2013 Annual Building Permits

New Residential Construction

During 2013, local building permit offices in the 20,000-place universe authorized the construction of 990,822 new privately-owned housing units with a total valuation of \$177.7 billion. This was 1.48 percent above the preliminary annual estimate of 976,369 housing units and is a 19 percent increase from the 2012 total of 829,658.

In 2013, multifamily units (5 units or more) accounted for over half of the total number of housing units authorized in:

	Total 5+ Units	Total Units	Percent of Total Units
District of Columbia	2,810	3,255	86.3
New York	20,411	32,581	62.6
North Dakota	6,305	10,532	59.9
New Jersey	12,741	24,209	52.6
California	41,267	80,742	51.1

Top State and Metropolitan Core-Based Statistical Area (CBSA) Percent Changes:

	Total Units 2012	Total Units 2013	Percent Change			
Five states with the largest percent increase over 2012:						
Montana	2,736	4,854	+77.4			
Georgia	24,350	36,174	+48.6			
Oregon	10,608	14,843	+39.9			
California	58,549	80,742	+37.9			
New Jersey	17,939	24,209	+35.0			
Four states had a percent decrease over 2012:						
Alabama	13,506	11,763	-12.9			
Arkansas	8,231	7,481	-9.1			
Kentucky	9,725	8,955	-7.9			
West Virginia	2,718	2,575	-5.3			
Five Metropolitan CBSAs with the largest percent increase over 2012:						
Sherman-Denison, TX	76	363	+377.6			
Billings, MT	621	2,102	+238.5			
Victoria, TX	215	658	+206.1			
Ann Arbor, MI	276	758	+174.6			
Steubenville-Weirton, OH-WV	20	51	+155.0			

	Total Units 2012	Total Units 2013	Percent Change		
Five Metropolitan CBSAs with the largest percent decrease over 2012:					
Morgantown, WV Battle Creek, MI Michigan City-La Porte, IN Jackson, TN Flagstaff, AZ	623 137 306 520 818	137 47 113 212 359	-78.0 -65.7 -63.1 -59.2 -56.1		

Top Place Level Changes in Units:

	Total Units 2012	Total Units 2013	Difference in Units			
Five places in the Northeast region with the largest increase in units over 2012:						
Brooklyn borough, NY	3,353	6,140	+2,787			
Manhattan borough, NY	2,328	4,856	+2,528			
Queens borough, NY	1,428	3,161	+1,733			
Jersey City, NJ	616	1,687	+1,071			
Boston, MA	1,776	2,561	+785			
Five places in the Northeast region with	h the largest decrease	in units over 201	2:			
Natick town, MA	548	57	-491			
Harrison town, NJ	483	22	-461			
Syracuse, NY	480	84	-396			
Franklin township, NJ	649	303	-346			
Cherry Hill township, NJ	367	100	-267			
Five places in the Midwest region with	the largest increase i	n units over 2012	:			
Chicago, IL	1,990	3,025	+1,035			
Overland Park, KS	581	1,566	+985			
Fishers town, IN	546	1,314	+768			
Indianapolis, IN	551	1,233	+682			
Sioux Falls, SD	1,341	2,011	+670			

	Total Units 2012	Total Units 2013	Difference in Units			
Five places in the Midwest region with the largest decrease in units over 2012:						
Dickinson, ND	1,484	674	-810			
St. Paul, MN	769	75	-694			
St. Louis Park, MN	498	61	-437			
Orland Park village, IL	451	68	-383			
St. Louis, MO	605	240	-365			
Five places in the South region with	th the largest increa	se in units over 2012	: :			
Miami, FL	951	4,486	+3,535			
Atlanta, GA	2,123	5,543	+3,420			
Harris County Unincorporated						
Area, TX	13,221	15,911	+2,690			
Austin, TX	10,210	11,834	+1,624			
Dallas, TX	7,085	8,634	+1,549			
Five places in the South region with	th the largest decrea	se in units over 2012	2:			
San Antonio, TX	4,643	2,118	-2,525			
Arlington County, VA	2,207	934	-1,273			
Jacksonville-Duval County, FL	3,809	2,553	-1,256			
Raleigh, NC	5,010	3,800	-1,210			
Fayetteville, NC	1,883	725	-1,158			
Five places in the West region with	h the largest increas	e in units over 2012:	:			
San Diego, CA	3,083	5,308	+2,225			
Irvine, CA	2,591	4,690	+2,099			
Los Angeles, CA	6,700	8,392	+1,692			
Scottsdale, AZ	941	2,671	+1,676			
Portland, OR	2,298	3,755	+1,457			
Five places in the West region with the largest decrease in units over 2012:						
Phoenix, AZ	4,434	3,131	-1,303			
Broomfield, CO	2,010	896	-1,114			
Seattle, WA	7,297	6,677	-620			
Flagstaff, AZ	747	248	-499			
Lone Tree, CO	555	79	-476			

Ranking by Activity: Top 10 States

	2013	3	201	2
<u>State</u>	<u>Rank</u>	<u>Units</u>	<u>Rank</u>	<u>Units</u>
Texas	1	147,460	1	135,514
Florida	2	86,752	2	64,810
California	3	80,742	3	58,549
North Carolina	4	51,290	4	48,692
Georgia	5	36,174	8	24,350
Washington	6	32,962	5	28,118
New York	7	32,581	7	24,872
Virginia	8	31,944	6	27,278
Colorado	9	27,517	9	23,301
Arizona	10	25,209	10	21,726

Ranking by Activity: Top 20 Metropolitan CBSAs

	2013		2013		2012
CBSA	<u>Rank</u>	<u>Units</u>	<u>Rank</u>	<u>Units</u>	
Houston CBSA	1	51,333	1	43,290	
New York CBSA	2	39,824	3	26,912	
Dallas CBSA	3	37,910	2	35,042	
Los Angeles CBSA	4	25,198	7	17,447	
Atlanta CBSA	5	24,297	9	14,380	
Washington CBSA	6	24,033	4	22,404	
Austin CBSA	7	20,852	5	19,563	
Miami CBSA	8	19,921	11	13,261	
Seattle CBSA	9	19,517	6	17,666	
Phoenix CBSA	10	18,737	8	15,967	
Orlando CBSA	11	15,563	14	12,006	
Denver CBSA	12	15,475	10	13,760	
Charlotte CBSA	13	14,009	13	12,247	
Tampa CBSA	14	12,152	16	10,161	
Minneapolis CBSA	15	12,033	15	11,493	
Boston CBSA	16	12,021	20	8,851	
Portland CBSA	17	11,730	23	7,785	
Chicago CBSA	18	11,627	17	9,357	
Raleigh CBSA	19	11,431	12	12,926	
Philadelphia CBSA	20	11,217	18	9,270	

CBSA(s) dropped from the current year's rankings:

In 2012, the following CBSAs were ranked:

San Francisco CBSA 19th 9,163 units