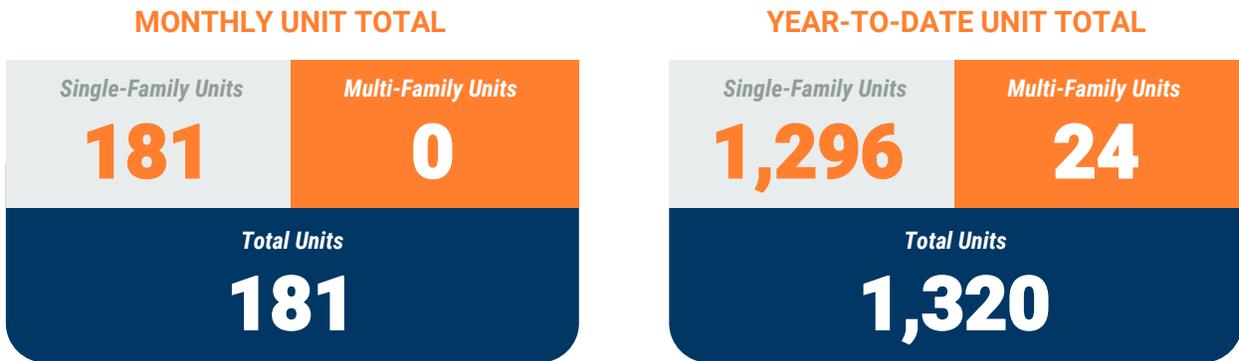
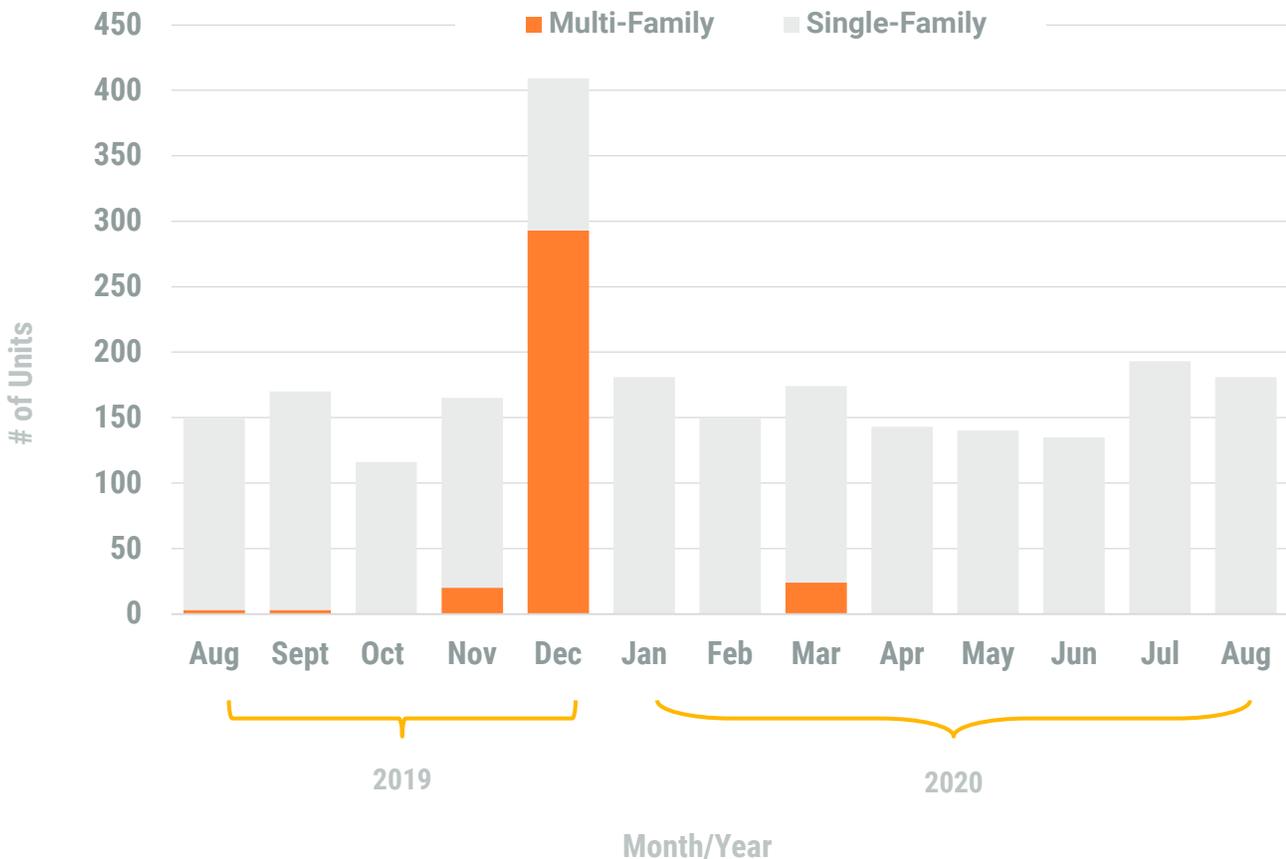


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

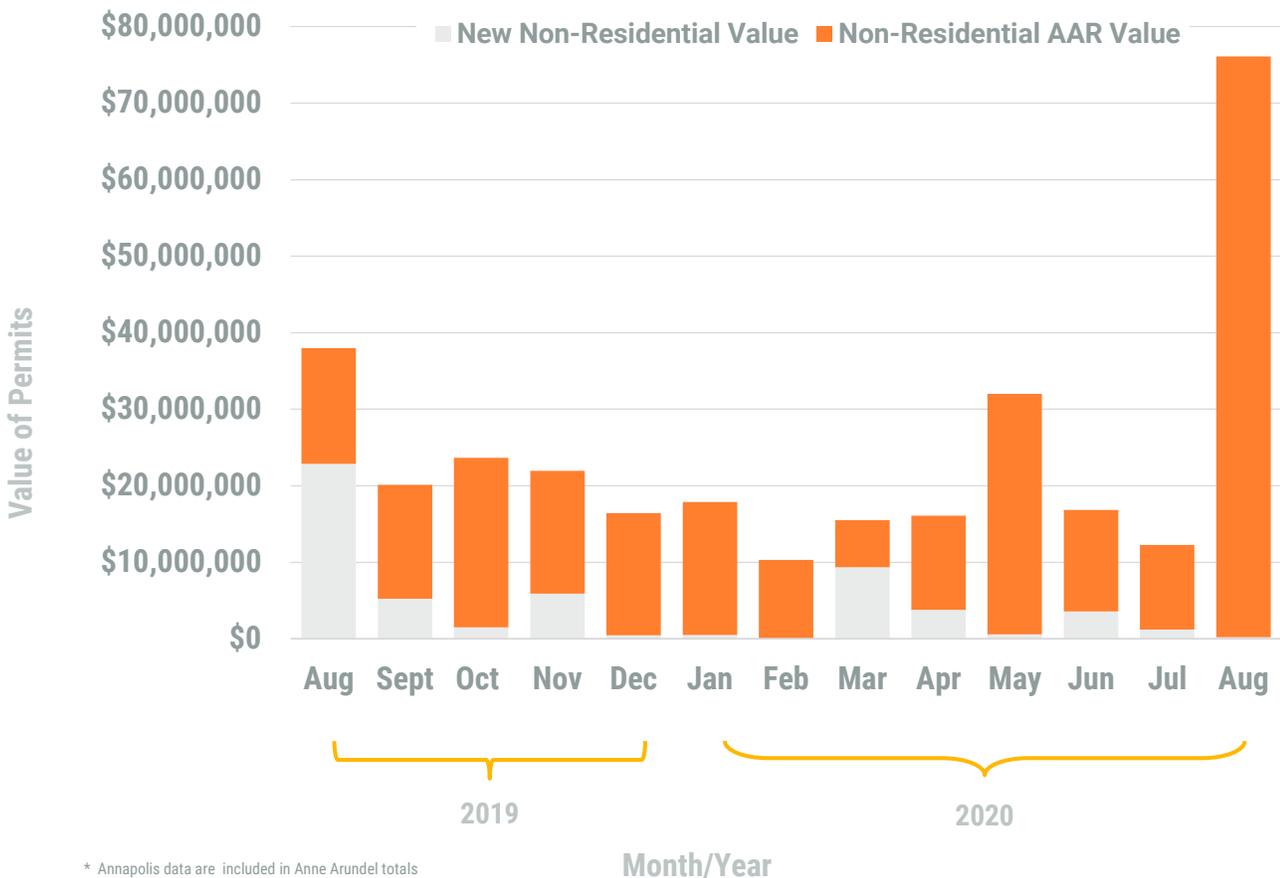
August, 2020

Anne Arundel County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$235,000</b>	<b>\$19,332,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$75,868,000</b>	<b>\$197,077,000</b>

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



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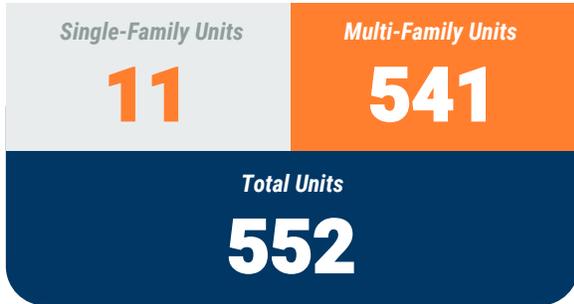
# Building Activity Report

August, 2020

Baltimore City

## Residential Construction Overview

### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL

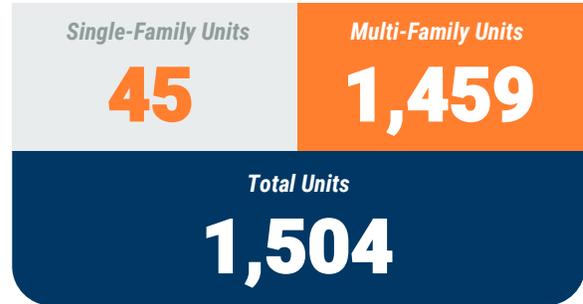
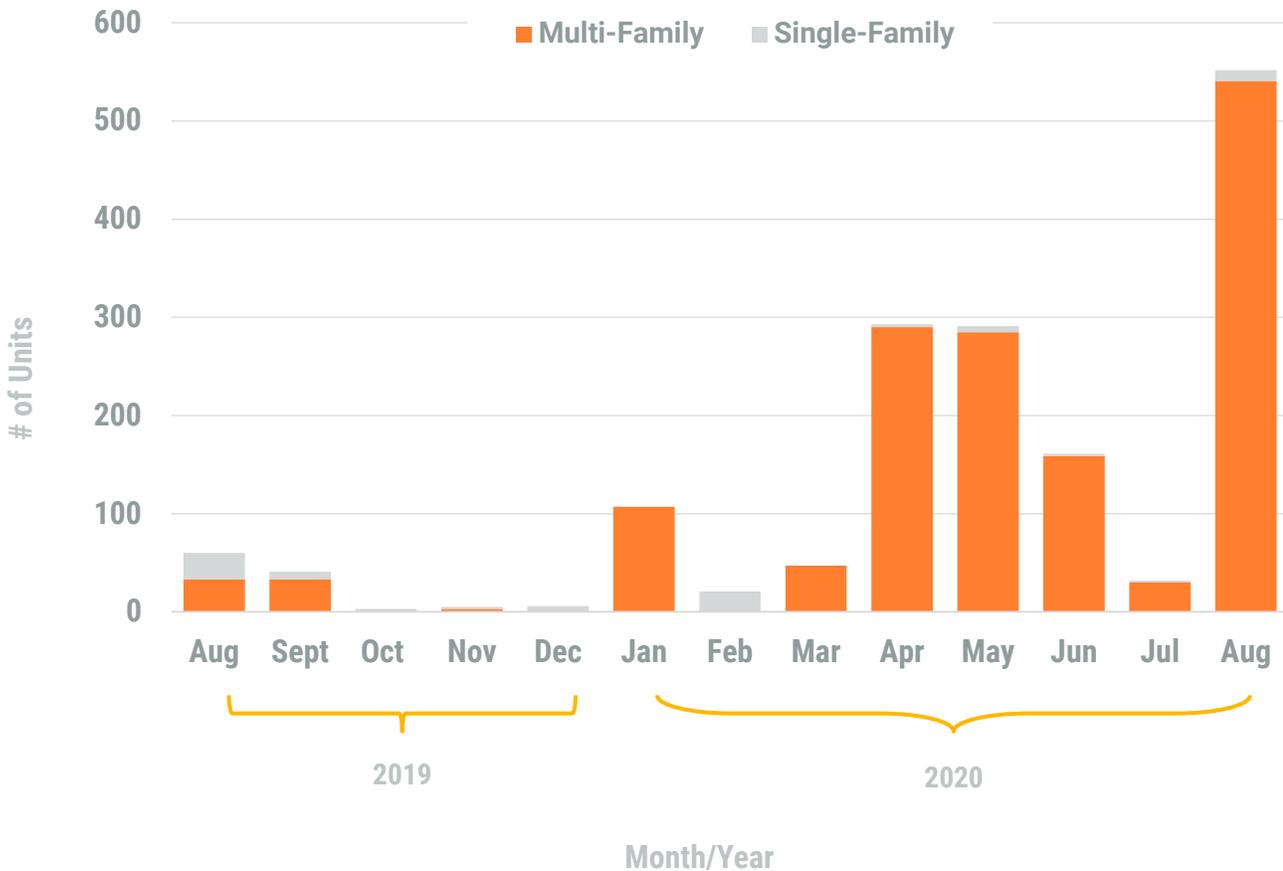


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

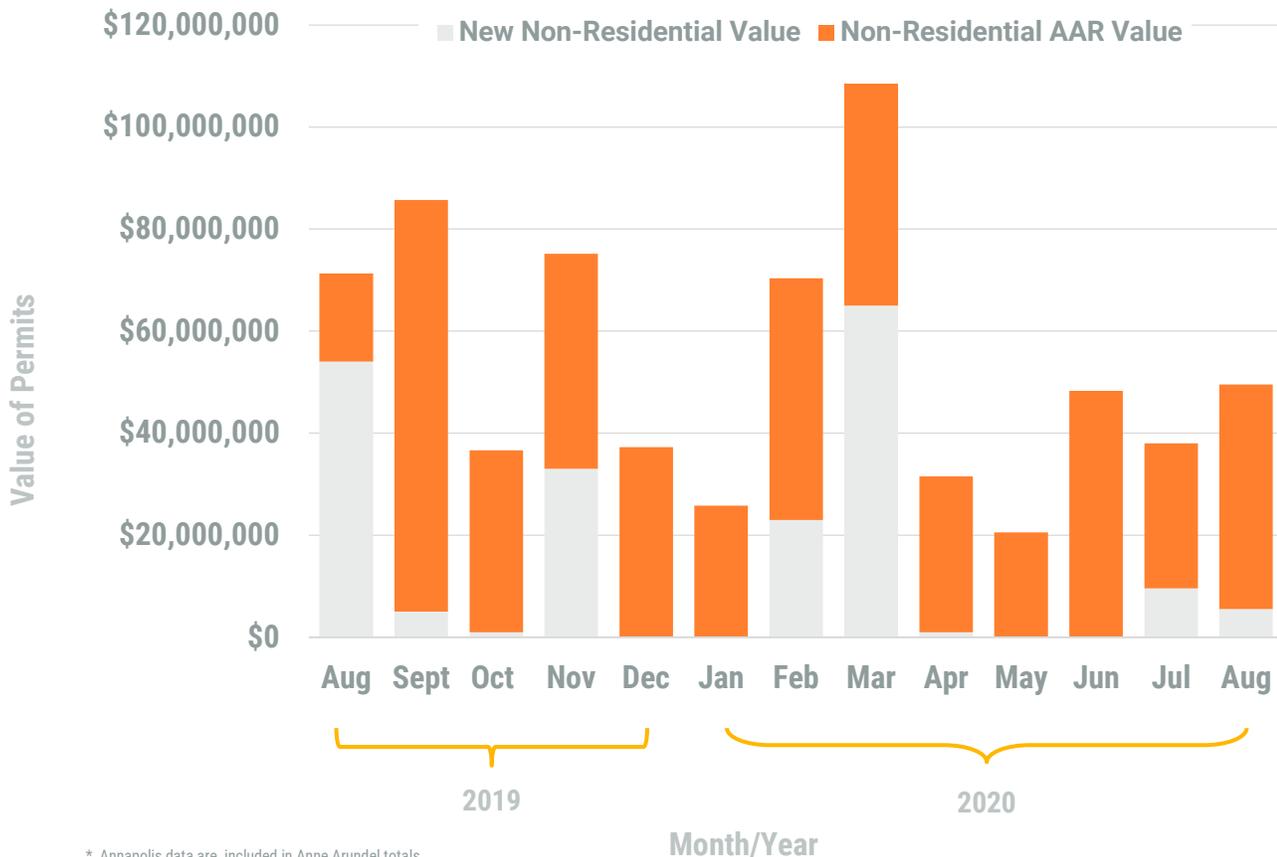
August, 2020

Baltimore City

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$5,505,000</b>	<b>\$104,061,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$44,065,000</b>	<b>\$288,617,000</b>

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



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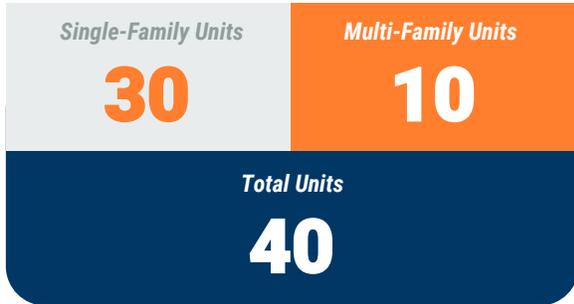
# Building Activity Report

August, 2020

Baltimore County

## Residential Construction Overview

### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL

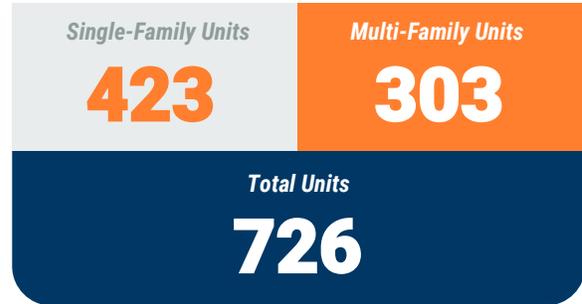
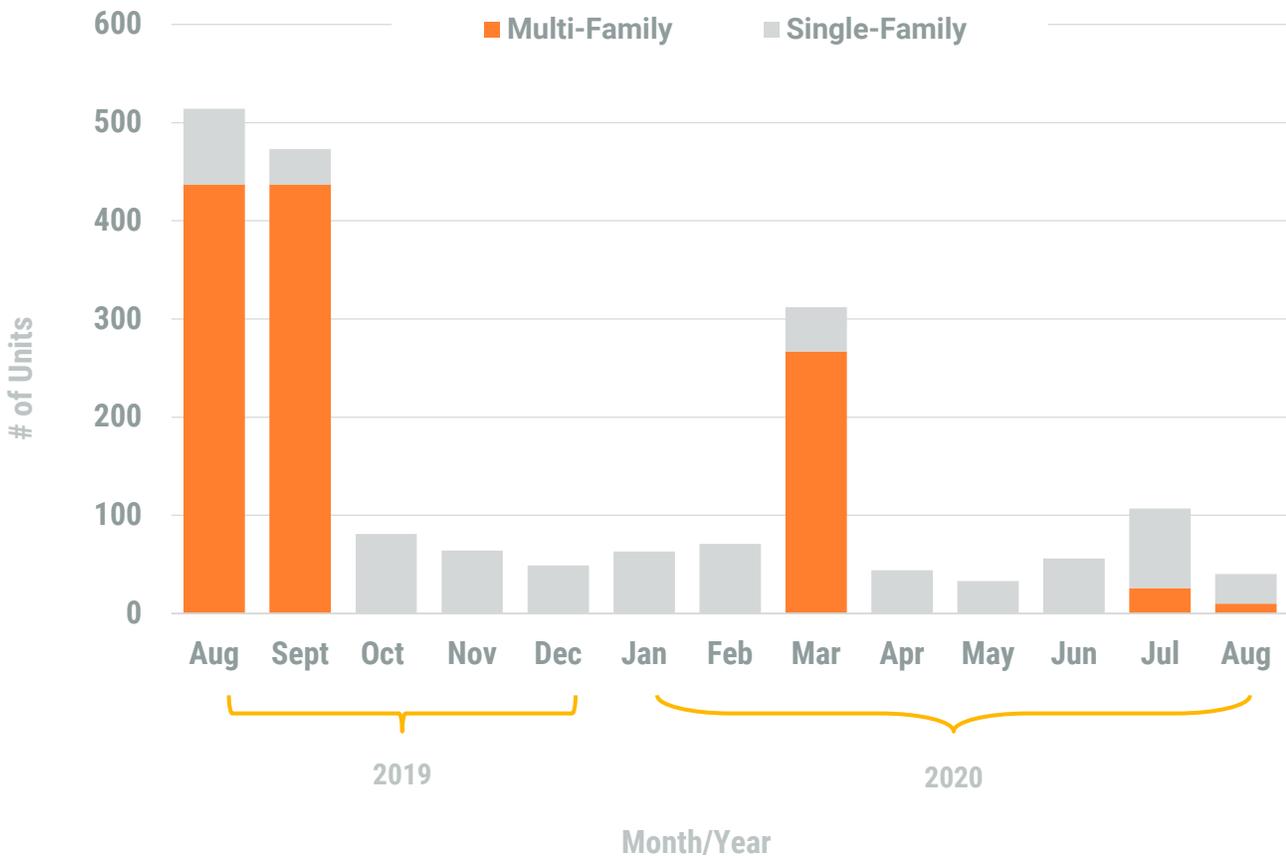


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

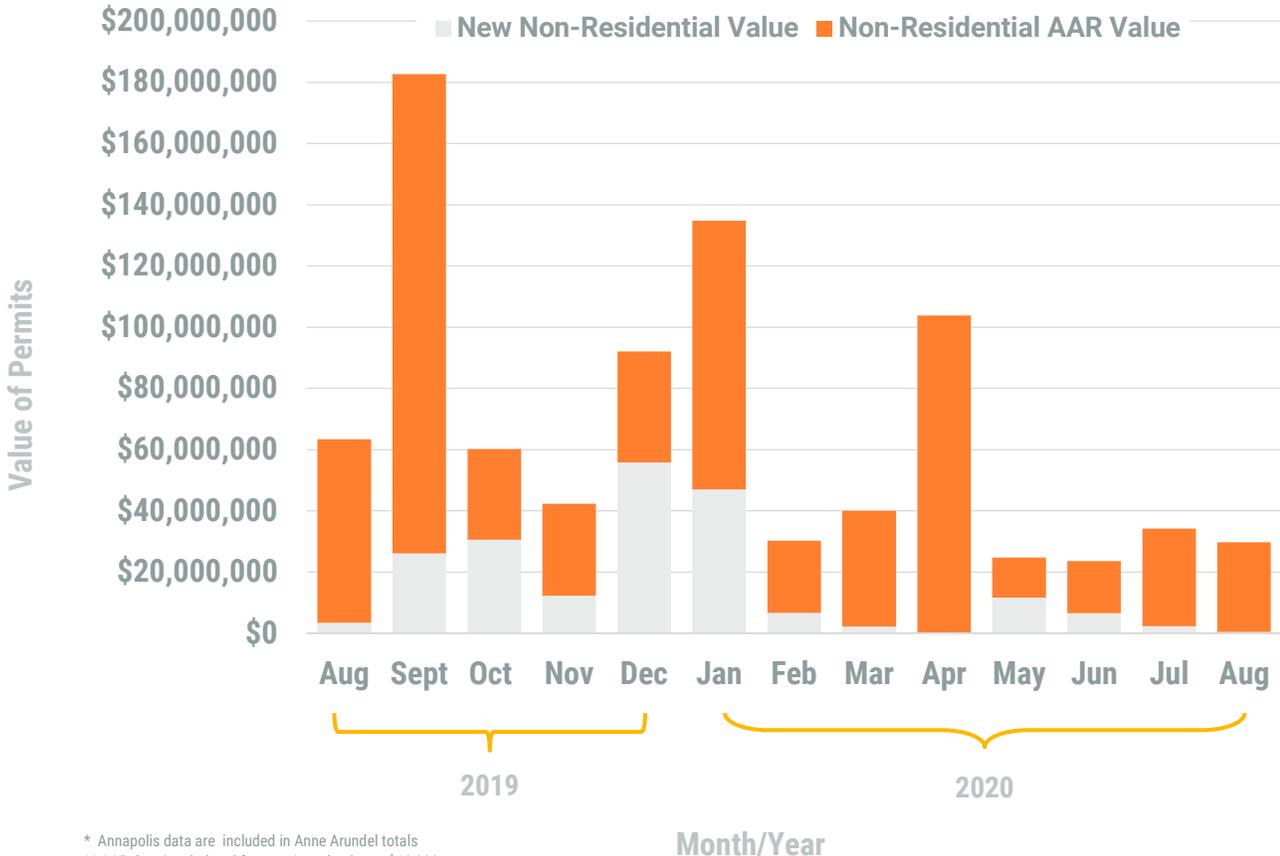
August, 2020

Baltimore County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$412,000</b>	<b>\$76,848,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$29,320,000</b>	<b>\$344,361,000</b>

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



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# Building Activity Report

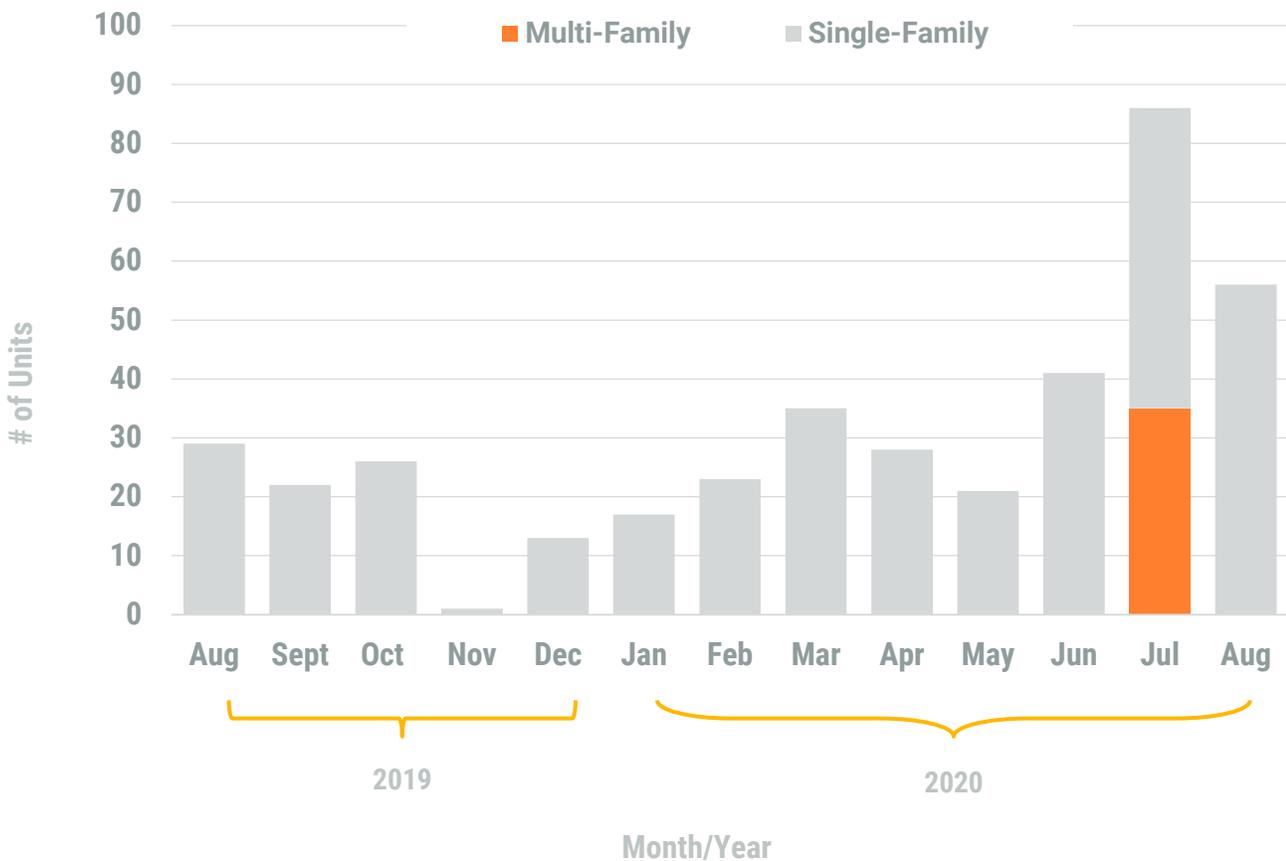
August, 2020

Carroll County

## Residential Construction Overview



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





# Building Activity Report

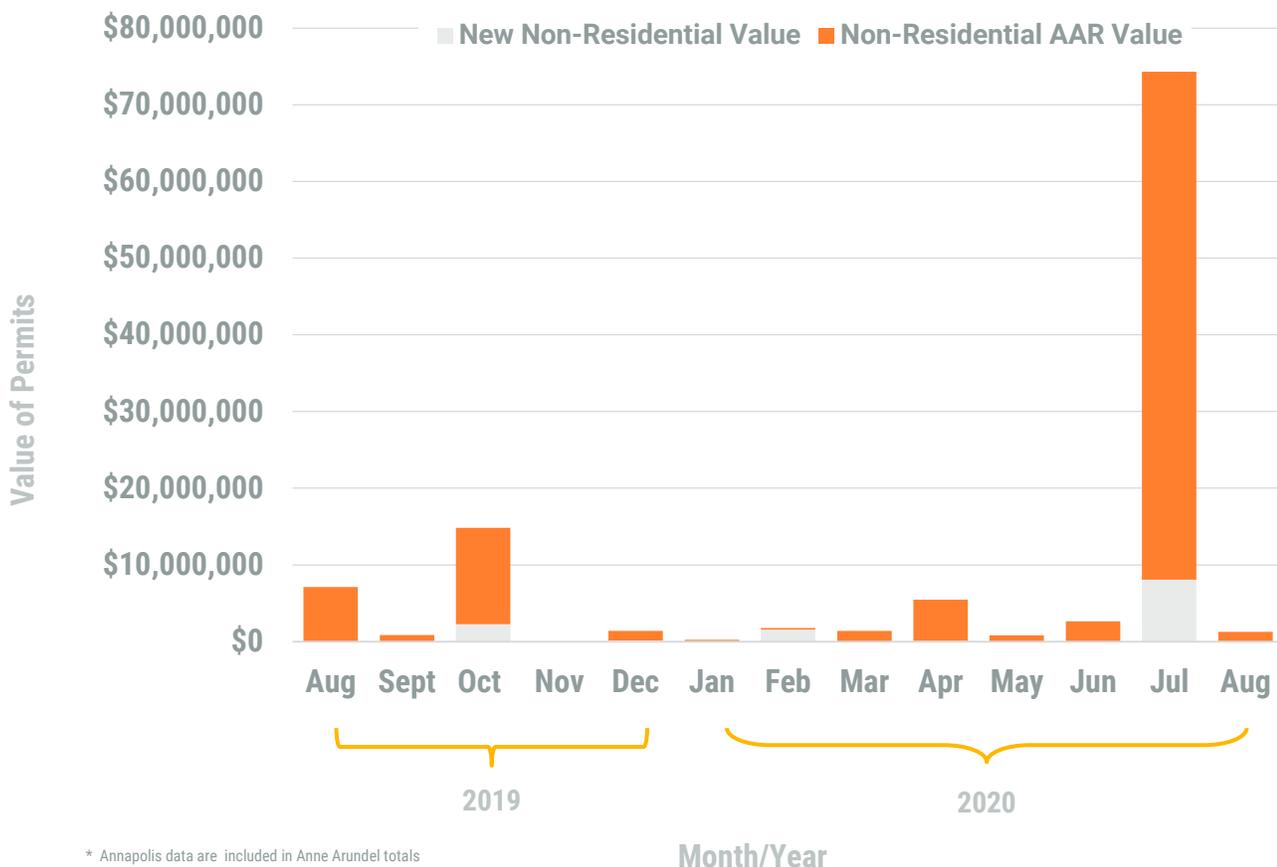
August, 2020

Carroll County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$40,000</b>	<b>\$9,746,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$1,228,000</b>	<b>\$78,169,000</b>

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



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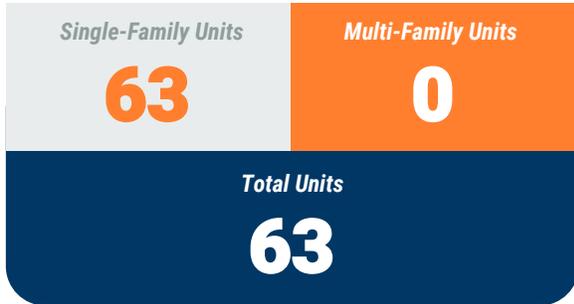
# Building Activity Report

August, 2020

Harford County

## Residential Construction Overview

### MONTHLY UNIT TOTAL



### YEAR-TO-DATE UNIT TOTAL

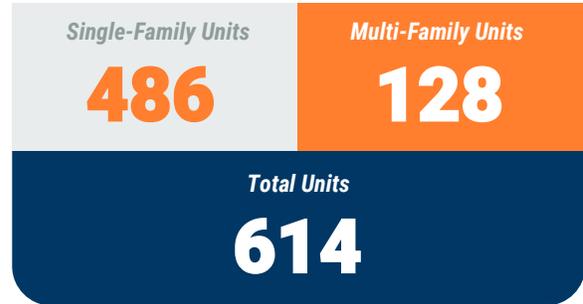
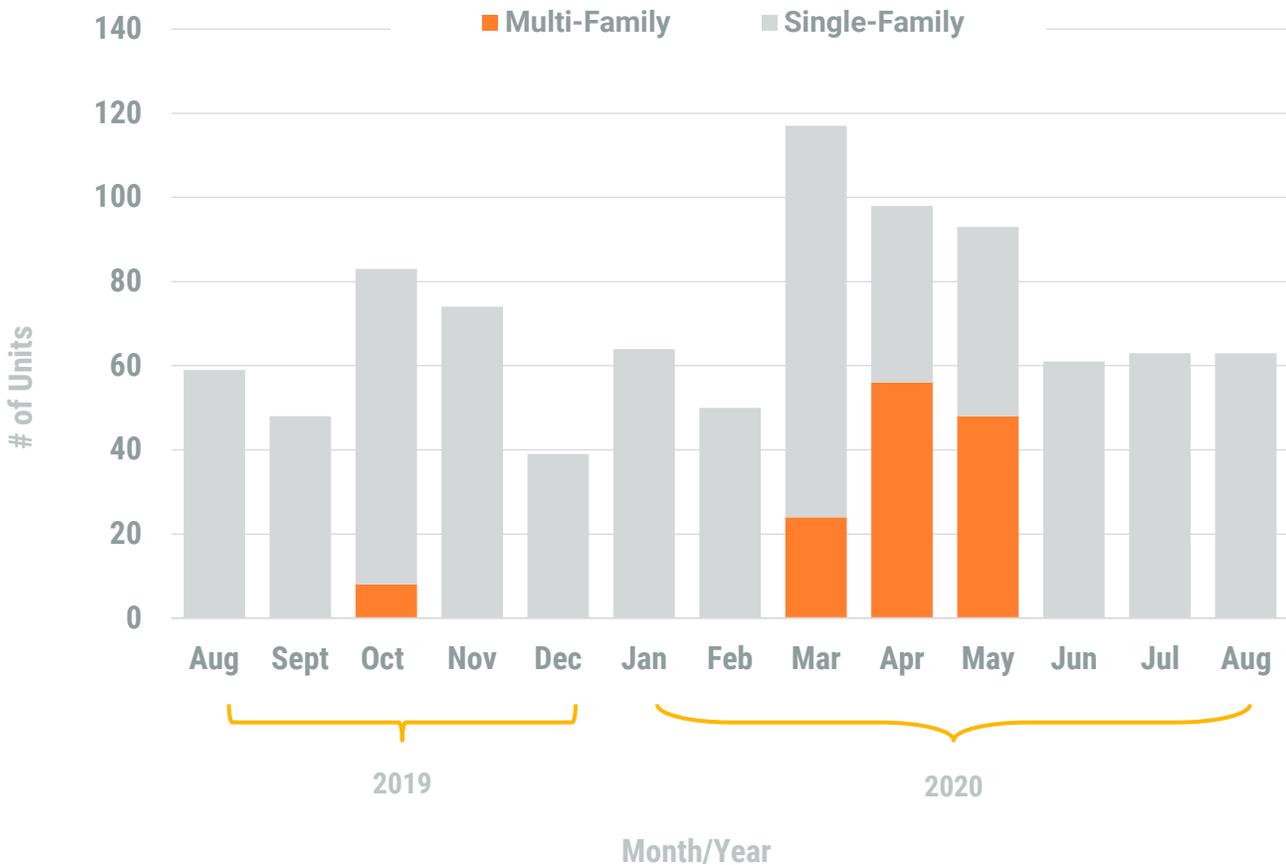


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

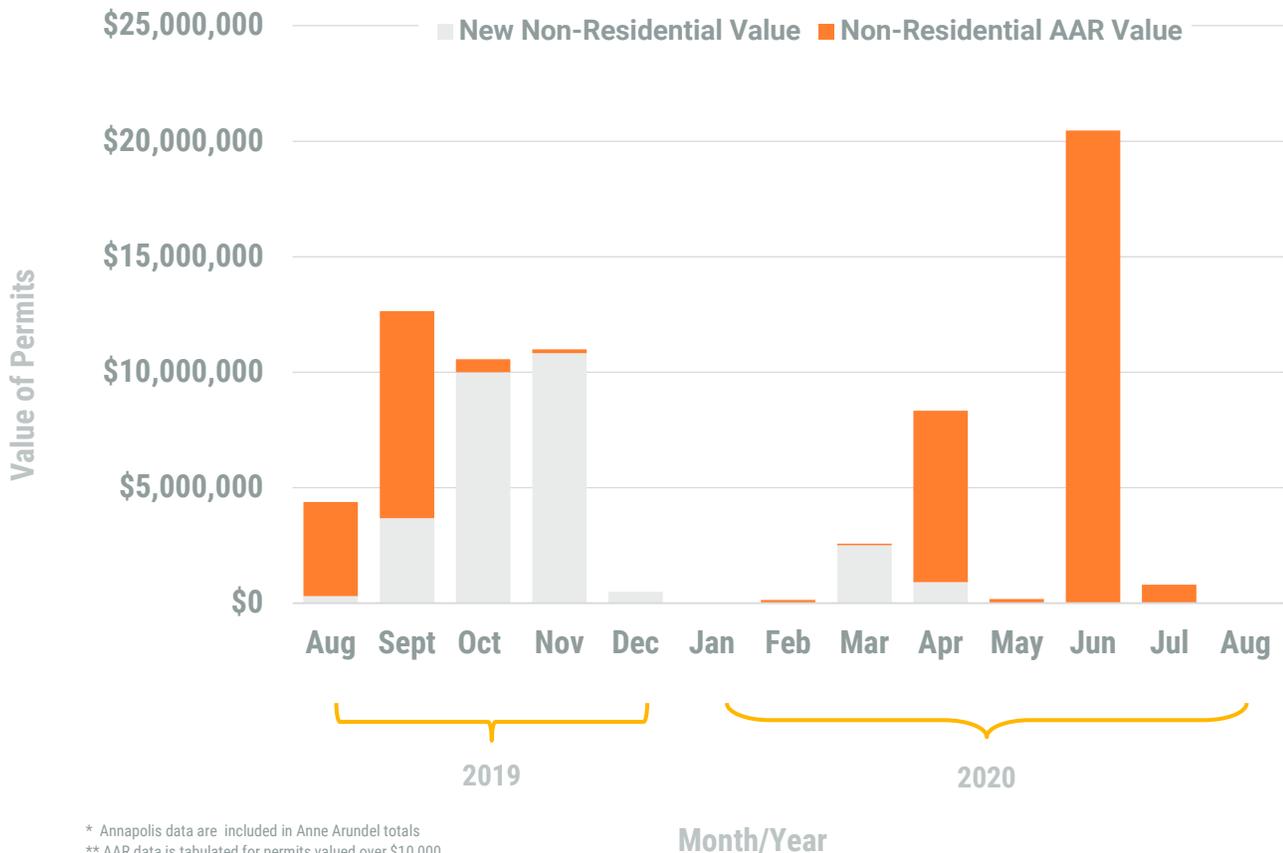
August, 2020

Harford County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$0</b>	<b>\$3,415,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$0</b>	<b>\$29,865,000</b>

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



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# Building Activity Report

August, 2020

Howard County

## Residential Construction Overview

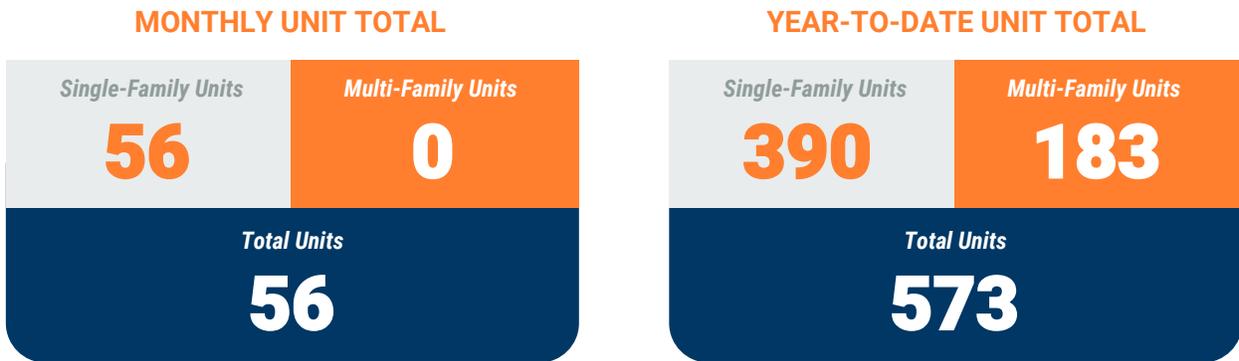
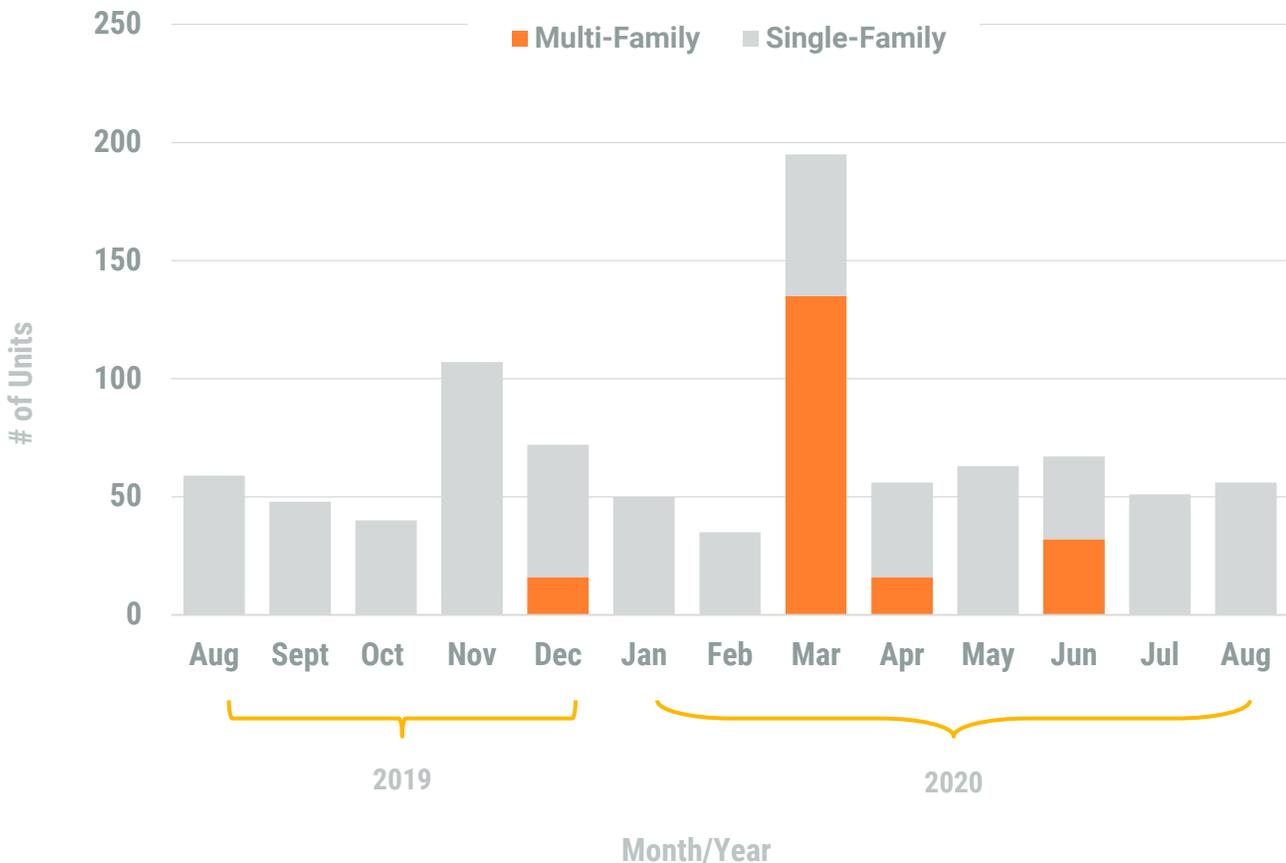


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

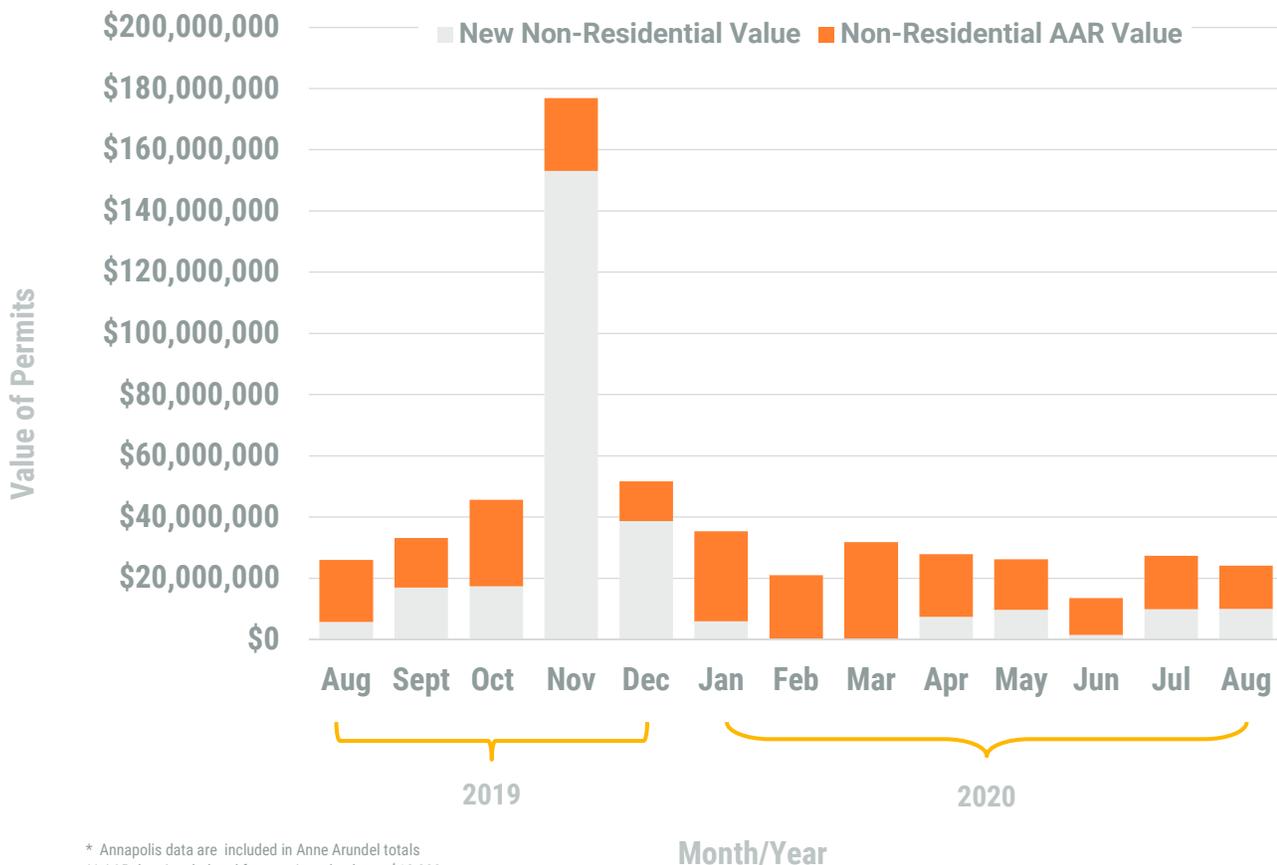
August, 2020

Howard County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$10,000,000</b>	<b>\$44,519,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$14,162,000</b>	<b>\$162,779,000</b>

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



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# Building Activity Report

August, 2020

Queen Anne's County

## Residential Construction Overview

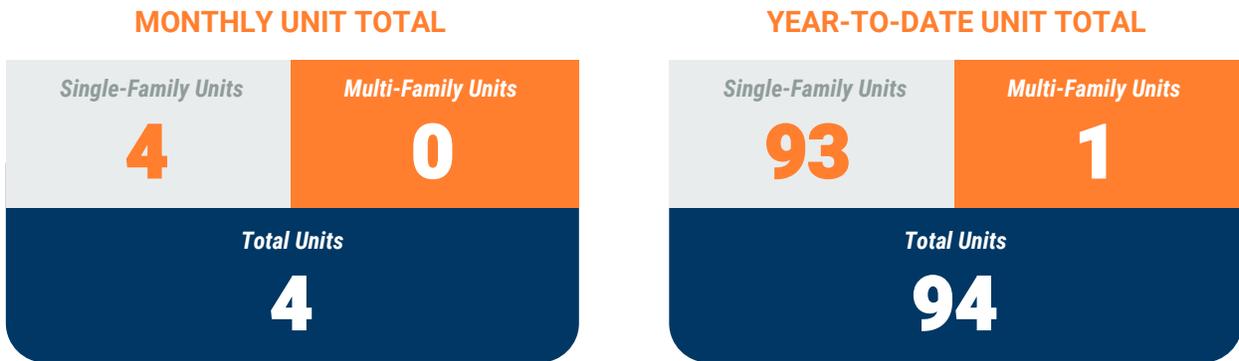
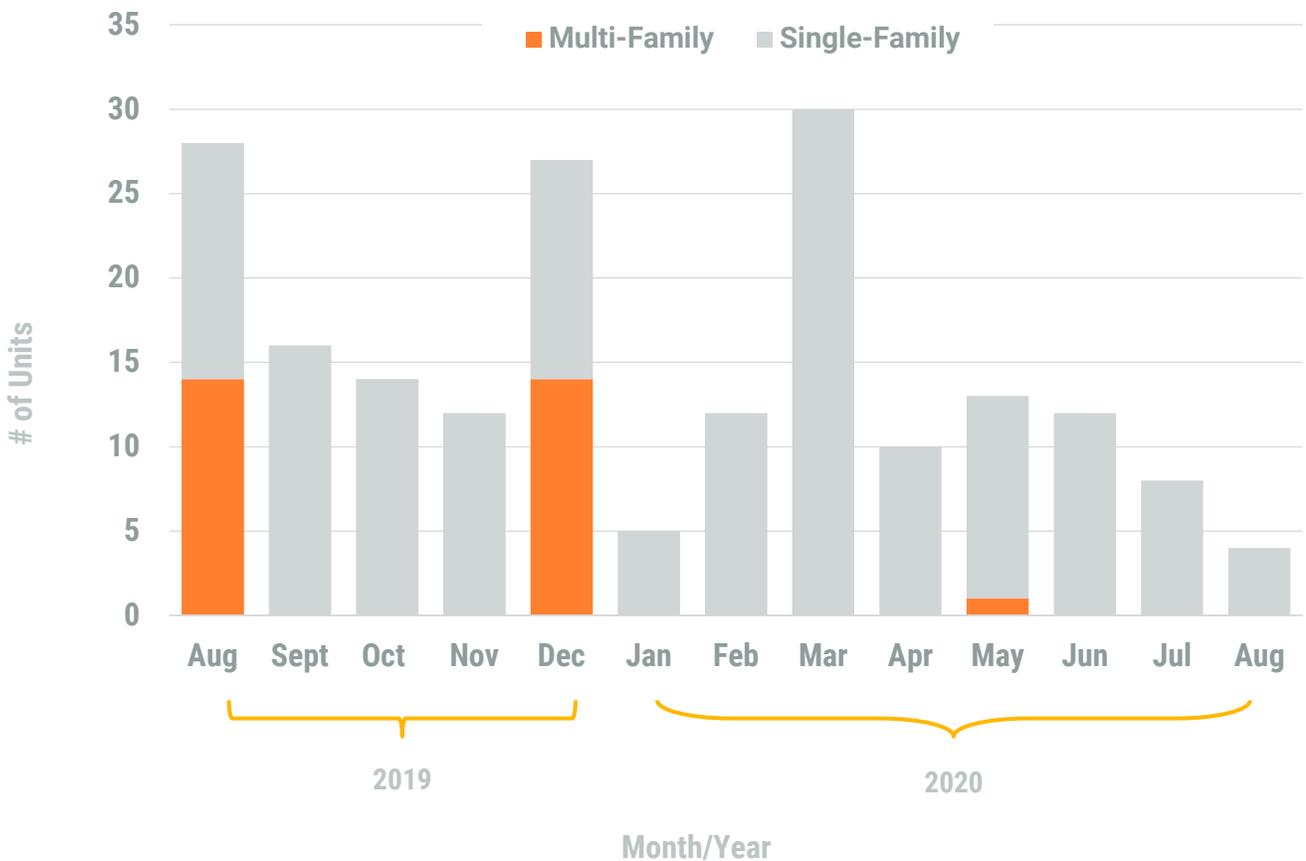


Exhibit 1: New Residential Unit Permit Activity (13-Month)





# Building Activity Report

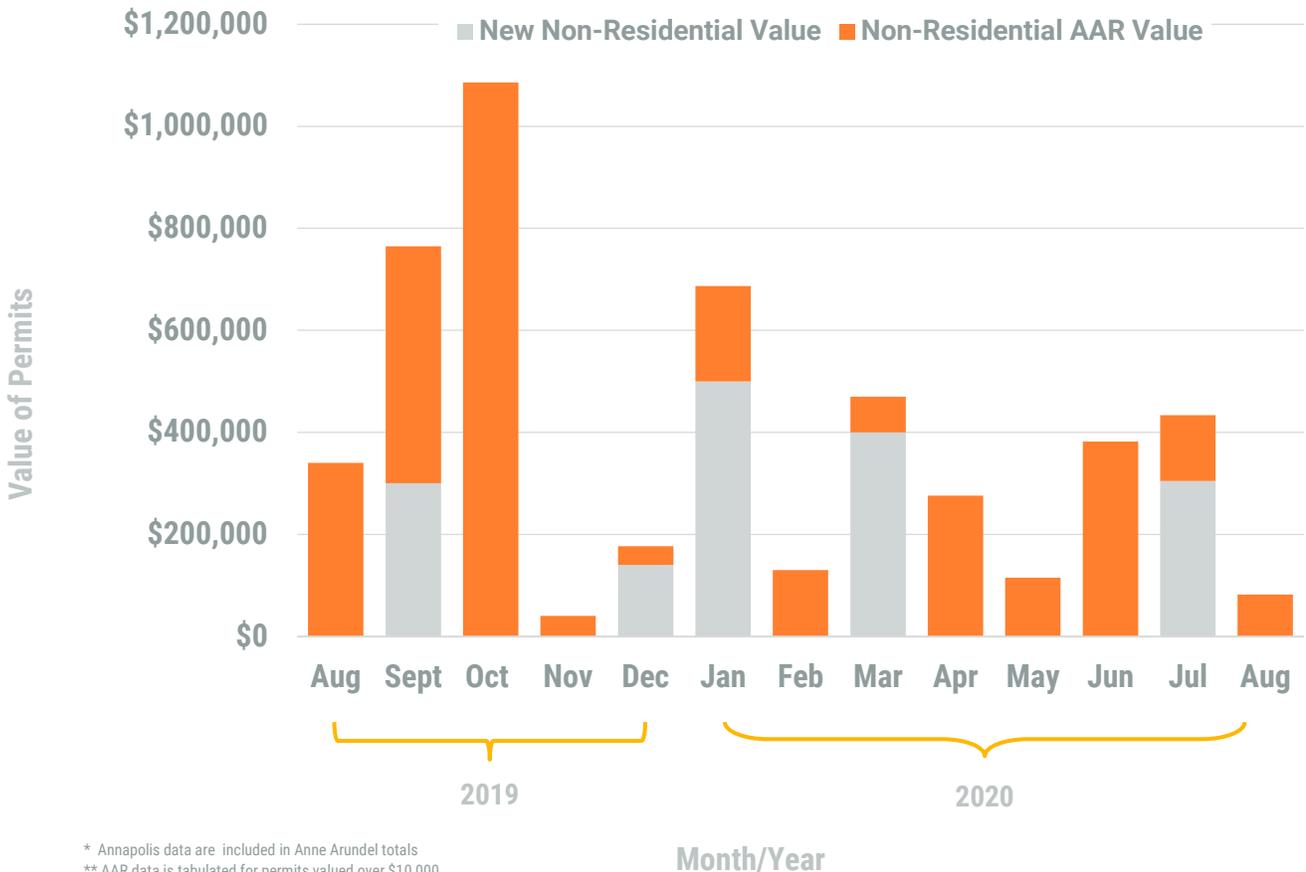
August, 2020

Queen Anne's County

## Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
<b>New NON-RESIDENTIAL</b>	<b>\$0</b>	<b>\$1,205,000</b>
<b>AARs NON-RESIDENTIAL</b> <i>Alterations, Additions, Repairs (AARs)</i>	<b>\$82,000</b>	<b>\$1,372,000</b>

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



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# Building Activity Report

## August, 2020

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

Amount	County/City	Location	Description	Owner Name
\$ 6,000,000	Howard	Laurel	New (Taco Bell) Bldg	Taco Bell Of Baltimore Inc
\$ 4,005,000	Baltimore City	Gardenville	New Shell Warehse Bldg	Frp Hollander 95 LLC
\$ 2,500,000	Howard	Ellicott City	New 1-Sty Child Care Facility, Outdoor Playgrnd (Primrose School)	Falgun Patel
\$ 1,500,000	Howard	Elkridge	New Community Center w Mezzanine ("The Barn")	Kellog CCP LLC
\$ 1,500,000	Baltimore City	Forest Park	New 1 Sty Retail Bldg: w Driveways, Parking, Retaining Walls, Rain Gardens	Az Liberty Heights, LLC
\$ 400,000	Baltimore	Perry Hall/White Marsh	New Svc Stn	Shops At Perry Hall 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
\$ 60,000,000	Anne Arundel	Jessup/Severn	Alts: Tenant Fit Out - Whse	Harmans Road Assoc LLC
\$ 9,000,000	Baltimore	Laurel	Grading - Overhead Transmission Cable	Baltimore Gas & Electric Co
\$ 6,631,636	Anne Arundel	Brooklyn Park/Linthicum	Int Alts: New Clean Room, Supporting MEPS Systems	Northrop Grumman Corp
\$ 6,500,000	Baltimore City	Metro Center	Int Alts: Partitns, Ceiling, Light, Flrs, Furniture, Pantry, Restrms, Conference Rms	Balto Gas & Electric Co
\$ 5,943,934	Baltimore	Edgemere	Rftp Solar: Generater on Home Depot Whse #5829	Tpa Properties 15 LLC
\$ 5,520,797	Baltimore City	South Baltimore	Alts: Rplc HVAC	Mayor & City Council
\$ 5,150,000	Baltimore City	Druid Hill	Alts: Rplc HVAC, Ductwork	Mayor & City Council
\$ 3,585,000	Baltimore City	West Baltimore	Int Alts: Cooling, Heating, Ventilation in Classrms, Electric	Baltimore City Public Schools
\$ 3,458,738	Baltimore	Edgemere	Rftp Solar: Generater on Home Depot Whse #5830	Tpa Properties 15 LLC
\$ 2,762,192	Baltimore City	Carroll Park	Ext Alts: Generator, Auto Switch, Const Foundation Slab for Bldg Addtn	Chesapeake Biological Lab
\$ 2,600,000	Annapolis	Annapolis	Alts: Tenant Fit Out	
\$ 2,000,000	Howard	Columbia	Int Alts (Copt)	6731 Gateway LLC
\$ 2,000,000	Baltimore City	Metro Center	Ext Alts- Rplc Roof Tie Backs, Supports, Concrete, Water Proofing, Restriping	Baltimore Gas And Electric Co
\$ 2,000,000	Baltimore City	Canton	Alts: Freezer Expansion, Rplc Generator Equip	Emergent Commercial Operations
\$ 1,955,000	Baltimore City	East Baltimore	Alts: Rplc HVAC	Mayor & City Council
\$ 1,600,000	Baltimore	Essex	Grading	Baltimore County DPW
\$ 1,510,491	Baltimore City	Rosemont	Int Alts: HVAC Upgrade	Mayor & City Council
\$ 1,500,000	Baltimore City	Roland Park	Int/Ext Alts: New Flr, Walls, Finishes, Light, Plumbing, Fixturs. Ext Generator.	The Boys' Latin School
\$ 1,375,407	Baltimore City	Rosemont	Int Alts: Stairs, Eqpt Pad, HVAC, Electric for School	Baltimore City
\$ 1,356,500	Howard	Columbia	Int Alts: Complete Shell Bldg	The Howard Research Dev. Corp
\$ 1,200,000	Howard	Ellicott City	Int Alts: New Planet Fitness	Normandy Venture Limited
\$ 1,200,000	Baltimore City	Roland Park	Ext Alts: Install 5 Modular Duplex Structures for Temp Classrms	Loyola College In Maryland
\$ 1,171,797	Baltimore City	Forest Park	Alts: Rplc Central Air Systems	
\$ 1,000,000	Howard	Columbia	Addtn (Sheraton Hotel): Add 74 Guest Rms, Reno Existing Rms, Public Spc, Restrnt	David Costello
\$ 1,000,000	Howard	Elkridge	Int Alts: Create New Medical Suite	Howard County Maryland
\$ 1,000,000	Howard	Laurel	Int Alts (Cavalier Logistics)	Lit MRPI Jessup Owner LLC
\$ 1,000,000	Baltimore City	Metro Center	Int Alts: Demo MEP Sys, finishes	Baltimore Gas And Electric Com

Source: Building Permit Data System at the Baltimore Metropolitan Council



# Appendix

## August, 2020

**Table 1a. Residential Construction Activity**

	Single-Family Units				Multi-Family Units				Total Units			
	August 2019	August 2020	YTD 2019	YTD 2020	August 2019	August 2020	YTD 2019	YTD 2020	August 2019	August 2020	YTD 2019	YTD 2020
Anne Arundel	148	181	1,340	1,296	10	-	439	24	158	181	1,779	1,320
Annapolis*	(2)	(3)	(27)	(27)	-	-	-	-	(2)	(3)	(27)	(27)
Baltimore City	27	11	109	45	94	541	344	1,459	121	552	453	1,504
Baltimore	77	30	642	423	-	10	192	303	77	40	834	726
Carroll	29	56	280	271	-	-	12	35	29	56	292	306
Harford	59	63	498	486	-	-	57	128	59	63	555	614
Howard	59	56	543	390	-	-	2	183	59	56	545	573
Queen Annes	14	4	180	93	14	-	52	1	28	4	232	94
<b>Region</b>	<b>413</b>	<b>401</b>	<b>3,592</b>	<b>3,004</b>	<b>118</b>	<b>551</b>	<b>1,098</b>	<b>2,133</b>	<b>531</b>	<b>952</b>	<b>4,690</b>	<b>5,137</b>
<b>Regional Change 2019-2020</b>		<b>(12)</b>		<b>(588)</b>		<b>433</b>		<b>1,035</b>		<b>421</b>		<b>447</b>
<b>As a Percent</b>		<b>-2.9%</b>		<b>-16.4%</b>		<b>366.9%</b>		<b>94.3%</b>		<b>79.3%</b>		<b>9.5%</b>

	Number of AAR Permits**				Value of New Residential Construction Activity (thousands of dollars)				Value of Additions, Alterations and Repairs (thousands of dollars)			
	August 2019	August 2020	YTD 2019	YTD 2020	August 2019	August 2020	YTD 2019	YTD 2020	August 2019	August 2020	YTD 2019	YTD 2020
Anne Arundel	217	225	1,569	1,268	26,812	32,466	295,312	230,067	11,492	10,221	71,705	62,095
Annapolis*	(27)	(34)	(144)	(179)	(500)	2,541	(5,579)	13,686	(2,432)	(2,643)	(11,341)	(12,137)
Baltimore City	103	122	785	797	21,073	89,544	44,136	130,026	5,524	6,979	72,590	178,898
Baltimore	170	149	1,312	930	20,954	33,357	172,938	137,021	8,724	7,314	71,311	53,522
Carroll	88	91	664	507	7,584	10,929	67,744	57,122	3,350	2,936	22,871	18,589
Harford	2	2	73	30	14,980	19,618	128,316	143,915	31	212	2,821	1,458
Howard	113	181	970	938	14,584	11,520	128,322	106,086	3,393	5,421	33,800	31,749
Queen Annes	8	3	22	36	7,117	1,124	41,010	18,861	446	347	1,150	2,758
<b>Region</b>	<b>701</b>	<b>773</b>	<b>5,395</b>	<b>4,506</b>	<b>113,104</b>	<b>198,558</b>	<b>877,778</b>	<b>823,098</b>	<b>32,960</b>	<b>33,430</b>	<b>276,248</b>	<b>349,069</b>
<b>Regional Change 2019-2020</b>		<b>72</b>		<b>(889)</b>		<b>85,454</b>		<b>(54,680)</b>		<b>470</b>		<b>72,821</b>
<b>As a Percent</b>		<b>10.3%</b>		<b>-16.5%</b>		<b>75.6%</b>		<b>-6.2%</b>		<b>1.4%</b>		<b>26.4%</b>

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# Appendix

## August, 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)			
	August 2019	August 2020	YTD 2019	YTD 2020	August 2019	August 2020	YTD 2019	YTD 2020	August 2019	August 2020	YTD 2019	YTD 2020
Anne Arundel	121	92	956	787	22,862	235	78,451	19,332	15,129	75,868	175,753	197,077
Annapolis*	(9)	(14)	(103)	(135)	(650)	-	(1,978)	(75)	(785)	(3,272)	(13,690)	(22,559)
Baltimore City	67	55	520	436	54,000	5,505	113,611	104,061	17,293	44,065	396,073	288,617
Baltimore	161	79	1,173	728	3,437	412	257,357	76,848	60,007	29,320	415,132	344,361
Carroll	9	11	141	69	-	40	9,217	9,746	7,128	1,228	67,995	78,169
Harford	8	-	24	20	300	-	28,411	3,415	4,079	-	7,346	29,865
Howard	53	53	325	335	5,700	10,000	191,100	44,519	20,324	14,162	514,633	162,779
Queen Annes	4	2	19	28	-	-	3,730	1,205	340	82	875	1,372
<b>Region</b>	<b>423</b>	<b>292</b>	<b>3,158</b>	<b>2,403</b>	<b>86,299</b>	<b>16,192</b>	<b>681,877</b>	<b>259,126</b>	<b>124,300</b>	<b>164,725</b>	<b>1,577,807</b>	<b>1,102,240</b>
Regional Change 2019-2020		(131)		(755)		(70,107)		(422,751)		40,425		(475,567)
As a Percent		-31.0%		-23.9%		-81.2%		-62.0%		32.5%		-30.1%

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

	Number of Residential Units in Mixed-Use Permits				Value of Mixed-Use Construction Activity (thousands of dollars)			
	August 2019	August 2020	YTD 2019	YTD 2020	August 2019	August 2020	YTD 2019	YTD 2020
Anne Arundel	-	-	-	-	-	-	-	-
Annapolis*	-	-	-	-	-	-	-	-
Baltimore City	-	11	174	748	-	1,100	34,600	144,760
Baltimore	-	-	-	231	-	-	-	60,000
Carroll	-	-	-	-	-	-	-	-
Harford	-	-	-	-	-	-	-	-
Howard	-	-	2	-	-	-	600	-
Queen Annes	-	-	38	1	-	-	6,320	500
<b>Region</b>	<b>-</b>	<b>11</b>	<b>214</b>	<b>980</b>	<b>-</b>	<b>1,100</b>	<b>41,520</b>	<b>205,260</b>
Regional Change 2019-2020		11		766		1,100		163,740
As a Percent		-		357.9%		-		394.4%

\* 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

METROPOLITAN



# Building Activity Report

August, 2020

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## Produced by:

### Baltimore Metropolitan Council

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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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