

● CHICAGO

Chicago

Building Permit Report

May 2025

Monthly analysis of permit volume, project types, community area activity, and construction trends sourced from City of Chicago public records.

Total Permits

New Construction

Reported Value

Demolitions

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Permit Volume Overview

Chicago issued **2,759 building permits** this month. Express permits — which cover routine electrical, mechanical, and minor alteration work — led volume at **1,817 (65.9%)**. Renovation and alteration permits accounted for **480 (17.4%)**, while ground-up new construction came in at **131 permits (4.7%)**. Demolition activity totaled **32 permits (1.2%)** this period.

Permit Type	Count	Share
Express Permit Program	1,817	65.9%
Renovation / Alteration	480	17.4%
New Construction	131	4.7%
Signs	178	6.5%
Elevator Equipment	89	3.2%
Demolition	32	1.2%

Top Work Categories

Chicago's permit data includes detailed work type classifications that reveal where contractors and tradespeople are most active. The table below shows the six most common work categories issued this month.

Work Type	Count	Share
Electrical Work	482	17.5%
Masonry Work	198	7.2%
Administrative Change	147	5.3%
Small-Scale Solar PV System	146	5.3%
Fire Alarm System	139	5.0%
Fence or Trash Enclosure	111	4.0%

Project Valuation

The combined reported cost of all permitted projects this month totaled **\$1003.83 million**, with an average project cost of **\$429,354**. Chicago's construction market spans a wide range — from high-value commercial renovations in the Loop and Near North Side to residential infill and rehab work across the city's neighborhoods. These figures represent contractor-declared valuations at time of permit issuance.

\$1003.83M

Total Reported Value

\$429,354

Avg. Project Cost

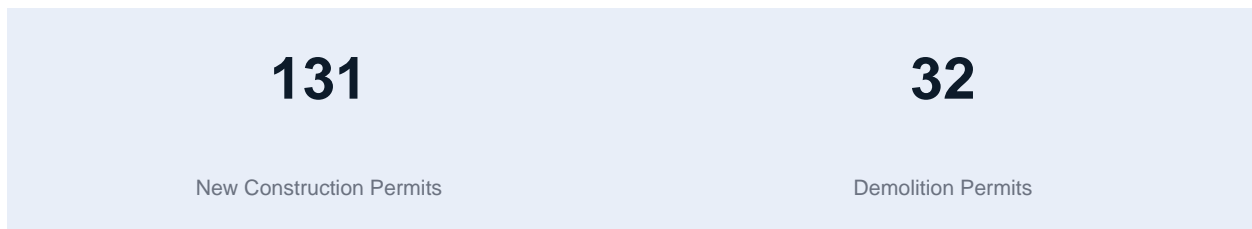
Community Area Activity

Chicago's 77 community areas offer a clear picture of where construction activity is concentrated. **Loop** led all areas this month with **245 permits** (8.9% of city total). The table below highlights the six most active community areas — a useful guide for contractors targeting specific markets.

Community Area	Permits	Share
Loop	245	8.9%
Near North Side	226	8.2%
Near West Side	123	4.5%
West Town	93	3.4%
Lake View	91	3.3%
Austin	81	2.9%

New Construction & Demolition

New construction and demolition permits signal where Chicago's built environment is changing most rapidly. This month, **131 new construction permits** were issued (4.7% of total), covering ground-up residential buildings, commercial developments, and mixed-use projects. Demolition activity — a leading indicator of upcoming new construction — accounted for **32 permits** (1.2%). Together these segments represent some of the highest-value work available to contractors in the market.



Get the Full List

This report summarizes the permit landscape for Chicago in May 2025. BCAR DATA's monthly lead lists give you the actual permit records — property address, permit type, project description, and reported cost — delivered straight to your inbox every month.

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