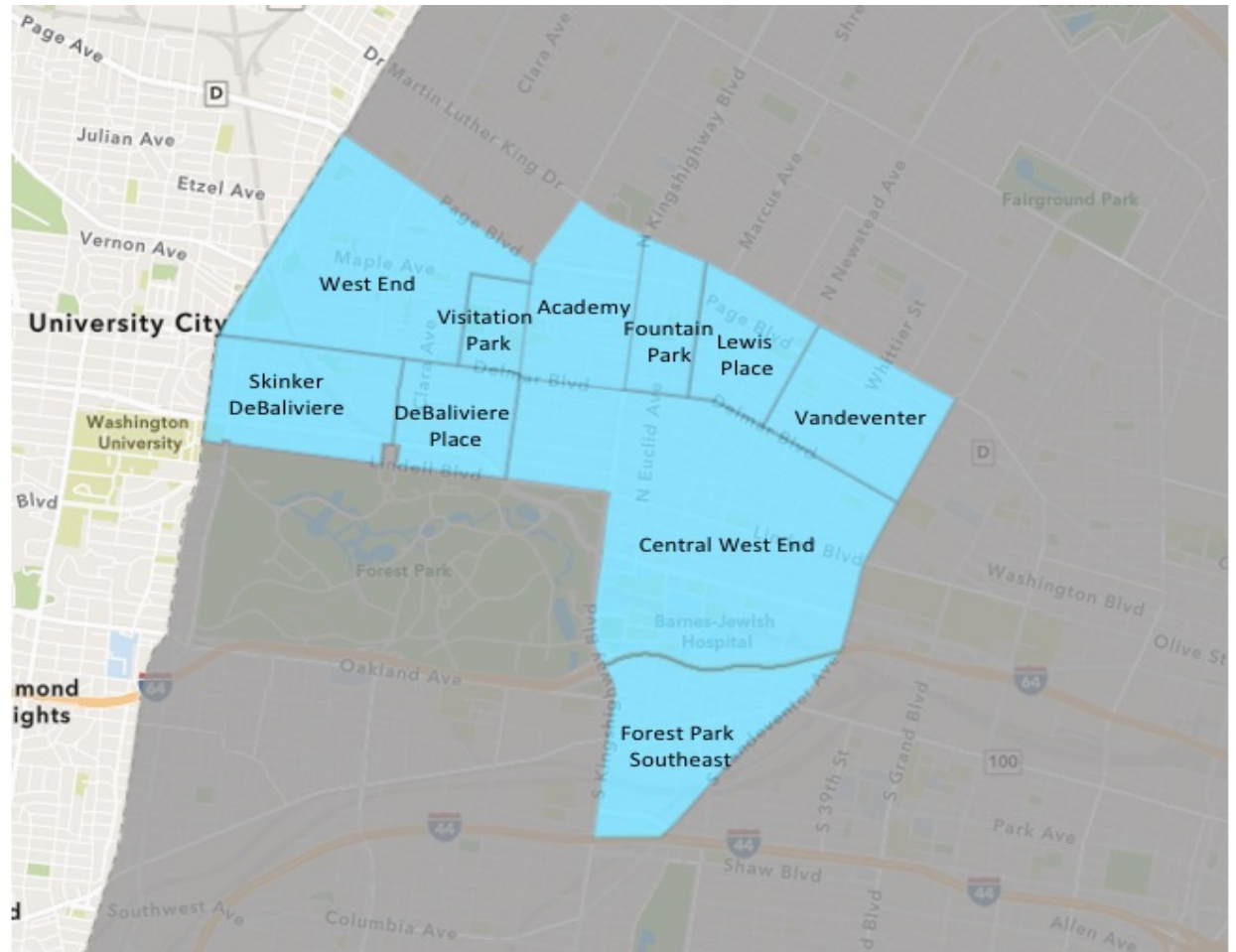


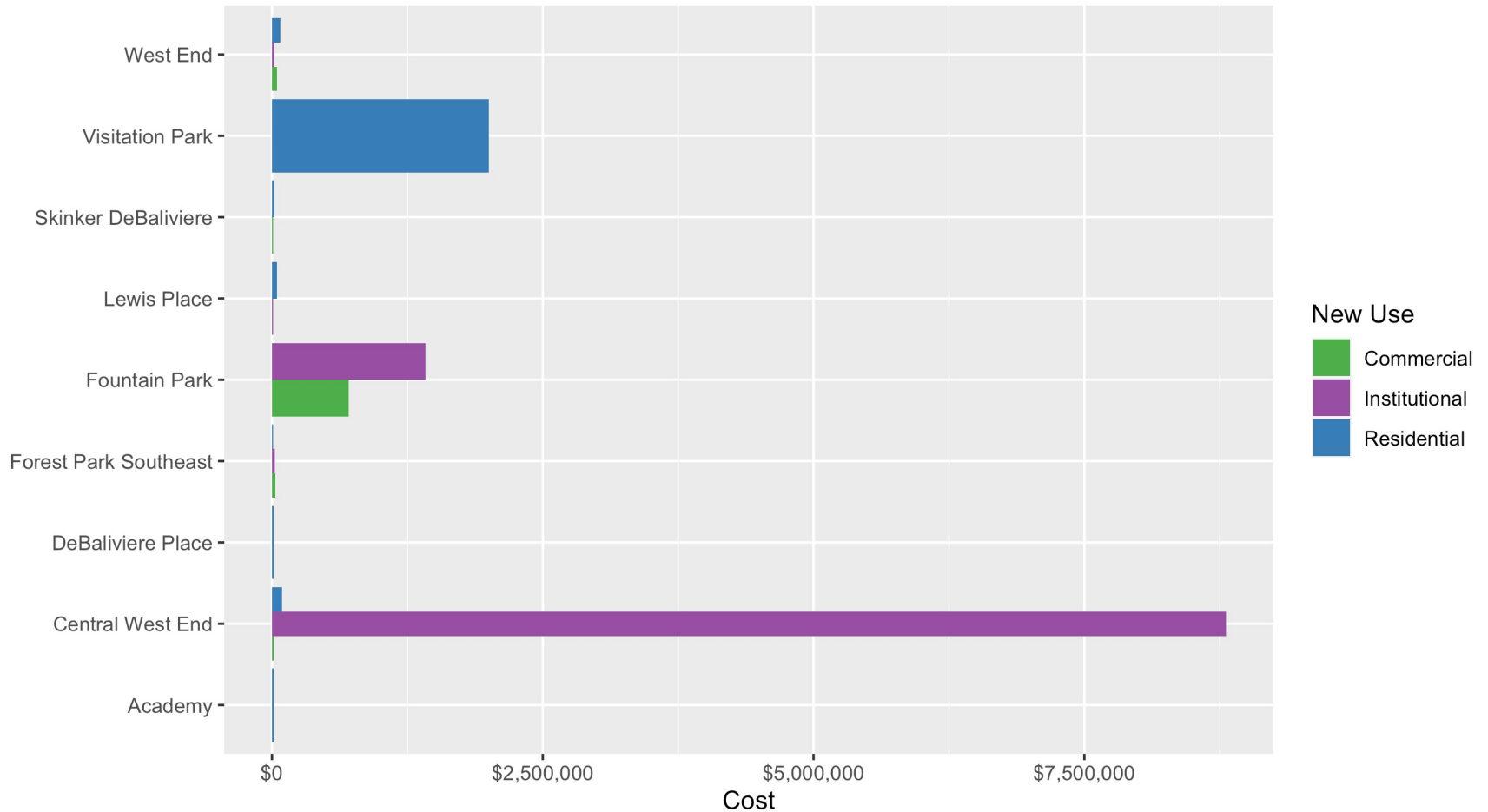
# St. Louis Central Corridor West Building Permits

Monthly Report: February 2021

# St. Louis Neighborhood Spatial Reference



# Neighborhood Summary: Average Building Permit Cost



# Neighborhood Summary

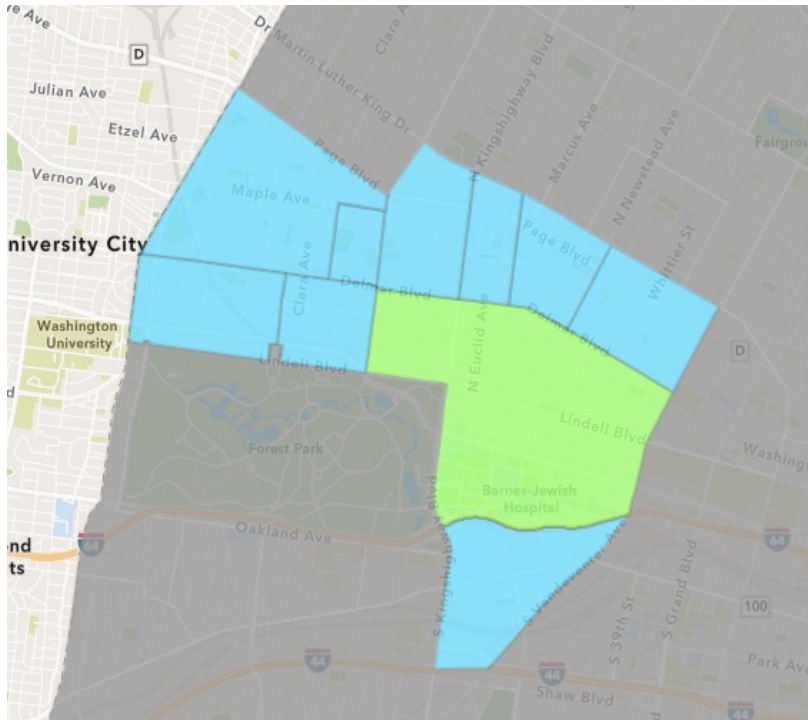
February 2021

Neighborhood	Average Cost	# of Permits	Total Value of Permits
Academy	\$13,900	1	\$13,900
Central West End	\$2,991,504	27	\$80,770,607
DeBaliviere Place	\$15,617	3	\$46,850
Forest Park Southeast	\$19,167	6	\$115,000
Fountain Park	\$1,182,449	3	\$3,547,348
Lewis Place	\$27,500	2	\$55,000
Skinker DeBaliviere	\$17,647	7	\$123,527
Vandeventer	\$0	0	\$0
Visitation Park	\$2,000,000	1	\$2,000,000
West End	\$68,892	12	\$826,698

Last 6 Months

Neighborhood	Average Cost	# of Permits	Total Value of Permits
Academy	\$21,372	20	\$427,444
Central West End	\$869,956	189	\$164,421,773
DeBaliviere Place	\$443,787	27	\$11,982,258
Forest Park Southeast	\$820,996	72	\$59,111,718
Fountain Park	\$750,470	5	\$3,752,348
Lewis Place	\$20,397	14	\$285,563
Skinker DeBaliviere	\$56,417	59	\$3,328,601
Vandeventer	\$21,496	8	\$171,972
Visitation Park	\$504,168	4	\$2,016,674
West End	\$72,792	55	\$4,003,570

# Central West End

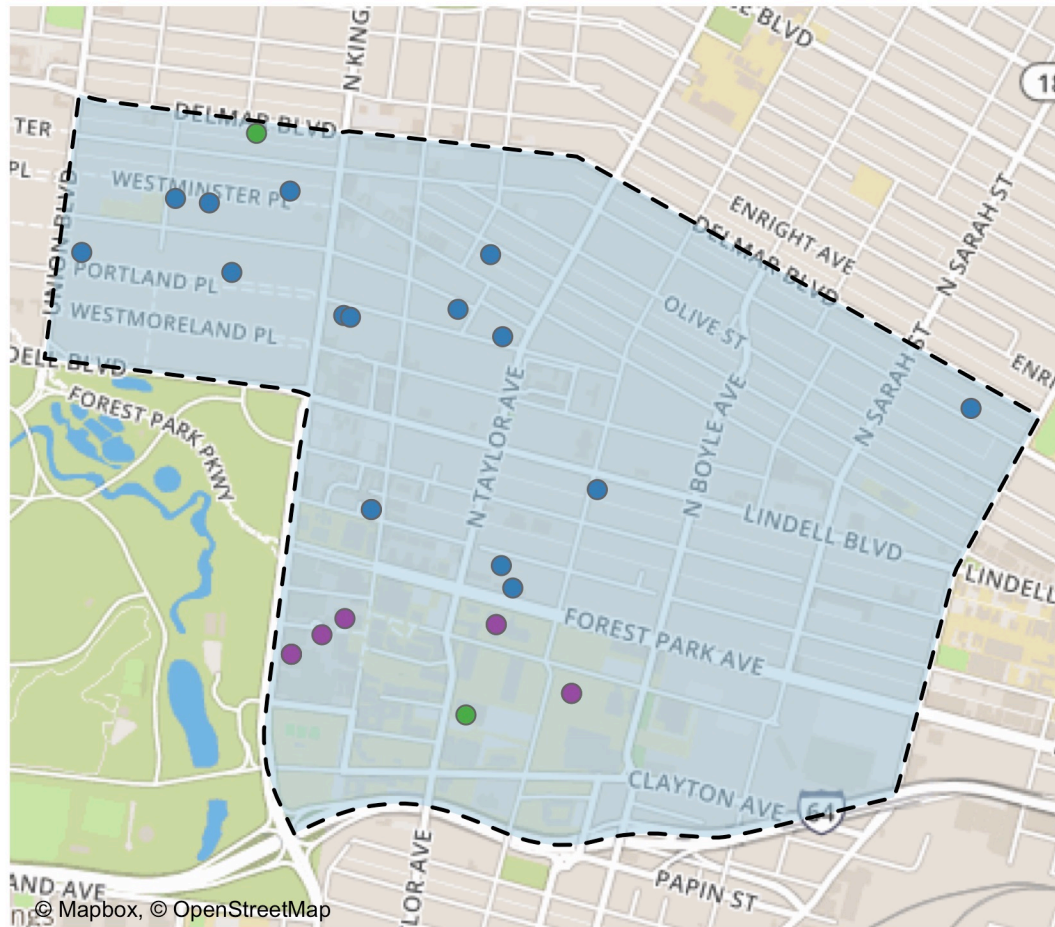


- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$2,991,504
  - Median: \$25,000
  - Range: \$50 - \$78,300,000

# Central West End: Summary Notes

- **27 building permits in February 2021**
  - **-12.90% change** compared to February 2020 (31 total building permits)
  - **\$2,991,504**: Average building permit cost in February 2021
    - **5516.98% change** compared to February 2020 (\$53,258)
- **54 total building permits in 2021**
  - **-18.18% change** YTD compared to this time in 2020 (66 total building permits)
  - **\$2,133,868**: YTD average building permit cost in 2021
    - **639.21% change** YTD compared to this time in 2020 (\$288,669)

# Central West End



# Neighborhood Summary

February 2021

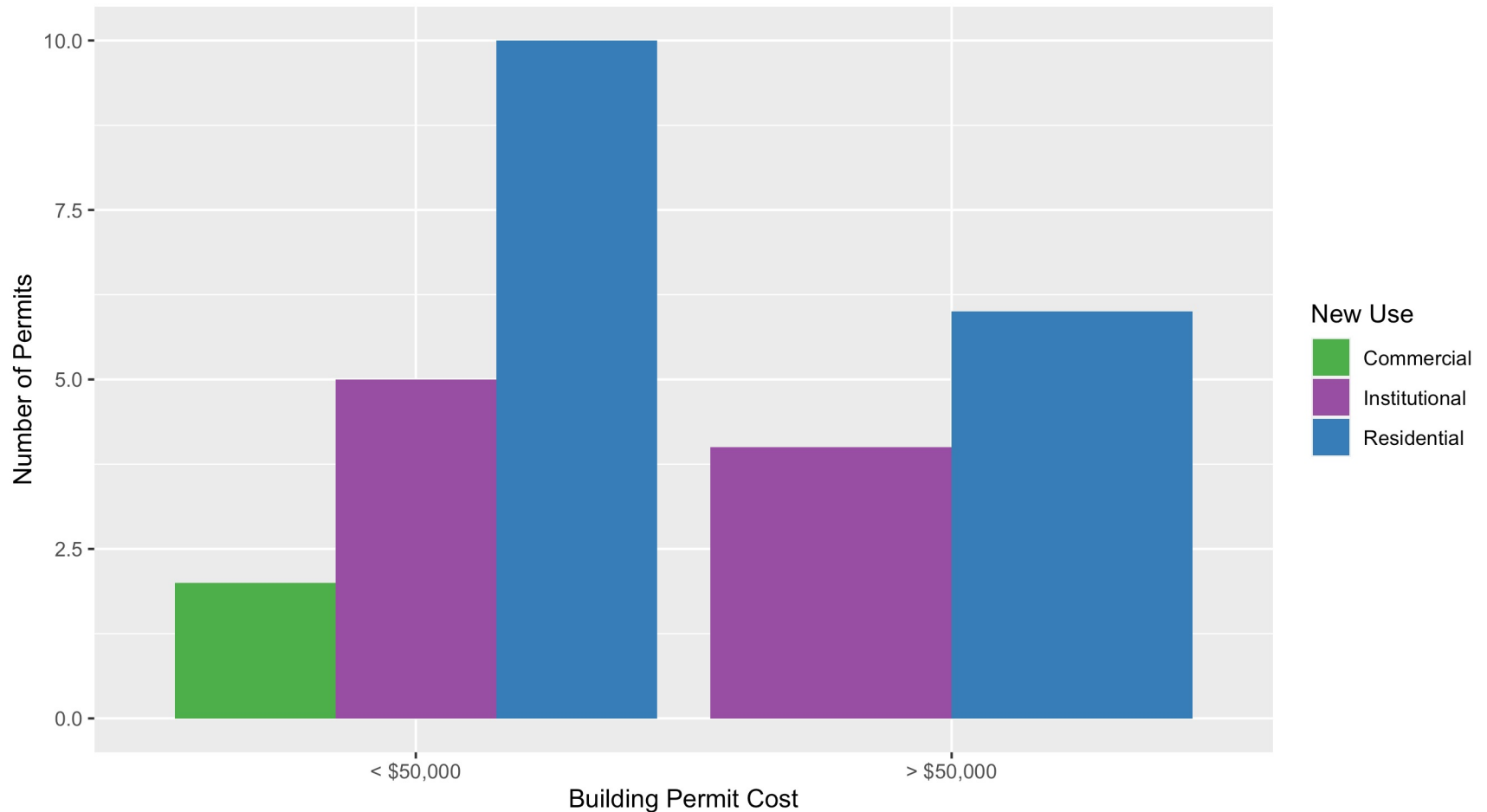
Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$15,000	2	\$30,000
Industrial	\$0	0	\$0
Institutional	\$8,805,967	9	\$79,253,702
Residential	\$92,932	16	\$1,486,905

Last 6 Months

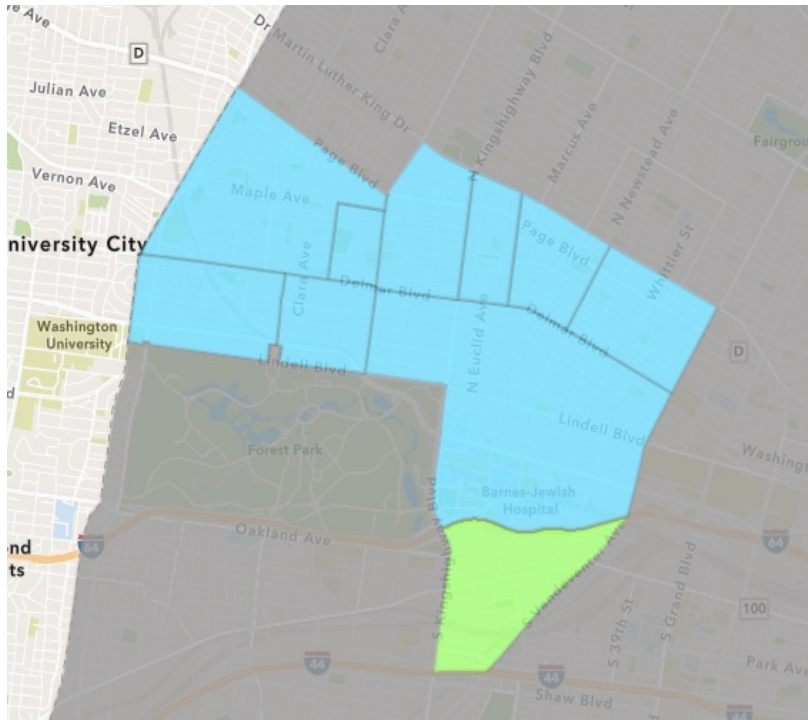
Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$1,089,351	32	\$34,859,233
Industrial	\$0	0	\$0
Institutional	\$1,590,384	56	\$89,061,531
Residential	\$401,000	101	\$40,501,009



# Central West End Permit Cost Breakdown



# Forest Park Southeast

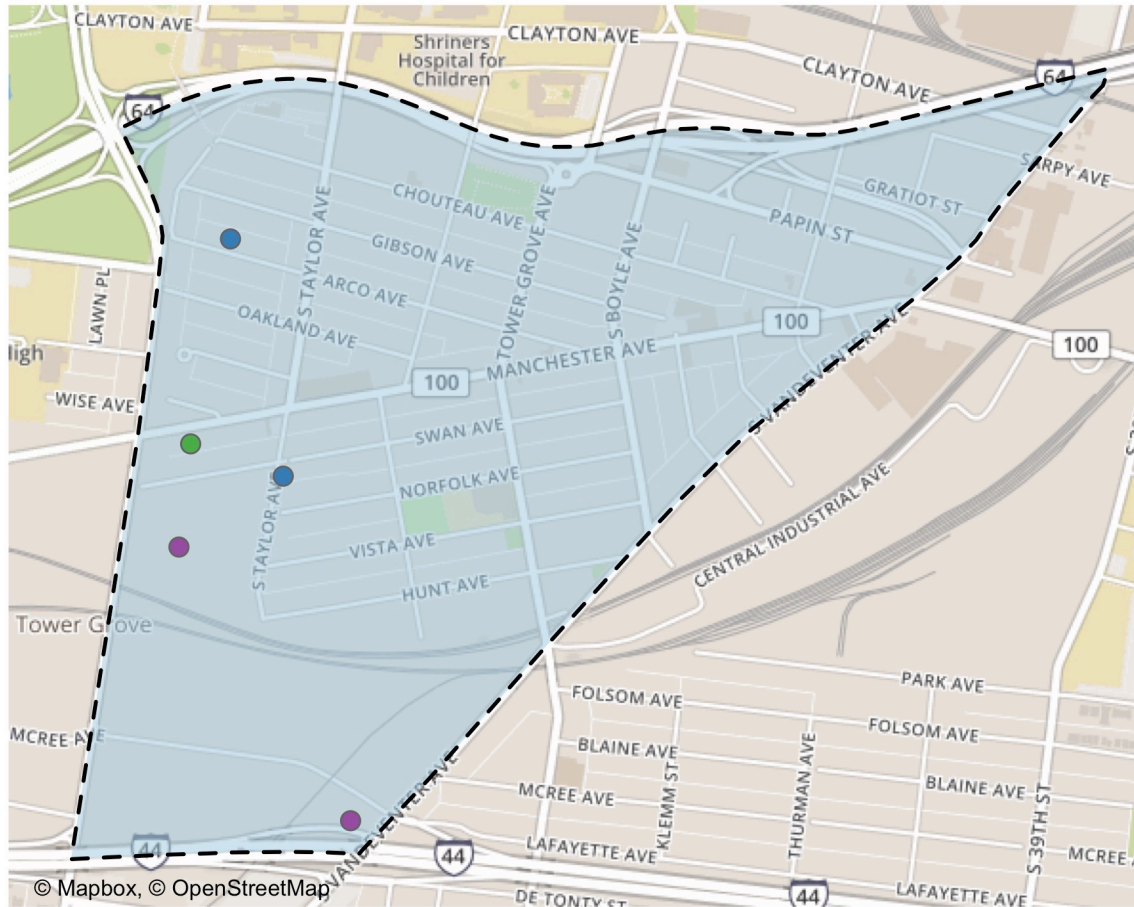


- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$19,167
  - Median: \$18,000
  - Range: \$1,000 - \$40,000

# Forest Park Southeast: Summary Notes

- **6 building permits in February 2021**
  - 20.00% change compared to February 2020 (5 total building permits)
  - \$19,167: Average building permit cost in February 2021
    - -74.39% change compared to February 2020 (\$74,830)
- **25 total building permits in 2021**
  - 78.57% change YTD compared to this time in 2020 (14 total building permits)
  - \$95,353: YTD average building permit cost in 2021
    - 45.06% change YTD compared to this time in 2020 (\$65,735)

# Forest Park Southeast



# Neighborhood Summary

February 2021

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$30,000	1	\$30,000
Industrial	\$0	0	\$0
Institutional	\$24,000	2	\$48,000
Residential	\$12,333	3	\$37,000

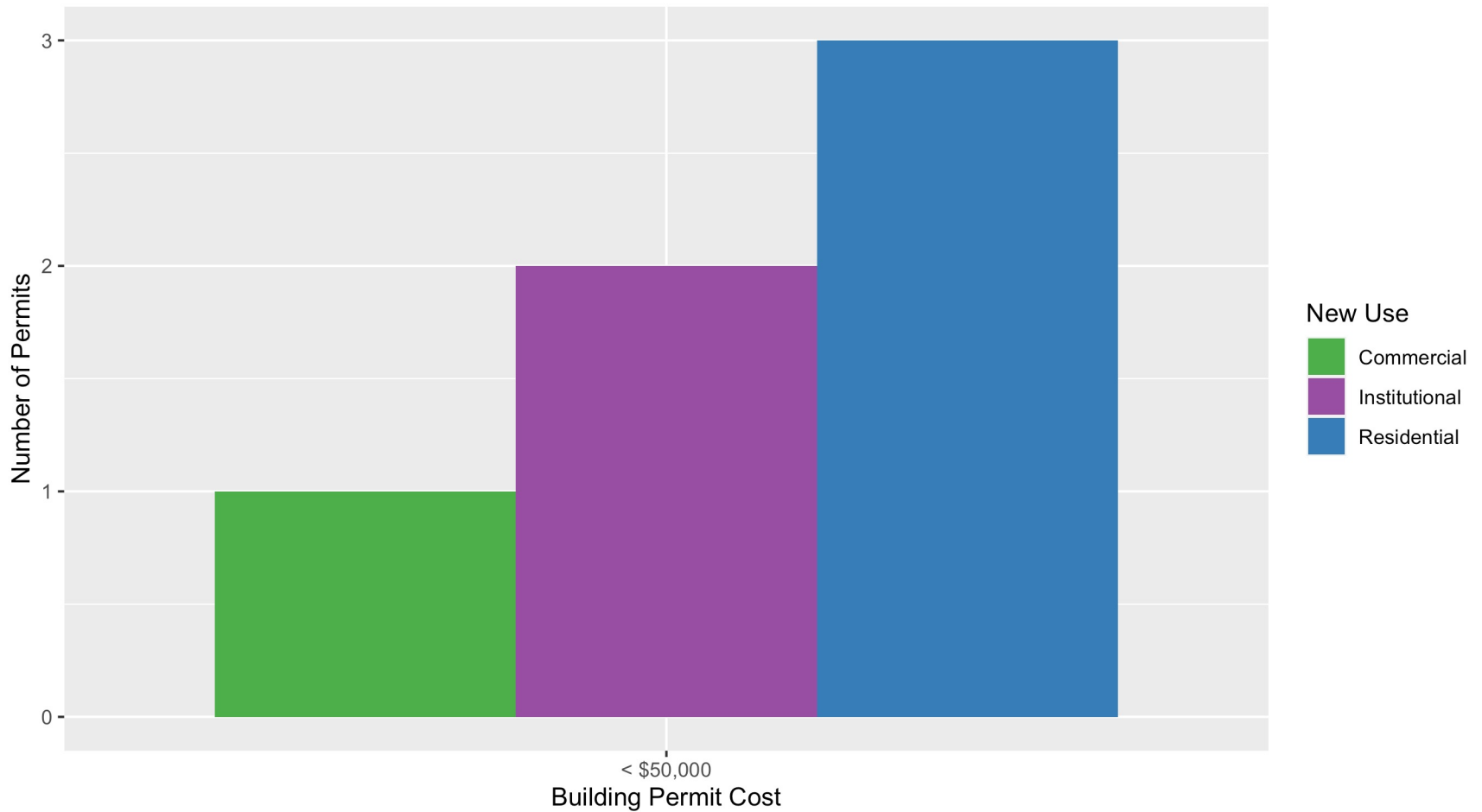
Last 6 Months

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$24,136	13	\$313,771
Industrial	\$6,100	1	\$6,100
Institutional	\$517,232	11	\$5,689,552
Residential	\$1,129,836	47	\$53,102,295

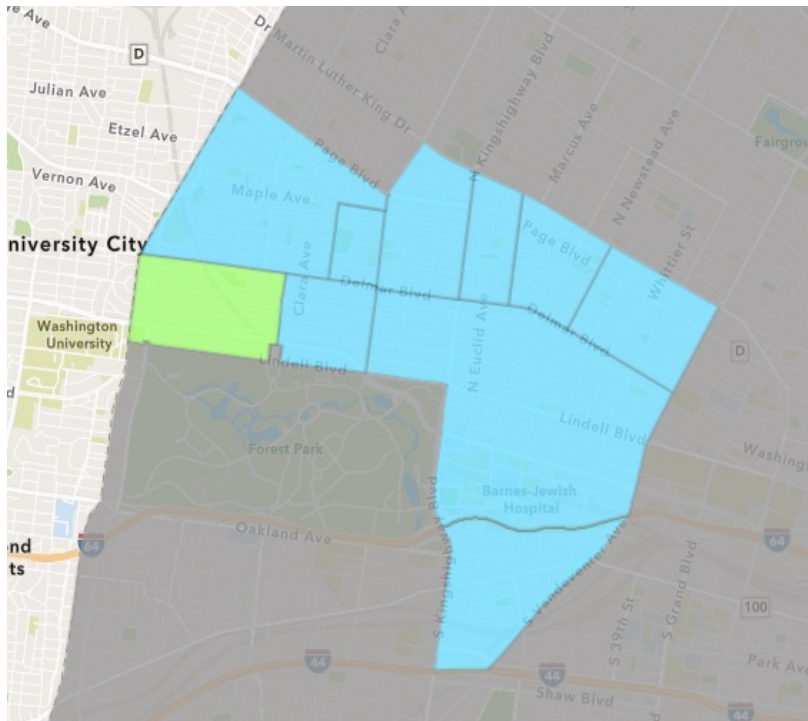
# Forest Park Southeast Individual Permit Breakdown

Owner	New Use	Cost	address
WINTER HOLDINGS LLC	Commercial	\$30,000	4568 MANCHESTER AV
PACECO LLC	Institutional	\$40,000	1641 S VANDEVENTER AV
DRESSELHAUS, JOEL	Residential	\$1,000	4551 ARCO AV
WASHINGTON UNIVERSITY	Institutional	\$8,000	1234 S KINGSHIGHWAY BLVD
BENTRUP, SCOTT M	Residential	\$16,000	4466 SWAN AV
PWI LLC	Residential	\$20,000	4388-90 CHOUTEAU AV

# Forest Park Southeast Permit Cost Breakdown



# Skinker DeBaliviere



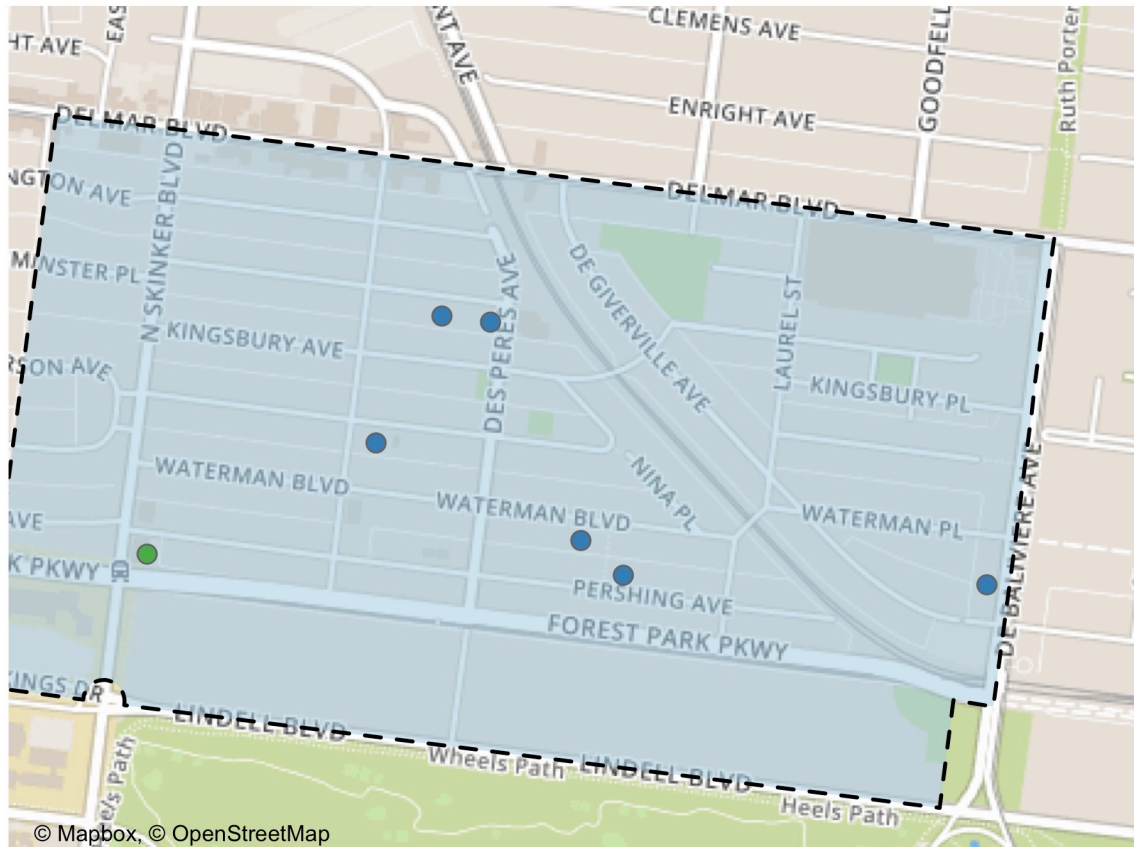
- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$17,647
  - Median: \$13,352
  - Range: \$2,500 - \$59,399



# Skinker DeBaliviere: Summary Notes

- **7 building permits in February 2021**
  - **-63.16% change** compared to February 2020 (19 total building permits)
  - **\$17,647**: Average building permit cost in February 2021
    - **8.24% change** compared to February 2020 (\$16,303)
- **20 total building permits in 2021**
  - **-23.08% change** YTD compared to this time in 2020 (26 total building permits)
  - **\$34,561**: YTD average building permit cost in 2021
    - **78.73% change** YTD compared to this time in 2020 (\$19,337)

# Skinker DeBaliviere



# Neighborhood Summary

February 2021

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$8,500	1	\$8,500
Industrial	\$0	0	\$0
Institutional	\$0	0	\$0
Residential	\$19,171	6	\$115,027

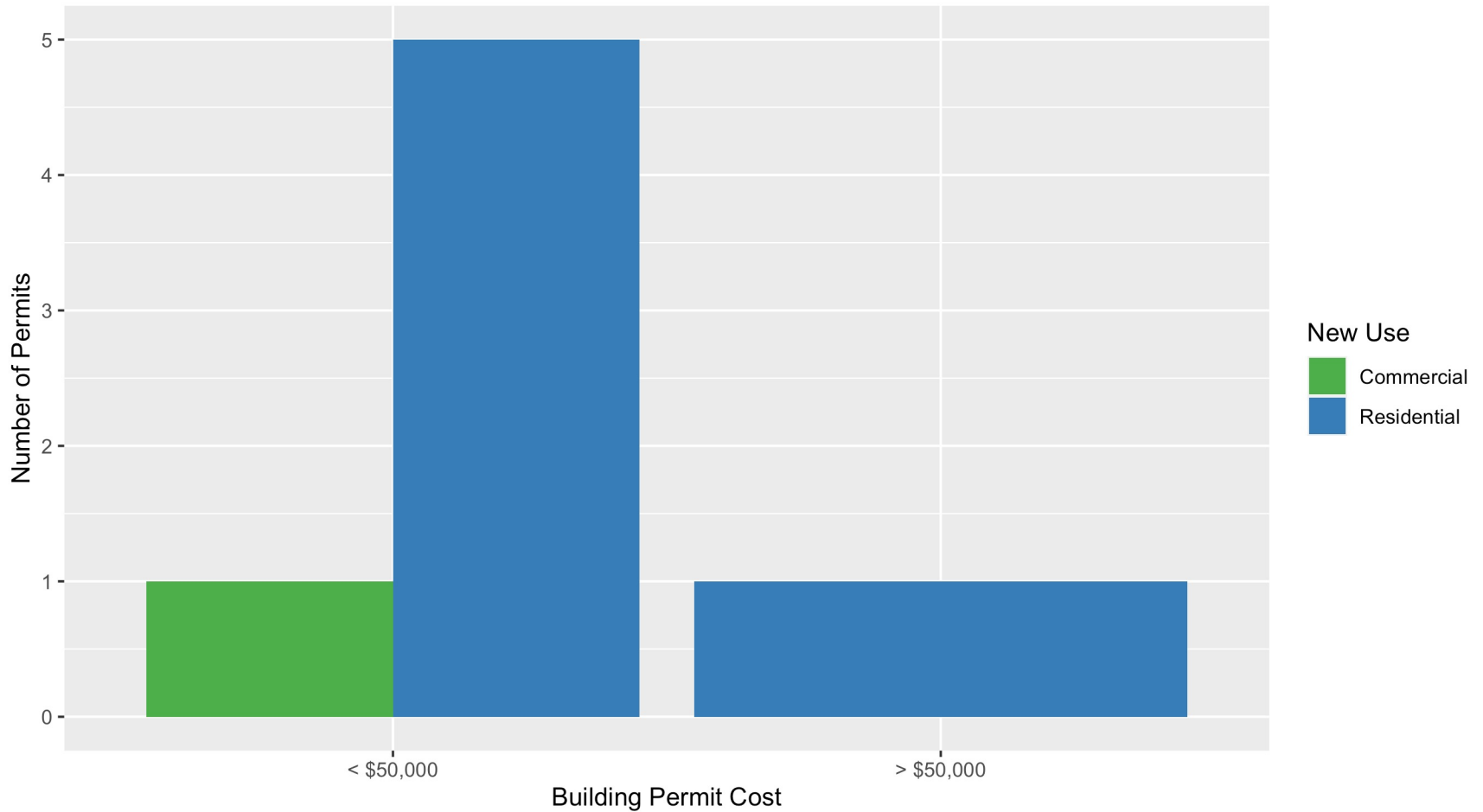
Last 6 Months

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$88,060	5	\$440,300
Industrial	\$0	0	\$0
Institutional	\$253,470	5	\$1,267,349
Residential	\$33,081	49	\$1,620,952

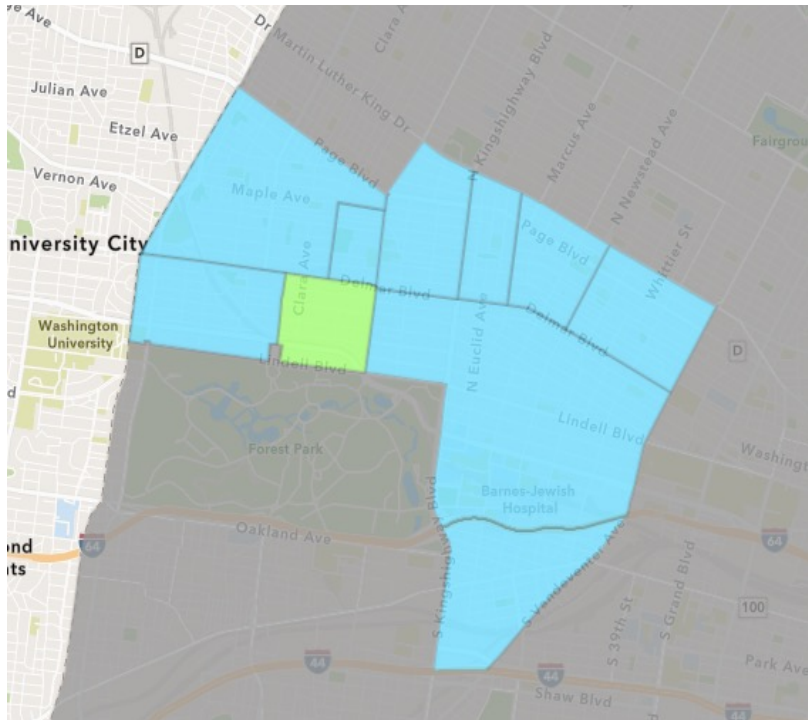
# Skinker DeBaliviere Individual Permit Breakdown

Owner	New Use	Cost	address
DAVIDSON, LEONTINE G	Residential	\$15,604	6054 MCPHERSON AV
HARSLEY, RACHEL E	Residential	\$2,500	6006 WESTMINSTER PL
HATCH, JAMES D & JANET H TRS	Residential	\$15,000	6030 WESTMINSTER PL
RUTLIN, KYLE S & ROBIN I	Residential	\$9,172	5851 PERSHING AV
MAR, DAVID	Residential	\$13,352	5914 WATERMAN BLVD
DEBALIVIERE COMMUNITY CTR LP	Residential	\$59,399	311 DEBALIVIERE AV
WASHINGTON UNIVERSITY P	Commercial	\$8,500	282 N SKINKER BLVD

# Skinker DeBaliviere Permit Cost Breakdown



# DeBaliviere Place

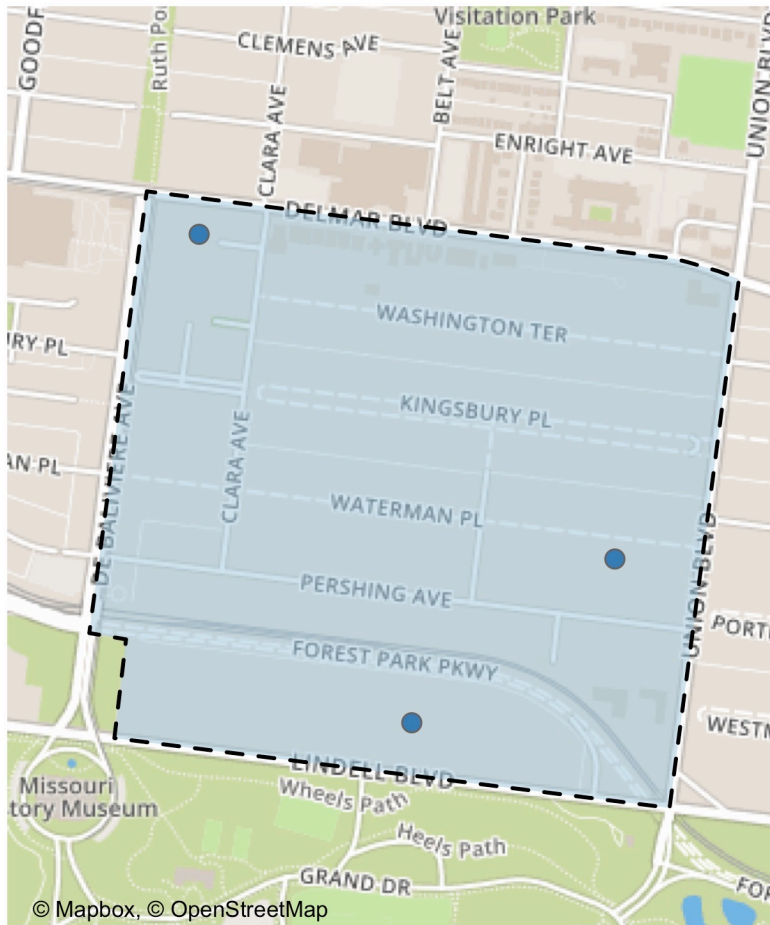


- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$15,617
  - Median: \$12,350
  - Range: \$4,500 - \$30,000

# DeBaliviere Place: Summary Notes

- **3 building permits in February 2021**
  - **Infinite change** compared to February 2020 (0 total building permits)
  - **\$15,617**: Average building permit cost in February 2021
    - **Infinite change** compared to February 2020 (\$0)
- **6 total building permits in 2021**
  - **50.00% change** YTD compared to this time in 2020 (4 total building permits)
  - **\$23,676**: YTD average building permit cost in 2021
    - **-99.48% change** YTD compared to this time in 2020 (\$4,512,000)

# DeBaliviere Place



Building Permit Type

● Residential



# Neighborhood Summary

February 2021

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$0	0	\$0
Industrial	\$0	0	\$0
Institutional	\$0	0	\$0
Residential	\$15,617	3	\$46,850

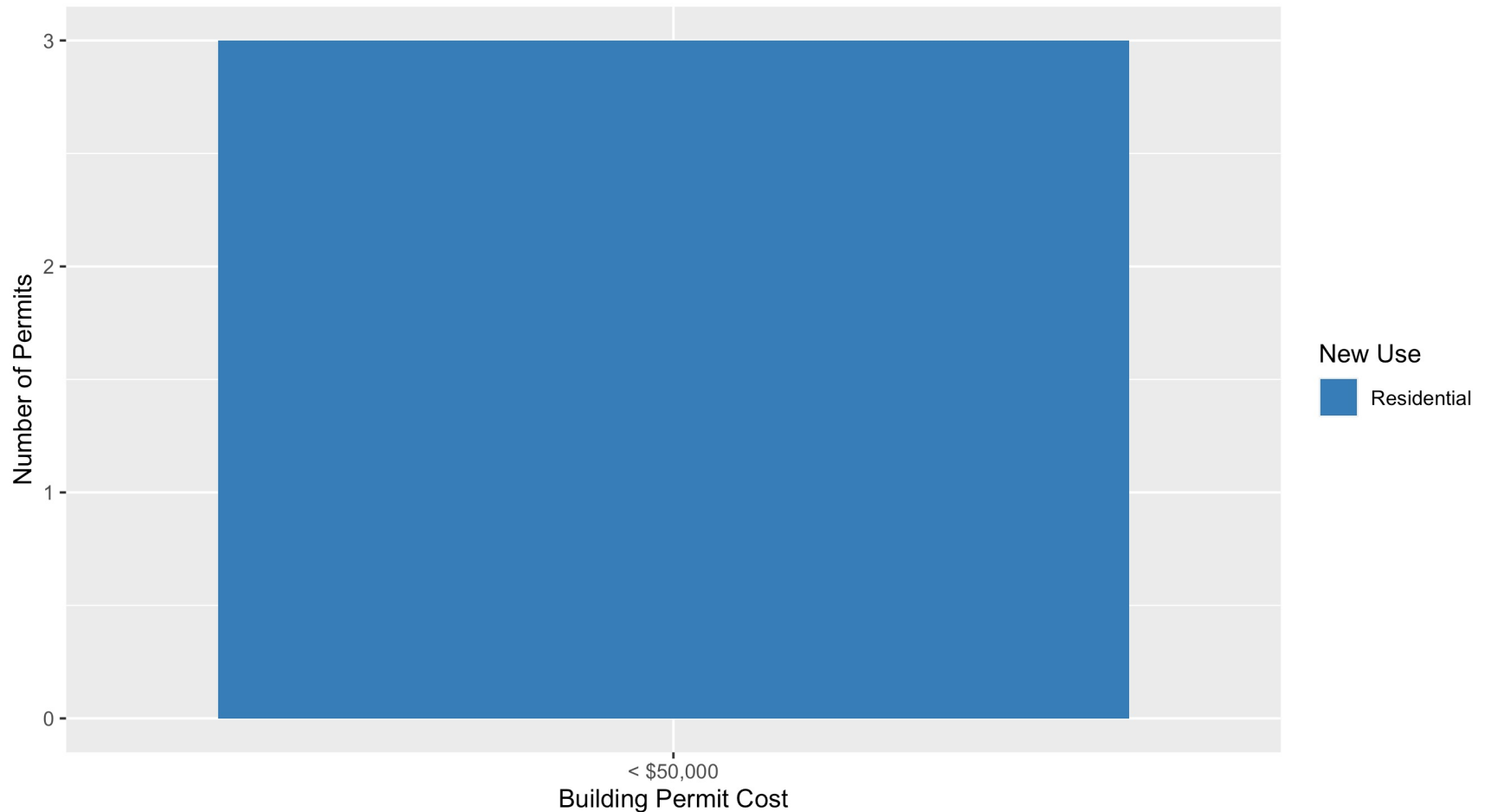
Last 6 Months

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$15,000	1	\$15,000
Industrial	\$0	0	\$0
Institutional	\$0	0	\$0
Residential	\$460,279	26	\$11,967,258

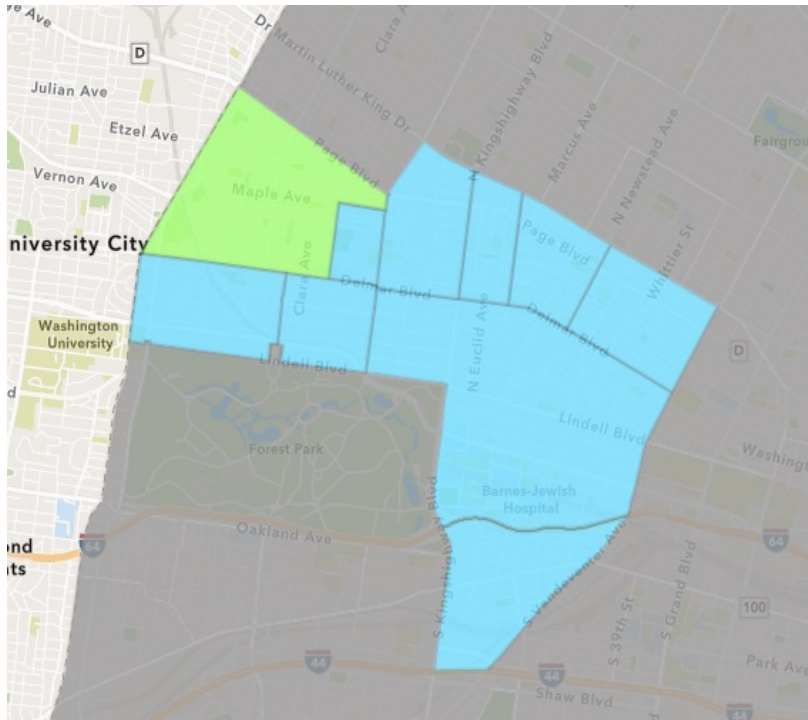
# DeBaliviere Place Individual Permit Breakdown

Owner	New Use	Cost	address
KNESE, LEONARD H & SUSANNE J	Residential	\$30,000	5505 LINDELL BLVD
DEL MONTE APARTMENTS LLC	Residential	\$4,500	5622 DELMAR BLVD
TIMMERMAN, JOHN CARL & HAE KYUNG	Residential	\$12,350	40 WATERMAN PL

# DeBaliviere Place Permit Cost Breakdown



# West End

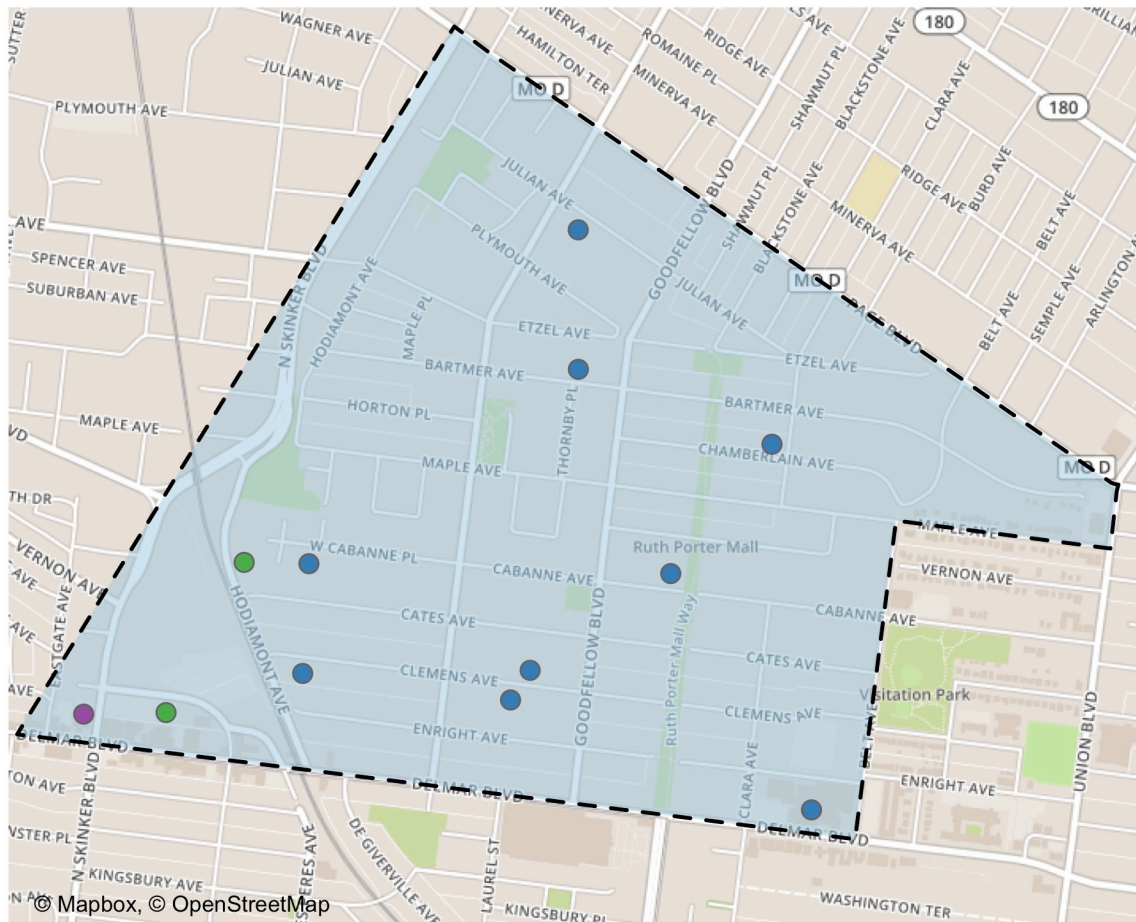


- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$68,892
  - Median: \$64,116
  - Range: \$6,260 - \$192,500

# West End: Summary Notes

- **12 building permits in February 2021**
  - 71.43% change compared to February 2020 (7 total building permits)
  - **\$68,892**: Average building permit cost in February 2021
    - 57.26% change compared to February 2020 (\$43,807)
- **19 total building permits in 2021**
  - 11.76% change YTD compared to this time in 2020 (17 total building permits)
  - **\$80,835**: YTD average building permit cost in 2021
    - 255.41% change YTD compared to this time in 2020 (\$22,744)

# West End



# Neighborhood Summary

February 2021

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$46,616	2	\$93,232
Industrial	\$0	0	\$0
Institutional	\$20,706	1	\$20,706
Residential	\$79,196	9	\$712,760

Last 6 Months

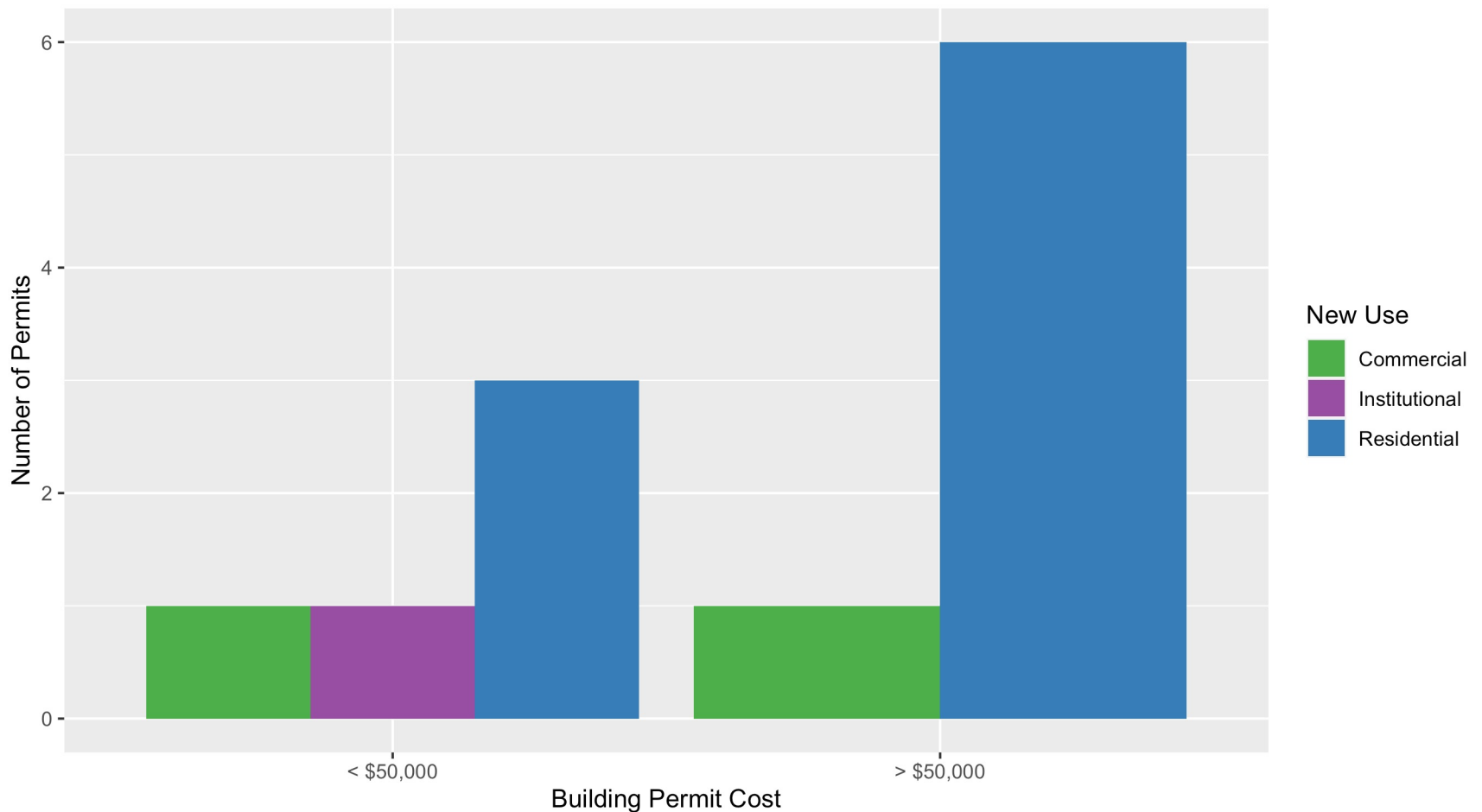
Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$32,316	10	\$323,162
Industrial	\$0	0	\$0
Institutional	\$20,706	1	\$20,706
Residential	\$83,175	44	\$3,659,702

# West End Individual Permit Breakdown

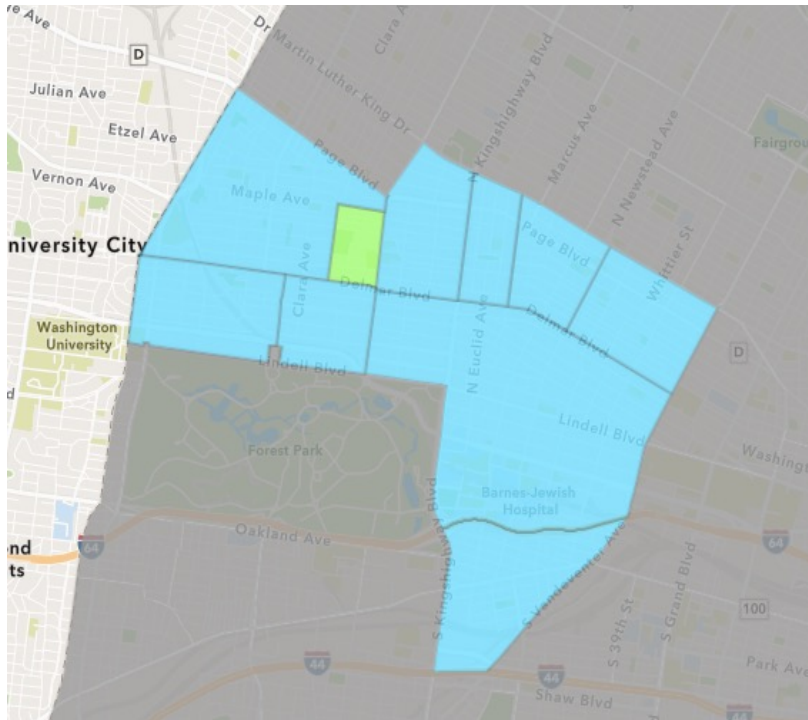
Owner	New Use	Cost	address
WILLIAMS, LUCRETIA	Residential	\$10,000	5872 JULIAN AV
NGUYEN, DOUG	Residential	\$100,000	5843 CLEMENS AV
TRELAWNEY PROPERTIES LLC	Commercial	\$68,232	876 HODIAMONT AV
LIVING CLEAR REALTY LLC	Residential	\$40,000	5609 CHAMBERLAIN AV
METIS CAPITAL LLC	Residential	\$89,000	5831 BARTMER AV
PAGEANT BUILDING LLC	Commercial	\$25,000	6100 ENRIGHT AV
LARRY CHAPMAN	Residential	\$105,000	5535 DELMAR BLVD
TOLIVER, SHADRICK R & LAURA	Residential	\$6,260	6032 CLEMENS AV
PACE-DELMAR ASSOCIATES LLC	Institutional	\$20,706	621 N SKINKER BLVD
WEST END LLC	Residential	\$192,500	5852 CLEMENS AV
LRA	Residential	\$110,000	5679 CABANNE AV
BECKEMEYER, BRETT &	Residential	\$60,000	6040 WEST CABANNE PL



# West End Permit Cost Breakdown



# Visitation Park

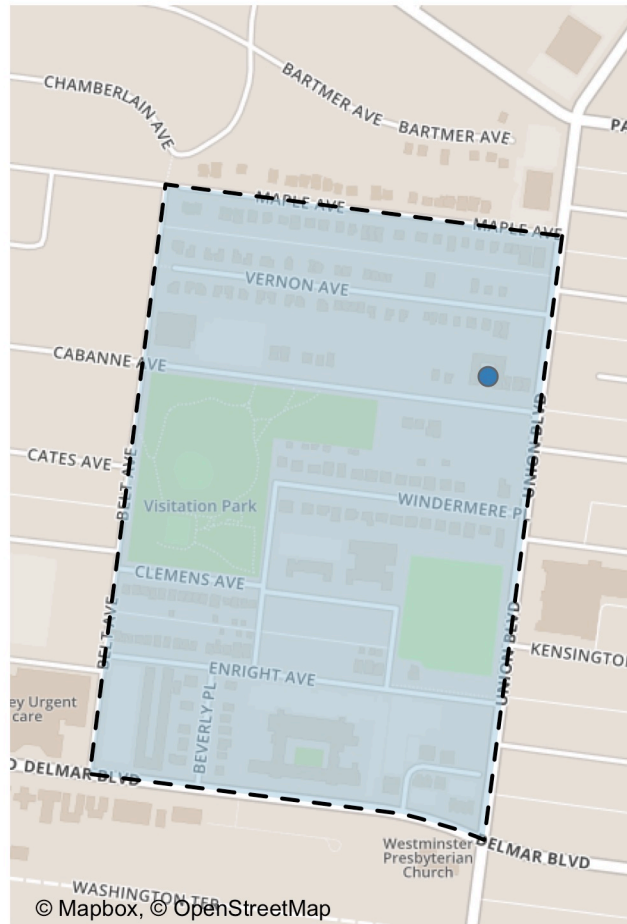


- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$2,000,000
  - Median: \$2,000,000
  - Range: \$2,000,000 - \$2,000,000

# Visitation Park: Summary Notes

- **1 building permits in February 2021**
  - 0.00% change compared to February 2020 (1 total building permits)
  - \$2,000,000: Average building permit cost in February 2021
    - 14185.71% change compared to February 2020 (\$14,000)
- **1 total building permits in 2021**
  - 0.00% change YTD compared to this time in 2020 (1 total building permits)
  - \$2,000,000: YTD average building permit cost in 2021
    - 14185.71% change YTD compared to this time in 2020 (\$14,000)

# Visitation Park



## Building Permit Type

● Residential

# Neighborhood Summary

February 2021

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$0	0	\$0
Industrial	\$0	0	\$0
Institutional	\$0	0	\$0
Residential	\$2,000,000	1	\$2,000,000

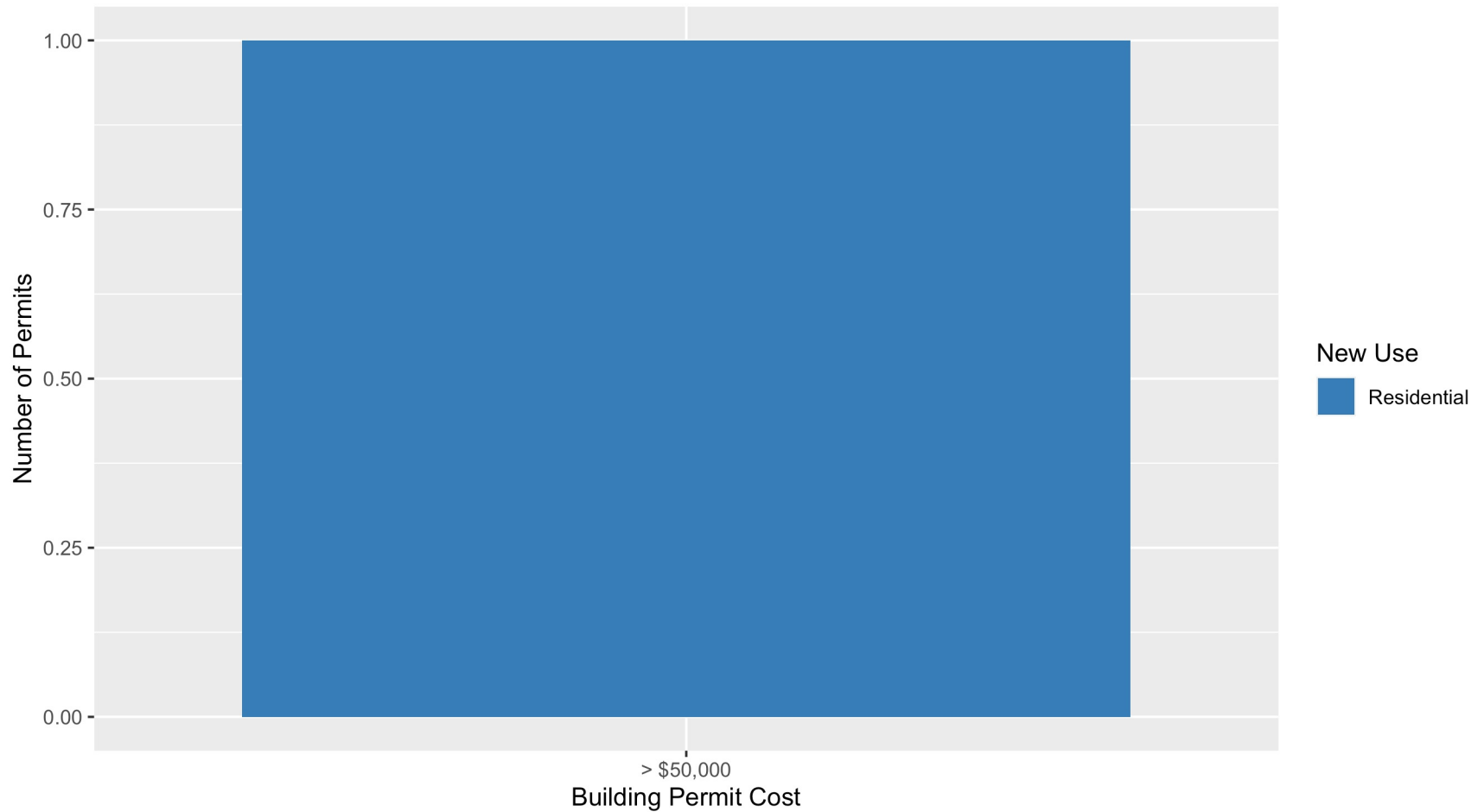
Last 6 Months

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$0	0	\$0
Industrial	\$0	0	\$0
Institutional	\$0	0	\$0
Residential	\$504,168	4	\$2,016,674

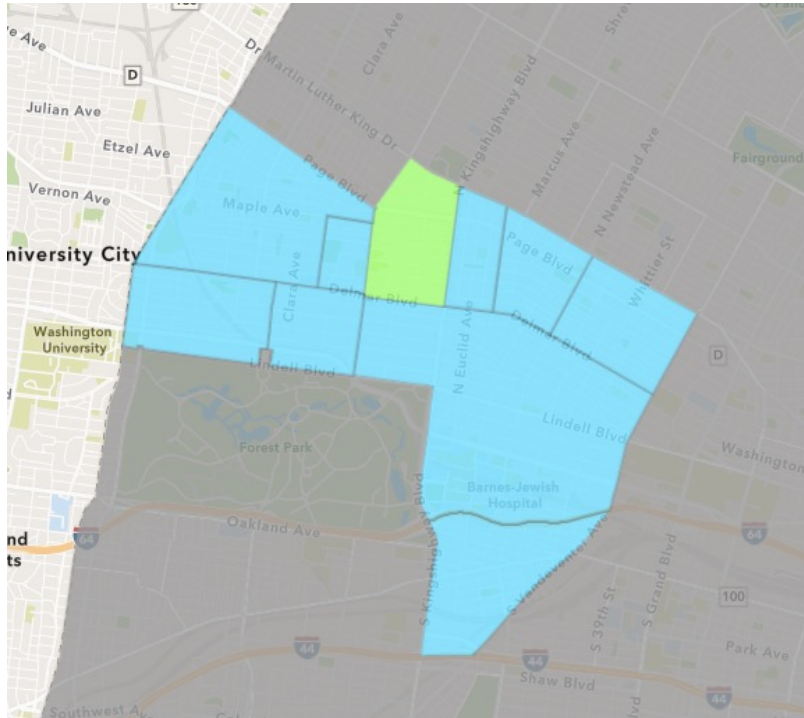
# Visitation Park Individual Permit Breakdown

Owner	New Use	Cost	address
NEIGHBORHOOD PREPERTIES LLC	Residential	\$2,000,000	5315 CABANNE AV

# Visitation Park Permit Cost Breakdown



# Academy



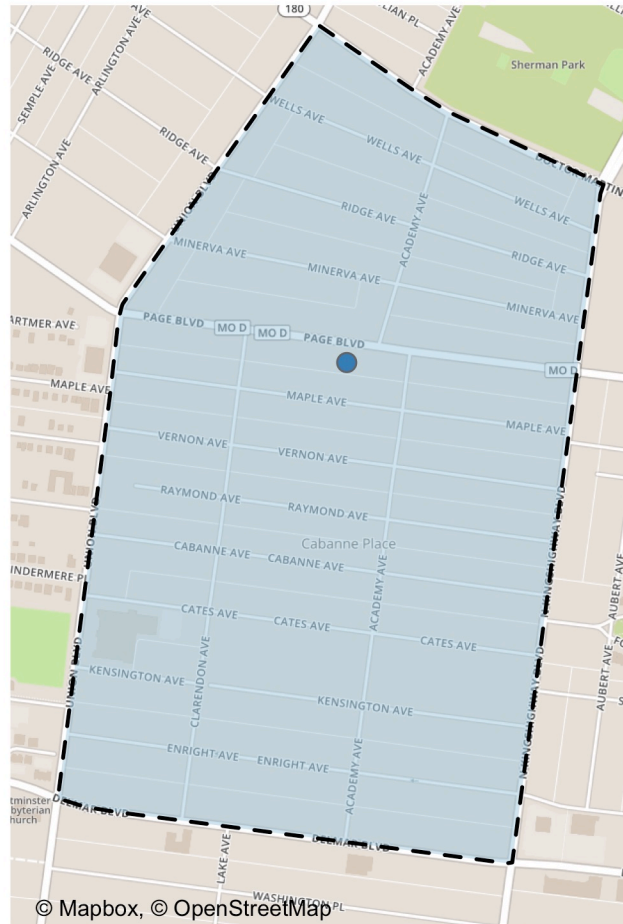
- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$13,900
  - Median: \$13,900
  - Range: \$13,900 - \$13,900



# Academy: Summary Notes

- **1 building permits in February 2021**
  - **-66.67% change** compared to February 2020 (3 total building permits)
  - **\$13,900**: Average building permit cost in February 2021
    - **-84.84% change** compared to February 2020 (\$91,667)
- **2 total building permits in 2021**
  - **-77.78% change** YTD compared to this time in 2020 (9 total building permits)
  - **\$9,188**: YTD average building permit cost in 2021
    - **-89.53% change** YTD compared to this time in 2020 (\$87,772)

# Academy



## Building Permit Type

● Residential

# Neighborhood Summary

February 2021

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$0	0	\$0
Industrial	\$0	0	\$0
Institutional	\$0	0	\$0
Residential	\$13,900	1	\$13,900

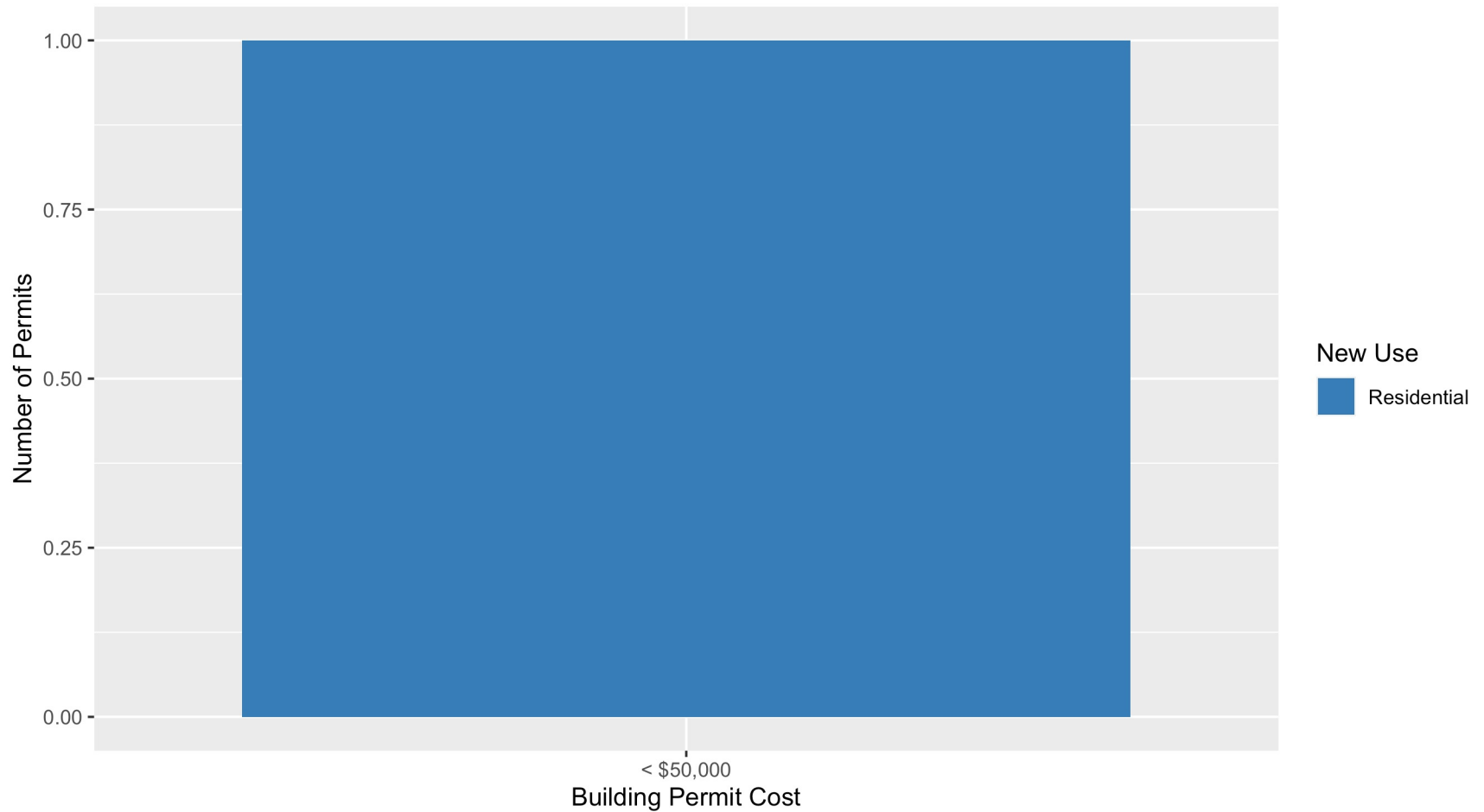
Last 6 Months

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$15,000	1	\$15,000
Industrial	\$0	0	\$0
Institutional	\$5,500	1	\$5,500
Residential	\$22,608	18	\$406,944

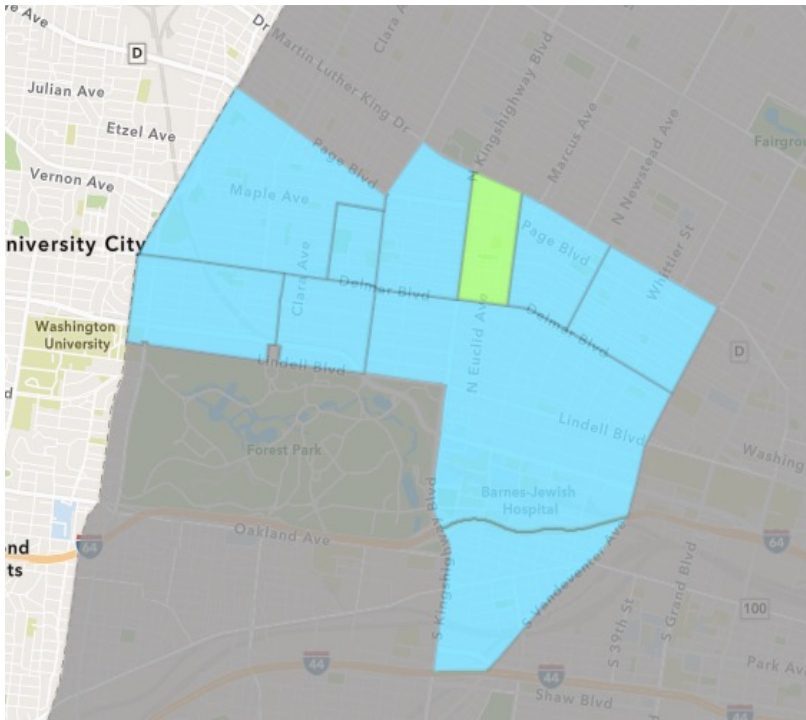
# Academy Individual Permit Breakdown

Owner	New Use	Cost	address
THOMPSON, TAUSHA	Residential	\$13,900	5136 PAGE BLVD

# Academy Permit Cost Breakdown



# Fountain Park

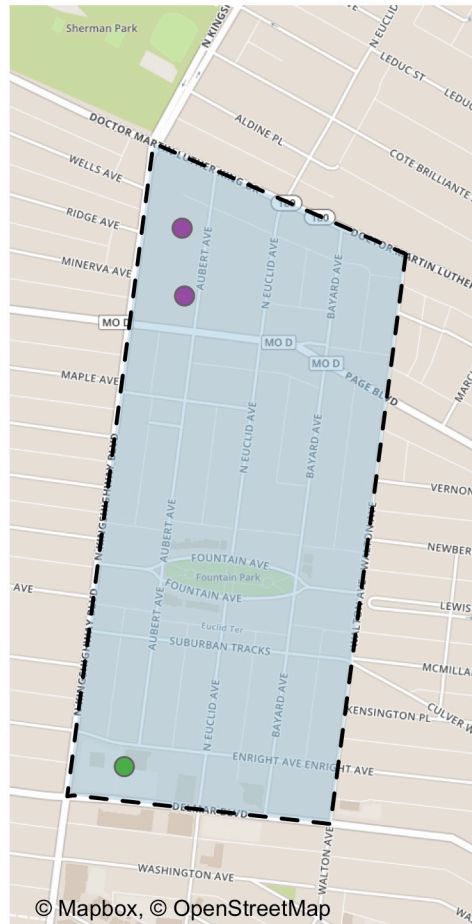


- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$1,182,449
  - Median: \$710,000
  - Range: \$30,000 - \$2,807,348

# Fountain Park: Summary Notes

- **3 building permits in February 2021**
  - Infinite change compared to February 2020 (0 total building permits)
  - **\$1,182,449**: Average building permit cost in February 2021
    - Infinite change compared to February 2020 (\$0)
- **3 total building permits in 2021**
  - Infinite change YTD compared to this time in 2020 (0 total building permits)
  - **\$1,182,449**: YTD average building permit cost in 2021
    - Infinite change YTD compared to this time in 2020 (\$0)

# Fountain Park



## Building Permit Type

- Commercial
- Institutional



# Neighborhood Summary

February 2021

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$710,000	1	\$710,000
Industrial	\$0	0	\$0
Institutional	\$1,418,674	2	\$2,837,348
Residential	\$0	0	\$0

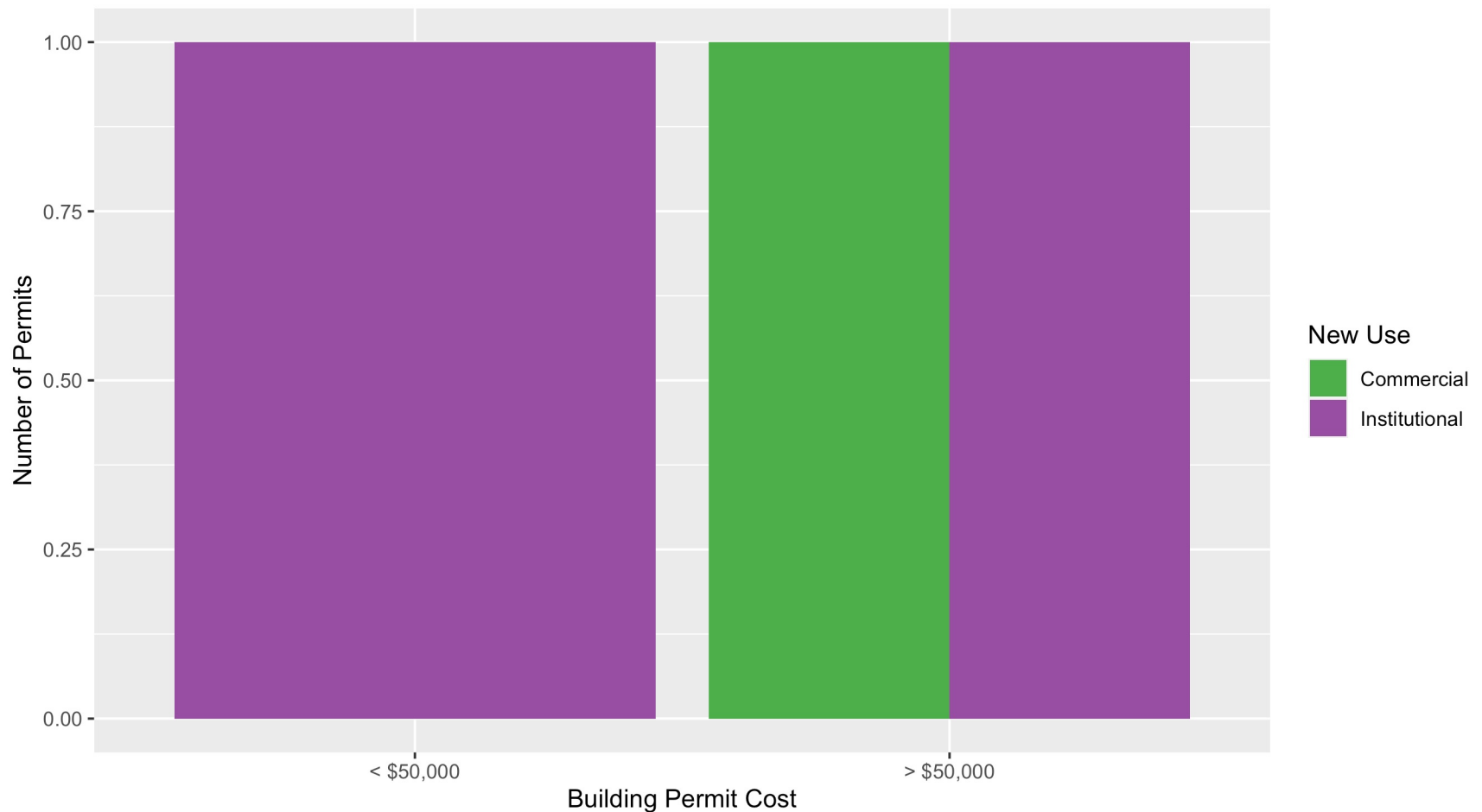
Last 6 Months

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$370,000	2	\$740,000
Industrial	\$0	0	\$0
Institutional	\$1,418,674	2	\$2,837,348
Residential	\$175,000	1	\$175,000

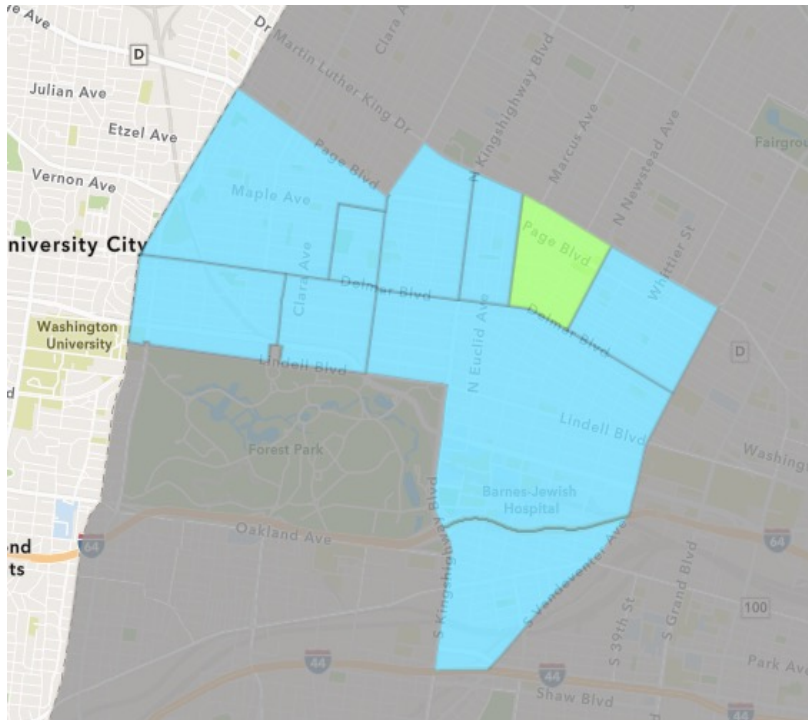
# Fountain Park Individual Permit Breakdown

Owner	New Use	Cost	address
ROBERTS PLAZA LLC	Institutional	\$2,807,348	1315 AUBERT AV
ALDI INC	Commercial	\$710,000	702 N KINGSHIGHWAY BLVD
URBAN LEAGUE OF METROPOLITAM ST LOUI	Institutional	\$30,000	1408 N KINGSHIGHWAY BLVD

# Fountain Park Permit Cost Breakdown



# Lewis Place

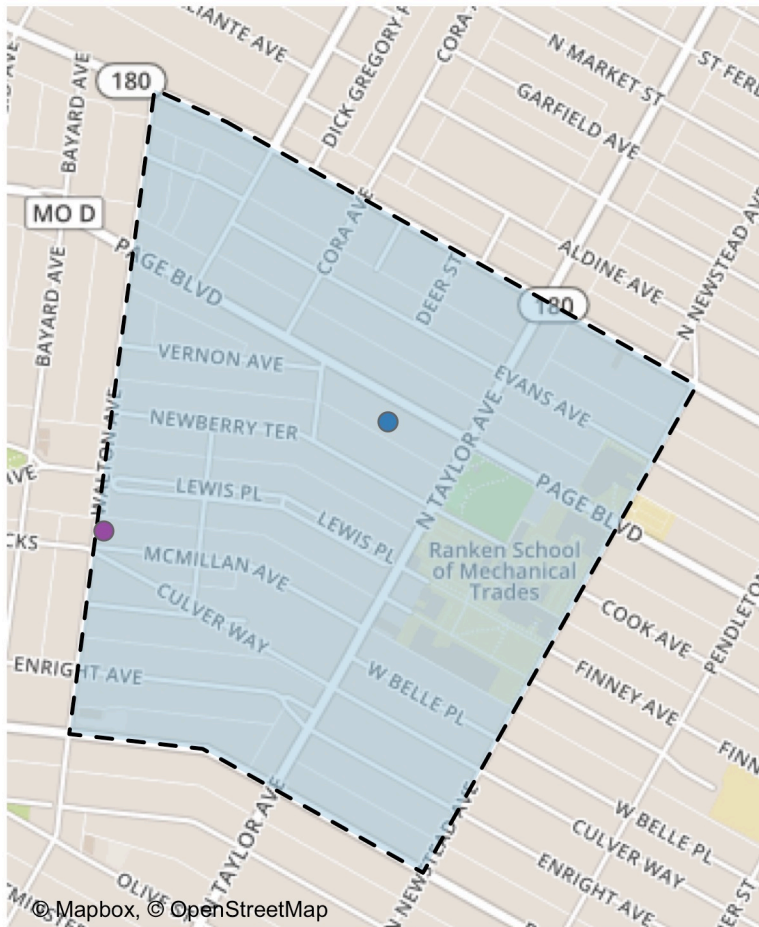


- February 2021  
Neighborhood Cost Breakdown
  - Mean: \$27,500
  - Median: \$27,500
  - Range: \$10,000 - \$45,000

# Lewis Place: Summary Notes

- **2 building permits in February 2021**
  - **Infinite change** compared to February 2020 (0 total building permits)
  - **\$27,500**: Average building permit cost in February 2021
    - **Infinite change** compared to February 2020 (\$0)
- **4 total building permits in 2021**
  - **300.00% change** YTD compared to this time in 2020 (1 total building permits)
  - **\$17,400**: YTD average building permit cost in 2021
    - **596.00% change** YTD compared to this time in 2020 (\$2,500)

# Lewis Place



## Building Permit Type

- Residential
- Institutional

# Neighborhood Summary

February 2021

Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$0	0	\$0
Industrial	\$0	0	\$0
Institutional	\$10,000	1	\$10,000
Residential	\$45,000	1	\$45,000

Last 6 Months

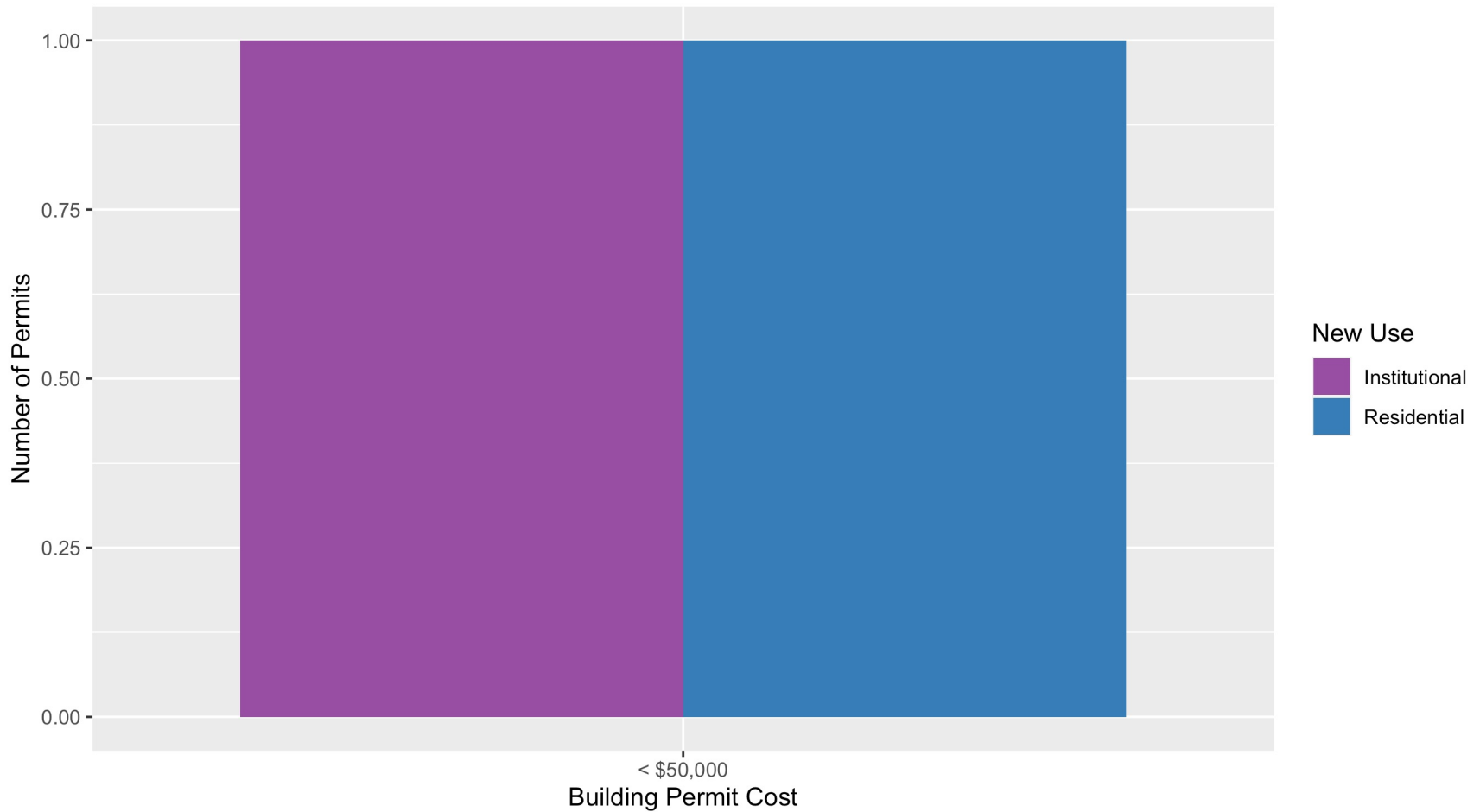
Permit Use	Average Cost	# of Permits	Total Value of Permits
Commercial	\$6,000	1	\$6,000
Industrial	\$0	0	\$0
Institutional	\$10,000	2	\$20,000
Residential	\$23,597	11	\$259,563

# Lewis Place Individual Permit Breakdown

Owner	New Use	Cost	address
TURNBULL, JEANETTE	Residential	\$45,000	4542 PAGE BLVD
LRA	Institutional	\$10,000	4755 MCMILLAN AV



# Lewis Place Permit Cost Breakdown



# Additional Notes

- Data retrieved from <https://www.stlouis-mo.gov/data/>
- Building permits with a cost of \$0 were dropped
- Building permits that were cancelled were dropped
- Infinite change indicates 0 permits in the current or previous time period/comparison month so there was an overall increase or decrease