



London
CANADA

Development and Compliance Services Building Division

To: G. Kotsifas, P. Eng.
Managing Director, Development & Compliance Services
& Chief Building Official

From: P. Kokkoros, P. Eng.
Deputy Chief Building Official

Date: April 21, 2015

RE: Monthly Report for March 2015

Attached are the Building Division's monthly report for March 2015 and copies of the Summary of the Inspectors' Workload reports.

Permit Issuance

By the end of March, 816 permits had been issued with a construction value of approximately \$178 million dollars, representing 317 new dwelling units. Compared to last year, this represents a 22.3% increase in the number of permits, a 75% increase in the construction value and a 60.9% increase in the number of dwelling units.

To the end of March, the number of single and semi-detached dwellings issued were 121, which was a 9.7% decrease over last year.

At the end of March, there were 486 applications in process, representing approximately \$236 million dollars in construction value and an additional 542 dwelling units, compared with 438 applications having a construction value of \$209 million dollars and an additional 735 dwelling units for the same period last year.

The rate of incoming applications for the month of March averaged out to 14.1 applications a day for a total of 311 in 22 working days. There were 64 permit applications to build 64 new single detached dwellings, 7 townhouse applications to build 12 units, of which 5 were cluster single dwelling units.

There were 260 permits issued in March totalling \$44.3 million including 51 new dwelling units.

.../2

Monthly Report for March 2015

Page -2-

Inspections

Although multiple inspections may be booked and completed for a project on the same day (ie. structural framing and HVAC rough-in), only one inspection is counted in this report. This provides a more accurate depiction of the inspectors' workload.

Building Inspectors received 1,082 inspection calls and conducted 1,479 building permit related inspections with an additional 13 inspections completed relating to complaints, licenses, orders and miscellaneous inspections. This is a total of 1,492 inspections or an average of 149 inspections made per inspector this month based on 10 inspectors, which averages out to 7.7 inspections per day per inspector. (Note: 220 person working days – 25 vac/sick day/training = 195) There are a total of 8,371 active building permits or an average of 837 permits per inspector. The provincially mandated requirement to inspect within 48 hours of receipt of an inspection request was achieved 100% of the time.

Plumbing Inspectors received 644 inspection calls and conducted a total of 897 permit related inspections, there were 5 inspections performed that related to the Backflow Prevention Program. Inspections relating to complaints, orders and miscellaneous calls totalled a further 31 inspections. During the month, a total of 933 inspections were conducted with an average of 187 per inspector, which averages out to 9.1 inspections per day per inspector. (Note: 110 person working days – 7.5 vac/sick day/training = 102.5). Active building permits involving plumbing totalled 2,238 or 448 on average per inspector. The provincially mandated requirement to inspect within 48 hours of receipt of an inspection request was achieved 99.8% of the time.

AD:cm
Attach.

c.c.: A. DiCicco, O. Clarke, C. DeForest, O. Katolyk, D. Macar, M. Henderson

CITY OF LONDON

SUMMARY LISTING OF BUILDING CONSTRUCTION ACTIVITY FOR THE MONTH OF March 2015

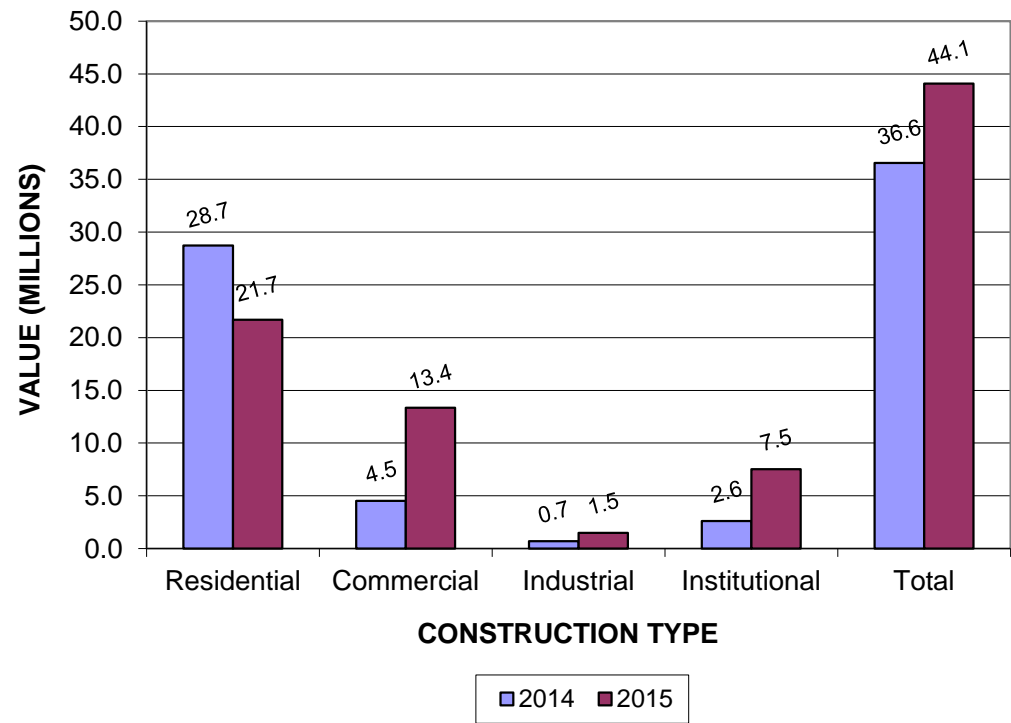
CLASSIFICATION	March 2015			to the end of March 2015			March 2014			to the end of March 2014		
	NO. OF PERMITS	CONSTRUCTION VALUE	NO. OF UNITS	NO. OF PERMITS	CONSTRUCTION VALUE	NO. OF UNITS	NO. OF PERMITS	CONSTRUCTION VALUE	NO. OF UNITS	NO. OF PERMITS	CONSTRUCTION VALUE	NO. OF UNITS
SINGLE DETACHED DWELLINGS	44	17,182,104	44	121	45,569,236	121	56	20,055,542	56	132	48,134,132	132
SEMI DETACHED DWELLINGS	0	0	0	0	0	0	0	0	0	2	562,000	2
TOWNHOUSES	4	1,680,930	4	46	40,299,910	192	10	6,689,605	29	26	13,759,275	56
DUPLEX, TRIPLEX, QUAD, APT BLDG	0	0	0	0	0	0	0	0	0	0	0	0
RES-ALTER & ADDITIONS	81	2,839,179	3	299	11,031,112	4	68	1,972,517	1	224	7,257,894	5
COMMERCIAL - ERECT	8	10,285,168	0	11	11,577,704	0	1	1,271,200	0	2	1,660,000	0
COMMERCIAL - ADDITION	0	0	0	0	0	0	0	0	0	3	515,500	0
COMMERCIAL - OTHER	31	3,038,295	0	105	15,543,887	0	37	3,237,756	2	74	8,234,136	2
INDUSTRIAL - ERECT	1	35,000	0	1	35,000	0	1	297,000	0	2	497,000	0
INDUSTRIAL - ADDITION	1	916,200	0	4	6,090,200	0	0	0	0	1	10,000	0
INDUSTRIAL - OTHER	6	567,490	0	19	1,697,045	0	4	403,600	0	10	674,900	0
INSTITUTIONAL - ERECT	0	0	0	1	35,392,000	0	0	0	0	0	0	0
INSTITUTIONAL - ADDITION	2	5,542,450	0	2	5,542,450	0	1	700,000	0	3	3,350,000	0
INSTITUTIONAL - OTHER	17	1,988,000	0	31	5,684,900	0	16	1,924,216	0	33	17,340,516	0
AGRICULTURE	0	0	0	0	0	0	0	0	0	1	26,000	0
SWIMMING POOL FENCES	8	111,700	0	9	118,100	0	2	25,200	0	4	60,200	0
ADMINISTRATIVE	15	123,675	0	21	126,675	0	10	30,000	0	24	30,000	0
DEMOLITION	8	0	5	23	0	16	5	0	2	16	0	32
SIGNS/CANOPY - CITY PROPERTY	3	0	0	5	0	0	2	0	0	2	0	0
SIGNS/CANOPY - PRIVATE PROPERTY	31	0	0	118	0	0	45	0	0	108	0	0
TOTALS	260	44,310,191	51	816	178,708,219	317	258	36,606,636	88	667	102,111,553	197

Note: 1) Administrative permits include Tents, Change of Use and Transfer of Ownership, Partial Occupancy.

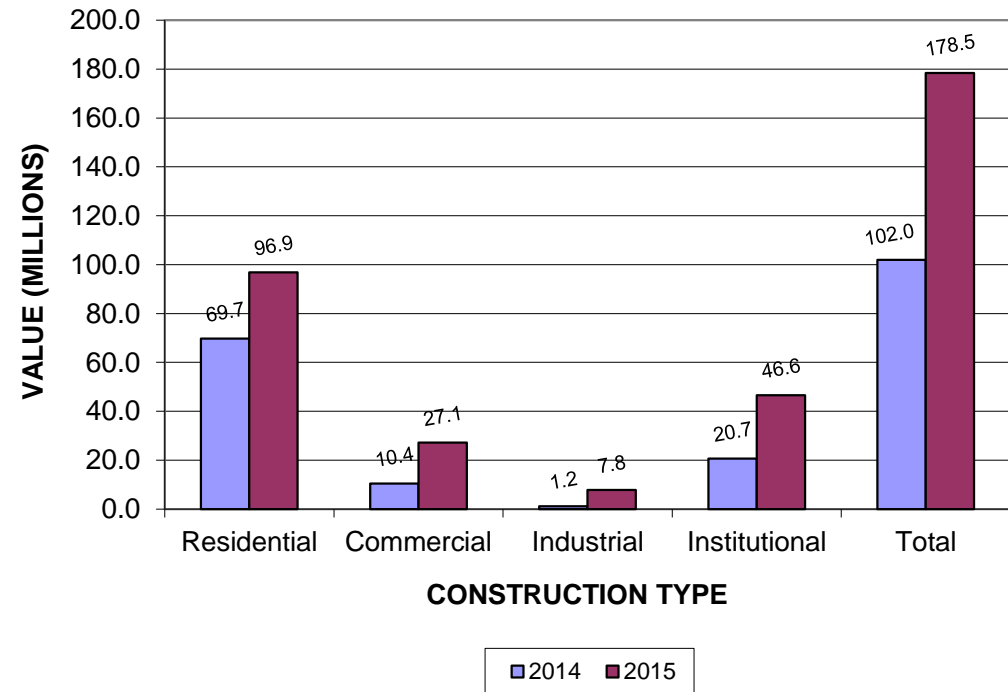
2) Mobile Signs are no longer reported.

April 21, 2015

**CONSTRUCTION VALUE OF BUILDING PERMITS
MARCH 2015**



**CONSTRUCTION VALUE OF BUILDING PERMITS
JANUARY TO MARCH 2015**



City of London - Building Division
Principal Permits Issued From March 01, 2015 to March 31, 2015

Owner	Project Location	Proposed Work	No. Of Units	Constr Value
Bsn London Corporation	100 Dundas St	Alter-Offices-Alter Interior Construction Within Existing Office	0	500,000
First Capital (Adelaide&Huron) Corporation	1104 Adelaide St N	Alter-Restaurant -Alter Interior And Facade For Wendy'S. Ffr. Sepa	0	300,000
1838037 Ontario Limited C/O Will Willemssen	1175 Fanshawe Park Rd W	Erect-Retail Store-Erect Sunripe Market. Fpo Frr Grcc And Shop Draw-	0	2,000,000
Riverwood (London) Corp. C/O Harasym Homes Inc	1205 Riverside Dr 2	Erect-Townhouse - Cluster Sdd-Erect 1 Storey Sfd, 2 Car Garage,Mostly Finished B	1	347,130
Riokim Holdings (Ontario li) Inc.	1345 Huron St	Alter-Gymnasia-Alter Interior For Good Life Fitness. Ffr. Fpo.	0	250,000
Adrian Plante 2009620 Ontario Limited	1357 Hyde Park Rd	Erect-Automobile Repair Garage-Erect Automotive Repair Garage. Frr	0	715,000
	1452 Byron Baseline Rd	Erect-Townhouse - Cluster Sdd-Erect 2 Storey Sfd, 2 Car Garage, Finished Basemen	1	540,000
	1452 Byron Baseline Rd	Install-Residential Accessory Building-Install Retaining Wall Along South And East Side O	0	400,000
1553 Dundas St. East Holdings Inc.	1553 Dundas St	Alter-Retail Plaza-Alter Interior For Value Village Ffr Fpo Note: Ve	0	500,000
Andrew Sharpe Sharpe Enterprises Corporation	15940 Robin's Hill Rd	Erect-Plant For Manufacturing-Erect Industrial Building. lo Industries. Ffr.	0	1,400,000
Drewlo Holdings Inc. Drewlo Holdings Inc	2235 Blackwater Rd	Install-Site Services-Install Site Services	0	300,000
	240 Sydenham St	Alter-Apartment Building-Alter Interior Of Main Floor Unit And Mechanical U	0	250,000
University Of Western Ontario (Dennis Lemay)	2544 Advanced Ave-PVT	Alter-Factories-Interior Alter Ground Floor For Data Centre Frr F	0	269,600
1830435 Ontario Limited C/O Barry Foley	30 Artisans Cres	Add-Plant For Manufacturing-Add To Artisan Metal Finishing. Frr Conditional Pe	0	916,200
London Health Association	339 Windermere Rd	Alter-Hospitals-Interior Alter Of Emergency Department Frr/Fpo	0	855,000
Canadian Commercial (419) Inc.	419 Wharncliffe Rd S	Alter-Restaurant <= 30 People-Alter Interior For A&W. Frr Gi=50gpm. Confirm Cap	0	550,000
Esam Construction Limited	541 Oxford St W	Erect-Retail Store-Erect Commercial Shell Building A2. Frr/Fpo Dpn	0	1,000,000
Esam Construction Limited	551 Oxford St W	Erect-Retail Store-Erect Shell Building A3 Dpn 551 Oxford Street Wes	0	2,296,168
	570 Windermere Rd 3	Erect-Townhouse - Cluster Sdd-Erect 2 Storey Sdd 2 Car Garage Part Finished Base	1	428,400
	570 Windermere Rd 4	Erect-Townhouse - Cluster Sdd-Erect One Storey Sdd 2 Car Garage Part Finished Ba	1	365,400
2431712 Ontario Inc.	65 Bessemer Rd	Alter-Factories-Alter Interior For Bosco And Roxy'S. Frr Gi=20gp	0	160,000
Esam Construction Limited	663 Wonderland Rd N S/S	Erect-Retail Store-Erect Commercial Shell Building A6 Dpn 663 Wonder	0	300,000
Esam Construction Limited	671 Wonderland Rd N S/S	Erect-Retail Store-Erect Shell Building A5 Dpn 671 Wonderland Road N	0	1,198,000
	681 Highbury Ave N	Alter-Retail Plaza-Alter To Change From A2 To E	0	200,000
Esam Construction Limited	681 Wonderland Rd N S/S	Erect-Retail Store-Erect Commercial Shell Building A4 Frr/Fpo Dpn 6	0	1,376,000
London Health Sciences Centre	800 Commissioners Rd E	Alter-Hospitals-Interior Alter For Emergency Department. Ffr Fpo	0	735,000
Thames Valley District School Board	814 Quebec St	Add-Schools Elementary, Kindergarten-Add School Addition And Remove Existing Building.	0	5,000,000
Al-Mahdi Al-Muntathar Union C/O Nazih Mroue	91 Meg Dr	Add-Churches-Add And Alter To Place Of Worship Frr	0	542,450

Total Permits 28 Units 4 Value 23,694,348

Commercial building permits issued - subject to Development Charges under By-law C.P.-1496-244

Owner

Adrian Plante 2009620 Ontario Limited
Esam Construction Limited

Principal Permits Issued From March 01, 2015 to March 31, 2015

Owner	Project Location	Proposed Work	No. Of Units	Constr Value
Esam Construction Limited				
Esam Construction Limited				
Esam Construction Limited				
Esam Construction Limited				
1838037 Ontario Limited C/O Will Willemsen				

* Includes all permits over \$100,000, except for single and semi-detached dwellings, and includes all 'Commercial' permits regardless of construction value.