



CONSTRUCTION QUARTERLY

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1st Quarter | Jan-Mar 2024



BERKELEY-CHARLESTON-DORCHESTER
COUNCIL OF GOVERNMENTS

INTRODUCTION

Construction Quarterly is a publication of the Berkeley-Charleston-Dorchester Council of Governments. It is designed to provide a detailed analysis of construction trends in the region. While we make every effort to collect all available data, if we were unable to obtain information from a jurisdiction those fields will reflect zero permits. We offer three methods to evaluate change. The last five quarters are shown, allowing a comparison between last quarter and the same quarter last year. In most categories, the current quarter is also compared with the average of the previous four quarters. We hope you find this report useful and welcome your feedback.



BERKELEY-CHARLESTON-DORCHESTER
COUNCIL OF GOVERNMENTS

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*Construction activity as reported by jurisdictions
to the Berkeley-Charleston-Dorchester
Council of Governments*



ALL NEW CONSTRUCTION

This section refers to all new construction, which includes Commercial, Single Family, Single Family Attached, Mixed Use and Multi-Family permits. The table for all new and existing permits is at the end of this document.

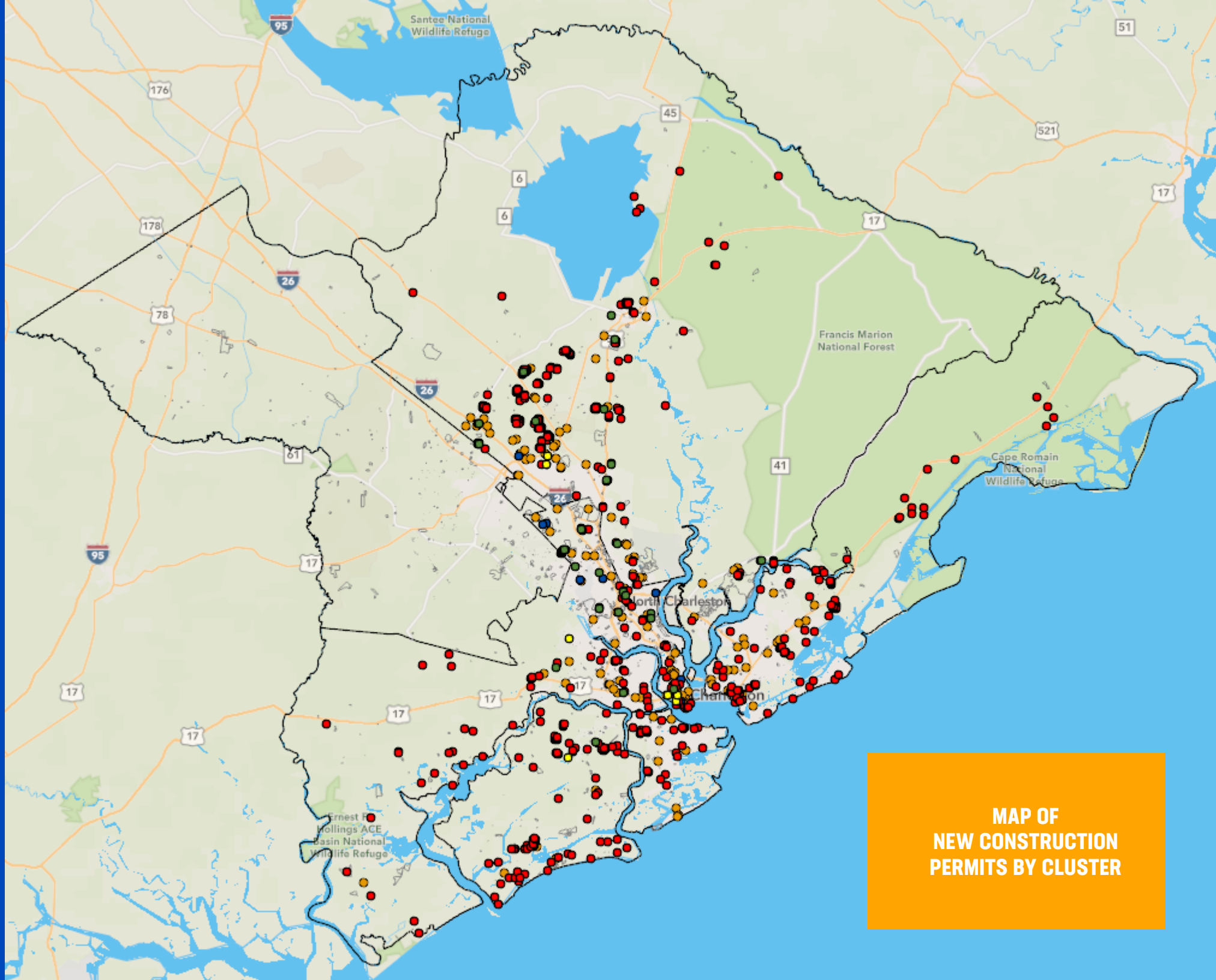
The number of building permits issued for all new construction in the region in the fourth quarter of 2023 to the first quarter of 2024 increased by 22.3%. The construction permit values increased by roughly 29.9% during the same time.

The year-over-year number of permits increased by about 19.9%, while the value of the permits issued increased by 37.6% from the first quarter 2023 to the first quarter 2024.

The number of permits issued for the first quarter of 2024 was 18.5% above the average of the previous four quarters while the value of permits issued was 18.6% higher than the average of the previous four quarters.

ALL NEW CONSTRUCTION BY JURISDICTION

JURISDICTION	2023:Q1		2023:Q2		2023:Q3		2023:Q4		2024:Q1	
	#	\$	#	\$	#	\$	#	\$	#	\$
UNINCORPORATED BERKELEY CO.	470	\$283,818,427	488	\$313,360,149	473	\$253,791,911	574	\$219,553,267	487	\$229,197,300
BONNEAU	0	\$-	0	\$-	\$-	\$-	0	\$0	4	\$1,465,361
CITY OF CHARLESTON	39	\$30,807,616	62	\$26,265,165	58	\$69,351,396	64	\$41,450,081	21	\$7,698,242
GOOSE CREEK	157	\$76,397,023	89	\$80,412,758	71	\$35,381,054	32	\$54,206,254	101	\$209,074,038
HANAHAN	10	\$1,372,224	27	\$11,051,721	30	\$10,909,844	8	\$4,006,265	28	\$9,692,947
JAMESTOWN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MONCK'S CORNER	156	\$61,462,313	170	\$76,801,968	249	\$90,452,073	100	\$42,329,909	201	\$96,944,215
NORTH CHARLESTON	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. STEPHEN	0	\$0	0	\$0	0	\$0	0	\$0	1	\$158,523
SUMMERVILLE	2	\$2,773,254	5	\$13,010,062	5	\$13,054,053	1	\$136,440	6	\$9,728,968
TOTAL BERKELEY COUNTY	834	\$456,215,856	841	\$520,901,822	886	\$472,940,331	779	\$361,682,216	849	\$563,959,594
UNINCORPORATED CHARLESTON CO.	99	\$51,831,750	129	\$91,689,718	166	\$83,800,291	188	\$78,737,943	296	\$150,349,838
AWENDAW	13	\$5,427,993	17	\$7,141,839	9	\$14,376,818	10	\$4,255,600	9	\$4,152,874
CITY OF CHARLESTON	170	\$58,320,774	235	\$200,437,240	232	\$118,390,305	129	\$107,202,727	188	\$194,140,033
FOLLY BEACH	5	\$7,298,668	4	\$2,417,425	6	\$639,802	6	\$4,131,975	3	\$2,841,300
HOLLYWOOD	3	\$1,728,854	0	\$0	0	\$0	0	\$0	7	\$2,198,767
ISLE OF PALMS	5	\$5,290,440	6	\$7,015,000	7	\$6,030,703	14	\$8,186,674	6	\$10,253,358
JAMES ISLAND	7	\$3,556,194	5	\$3,180,216	3	\$819,904	11	\$5,806,372	11	\$5,526,733
KIAWAH ISLAND	28	\$72,331,405	14	\$140,857,403	11	\$4,941,277	20	\$50,022,978	15	\$40,445,021
LINCOLNVILLE	1	\$793,403	0	\$0	0	\$0	0	\$0	0	\$0
MCCLELLANVILLE	2	\$1,713,868	1	\$603,768	0	\$0	0	\$0	3	\$1,569,073
MEGETT	7	\$4,034,483	5	\$3,141,717	9	\$1,776,288	2	\$870,376	5	\$2,819,231
MOUNT PLEASANT	97	\$61,718,459	117	\$70,781,444	78	\$38,331,475	96	\$74,091,725	88	\$90,115,893
NORTH CHARLESTON	188	\$103,374,420	220	\$120,541,020	314	\$211,767,635	103	\$125,810,198	135	\$93,200,811
RAVENEL	4	\$1,958,977	0	\$0	0	\$0	0	\$0	0	\$0
ROCKVILLE	1	\$550,000	1	\$340,000	0	\$0	0	\$0	0	\$0
SEABROOK ISLAND	16	\$26,294,212	11	\$15,827,392	9	\$934,216	4	\$5,571,680	6	\$11,991,206
SULLIVANS ISLAND	7	\$19,025,617	2	\$5,600,000	6	\$1,003,379	5	\$9,094,936	1	\$1,700,000
SUMMERVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
TOTAL CHARLESTON COUNTY	653	\$425,249,515	774	\$673,160,002	866	\$487,061,522	588	\$473,783,183	773	\$611,304,138
UNINCORPORATED DORCHESTER CO.	314	\$123,876,101	318	\$184,384,124	287	\$120,964,165	248	\$112,000,689	386	\$161,928,168
HARLEYVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	2	\$880,734	10	\$2,309,720	134	\$43,745,467	47	\$49,863,624	75	\$21,102,947
REEVESVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
RIDGEVILLE	0	\$0	0	\$0	0	\$0	0	\$0	4	\$3,830,737
ST. GEORGE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	55	\$16,015,204	67	\$38,156,199	71	\$73,054,616	61	\$33,055,870	68	\$29,984,532
TOTAL DORCHESTER COUNTY	371	\$140,772,039	395	\$224,850,043	571	\$252,645,855	356	\$194,920,184	533	\$216,846,384
REGION TOTALS	1,864	\$957,310,999	2,010	\$1,418,911,867	2,323	\$1,212,647,708	1,723	\$1,030,385,583	2,155	\$1,392,110,116



**MAP OF
NEW CONSTRUCTION
PERMITS BY CLUSTER**



ALL COMMERCIAL CONSTRUCTION

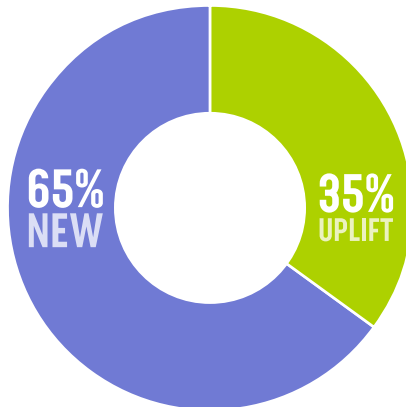
Commercial permits account for construction of non-residential structures such as hotels, office buildings, warehouses and other industrial use buildings. These values also include commercial “upfits” which are categorized as new construction for reporting purposes. Upfit permits are issued when a new tenant leases a space or the purpose of the space changes. Business remodels and renovations are listed separately in this report.

In the first quarter of 2024, the number of commercial permits issued decreased over the fourth quarter of 2023 by 23.7%, while the value increased by 38.6%.

The number of permits increased by about 6.5% year-over-year, from the first quarter of 2023 to the first quarter of 2024, while the value increased more than 68.5% in the same time period.

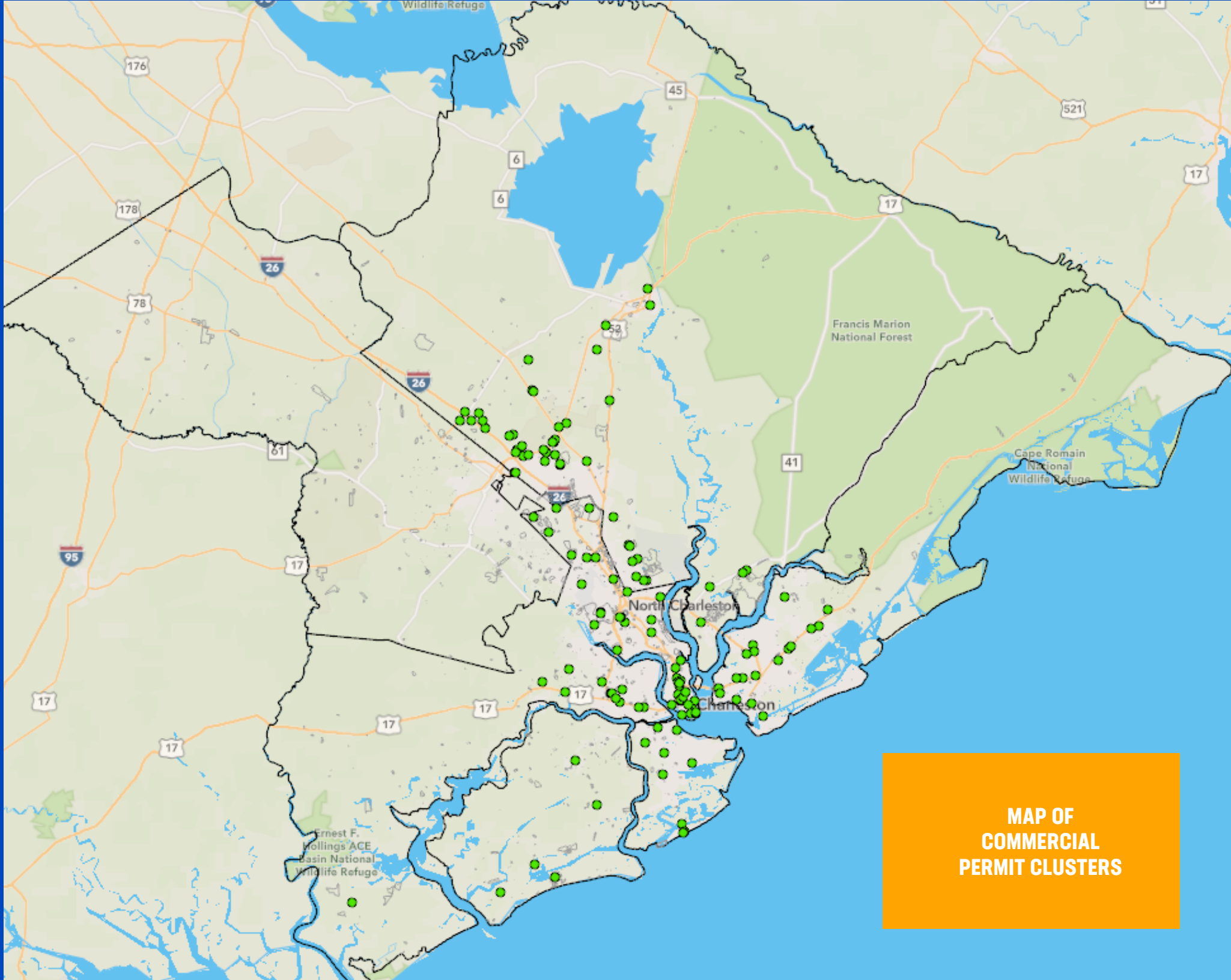
The number of commercial permits for the first quarter of 2024 was 19.9% below the average of the previous fourth quarters and the value of the permits issued was roughly 39% above the average.

A summary of commercial permits by quarter and jurisdiction is in the table to the right. A map depicting commercial permit clusters is on the next page.



ALL COMMERCIAL CONSTRUCTION BY JURISDICTION

JURISDICTION	2023:Q1		2023:Q2		2023:Q3		2023:Q4		2024:Q1	
	#	\$	#	\$	#	\$	#	\$	#	\$
UNINCORPORATED BERKELEY CO.	36	\$89,012,625	35	\$44,939,310	41	\$92,342,562	40	\$50,929,426	39	\$36,722,950
BONNEAU	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
CITY OF CHARLESTON	8	\$3,572,893	9	\$5,033,000	12	\$4,421,062	45	\$34,328,519	5	\$1,720,298
GOOSE CREEK	4	\$3,238,863	9	\$8,879,292	4	\$5,182,152	10	\$18,359,488	7	\$169,845,317
HANAHAN	8	\$1,115,824	7	\$4,538,718	4	\$961,570	6	\$3,103,832	10	\$2,301,670
JAMESTOWN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MONCKS CORNER	11	\$7,154,294	7	\$5,019,584	2	\$350,000	1	\$102,000	3	\$5,867,560
NORTH CHARLESTON	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. STEPHEN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	2	\$2,773,254	5	\$13,010,062	4	\$11,846,960	1	\$136,440	5	\$9,561,502
TOTAL BERKELEY COUNTY	69	\$106,867,753	72	\$81,419,966	67	\$115,104,306	103	\$106,959,704	69	\$226,019,297
UNINCORPORATED CHARLESTON CO.	5	\$1,459,830	19	\$26,188,811	27	\$56,159,029	5	\$2,181,000	12	\$21,279,439
AWENDAW	0	\$0	0	\$0	5	\$13,339,702	0	\$0	0	\$0
CITY OF CHARLESTON	34	\$16,627,348	80	\$74,280,565	117	\$63,961,167	41	\$67,270,880	44	\$148,059,324
FOLLY BEACH	0	\$0	1	\$187,807	0	\$0	3	\$1,545,805	3	\$2,841,300
HOLLYWOOD	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ISLE OF PALMS	0	\$0	1	\$184,600	1	\$5,000,000	10	\$3,716,674	0	\$0
JAMES ISLAND	1	\$50,000	1	\$1,031,707	0	\$0	1	\$53,089	0	\$0
KIAWAH ISLAND	1	\$36,950	1	\$200,000	2	\$391,875	3	\$716,500	1	\$723,397
LINCOLNVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MCCLELLANVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MEGETT	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MOUNT PLEASANT	36	\$18,253,773	32	\$15,234,704	17	\$26,148,718	38	\$29,819,006	22	\$30,174,014
NORTH CHARLESTON	29	\$83,396,486	16	\$3,858,639	52	\$149,071,720	33	\$76,820,087	27	\$71,512,026
RAVENEL	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ROCKVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SEABROOK ISLAND	0	\$0	0	\$0	0	\$0	0	\$0	1	\$300,000
SULLIVANS ISLAND	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
TOTAL CHARLESTON COUNTY	106	\$119,824,387	148	\$120,933,233	223	\$314,231,424	134	\$182,123,041	110	\$274,889,500
UNINCORPORATED DORCHESTER CO.	14	\$30,298,020	14	\$93,036,036	9	\$13,507,110	16	\$21,484,869	12	\$11,483,958
HARLEYVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	2	\$880,734	5	\$1,690,000	11	\$9,273,496	7	\$43,737,727	8	\$10,799,992
REEVESVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
RIDGEVILLE	0	\$0	0	\$0	0	\$0	0	\$0	3	\$3,443,210
ST. GEORGE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	4	\$2,104,655	3	\$16,247,912	2	\$43,948,471	4	\$4,663,800	6	\$4,186,903
TOTAL DORCHESTER COUNTY	20	\$33,283,409	22	\$110,973,948	26	\$68,297,213	27	\$69,886,396	29	\$29,914,063
REGION TOTALS	195	\$259,975,549	244	\$313,376,148	316	\$497,632,943	264	\$358,969,142	208	\$530,822,860



**MAP OF
COMMERCIAL
PERMIT CLUSTERS**



ALL SINGLE FAMILY RESIDENTIAL PERMITS

Single Family (SF) Residential Construction can best be defined as a free-standing residential structure, designed to house one family unit. Single Family construction does not generally include townhouses, duplexes, condos or apartments. These types of permits are compiled separately and covered later in this document.

From the fourth quarter of 2023 to the first quarter of 2024, the number of SF permits issued showed an increase of 22.3%, while the value increased by 29.7% in the same time interval.

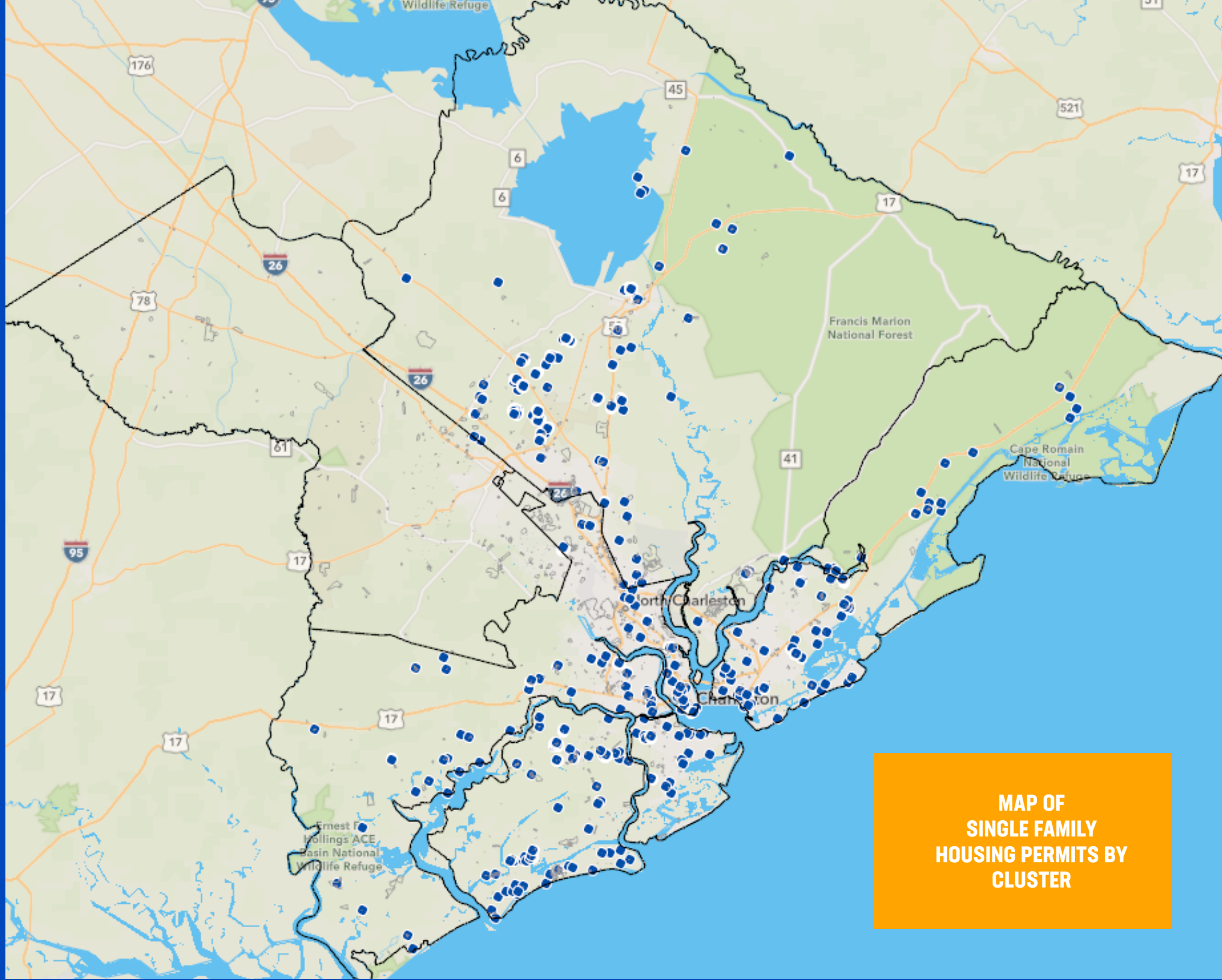
Year-over-year, first quarter of 2023 to the first quarter of 2024 the number of permits increased by over 18.6%, and the overall value of permits increased by 16.9%.

The number of permits in the first quarter of 2024 was roughly 16.2% above than the average of the previous four quarters and the value was approximately 26.6% above the average of the previous four years.

A breakdown of SF permits by quarter and jurisdiction can be found in the table to the right. Permits issued reflect the number of individual units. A map depicting SF residential permit is available on the next page.

ALL SINGLE FAMILY CONSTRUCTION BY JURISDICTION

JURISDICTION	2023:Q1		2023:Q2		2023:Q3		2023:Q4		2024:Q1	
	#	\$	#	\$	#	\$	#	\$	#	\$
UNINCORPORATED BERKELEY CO.	396	\$133,368,118	428	\$151,726,573	387	\$149,630,064	510	\$155,645,203	345	\$128,243,220
BONNEAU	0	\$0	0	\$0	0	\$0	0	\$0	4	\$1,465,361
CITY OF CHARLESTON	28	\$16,868,356	51	\$20,955,460	23	\$10,061,509	17	\$6,746,563	3	\$5,118,535
GOOSE CREEK	126	\$50,344,292	61	\$23,900,063	60	\$28,337,079	17	\$9,013,523	67	\$31,812,918
HANAHAN	2	\$256,400	1	\$522,710	0	\$0	2	\$902,433	10	\$4,306,304
JAMESTOWN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MONCKS CORNER	132	\$50,328,866	125	\$59,144,125	160	\$63,108,255	61	\$31,576,661	185	\$87,238,956
NORTH CHARLESTON	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. STEPHEN	0	\$0	0	\$0	0	\$0	0	\$0	1	\$158,523
SUMMERVILLE	0	\$0	0	\$0	1	\$1,207,093	0	\$0	1	\$167,466
TOTAL BERKELEY COUNTY	684	\$251,166,032	666	\$256,248,932	631	\$253,343,999	607	\$203,844,382	616	\$258,511,283
UNINCORPORATED CHARLESTON CO.	90	\$48,684,021	110	\$65,500,907	60	\$17,035,582	101	\$61,142,930	184	\$108,690,272
AWENDAW	13	\$5,427,993	17	\$7,141,839	2	\$773,646	10	\$4,255,600	8	\$2,777,090
CITY OF CHARLESTON	87	\$34,277,142	143	\$40,682,205	111	\$39,975,773	87	\$29,643,655	136	\$43,383,310
FOLLY BEACH	5	\$7,298,668	3	\$2,229,618	0	\$0	3	\$2,586,170	0	\$0
HOLLYWOOD	3	\$1,728,854	0	\$0	0	\$0	0	\$0	7	\$2,198,767
ISLE OF PALMS	5	\$5,290,440	6	\$7,015,000	1	\$251,300	4	\$4,470,000	5	\$9,303,358
JAMES ISLAND	6	\$3,506,194	4	\$2,148,509	2	\$522,803	10	\$5,753,283	11	\$5,526,733
KIAWAH ISLAND	27	\$72,294,455	12	\$30,655,323	5	\$4,113,409	17	\$49,306,478	12	\$37,605,963
LINCOLNVILLE	1	\$793,403	0	\$0	0	\$0	0	\$0	0	\$0
MCCLELLANVILLE	2	\$1,713,868	1	\$603,768	0	\$0	0	\$0	3	\$1,569,073
MEGGETT	7	\$4,034,483	5	\$3,141,717	3	\$760,472	2	\$870,376	5	\$2,819,231
MOUNT PLEASANT	53	\$40,987,144	77	\$51,454,543	16	\$7,477,365	57	\$41,746,219	63	\$59,050,879
NORTH CHARLESTON	21	\$3,700,112	60	\$10,778,404	84	\$18,442,401	40	\$9,327,992	51	\$10,417,599
RAVENEL	4	\$1,958,977	0	\$0	0	\$0	0	\$0	0	\$0
ROCKVILLE	1	\$550,000	1	\$340,000	0	\$0	0	\$0	0	\$0
SEABROOK ISLAND	16	\$26,294,212	11	\$15,827,392	2	\$251,346	4	\$5,571,680	7	\$11,691,206
SULLIVANS ISLAND	7	\$19,025,617	2	\$5,600,000	1	\$518,207	5	\$9,094,936	1	\$1,700,000
SUMMERVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
TOTAL CHARLESTON COUNTY	348	\$277,565,582	452	\$243,119,134	289	\$92,104,062	340	\$223,769,318	493	\$296,733,481
UNINCORPORATED DORCHESTER CO.	262	\$87,083,112	247	\$78,102,072	278	\$107,457,055	223	\$88,265,820	363	\$148,452,444
HARLEYVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	0	\$0	0	\$0	85	\$15,186,997	40	\$6,125,897	59	\$8,864,563
REEVESVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
RIDGEVILLE	0	\$0	0	\$0	0	\$0	0	\$0	1	\$387,527
ST. GEORGE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	16	\$3,978,794	24	\$10,519,707	56	\$21,036,089	52	\$22,258,190	46	\$20,932,370
TOTAL DORCHESTER COUNTY	278	\$91,061,906	271	\$88,621,779	226	\$86,735,541	315	\$116,649,907	469	\$178,636,904
REGION TOTALS	1,310	\$619,793,519	1,396	\$591,575,665	1,399	\$499,313,112	1,262	\$544,303,607	1,578	\$733,881,668



**MAP OF
SINGLE FAMILY
HOUSING PERMITS BY
CLUSTER**



ALL SINGLE FAMILY ATTACHED RESIDENTIAL CONSTRUCTION

Single Family Attached (SFA) construction permits are issued for the construction of a single family structure that shares a common wall with one or more other single family structures. Units have separate utilities, plumbing and heating/air. These are generally considered to be townhomes, and do not normally include multi-family structures such as condos, duplexes or apartments.

SFAs are sometimes included in a development as an “affordable housing” component, as they are frequently less expensive to build and to purchase than their detached counterparts. Permits issued reflect the number of individual units.

The number of single-family attached residential permits increased from the fourth quarter of 2023 to the first quarter of 2024 by roughly 55.2%. The total permit values also increased by approximately 54.7% in the same time frame.

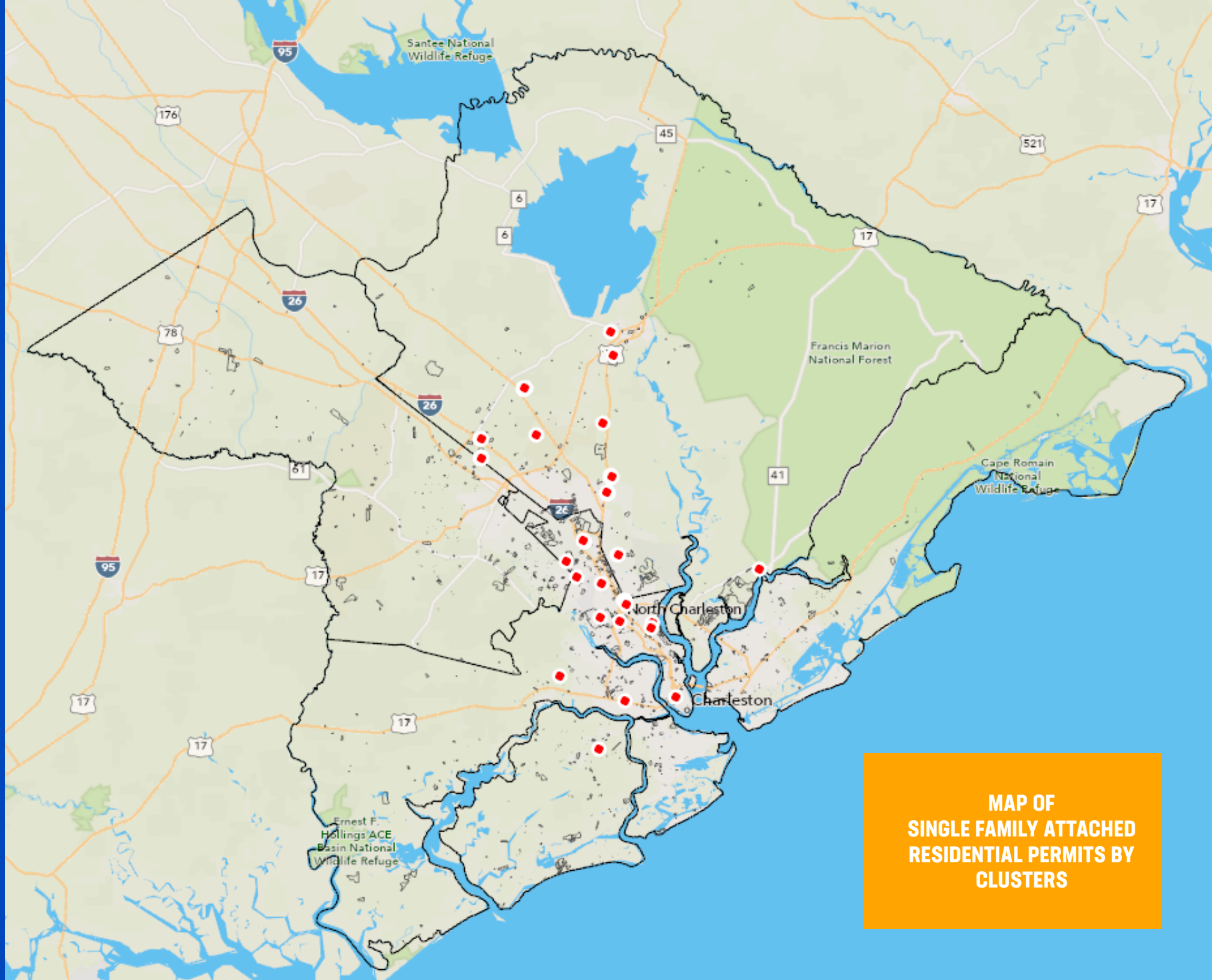
The number of single-family attached permits issued year-over-year from the first quarter of 2023 to the first quarter of 2024, decreased by 4.5%. Additionally, the single-family permit values increased by approximately 4.3% when compared to the same quarter from the previous year.

The number of single-family permits for the first quarter of 2024 was 9.4% below the average of the previous four quarters; the permit values were higher than the average by 7.3%.

A summary of all single-family attached permits can be found by quarter and jurisdiction in the table to the right and a map of housing clusters can be found on the next page.

ALL SINGLE FAMILY ATTACHED CONSTRUCTION BY JURISDICTION

JURISDICTION	2023:Q1		2023:Q2		2023:Q3		2023:Q4		2024:Q1	
	#	\$	#	\$	#	\$	#	\$	#	\$
UNINCORPORATED BERKELEY CO.	29	\$7,603,659	20	\$4,594,265	45	\$11,819,285	24	\$12,978,638	89	\$27,578,043
BONNEAU	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
CITY OF CHARLESTON	2	\$1,366,367	2	\$276,705	17	\$6,258,826	1	\$375,000	2	\$487,409
GOOSE CREEK	25	\$20,721,481	9	\$2,424,268	7	\$1,861,824	0	\$0	27	\$7,819,581
HANAHAN	0	\$0	16	\$5,219,530	26	\$9,948,273	0	\$0	8	\$3,084,972
JAMESTOWN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MONCK'S CORNER	13	\$3,979,153	38	\$12,638,259	87	\$26,993,818	38	\$10,651,248	13	\$3,837,699
NORTH CHARLESTON	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. STEPHEN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
TOTAL BERKELEY COUNTY	69	\$33,670,660	85	\$25,153,026	182	\$56,882,026	63	\$24,004,886	139	\$42,807,704
UNINCORPORATED CHARLESTON CO.	4	\$1,687,899	0	\$0	79	\$10,605,681	82	\$15,414,013	99	\$19,964,975
AWENDAW	0	\$0	0	\$0	2	\$263,470	0	\$0	0	\$0
CITY OF CHARLESTON	49	\$7,416,284	0	\$0	7	\$1,895,459	0	\$0	2	\$286,291
FOLLY BEACH	0	\$0	0	\$0	6	\$639,802	0	\$0	0	\$0
HOLLYWOOD	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ISLE OF PALMS	0	\$0	0	\$0	5	\$779,403	0	\$0	0	\$0
JAMES ISLAND	0	\$0	0	\$0	1	\$297,101	0	\$0	0	\$0
KIAWAH ISLAND	0	\$0	0	\$0	4	\$435,993	0	\$0	0	\$0
LINCOLNVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MCCLELLANVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MEGGETT	0	\$0	0	\$0	5	\$848,403	0	\$0	0	\$0
MOUNT PLEASANT	8	\$2,477,542	7	\$2,092,197	45	\$4,705,392	0	\$0	0	\$0
NORTH CHARLESTON	138	\$16,277,822	130	\$15,882,388	172	\$20,598,101	28	\$3,768,767	56	\$11,261,953
RAVENEL	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ROCKVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SEABROOK ISLAND	0	\$0	0	\$0	6	\$681,070	0	\$0	0	\$0
SULLIVANS ISLAND	0	\$0	0	\$0	5	\$485,172	0	\$0	0	\$0
SUMMERVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
TOTAL CHARLESTON COUNTY	199	\$27,859,546	137	\$17,974,585	338	\$42,362,008	110	\$19,182,780	157	\$31,513,219
UNINCORPORATED DORCHESTER CO.	38	\$6,494,969	57	\$13,246,016	15	\$2,128,562	9	\$2,250,000	7	\$1,149,417
HARLEYVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	0	\$0	5	\$619,720	37	\$4,845,284	0	\$0	8	\$1,438,392
REEVESVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
RIDGEVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. GEORGE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	35	\$9,931,755	40	\$11,388,580	11	\$3,410,000	3	\$970,000	15	\$4,443,654
TOTAL DORCHESTER COUNTY	73	\$16,426,724	102	\$25,254,316	63	\$10,383,846	12	\$3,220,000	30	\$7,031,463
REGION TOTALS	341	\$77,956,930	324	\$68,381,928	583	\$109,627,880	185	\$46,407,666	326	\$81,352,386



**MAP OF
SINGLE FAMILY ATTACHED
RESIDENTIAL PERMITS BY
CLUSTERS**



ALL MULTI-FAMILY RESIDENTIAL CONSTRUCTION

Multi-Family (MF) Residential construction permits are issued for a classification of housing where multiple separate housing units are contained within one building. This construction includes mainly apartments, but can also include condos and duplexes. Multi-Family permit issuance is expected to increase in the future to accommodate the growing population in the region. Permits are generally reported as the number of buildings or complexes, not the number of individual units. The number of units can be found in the text below.

In the first quarter of 2024, 20 multi-family building permits were issued in the region for a value of about \$85.8 million.

Multi-family permits issued in the first quarter of 2024 increased in both numbers, 50%, and value, 6.1%, from the fourth quarter of 2023.

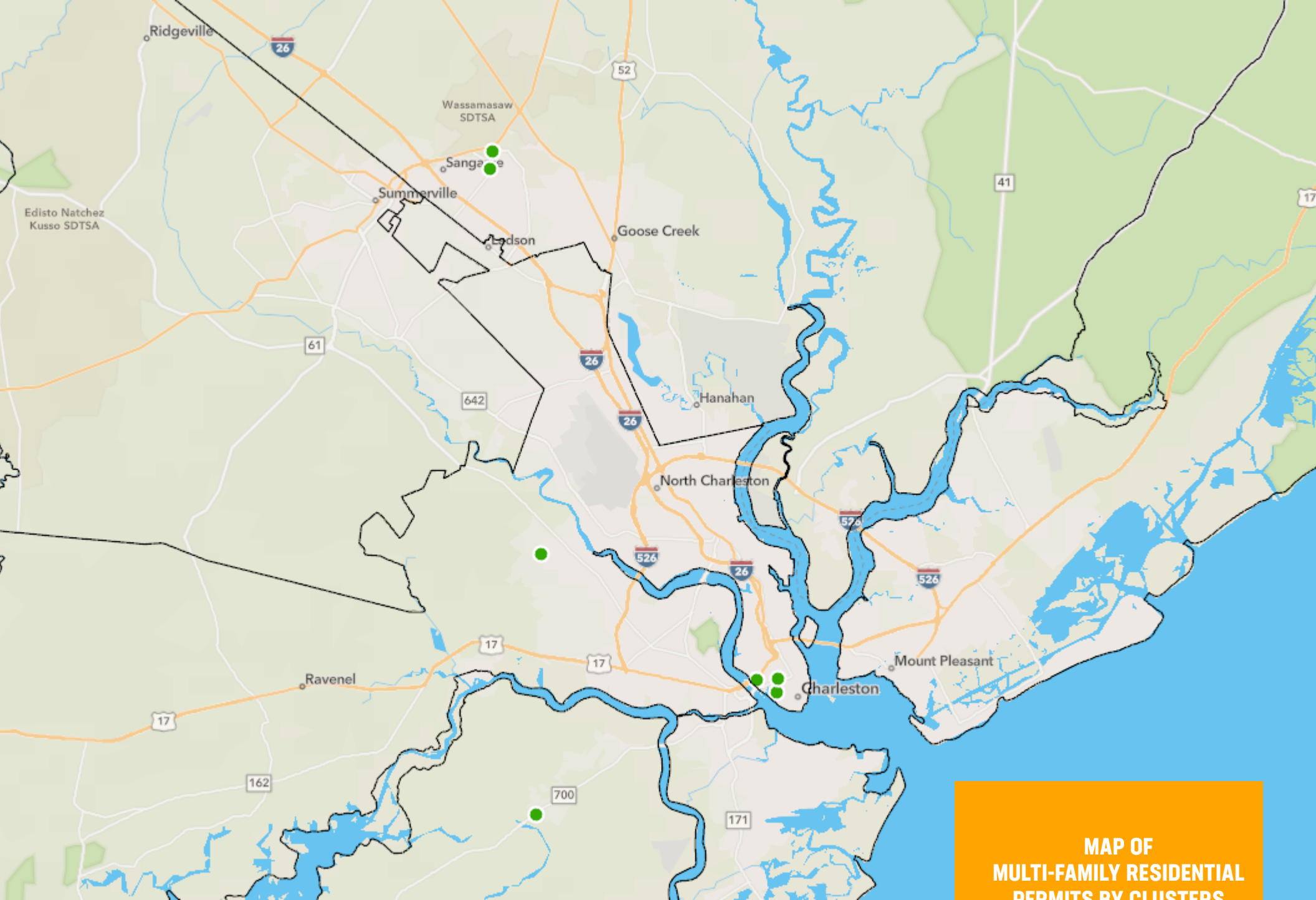
When compared year-over-year, from the first quarter of 2023 to quarter one, 2024, the number of permits decreased from 35 to 20. However, the value of the permits rose from \$59,845,013 million to \$85,798,860 million.

Additionally, the number of multi-family permits in the first quarter of 2024 decreased by 36.7%, while the average value was 33.3% below the average of the previous four quarters.

A breakdown of multi-family permits by quarter and municipality can be found in the table to the right. A map of multi-family permits is available on the next page.

ALL MULTI-FAMILY CONSTRUCTION BY JURISDICTION

JURISDICTION	2023:Q1		2023:Q2		2023:Q3		2023:Q4		2024:Q1	
	#	\$	#	\$	#	\$	#	\$	#	\$
UNINCORPORATED BERKELEY CO.	9	\$53,834,025	5	\$112,100,000	0	\$0	0	\$0	12	\$36,622,803
BONNEAU	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
CITY OF CHARLESTON	0	\$0	0	\$0	17	\$66,132,207	0	\$0	0	\$0
GOOSE CREEK	2	\$2,092,387	10	\$45,209,135	0	\$0	6	\$26,833,243	0	\$0
HANAHAN	0	\$0	3	\$770,762	0	\$0	0	\$0	0	\$0
JAMESTOWN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MONCK'S CORNER	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. STEPHEN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
TOTAL BERKELEY COUNTY	11	\$55,926,411	18	\$158,079,897	6	\$48,610,000	6	\$0	12	\$36,622,803
UNINCORPORATED CHARLESTON CO.	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
AWENDAW	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
CITY OF CHARLESTON	2	\$356,512	11	\$26,614,112	10	\$14,708,615	1	\$10,288,192	8	\$49,176,057
FOLLY BEACH	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
HOLLYWOOD	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ISLE OF PALMS	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
JAMES ISLAND	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
KIAWAH ISLAND	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
LINCOLNVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MCCLELLANVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MEGETT	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MOUNT PLEASANT	0	\$0	1	\$2,000,000	0	\$0	1	\$2,526,500	0	\$0
NORTH CHARLESTON	14	\$2,611,683	12	\$47,017,510	6	\$25,655,413	2	\$35,893,352	0	\$0
RAVENEL	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ROCKVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SEABROOK ISLAND	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SULLIVANS ISLAND	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
TOTAL CHARLESTON COUNTY	16	\$2,968,194	24	\$75,631,622	16	\$40,364,028	4	\$48,708,044	8	\$49,176,057
UNINCORPORATED DORCHESTER CO.	8	\$950,408	0	\$0	0	\$0	0	\$0	0	\$0
HARLEYVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	0	\$0	0	\$0	1	\$14,439,690	0	\$0	0	\$0
REEVESVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
RIDGEVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. GEORGE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	0	\$0	0	\$0	2	\$4,660,056	2	\$5,163,880	0	\$0
TOTAL DORCHESTER COUNTY	8	\$950,408	0	\$0	3	\$19,099,746	2	\$5,163,880	0	\$0
REGION TOTALS	35	\$59,845,013	42	\$233,711,519	25	\$106,073,774	12	\$80,705,168	20	\$85,798,860



**MAP OF
MULTI-FAMILY RESIDENTIAL
PERMITS BY CLUSTERS**



ALL REMODEL/RENOVATION CONSTRUCTION

Remodel, Renovation, or Addition (RA) construction permits are issued when a homeowner or business owner seeks approval to update, enlarge or otherwise alter an existing structure. Alterations are made for several reasons, including the need for additional space and the desire to increase property values.

Remodels and Renovations are an important indicator of reinvestment in a property. (Note that commercial “upfits” are not included in these numbers, but business remodels, renovations or additions are included.)

In the first quarter of 2024, a total of 1055 remodel, renovation or addition permits were issued in the region for a value of about \$151,735,657 million. This represents a 92.2% increase in value from the fourth quarter of 2023. The number of permits increased from 1033 to 1055, year over year, first quarter 2023 versus first quarter 2024 while the permit values increased, as well, by 67.4% over the same time.

A breakdown of remodel/renovation permits by quarter and municipality can be found in the table to the right.

ALL REMODELS/RENOVATIONS BY JURISDICTION

JURISDICTION	2023:Q1		2023:Q2		2023:Q3		2023:Q4		2024:Q1	
	#	\$	#	\$	#	\$	#	\$	#	\$
UNINCORPORATED BERKELEY CO.	46	\$990,574	77	\$3,630,075	57	\$1,932,337	31	\$1,687,461	54	\$25,052,501
BONNEAU	0	\$0	0	\$0	0	\$0	0	\$0	2	\$37,456
CITY OF CHARLESTON	101	\$2,545,066	33	\$1,670,936	82	\$6,774,039	37	\$2,422,271	33	\$1,815,798
GOOSE CREEK	6	\$275,611	3	\$72,047	5	\$1,335,585	4	\$405,040	2	\$99,015
HANAHAN	6	\$2,218,656	6	\$470,891	2	\$206,495	6	\$355,169	14	\$1,803,615
JAMESTOWN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MONCKS CORNER	8	\$238,908	6	\$212,992	6	\$165,458	7	\$155,385	19	\$540,370
NORTH CHARLESTON	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. STEPHEN	0	\$0	0	\$0	0	\$0	0	\$0	2	\$45,750
SUMMERVILLE	0	\$0	0	\$0	1	\$19,726	0	\$0	1	\$264,623
TOTAL BERKELEY COUNTY	167	\$6,268,815	125	\$6,056,942	153	\$10,433,639	85	\$5,025,326	127	\$29,659,128
UNINCORPORATED CHARLESTON CO.	57	\$3,042,363	46	\$4,813,899	35	\$4,230,599	20	\$2,745,476	66	\$9,897,205
AWENDAW	0	\$0	2	\$110,520	0	\$0	1	\$21,600	2	\$88,888
CITY OF CHARLESTON	131	\$10,624,973	230	\$19,013,757	103	\$13,654,472	212	\$12,008,855	396	\$28,271,453
FOLLY BEACH	175	\$3,661,969	7	\$2,305,349	15	\$1,288,157	17	\$1,662,827	22	\$1,645,256
HOLLYWOOD	2	\$191,757	0	\$0	0	\$0	0	\$0	6	\$375,059
ISLE OF PALMS	12	\$929,566	17	\$3,217,595	10	\$2,378,588	10	\$4,114,802	16	\$4,776,726
JAMES ISLAND	24	\$2,652,411	13	\$1,042,687	8	\$604,783	11	\$1,360,373	14	\$990,591
KIAWAH ISLAND	59	\$5,464,510	28	\$4,274,516	37	\$6,399,221	43	\$8,458,040	67	\$26,494,971
LINCOLNVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MCCLELLANVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MEGGETT	0	\$0	0	\$0	0	\$0	2	\$415,000	1	\$5,000
MOUNT PLEASANT	264	\$25,302,107	105	\$16,098,499	102	\$15,519,288	60	\$10,579,147	165	\$18,730,026
NORTH CHARLESTON	26	\$6,899,961	15	\$2,121,855	30	\$2,084,055	29	\$1,783,192	64	\$17,386,309
RAVENEL	0	\$0	1	\$116,370	0	\$0	0	\$0	0	\$0
ROCKVILLE	0	\$0	1	\$123,200	0	\$0	0	\$0	0	\$0
SEABROOK ISLAND	54	\$5,294,441	16	\$2,218,960	11	\$2,884,082	16	\$3,858,930	39	\$4,586,046
SULLIVANS ISLAND	8	\$1,233,500	26	\$3,895,973	9	\$2,334,205	4	\$1,846,610	14	\$5,931,679
SUMMERVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
TOTAL CHARLESTON COUNTY	813	\$67,512,557	507	\$59,353,179	360	\$51,387,450	426	\$48,904,852	872	\$119,179,209
UNINCORPORATED DORCHESTER CO.	47	\$1,244,619	63	\$2,887,959	53	\$1,858,939	59	\$1,588,468	50	\$1,824,611
HARLEYVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	1	\$50,000	1	\$3,021,709	2	\$64,256	2	\$105,870	3	\$159,570
REEVESVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
RIDGEVILLE	0	\$0	0	\$0	0	\$0	0	\$0	2	\$836,076
ST. GEORGE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	5	\$190,947	4	\$255,000	6	\$256,474	3	\$371,070	1	\$77,063
TOTAL DORCHESTER COUNTY	53	\$1,485,566	68	\$6,164,668	61	\$2,179,669	64	\$2,065,408	56	\$2,897,320
REGION TOTALS	1,033	\$75,266,938	700	\$71,574,790	574	\$64,000,758	575	\$55,995,586	1,055	\$151,735,657



ALL OTHER CONSTRUCTION

This category of construction permitting is compiled for those projects that do not fit under any other category. These projects include, but are not limited to: swimming pools, accessory structures (garages, sheds, etc.), solar panels and decks.

In the first quarter of 2024, there were 1,123 “other” permits issued for a value of over \$98.7 million.

A breakdown of “other” construction permits by quarter and municipality can be found in the table to the right.

ALL OTHER CONSTRUCTION BY JURISDICTION

JURISDICTION	2023:Q1		2023:Q2		2023:Q3		2023:Q4		2024:Q1	
	#	\$	#	\$	#	\$	#	\$	#	\$
UNINCORPORATED BERKELEY CO.	55	\$1,307,216	105	\$3,711,077	73	\$1,185,196	40	\$877,473	66	\$1,407,366
BONNEAU	0	\$0	0	\$0	0	\$0	0	\$0	3	\$192,806
CITY OF CHARLESTON	61	\$4,718,975	47	\$3,588,979	86	\$5,878,779	34	\$5,394,466	38	\$2,310,310
GOOSE CREEK	9	\$356,892	11	\$579,812	20	\$1,944,863	14	\$811,929	30	\$1,815,560
HANAHAN	11	\$620,368	40	\$883,849	22	\$938,759	19	\$878,051	28	\$2,378,335
JAMESTOWN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MONCKS CORNER	17	\$959,190	5	\$237,635	38	\$2,535,609	16	\$282,683	11	\$2,047,078
NORTH CHARLESTON	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. STEPHEN	0	\$0	0	\$0	0	\$0	0	\$0	1	\$142,000
SUMMERVILLE	1	\$121,284	0	\$0	1	\$44,277	0	\$0	1	\$926,068
TOTAL BERKELEY COUNTY	154	\$8,083,925	208	\$9,001,352	226	\$12,490,957	123	\$8,244,601	178	\$11,219,523
UNINCORPORATED CHARLESTON CO.	48	\$2,147,223	47	\$3,697,752	59	\$3,390,953	58	\$2,865,355	66	\$8,069,963
AWENDAW	2	\$205,590	1	\$4,950	1	\$65,600	1	\$15,360	2	\$1,392,195
CITY OF CHARLESTON	142	\$52,092,858	220	\$13,037,637	292	\$18,145,167	142	\$18,563,369	249	\$22,863,298
FOLLY BEACH	20	\$944,925	113	\$5,226,533	46	\$2,947,092	18	\$682,293	35	\$1,587,636
HOLLYWOOD	0	\$0	2	\$56,429	0	\$0	0	\$0	4	\$63,087
ISLE OF PALMS	24	\$2,131,158	15	\$1,845,816	17	\$1,794,359	9	\$1,471,930	22	\$2,144,561
JAMES ISLAND	6	\$81,680	5	\$299,877	8	\$162,645	4	\$147,249	10	\$1,702,499
KIAWAH ISLAND	10	\$657,731	5	\$3,251,908	5	\$631,950	5	\$667,365	14	\$1,918,862
LINCOLNVILLE	0	\$0	0	\$0	0	\$0	0	\$0	2	\$140,000
MCCLELLANVILLE	0	\$0	1	\$109	0	\$0	0	\$0	2	\$229,572
MEGGETT	6	\$600,071	6	\$224,070	9	\$921,246	4	\$186,359	5	\$716,520
MOUNT PLEASANT	55	\$4,843,488	141	\$11,981,180	135	\$10,692,547	130	\$11,763,054	179	\$15,696,997
NORTH CHARLESTON	84	\$27,942,692	77	\$16,321,100	200	\$22,686,949	79	\$10,276,044	165	\$20,252,518
RAVENEL	1	\$16,500	0	\$0	0	\$0	0	\$0	2	\$164,542
ROCKVILLE	0	\$0	0	\$0	0	\$0	0	\$0	1	\$60,000
SEABROOK ISLAND	6	\$263,879	2	\$309,874	0	\$0	4	\$382,444	5	\$2,184,550
SULLIVANS ISLAND	41	\$1,929,050	0	\$0	24	\$1,098,978	12	\$327,015	28	\$1,653,651
SUMMERVILLE	0	\$0	0	\$0	2	\$60,487	0	\$0	0	\$0
TOTAL CHARLESTON COUNTY	446	\$93,877,095	678	\$58,277,430	739	\$59,207,020	466	\$47,347,836	791	\$80,840,451
UNINCORPORATED DORCHESTER CO.	216	\$13,042,515	138	\$5,235,958	178	\$6,806,965	118	\$4,879,466	98	\$4,779,557
HARLEYVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	7	\$284,305	38	\$1,542,007	28	\$2,328,713	49	\$1,827,325	51	\$1,201,541
REEVESVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
RIDGEVILLE	0	\$0	0	\$0	0	\$0	0	\$0	1	\$8,000
ST. GEORGE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	1	\$18,825	4	\$333,893	3	\$718,714	8	\$322,858	4	\$810,375
TOTAL DORCHESTER COUNTY	224	\$13,345,645	180	\$7,111,859	209	\$9,854,392	175	\$7,029,649	154	\$6,799,473
REGION TOTALS	828	\$115,677,722	1,066	\$74,390,640	1,174	\$81,552,369	764	\$62,622,086	1,123	\$98,859,447



SUMMARY

At the conclusion of 2023 the regional construction industry continued to grapple with numerous challenges. Labor shortages, supply chain disruptions, higher material costs and rising interest rates were among the obstacles affecting production. The fourth quarter of 2023 showed some decline over the previous quarter regionally in the number of permits issued (15.5%), but an increase in value (4.1%).

Berkeley County had decreases in both the number of permits issued (4%) and the total value (8.3%) over the previous quarter. Dorchester County experienced increases in both the number of permits issued (11.7%) and value (36.6%). Inversely, Charleston County took a step back in terms of number of permits issued (33.7%), while the values decreased slightly by .03%

ALL CONSTRUCTION BY JURISDICTION

JURISDICTION	2023:Q1		2023:Q2		2023:Q3		2023:Q4		2024:Q1	
	#	\$	#	\$	#	\$	#	\$	#	\$
UNINCORPORATED BERKELEY CO.	571	\$286,116,217	670	\$320,701,300	603	\$256,909,444	645	\$222,118,201	605	\$255,626,883
BONNEAU	0	\$0	0	\$0	0	\$0	0	\$0	9	\$1,695,623
CITY OF CHARLESTON	200	\$29,071,657	142	\$31,525,080	237	\$99,526,422	134	\$49,266,819	81	\$11,452,350
GOOSE CREEK	172	\$77,029,526	103	\$81,064,617	96	\$38,661,503	51	\$55,423,223	133	\$211,392,391
HANAHAN	27	\$4,211,248	73	\$12,406,460	54	\$12,055,097	33	\$5,239,485	70	\$13,874,896
JAMESTOWN	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
MONCK'S CORNER	181	\$62,660,411	181	\$77,252,595	293	\$93,153,140	123	\$42,767,977	231	\$99,531,663
NORTH CHARLESTON	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
ST. STEPHEN	0	\$0	0	\$0	0	\$0	0	\$0	4	\$346,273
SUMMERVILLE	3	\$2,894,538	5	\$13,010,062	7	\$13,118,056	1	\$136,440	8	\$10,919,659
TOTAL BERKELEY COUNTY	1,154	\$461,983,596	1,174	\$535,960,115	1,265	\$496,864,927	987	\$348,078,899	1,141	\$604,839,738
UNINCORPORATED CHARLESTON CO.	204	\$57,021,336	222	\$100,201,369	260	\$91,421,844	266	\$84,348,774	427	\$167,901,854
AWENDAW	15	\$5,633,583	20	\$7,257,309	10	\$14,442,418	12	\$4,292,560	12	\$4,258,173
CITY OF CHARLESTON	445	\$121,395,117	684	\$173,628,276	640	\$152,340,653	483	\$137,774,951	835	\$292,039,733
FOLLY BEACH	200	\$11,905,562	124	\$9,949,307	67	\$4,875,051	41	\$6,477,095	60	\$6,074,192
HOLLYWOOD	5	\$1,920,611	2	\$56,429	0	\$0	0	\$0	17	\$2,636,913
ISLE OF PALMS	41	\$8,351,164	39	\$12,263,011	34	\$10,203,650	33	\$13,773,406	43	\$16,224,645
JAMES ISLAND	37	\$6,290,285	23	\$4,522,780	19	\$1,587,332	26	\$7,313,994	35	\$8,219,823
KIAWAH ISLAND	97	\$78,453,646	46	\$38,381,747	53	\$11,972,448	68	\$59,148,383	94	\$66,743,193
LINCOLNVILLE	1	\$793,403	0	\$0	0	\$0	0	\$0	2	\$140,000
MCCLELLANVILLE	2	\$1,713,868	2	\$603,877	0	\$0	0	\$0	5	\$1,798,645
MEGETT	13	\$4,634,554	11	\$3,365,787	17	\$2,530,121	8	\$1,471,735	11	\$3,540,751
MOUNT PLEASANT	416	\$91,864,054	363	\$98,861,123	315	\$64,543,310	286	\$96,433,926	429	\$123,651,916
NORTH CHARLESTON	312	\$140,828,756	310	\$95,979,896	544	\$238,538,639	211	\$137,869,434	363	\$130,830,405
RAVENEL	5	\$1,975,477	1	\$116,370	0	\$0	0	\$0	2	\$164,542
ROCKVILLE	1	\$550,000	2	\$463,200	0	\$0	0	\$0	1	\$60,000
SEABROOK ISLAND	76	\$31,852,532	29	\$18,356,226	19	\$3,816,498	24	\$9,813,054	52	\$18,761,802
SULLIVANS ISLAND	56	\$22,188,167	28	\$9,495,973	39	\$4,436,562	21	\$11,268,561	43	\$9,285,330
SUMMERVILLE	0	\$0	0	\$0	2	\$60,487	0	\$0	0	\$0
TOTAL CHARLESTON COUNTY	1,928	\$589,607,361	1,946	\$575,289,183	1,965	\$599,655,992	1,480	\$570,035,871	2,431	\$852,331,917
UNINCORPORATED DORCHESTER CO.	585	\$139,113,643	519	\$192,508,041	533	\$131,758,631	425	\$118,468,623	530	\$167,689,987
HARLEYVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
NORTH CHARLESTON	10	\$1,215,039	49	\$6,873,436	164	\$46,138,436	98	\$51,796,819	129	\$22,464,058
REEVESVILLE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
RIDGEVILLE	0	\$0	0	\$0	0	\$0	0	\$0	7	\$4,674,813
ST. GEORGE	0	\$0	0	\$0	0	\$0	0	\$0	0	\$0
SUMMERVILLE	61	\$16,224,976	75	\$38,745,092	80	\$74,029,804	72	\$33,749,798	72	\$30,450,365
TOTAL DORCHESTER COUNTY	656	\$156,553,658	643	\$238,126,570	588	\$196,550,407	595	\$204,015,240	738	\$225,279,223
REGION TOTALS	3,742	\$1,208,515,671	3,772	\$1,353,010,690	4,071	\$1,358,200,836	3,062	\$1,149,003,255	4,310	\$1,682,450,878

THE QUARTER AT A GLANCE

Value of Permits	Change from Previous Quarter		Change from same Quarter - Previous Year		Change from Average of Previous 4 Quarters	
Commercial	23.7%	▼	6.5%	▲	3.0%	▲
Single Family	10.3%	▲	3.2%	▲	6.9%	▲
Single Family Attached	55.2%	▲	4.5%	▼	9.4%	▼
Multi-Family	50.0%	▲	54.5%	▼	36.7%	▼

Value of Permits	Change from Previous Quarter		Change from same Quarter - Previous Year		Change from Average of Previous 4 Quarters	
Commercial	38.6%	▲	68.5%	▲	39.0%	▲
Single Family	29.7%	▲	16.9%	▲	26.6%	▲
Single Family Attached	54.7%	▲	4.3%	▲	7.3%	▲
Multi-Family	6.1%	▲	35.5%	▲	33.3%	▼

QUARTERS MOST ACTIVE SUBDIVISIONS

BERKELEY COUNTY	#	CHARLESTON COUNTY	#	DORCHESTER COUNTY	#
Pine Hills	176	Old North Charleston	113	Watson Hill	189
Nexton	143	Carolina Park	64	Wescott	70
Cane Bay	120	Dunes West	64	Coosaw Creek	33
Four Seasons	31	Old Village	63	Limehouse	28
Cypress Reserve	20	Dorchester Terrace	58	Six Oaks	25
Number of permits issued, according to data provided by the jurisdictions					

TOP COMMERCIAL PERMITS (In Value, by Jurisdiction)

GOOSE CREEK	DATE	VALUE	TYPE
	1/10/2024	\$164,773,101	Medical Building
NORTH CHARLESTON	DATE	VALUE	TYPE
	2/1/2024	\$13,000,000	Mechanical Building
	2/1/2024	\$13,000,000	Electrical Building
	2/1/2024	\$13,000,000	Electrical Building
CITY OF CHARLESTON	DATE	VALUE	TYPE
	2/12/2024	\$44,739,828	Pollution Control Plant
	1/13/2024	\$37,301,795	Commercial Building
	1/8/2024	\$32,000,000	Commercial Building
BERKELEY	DATE	VALUE	TYPE
	3/6/2024	\$10,785,697	Industrial Building
DORCHESTER COUNTY	DATE	VALUE	TYPE
	1/18/2024	\$9,444,448	Residential Development
CHARLESTON COUNTY	DATE	VALUE	TYPE
	2/21/2024	\$6,500,000	Medical Building
	2/8/2024	\$6,500,000	Medical Building





BERKELEY-CHARLESTON-DORCHESTER
COUNCIL OF GOVERNMENTS