

REPORT

Metropolitan Building Activity Report

October, 2020



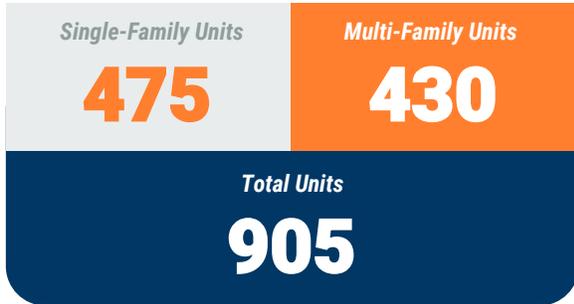
Building Activity Report

October, 2020

Region

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

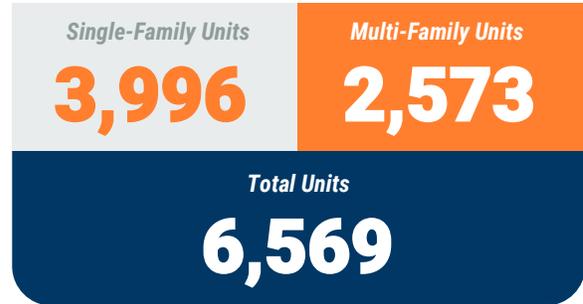
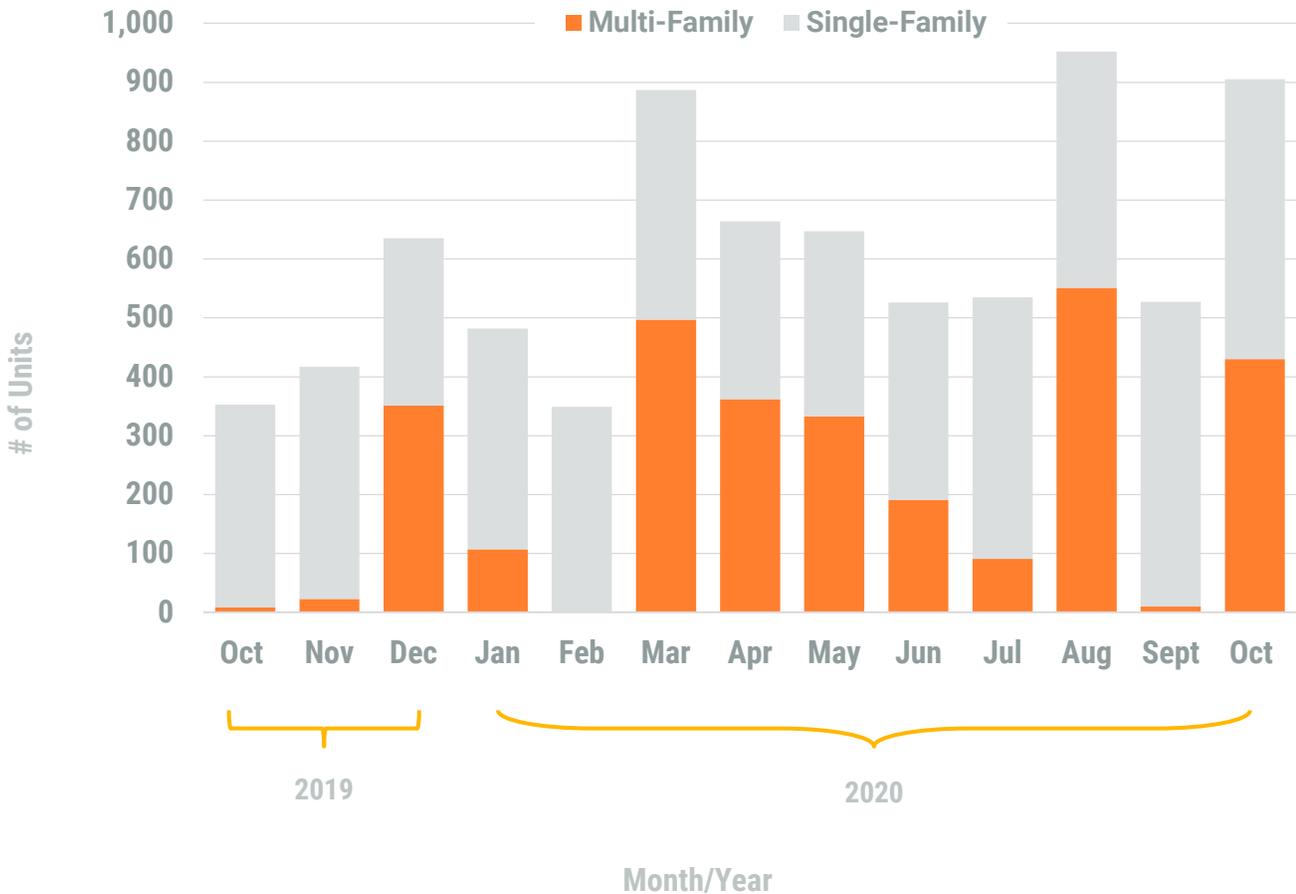


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

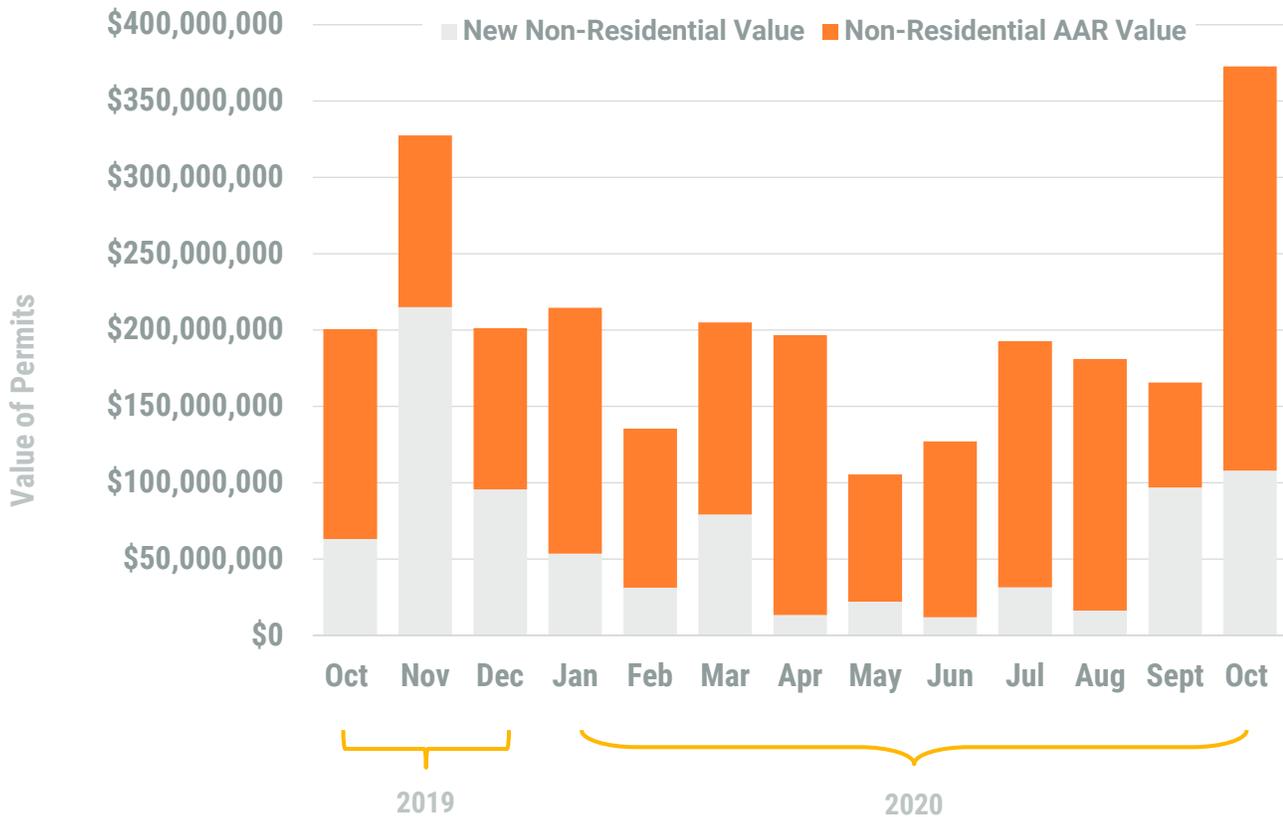
October, 2020

Region

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$107,836,000	\$431,846,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$264,848,000	\$1,435,743,000

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



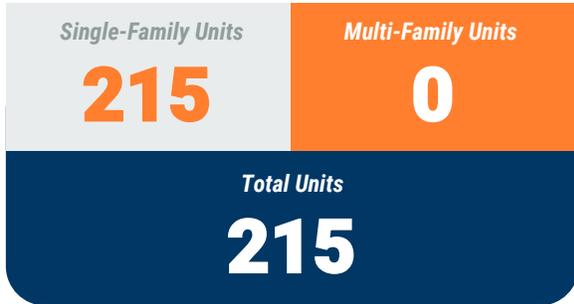
Building Activity Report

October, 2020

Anne Arundel County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

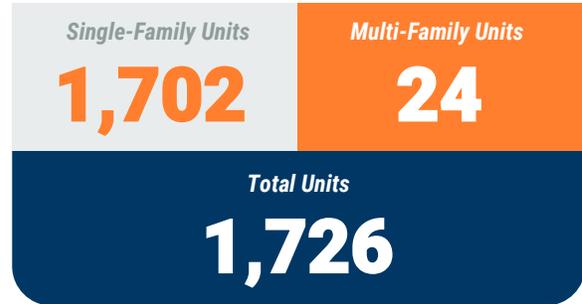
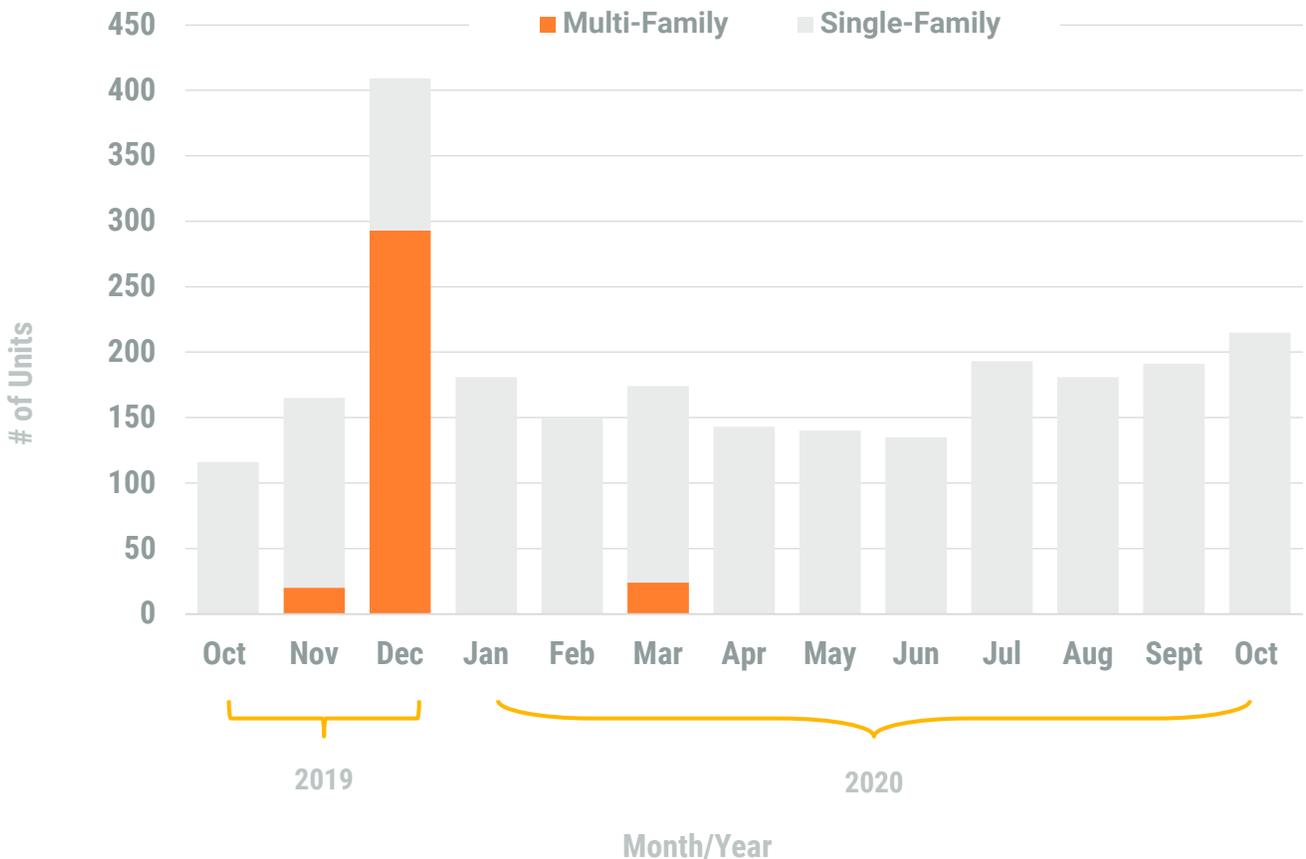


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Building Activity Report

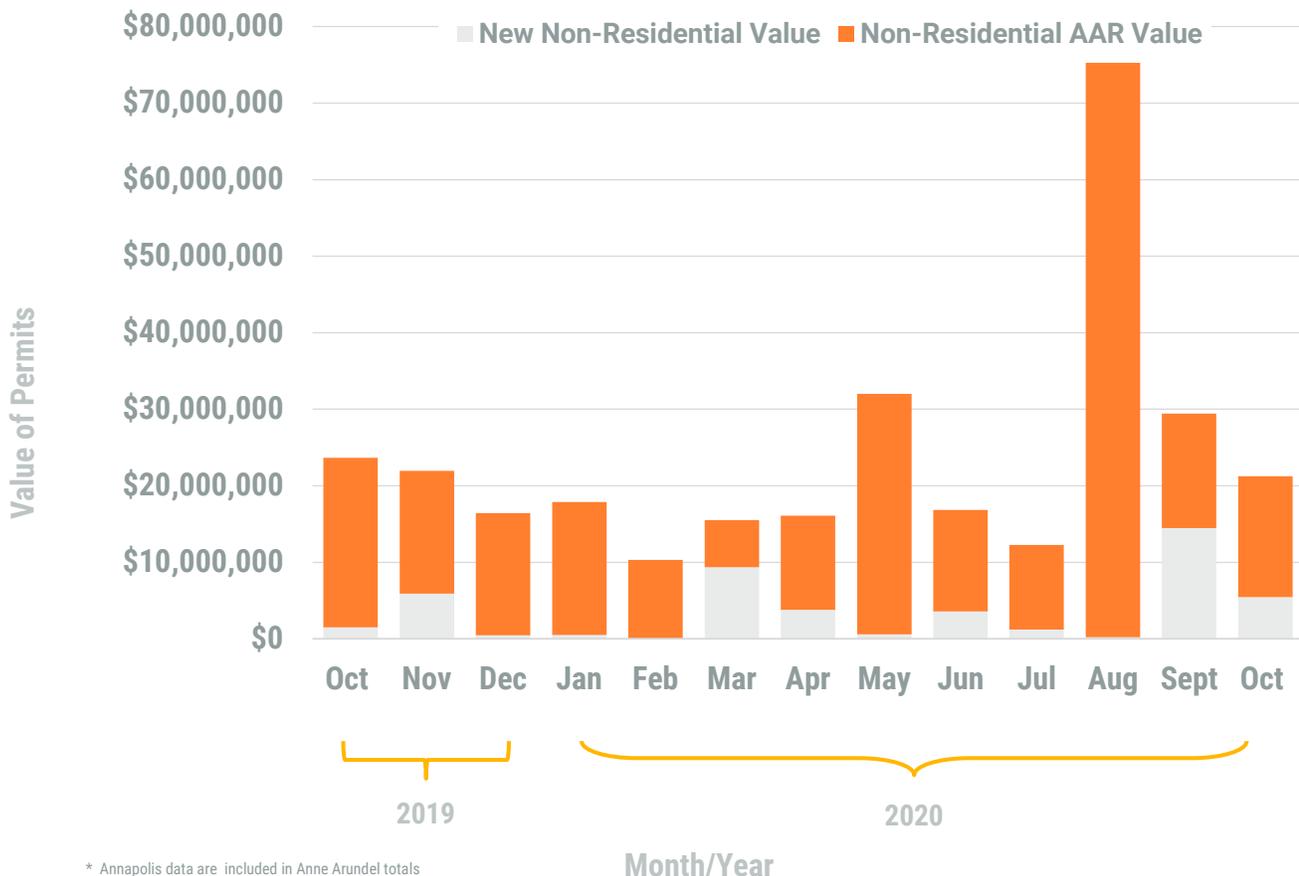
October, 2020

Anne Arundel County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$5,468,000	\$39,263,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$15,769,000	\$227,854,000

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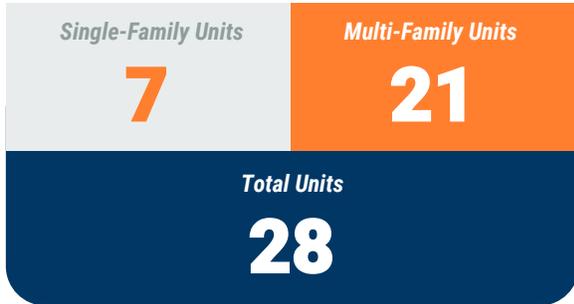
Building Activity Report

October, 2020

Baltimore City

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

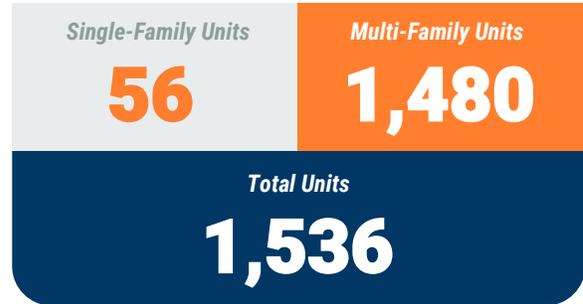
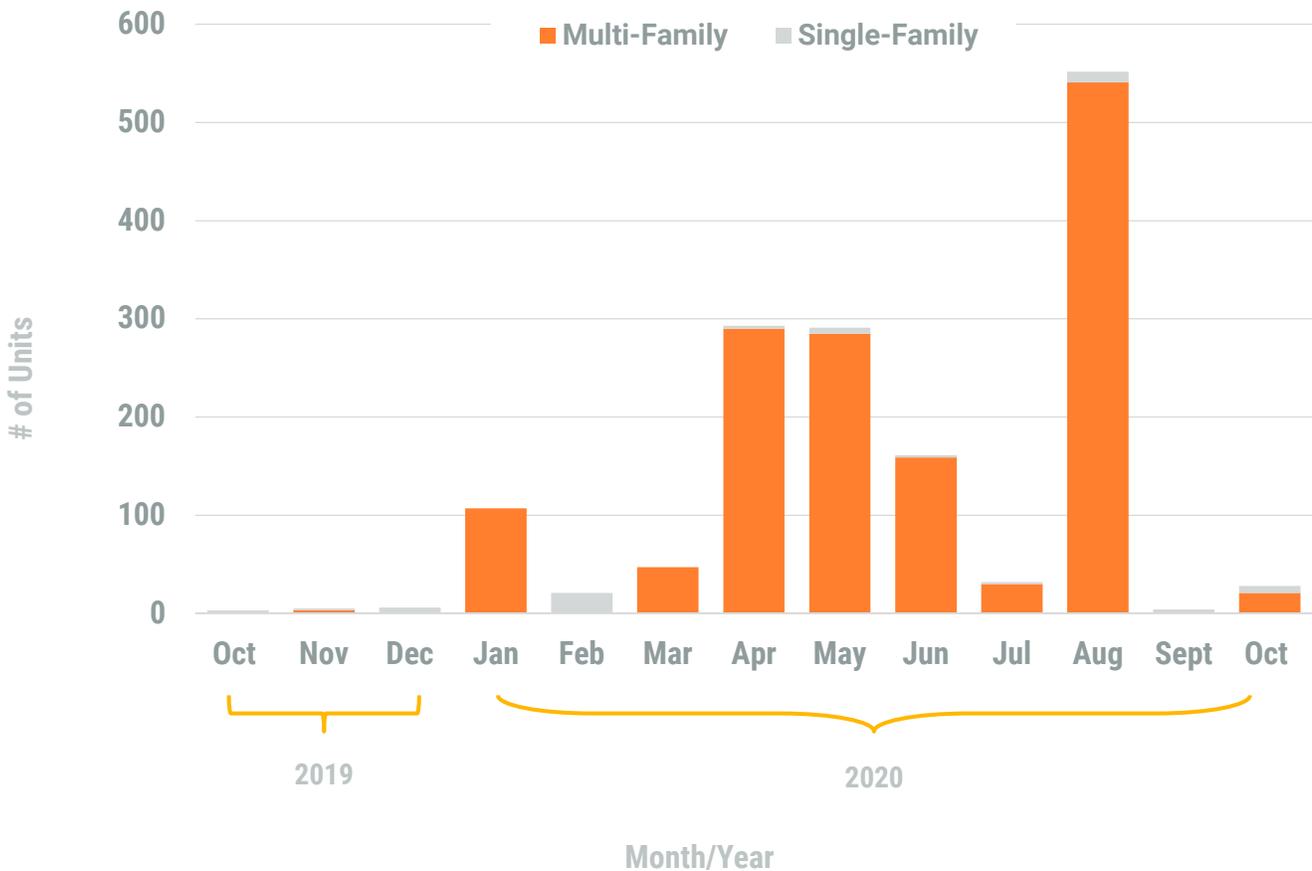


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Building Activity Report

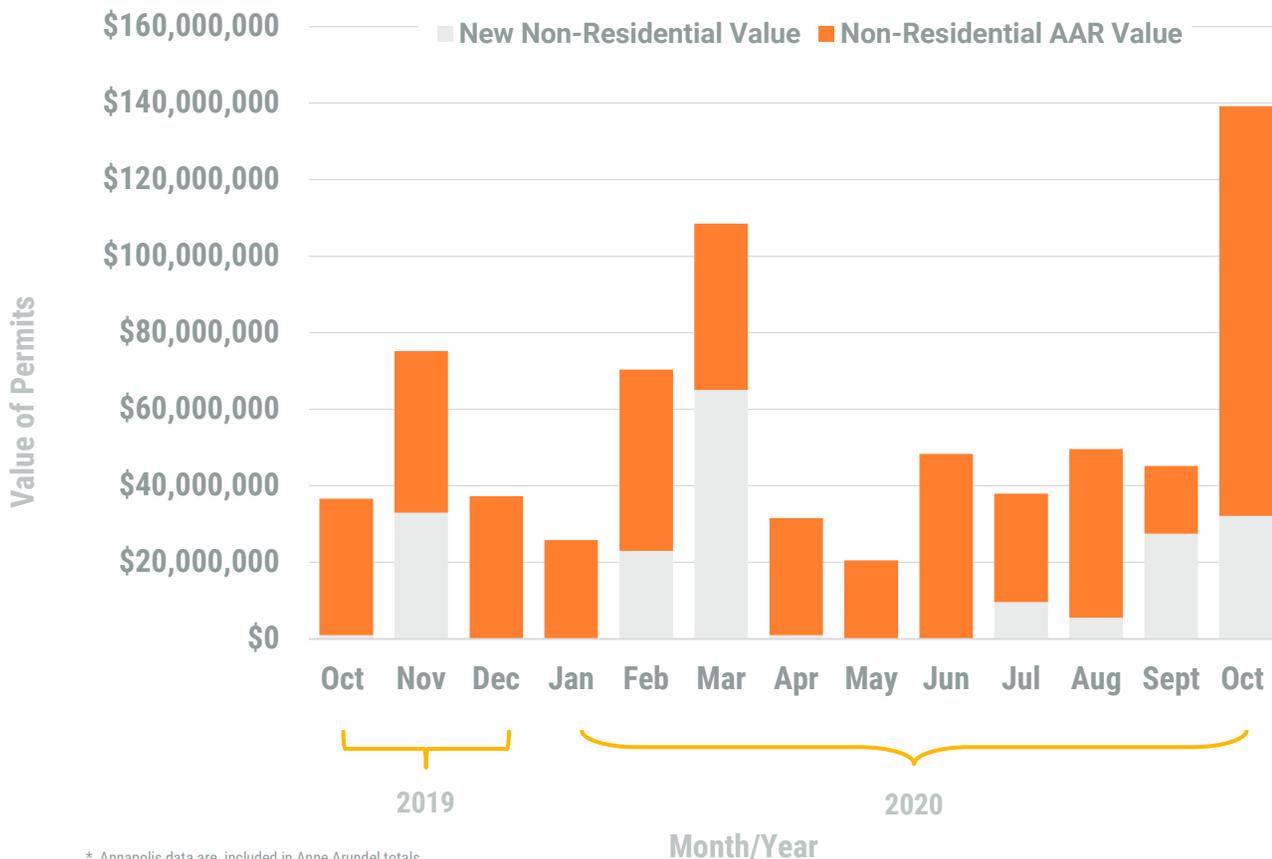
October, 2020

Baltimore City

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$32,140,000	\$163,651,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$107,064,000	\$413,415,000

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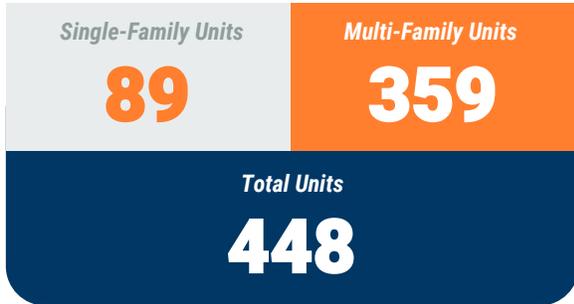
Building Activity Report

October, 2020

Baltimore County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

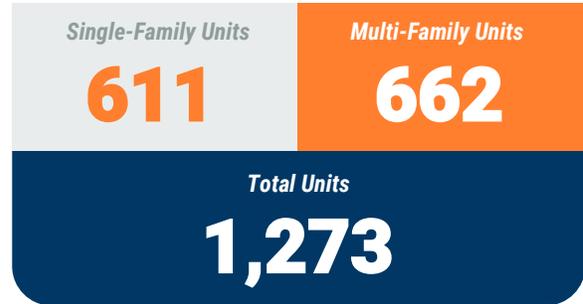
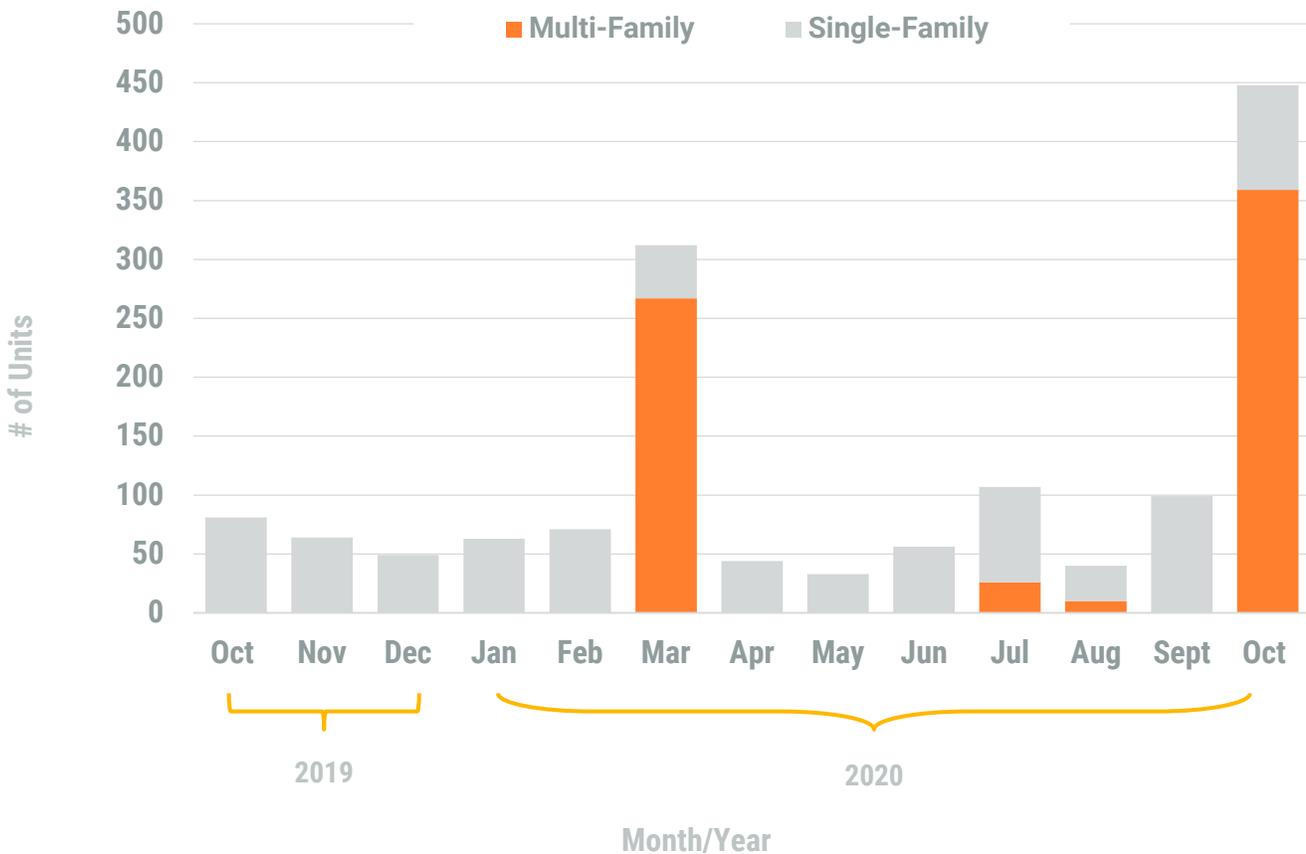


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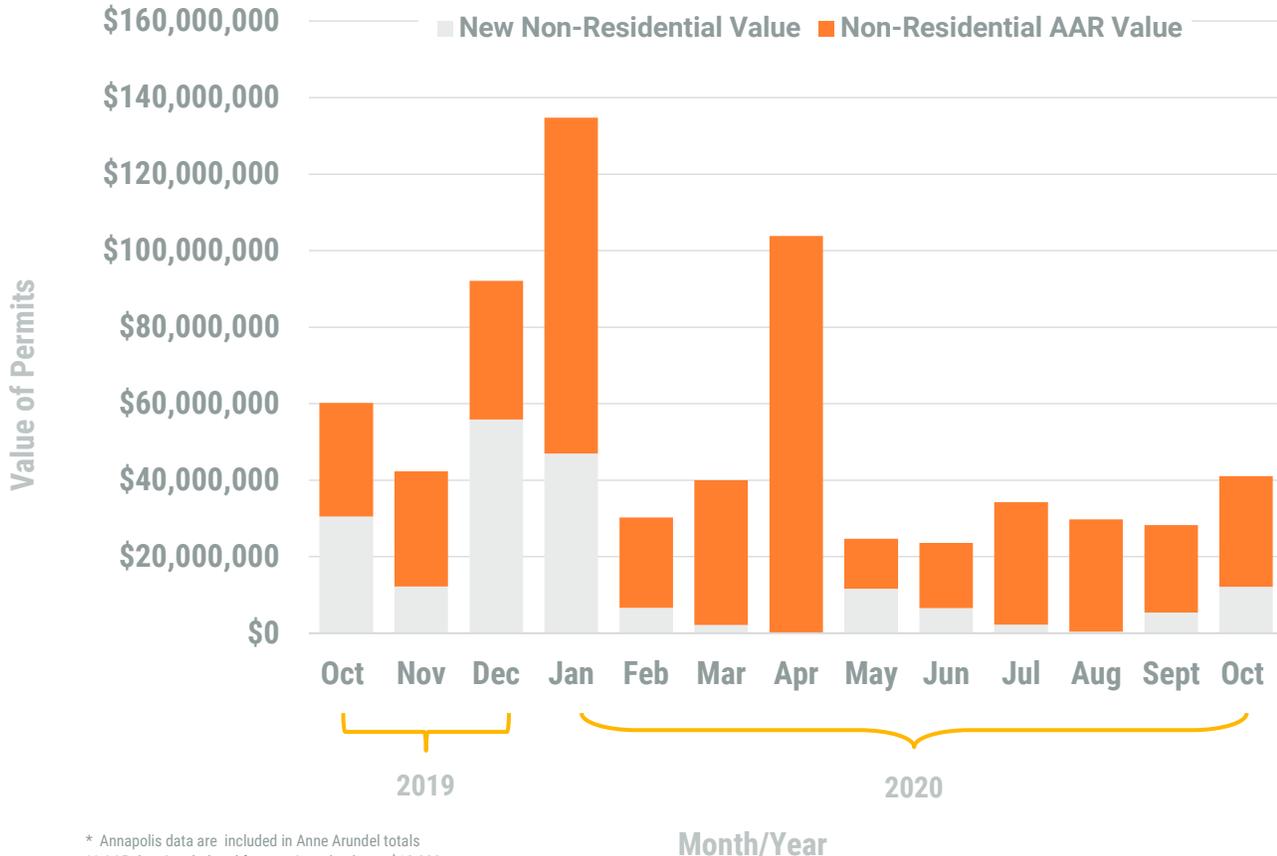
October, 2020

Baltimore County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$12,150,000	\$94,402,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$28,894,000	\$396,093,000

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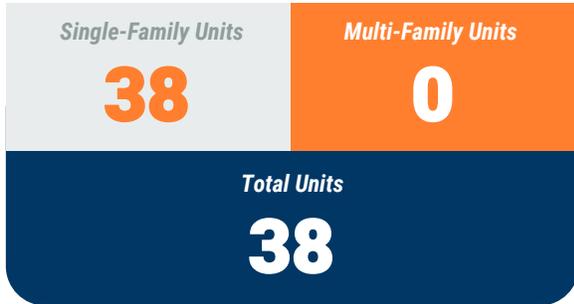
Building Activity Report

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Carroll County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

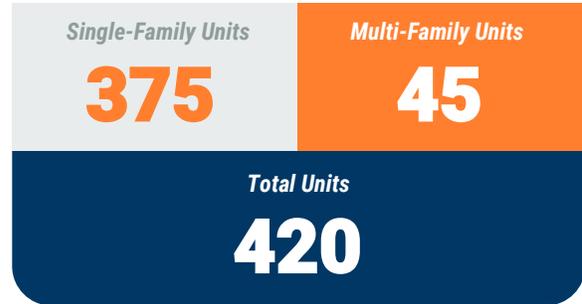
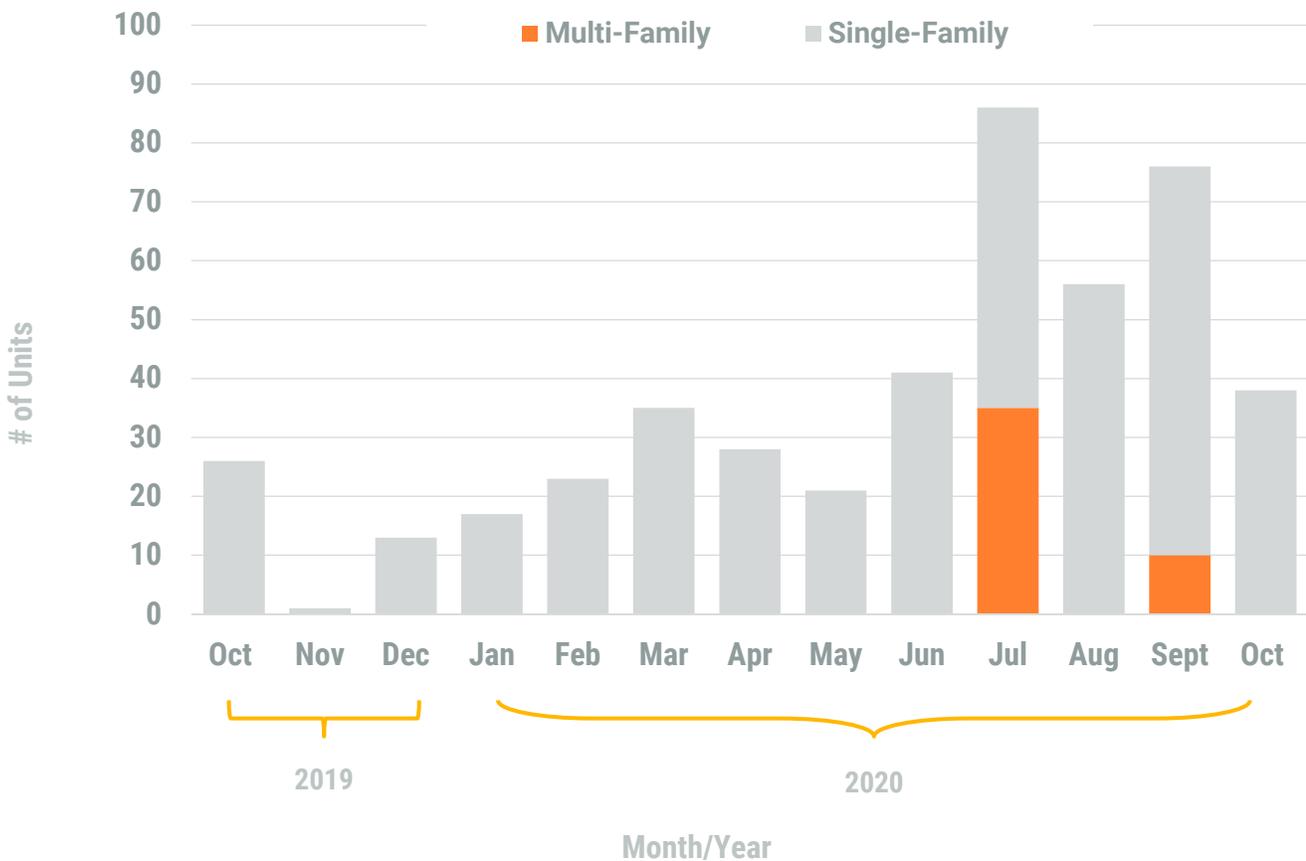


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

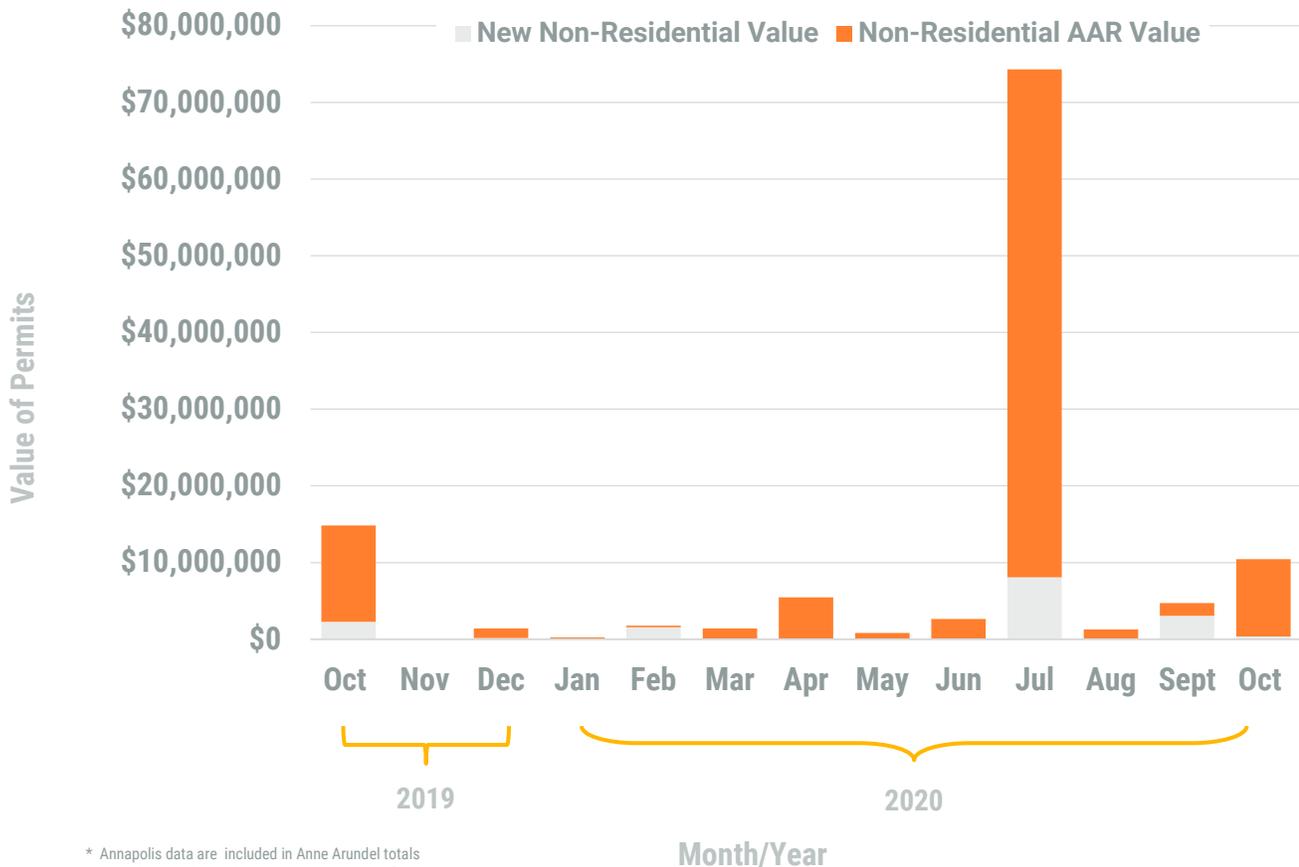
October, 2020

Carroll County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$342,000	\$13,140,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$10,096,000	\$89,939,000

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



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Building Activity Report

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Harford County

Residential Construction Overview

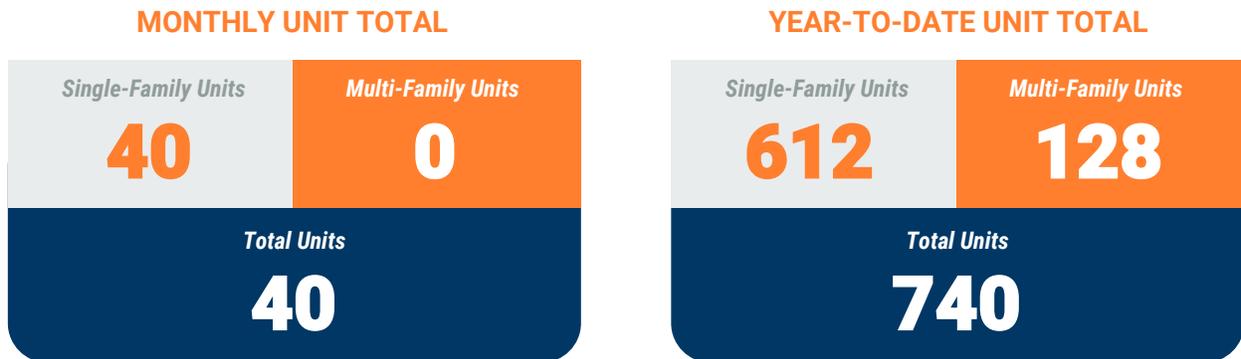
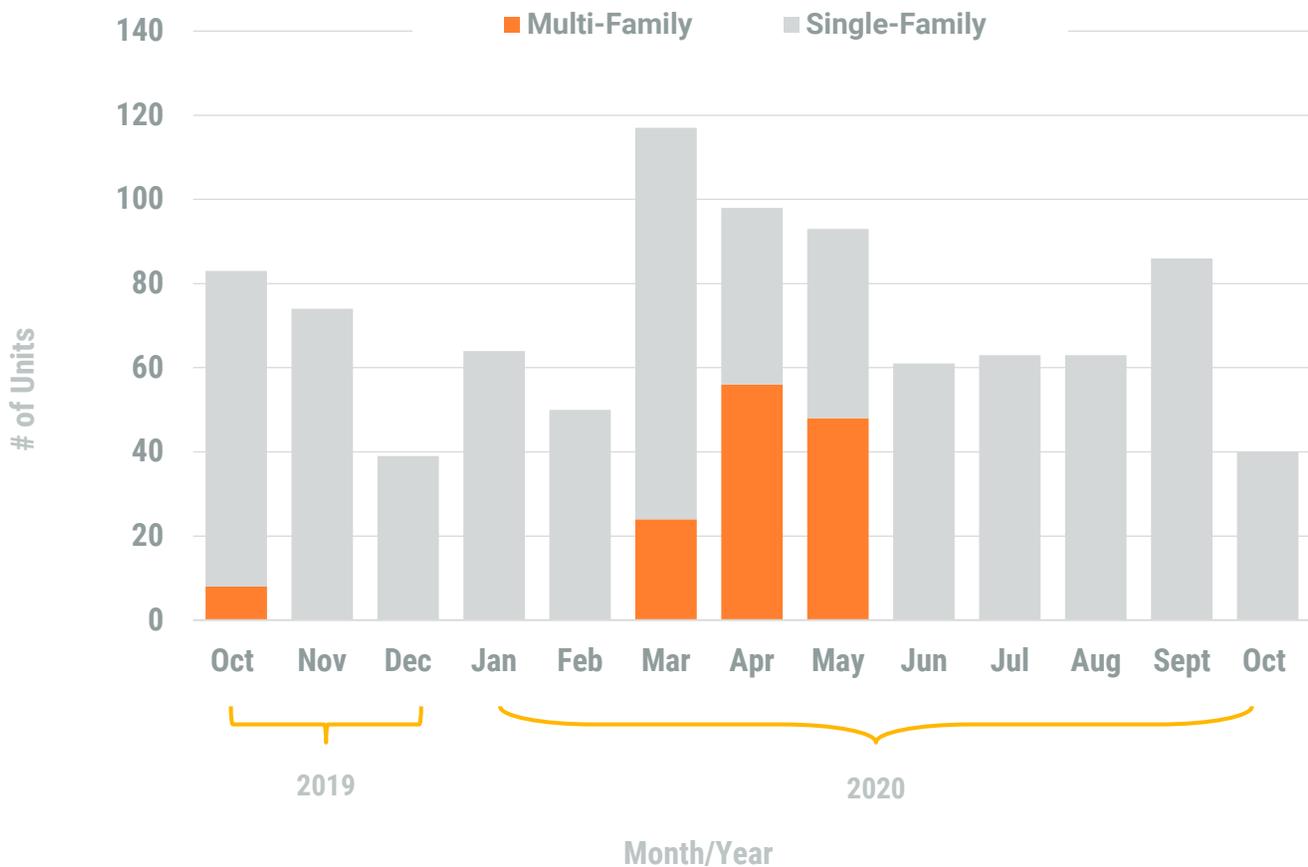


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

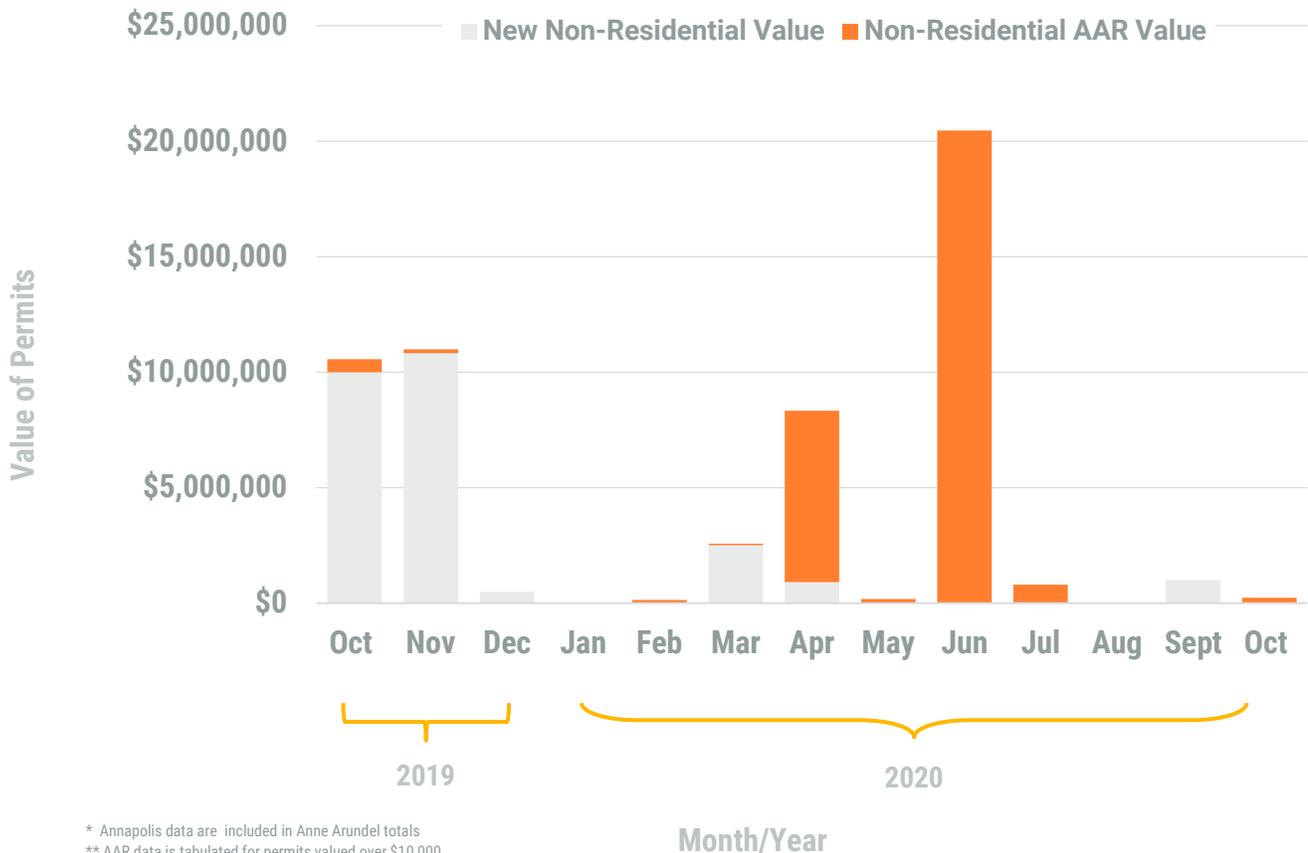
October, 2020

Harford County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$0	\$4,422,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$233,820	\$30,099,000

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



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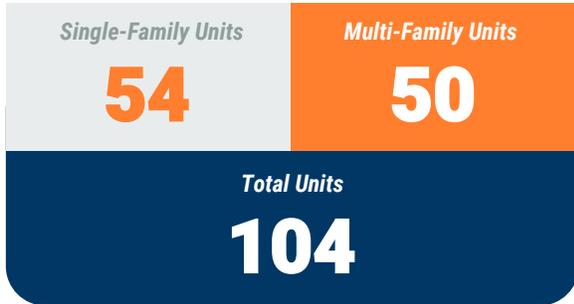
Building Activity Report

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Howard County

Residential Construction Overview

MONTHLY UNIT TOTAL



YEAR-TO-DATE UNIT TOTAL

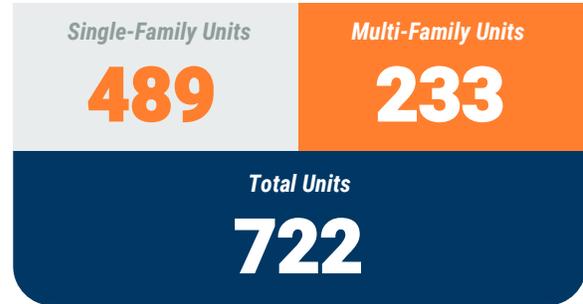
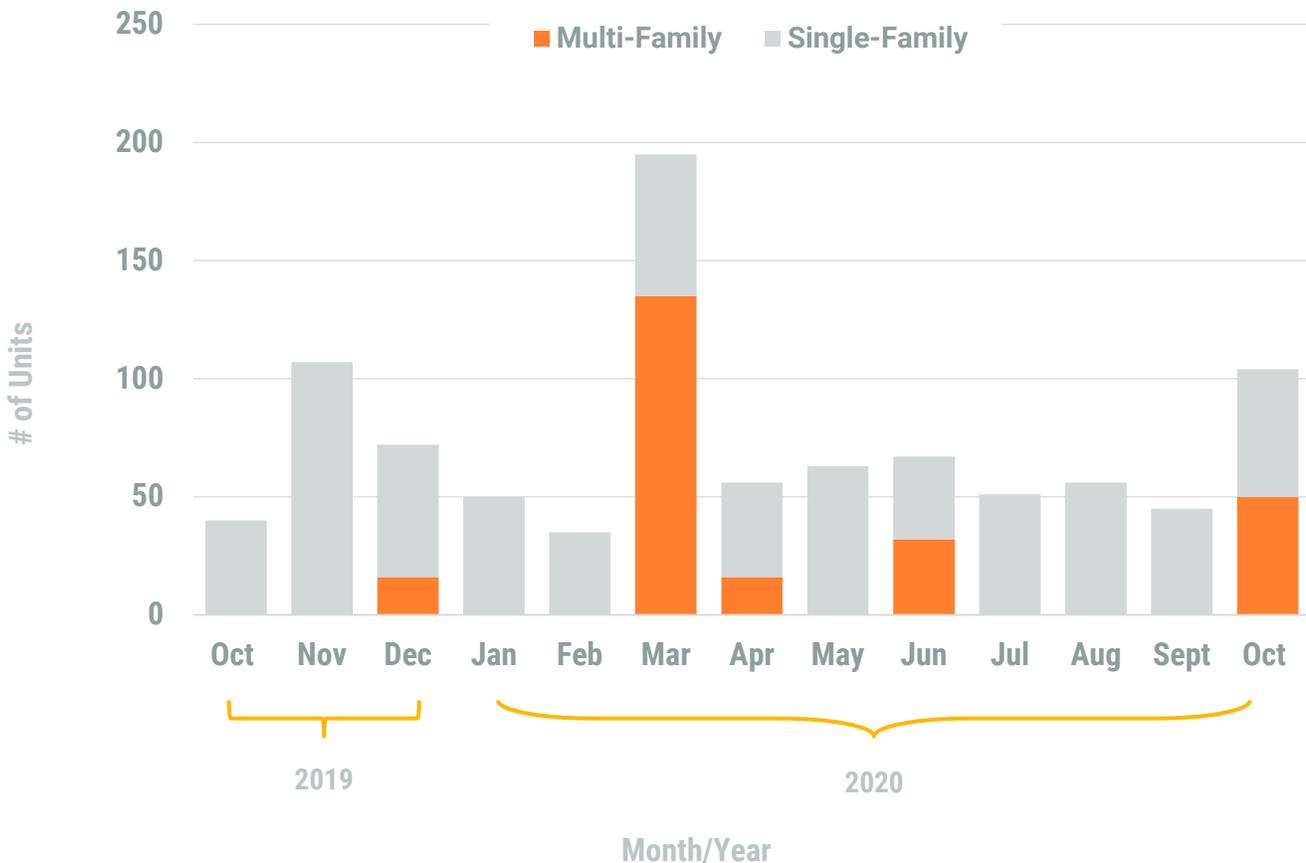


Exhibit 1: New Residential Unit Permit Activity (13-Month)





Building Activity Report

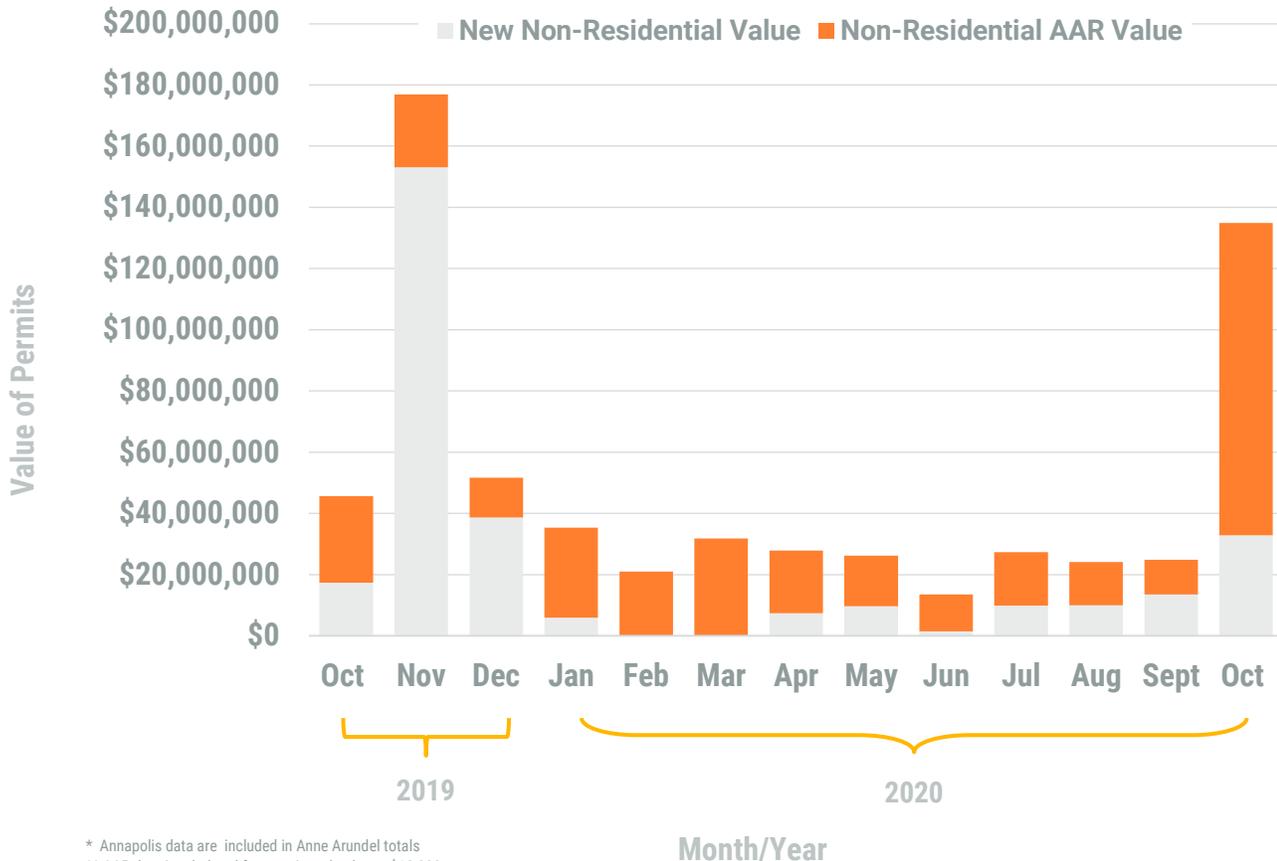
October, 2020

Howard County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$32,904,000	\$90,917,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$101,974,000	\$276,126,000

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Building Activity Report

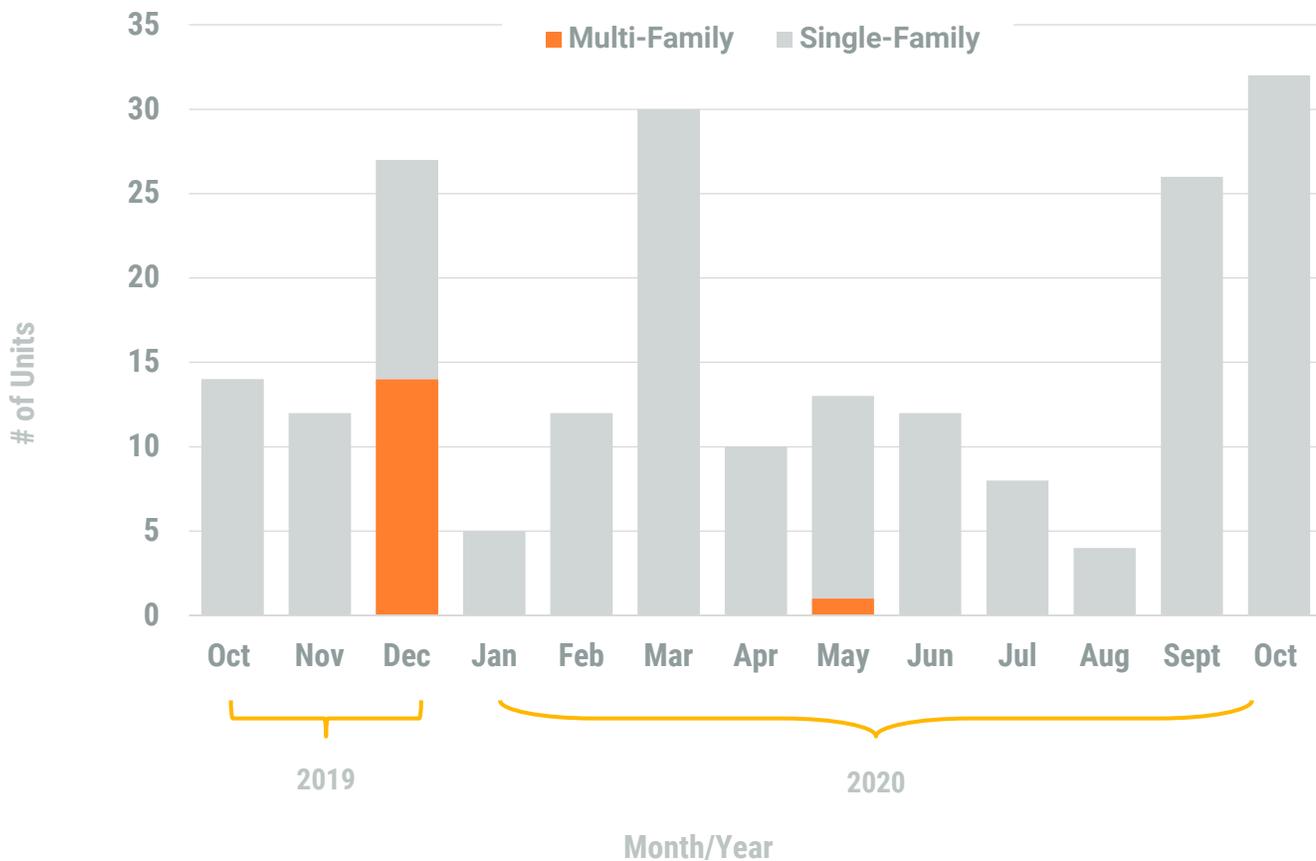
October, 2020

Queen Anne's County

Residential Construction Overview



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





Building Activity Report

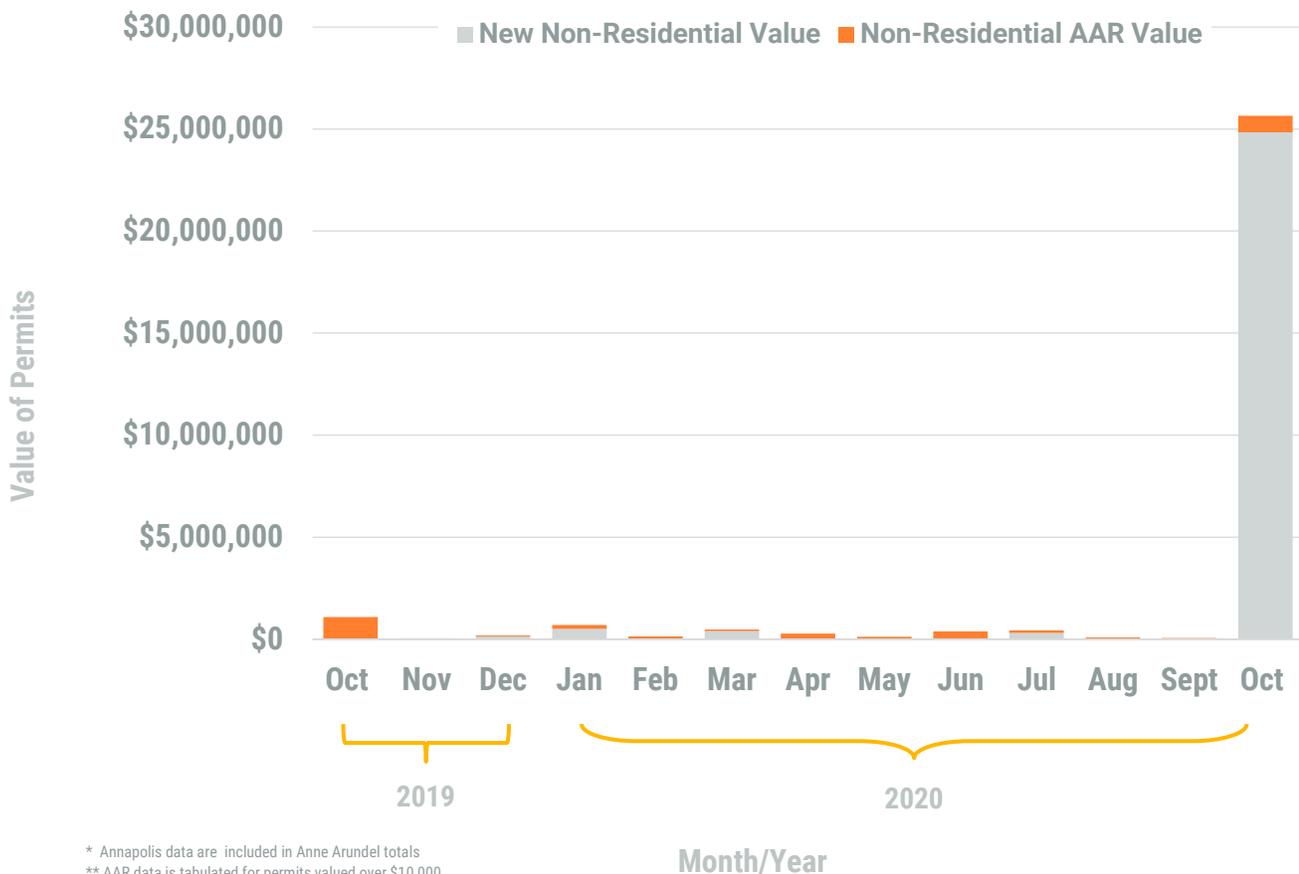
October, 2020

Queen Anne's County

Non-Residential Construction Overview

	MONTHLY VALUE	YEAR-TO-DATE VALUE
New NON-RESIDENTIAL	\$24,832,000	\$26,051,000
AARs NON-RESIDENTIAL <i>Alterations, Additions, Repairs (AARs)</i>	\$816,500	\$2,236,000

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



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Building Activity Report

October, 2020

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

Amount	County/City	Location	Description	Owner Name
\$ 32,903,626	Howard	Columbia	New School Bldg: Talbott Springs Elementary	Board of Education
\$ 26,000,000	Baltimore City	Cherry Hill	New Parks, Rec, Fitness, Wellness Bldg. Indoor Pool, Parking Lot, Site Improvements	Mayor & City Council
\$ 19,000,000	Queen Anne's	Kent Island/Grasonville	New 4-Sty Hyatt Hotel: 120 Guest Rms, Meeting Rms, Lounges, Ballrms, Banquet Rm/Kitch, Chef Ofc	
\$ 12,000,000	Baltimore	Greenspring Valley/Pikesville	New 1-Sty Bank, Drive-Thru w/Canopy	Hotel Pikesville LLC
\$ 6,000,000	Baltimore City	Carroll Park	New 5-Sty Self Storage Facility w Self Contained Drive Thru, Ofc, Parking	1501 Ridgely St LLC
\$ 5,000,000	Queen Anne's	Kent Island/Grasonville	New Boatel (Phase 2): Boat Storage, Drive Aisle, Ofc, Bathrm	Jody Schulz
\$ 4,760,000	Anne Arundel	Pasadena/Lake Shore	New 3-Sty Self-Storage Facility, Surface Parking, Utilities, Landscape	Cromwell Farms Inc
\$ 634,000	Anne Arundel	Crofton	New Shell Bdg for Merchant Tenants	Lobs LLC
\$ 416,000	Queen Anne's		New Poultry House	Alex Moore
\$ 416,000	Queen Anne's		New Poultry House	Alex Moore
\$ 342,000	Carroll	Mount Airy	New Bldg for Legacy School	Abar Partnership

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
\$ 84,743,000	Howard	Columbia	Int Alts	Board Of Ed Howard CO
\$ 30,000,000	Baltimore City	East Baltimore	Ext Alts: Rplc Chilled Water Sys, Reinforce Bldg	The Johns Hopkins Hospital
\$ 13,108,000	Baltimore City	Metro Center	Int/Ext Alt: Change Ofc Bldg to Hotel	HM Charmcity, LLC
\$ 12,850,000	Baltimore City	Canton	Int/Ext Alts (Proposed Amazon Distribution Center): Add Canopy	SM Design & Consulting PC
\$ 11,300,000	Baltimore City	Waverly	Int Reno: Reno Gallery, Ofc, Art Storage Vaults, Bathrms, ADA Compliance	Mayor And City Council
\$ 10,300,000	Baltimore City	Govans/Northwood	Grading	Northwood S C LLC
\$ 8,390,000	Baltimore City	Hampden	Int Alts: Reno Grnd Flr Lab/Ofc, Mech Units on Roof, Steel Support Structure	The Johns Hopkins University
\$ 8,000,000	Anne Arundel	Brooklyn Park/Linthicum	Alts: Tenant Fit Out- Distribuion Ctr	Preston Bruce-Ptn LLC
\$ 7,649,000	Carroll	Westminster	Alts: Automated Dense Storage/Retrieval System ("Good To Person" Picking Sys)	Penguin Random House LLC
\$ 3,800,000	Baltimore	Edgemere	Grading, Paving For Driveway	Baltimore County Maryland
\$ 3,600,000	Baltimore	Towson/Loch Raven	Int/Ext Alts (Retail to Medical Ofc): Reno, HVAC, ADA Rstrms. Roof Hatch	Loch Raven Improvements LLC
\$ 3,500,000	Baltimore	Edgemere	Grading	Tradepoint Atlantic LLC
\$ 2,882,000	Howard	Clarksville	Alts: Bldg 12 /JHU-Apl- Rplc Wndw Wall Sys, Balcony Waterproof, Flashing	Applied Physics Lab
\$ 2,800,000	Howard	Columbia	Int Alts: Busboys And Poets	Howard Hughes Corp
\$ 2,700,000	Baltimore City	Metro Center	Int Alts: Reno Penthse, Air Handling	Balto Gas & Electric Co
\$ 2,400,000	Baltimore	Lutherville	Alts (Retail To Medical Ofc): Reno. Addtn On Rear	Runaway Bay LLC
\$ 1,860,000	Baltimore City	South Baltimore	New Solar Canopies, Electric Vehicle Charging Stns, Assoc Electrical Infrastruc	Baltimore Gas & Electric Co
\$ 1,682,000	Baltimore City	Lower Park Heights	Ext Alts: Instl Pole, Transformer, Upgrade Electric, HVAC for School	Baltimore City Public Schools
\$ 1,670,000	Howard	West Friendship	Unit 2/ Nautilus Solar/ Install (6,642) Ground-Mounted Solar Panels	Horman Farm LLC
\$ 1,600,000	Howard	West Friendship	Unit 1/ Nautilus Solar/ Install (6,129) Ground-Mounted Solar Panels	Horman Farm LLC
\$ 1,500,000	Baltimore City	Metro Center	Ext Alts (One Center Plaza): Façade, Rplc Wndws, Storefrnts, Curtain Wall	Baltimore Gas And Electric
\$ 1,500,000	Baltimore City	Brooklyn	Alts: Rplc South Reclaim Emergency Escape Tunnel	CSX Transportation

Source: Building Permit Data System at the Baltimore Metropolitan Council



Appendix

October, 2020

Table 1a. Residential Construction Activity

	Single-Family Units				Multi-Family Units				Total Units			
	October 2019	October 2020	YTD 2019	YTD 2020	October 2019	October 2020	YTD 2019	YTD 2020	October 2019	October 2020	YTD 2019	YTD 2020
Anne Arundel	121	215	1,632	1,702	-	-	442	24	121	215	2,074	1,726
Annapolis*	(4)	(12)	(35)	(40)	-	-	(3)	-	(4)	(12)	(38)	(40)
Baltimore City	3	7	120	56	-	21	377	1,480	3	28	497	1,536
Baltimore	81	89	759	611	-	359	629	662	81	448	1,388	1,273
Carroll	26	38	328	375	-	-	12	45	26	38	340	420
Harford	75	40	621	612	8	-	65	128	83	40	686	740
Howard	40	54	631	489	-	50	2	233	40	104	633	722
Queen Annes	14	32	210	151	-	-	52	1	14	32	262	152
Region	360	475	4,301	3,996	8	430	1,579	2,573	368	905	5,880	6,569
'Regional Change 2019-2020 As a Percent		115 31.9%	(305) -7.1%			422 5275.0%		994 63.0%		537 145.9%		689 11.7%

	Number of AAR Permits**				Value of New Residential Construction Activity (thousands of dollars)				Value of Additions, Alterations and Repairs (thousands of dollars)			
	October 2019	October 2020	YTD 2019	YTD 2020	October 2019	October 2020	YTD 2019	YTD 2020	October 2019	October 2020	YTD 2019	YTD 2020
Anne Arundel	276	222	2,053	1,727	22,368	39,328	348,424	304,152	12,327	8,534	94,177	79,951
Annapolis*	(49)	(42)	(234)	(248)	(569)	3,257	(9,316)	17,759	(3,366)	(917)	(16,907)	(13,895)
Baltimore City	108	117	1,027	1,016	430	1,593	47,024	132,149	4,219	9,092	84,418	194,064
Baltimore	164	213	1,630	1,284	19,706	67,463	260,754	231,251	10,918	9,484	91,048	68,987
Carroll	139	93	881	714	5,866	8,874	78,729	81,656	9,504	2,360	35,830	24,319
Harford	11	2	90	33	18,230	12,168	157,370	179,922	744	36	3,726	1,504
Howard	155	163	1,262	1,309	10,399	18,427	149,840	134,656	5,663	5,236	44,849	45,638
Queen Annes	6	12	35	58	2,375	5,881	46,535	29,879	194	637	2,586	3,879
Region	859	822	6,978	6,141	79,374	153,734	1,088,676	1,093,665	43,569	35,379	356,634	418,342
'Regional Change 2019-2020 As a Percent		(37) -4.3%	(837) -12.0%			74,360 93.7%		4,989 0.5%		(8,190) -18.8%		61,708 17.3%

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Appendix

October, 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)			
	October 2019	October 2020	YTD 2019	YTD 2020	October 2019	October 2020	YTD 2019	YTD 2020	October 2019	October 2020	YTD 2019	YTD 2020
Anne Arundel	136	111	1,213	1,003	1,523	5,468	85,218	39,263	22,212	15,769	212,834	227,854
Annapolis*	(16)	(19)	(132)	(162)	(348)	-	(2,326)	(75)	(8,834)	(1,309)	(26,571)	(24,355)
Baltimore City	78	69	679	541	1,000	32,140	119,611	163,651	35,648	107,064	512,426	413,415
Baltimore	172	143	1,479	978	30,550	12,150	314,012	94,402	29,624	28,894	601,357	396,093
Carroll	22	12	174	99	2,277	342	11,494	13,140	12,537	10,096	81,390	89,939
Harford	5	5	36	25	10,000	-	42,095	4,422	596	234	16,902	30,098
Howard	66	41	435	418	17,353	32,904	225,438	90,917	28,291	101,974	559,137	276,126
Queen Annes	3	7	24	37	-	24,832	4,030	26,051	1,086	817	2,425	2,236
Region	482	388	4,040	3,101	62,703	107,836	801,898	431,846	129,994	264,848	1,986,471	1,435,761
'Regional Change 2019-2020		(94)		(939)		45,133		(370,052)		134,854		(550,710)
As a Percent		-19.5%		-23.2%		72.0%		-46.1%		103.7%		-27.7%

Table 1c. Mixed-Use Construction Activity

	Number of Residential Units in Mixed-Use Permits				Value of Mixed-Use Construction Activity (thousands of dollars)			
	October 2019	October 2020	YTD 2019	YTD 2020	October 2019	October 2020	YTD 2019	YTD 2020
Anne Arundel	-	-	-	-	-	-	-	-
Annapolis*	-	-	-	-	-	-	-	-
Baltimore City	-	21	174	769	-	1,750	34,600	146,510
Baltimore	-	-	-	231	-	-	-	60,000
Carroll	-	-	-	-	-	-	-	-
Harford	-	-	-	-	-	-	-	-
Howard	-	2	2	2	-	700	600	700
Queen Annes	-	-	38	1	-	-	6,320	500
Region	-	23	214	1,003	-	2,450	41,520	207,710
'Regional Change 2019-2020		23		789		2,450		166,190
As a Percent		-		368.7%		-		400.3%

* 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.

METROPOLITAN



Building Activity Report

October, 2020

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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.

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.

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