

HOUSING UNIT REVIEW

The estimated number of housing units in your community directly affects your population estimate and the state-shared revenues received by cities and towns. When local data on new construction isn't reported to the Census Bureau's Building Permit Survey (BPS), municipal and unincorporated annual population estimates are less accurate. We can help correct that.

WHAT IS HOUSING UNIT REVIEW?

Housing Unit Review is annual process to revise the number of housing units reported in the Building Permit Survey for municipalities and unincorporated parts of counties. Communities can correct data from 2019 to 2025 about:

- New single and multi-dwelling units
- Mobile home placements
- Demolitions

HOUSING UNIT REVIEW IS TARGETED

Any community can participate with proper documentation, but we focus on:

- Large communities who did not respond at all, or not every month
- Small communities: did not respond or were not invited to the survey
- Municipalities in more than one county
- Permit offices serving multiple jurisdictions

ACTION ITEM: CHECK THE TNSDC PRIORITY COMMUNITIES LIST

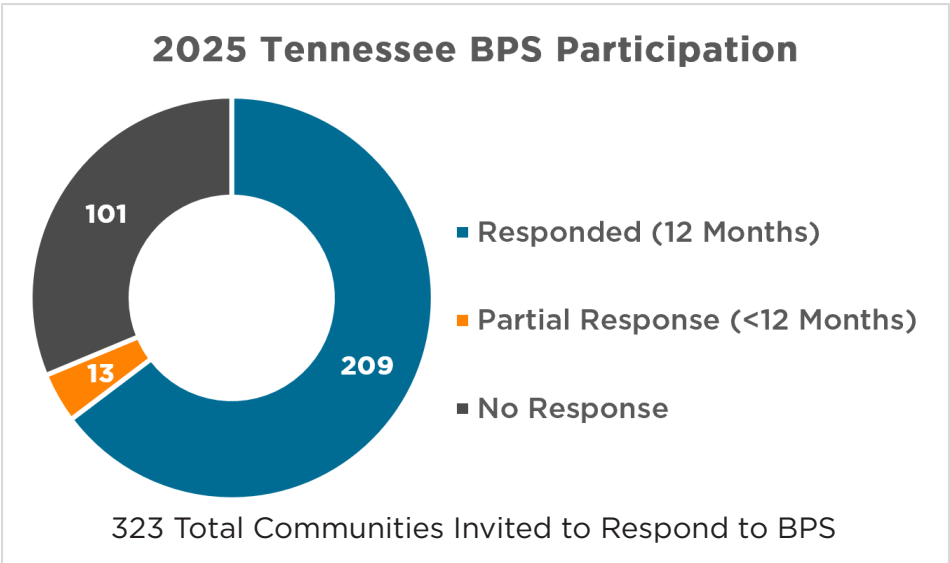
Annually, we compile a list of communities that should participate in HUR. If your community is listed, contact the State Data Center to learn what you can do to ensure your community's building permits are accurate and complete.

BUILDING PERMIT SURVEY RESPONSE RATES

Only two-thirds of surveyed Tennessee communities responded for all 12 months of the Building Permits Survey in 2025.

WHAT IF A COMMUNITY DOESN'T PROVIDE COMPLETE REPORTS OF BUILDING ACTIVITY?

Building permits are an important economic indicator for the state and nation. When no response is received from a community, the Census Bureau estimates the number of new permits to neutralize non-response. The estimate is based on past trends and southeast U.S. trends, not actual building activity in your community.

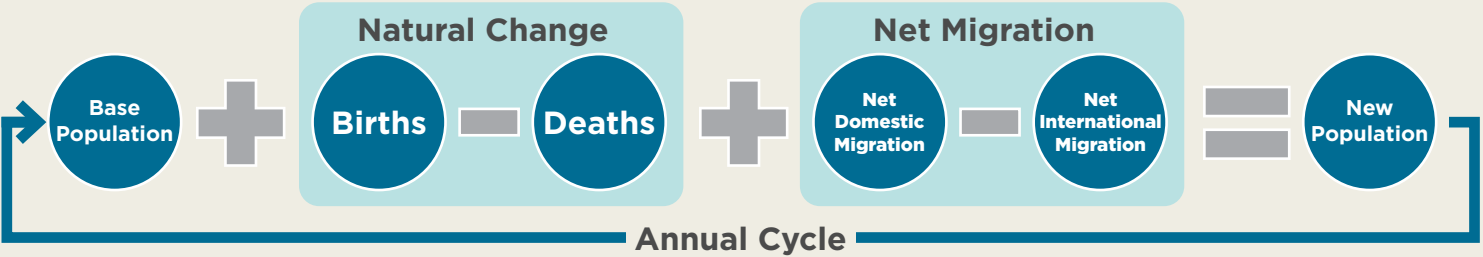


TENNESSEE POPULATION ESTIMATES

POPULATION ESTIMATES FORMULA

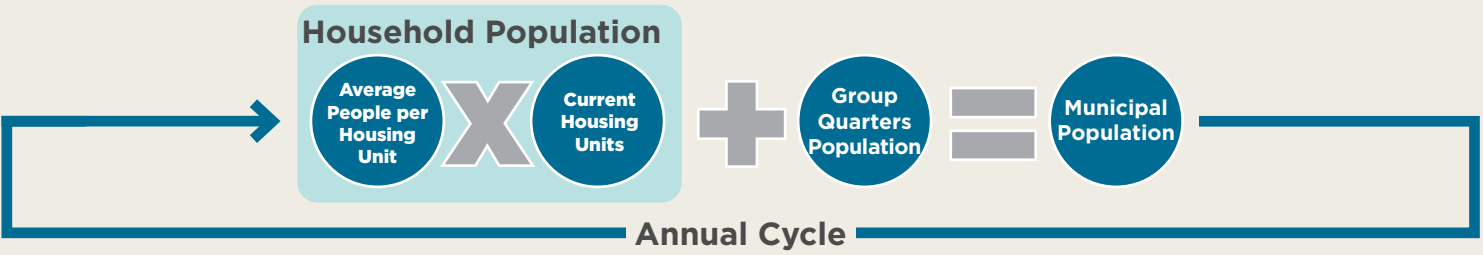
COUNTY POPULATION (COHORT-COMPONENT METHOD)

Population change from vital events and migration from other domestic counties and international locations are added to the base population from the decennial census.



SUBCOUNTY POPULATION (HOUSING UNIT METHOD)

County population is apportioned to municipalities largely based on the number of housing units. Subcounty populations are adjusted to sum to the county total.



HOW CAN THE STATE DATA CENTER HELP?

TNSDC is Tennessee’s liaison to the Federal-State Cooperative for Population Estimates and operates the Housing Unit Review program in Tennessee.

We help ensure accurate U.S. Census Bureau Population Estimates in Tennessee by providing corrected data about building permits and group quarters population, and reviewing preliminary releases in collaboration with the U.S. Census Bureau and other states.

LEARN MORE	CONTACT US
Building Permit Survey census.gov/construction/bps/	Tennessee State Data Center tnsdc.utk.edu
Housing Unit Review tiny.utk.edu/hur	Boyd Center for Business and Economic Research, University of Tennessee, Knoxville (865) 974-6070 tnsdc@utk.edu