



Planning and Development Department Building Division Memo

To: Pat McNally, P. Eng.
Executive Director, Planning, Environmental and
Engineering Services

From: G. Kotsifas, P. Eng.
Director of Building Controls

Date: January 6, 2012

RE: **Monthly Report for December 2011**

Attached are the Building Division's monthly report for December 2011 and copies of the Summary of the Inspectors' Workload reports.

Permit Issuance

By the end of December, 3,935 permits had been issued with a construction value of approximately \$1.0 billion dollars, representing 1,250 new dwelling units. Compared to last year, this represents a 13.1% decrease in the number of permits, a 41.7% increase in the construction value and a 34.8% decrease in the number of dwelling units.

To the end of December, the number of single and semi detached dwellings issued were 714, which was a 28.2% decrease over last year.

At the end of December, there were 441 applications in process, representing approximately 288 million dollars in construction value and an additional 705 dwelling units, compared with 269 applications having a construction value of 221 million dollars and an additional 248 dwelling units for the same period last year.

The rate of incoming applications for the month of December averaged out to 20.4 applications a day for a total of 336 in 16.5 working days. There were 124 permit applications to build 125 new single detached dwellings, and 28 townhouse applications to build 30 units, 26 of which were cluster single dwelling units.

There were 219 permits issued in December totalling \$96,574,900 including 64 new dwelling units.

Analysis of the issue dates show that for the month of December all types of permits, 31% were issued within 1 week, 49% were issued within 2 weeks and 74% were issued within 3 weeks. The report indicates that for single and semi detached dwellings, 15% were issued within 1 week, 30% were issued within 2 weeks, 70% were issued within 12 days, and 80% were issued within 3 weeks and 4 weeks.

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Monthly Report for December 2011

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Inspections

Due to the Amanda reporting on scheduling inspections which inflates the numbers, only one inspection call per permit is counted, and only one inspection completed per permit is recorded.

Building Inspectors received 1,000 inspection calls and conducted 1,201 building permit related inspections with an additional 24 inspections completed relating to complaints, licenses, orders and miscellaneous inspections. This is a total of 1,225 inspections or an average of 122.5 inspections made per inspector this month based on 10 inspectors, which averages out to 8.1 inspections per day per inspector. (Note: 165 person working days – 17 vac/sick day/training = 148. There are a total of 9,567 active building permits or an average of 957 permits per inspector.

Plumbing Inspectors received 451 inspection calls and conducted a total of 669 permit related inspections, there were 30 inspections performed that related to the Backflow Prevention Program. Inspections relating to complaints, orders and miscellaneous calls totalled a further 1 inspection. During the month a total of 700 inspections were conducted with an average of 140 per inspector, which averages out to 8.5 inspections per day per inspector. (Note: 82.5 person working days – 1 vac/sick day/training = 81.5). Active building permits involving plumbing totalled 3,381 or 676 on average per inspector.

Municipal Law Enforcement Services

See attached.



GK:
Attach.

c.c.: P. Kokkoros, D. Howe, O. Clarke, N. Graham, O. Katolyk

**SUMMARY OF BUILDING INSPECTORS' LEVEL OF SERVICE AND WORKLOAD
DATE, DECEMBER 2011**

INSPECTOR NAME	PERMITS CURRENT	OUTSTANDING ORDERS, COMPLAINTS & LICENCES			TOTAL AVERAGE PER DAY	
		ORDERS	COMPLAINTS	LICENCES	INSPECTION NOTICES	INSPECTIONS
J. Christiaans	1,298	8	13	7	7.7	8.3
J. Domaracki	1,028	20	17	0	7.5	10.2
E. Drost	793	3	3	1	4.1	6.6
T. Groeneweg	997	10	3	0	3.7	7.0
G. Giannos	869	7	5	1	5.4	7.7
M. MacDonald	1,054	14	12	2	11.0	10.9
J. Davis	935	4	2	0	7.7	8.9
A. DiCicco	544	3	1	0	3.8	7.3
J. Silcox	952	19	18	4	3.2	5.1
K. Wilding	1,097	10	7	0	4.3	7.8
TOTALS	9,567	98	81	15	58.4	79.8

**SUMMARY OF PLUMBING INSPECTORS' LEVEL OF SERVICE AND WORKLOAD
DATE, DECEMBER 2011**

INSPECTOR NAME	PERMITS CURRENT	OUTSTANDING ORDERS & COMPLAINTS		TOTAL AVERAGE PER DAY	
		ORDERS	COMPLAINTS	INSPECTION NOTICES	INSPECTIONS
R. Gilgen	508	0	0	6.2	9.8
P. Langdon	565	1	0	5.2	7.3
R. Psotka	445	1	1	2.8	8.2
E. Turner	1,029	0	5	5.6	7.8
D. Webster	834	1	2	6.5	8.7
TOTALS	3,381	3	8	26.3	41.8

CITY OF LONDON

SUMMARY LISTING OF BUILDING CONSTRUCTION ACTIVITY FOR THE MONTH OF December 2011

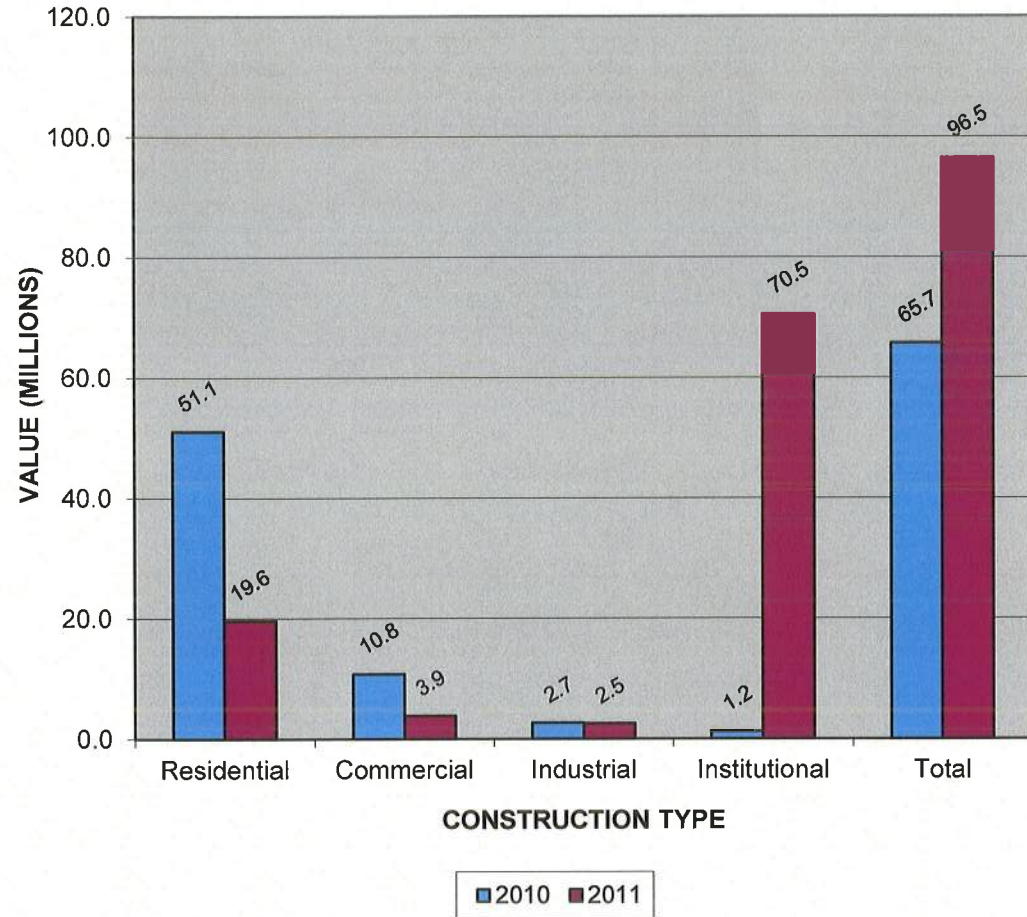
CLASSIFICATION	December 2011			to the end of December 2011			December 2010			to the end of December 2010		
	NO. OF PERMITS	ESTIMATED COST	NO. OF UNITS	NO. OF PERMITS	ESTIMATED COST	NO. OF UNITS	NO. OF PERMITS	ESTIMATED COST	NO. OF UNITS	NO. OF PERMITS	ESTIMATED COST	NO. OF UNITS
SINGLE DETACHED DWELLINGS	40	12,853,000	40	707	211,254,360	707	31	6,875,000	30	990	206,310,690	989
SEMI DETACHED DWELLINGS	0	0	0	5	1,664,000	7	0	0	0	3	734,000	6
TOWNHOUSES	14	5,420,400	24	159	72,036,340	334	4	756,000	4	173	48,927,600	284
DUPLEX, TRIPLEX, QUAD, APT BLDG	0	0	0	11	28,424,200	190	1	42,500,000	193	9	95,276,290	616
RES-ALTER & ADDITIONS	74	1,304,000	0	1,508	35,877,295	11	55	919,650	2	1,755	41,566,141	22
COMMERCIAL - ERECT	2	1,187,000	0	26	26,287,606	0	1	5,800,000	0	53	57,920,592	0
COMMERCIAL ADDITION	0	0	0	20	10,394,500	0	1	150,000	0	21	19,018,000	0
COMMERCIAL - OTHER	38	2,680,600	0	428	65,690,850	1	33	4,816,900	0	400	56,418,001	0
INDUSTRIAL - ERECT	1	452,000	0	19	43,239,000	0	1	1,000,000	0	17	22,810,000	0
INDUSTRIAL - ADDITION	2	500,000	0	16	19,953,700	0	1	1,000,000	0	10	8,329,000	0
INDUSTRIAL - OTHER	6	1,592,700	0	59	11,951,500	0	5	691,000	0	55	5,237,865	0
INSTITUTIONAL - ERECT	1	70,000,000	0	11	319,665,000	0	1	600,000	0	22	71,365,000	0
INSTITUTIONAL - ADDITION	3	454,000	0	21	65,481,205	0	0	0	0	16	46,778,000	0
INSTITUTIONAL - OTHER	2	75,300	0	131	92,696,250	0	7	617,300	0	163	27,032,318	0
AGRICULTURAL	0	0	0	9	440,000	0	0	0	0	4	395,000	0
SWIMMING POOL FENCES	3	55,900	0	201	3,224,714	0	2	38,000	0	223	3,500,255	0
ADMINISTRATIVE*	0	0	0	161	373,975	0	3	0	0	123	312,200	0
DEMOLITION	3	0	3	76	0	63	4	0	4	82	0	52
SIGNS/CANOPY - CITY PROPERTY	1	0	0	17	0	0	1	0	0	21	0	0
SIGNS/CANOPY - PRIVATE PROPERTY	29	0	0	350	0	0	32	0	0	387	0	0
TOTALS	219	96,574,900	64	3,935	1,008,654,495	1,250	183	65,763,850	229	4,527	711,930,952	1,917

Note: 1) Administrative permits include Tents, Change of Use and Transfer of Ownership, Partial Occupancy.
 2) Mobile Signs are no longer reported.

January 6, 2012

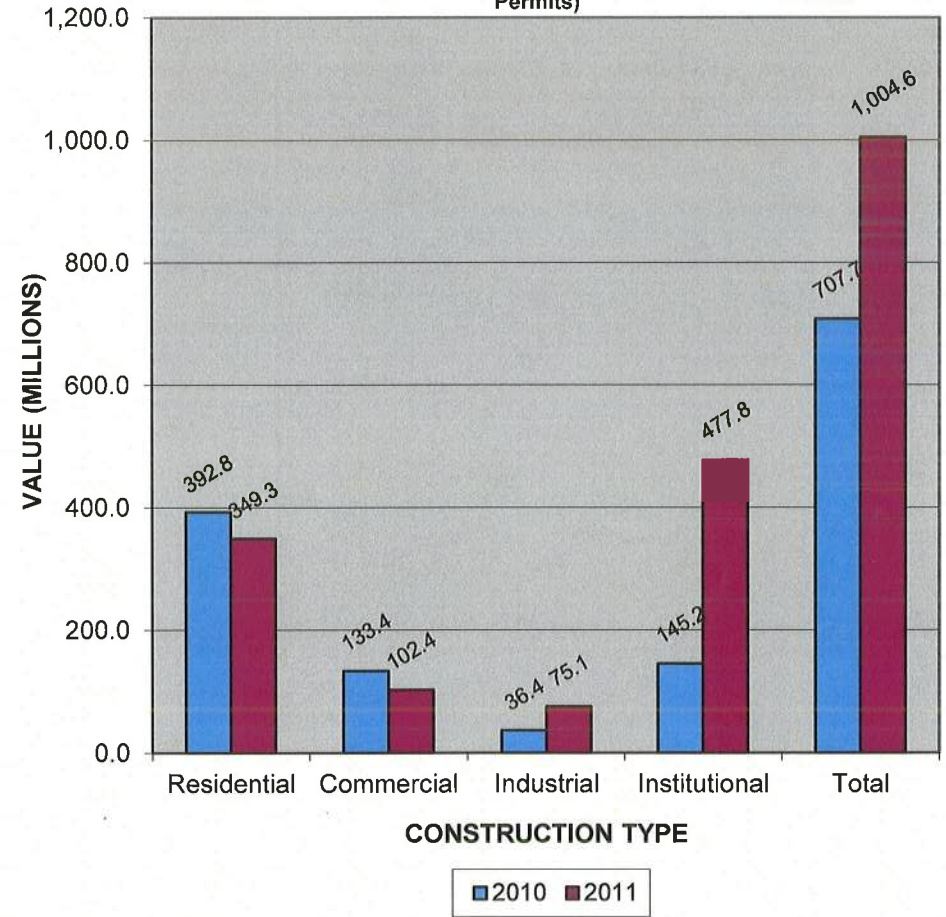
**CONSTRUCTION VALUE OF BUILDING PERMITS
DECEMBER**

(Excludes Agricultural, Swimming Pool Fence, Administrative, Demolition & Sign Permits)



**CONSTRUCTION VALUE OF BUILDING PERMITS
JANUARY TO DECEMBER**

(Excludes Agricultural, Swimming Pool Fence, Administrative, Demolition & Sign Permits)



City of London - Building Division

January 03, 2012 07:01 AM

Principal Permits Issued From December 01, 2011 to December 31, 2011

Owner	Project Location	Proposed Work	No. Of Units	Constr Value
Jennum Wellington Properties Inc	1041 Wellington Rd	Erect-Restaurant - Erect Restaurant Shell - Building C (Two F	0	622,000
Harvest Power Mustang Generation Ltd.	1087 Green Valley Rd	Erect-Plant For Manufacturing-Erect Digest Management Building/ Conditional Perm	0	452,000
Sifton Properties Ltd	1326 Somerville Dr-PVT	Erect-Townhouse - Cluster Sdd-Erect 1 Storey Cluster Sdd W/ 2 Car Garage, Partia	1	300,000
Sifton Properties Ltd	1346 Somerville Dr-PVT	Erect-Townhouse - Cluster Sdd-Erect Single Family Dwelling, One Storey, Partial	1	300,000
Sifton Properties Ltd	1388 Somerville Dr-PVT	Erect-Townhouse - Cluster Sdd-Erect 1storey Cluster Sdd/ 2 Car Garage/ Rear Cove	1	329,000
Sifton Properties Ltd	1411 Somerville Dr-PVT	Erect-Townhouse - Cluster Sdd-Erect A One Storey Cluster Sdd W/ 2 Car Garage, Re	1	272,000
Marquis Developments London Inc.	1525 Jim Allen Way 1503	Erect-Townhouse - Cluster Sdd-Erect 2 Storey Cluster Sdd W/ 2 Car Garage, Unfini	1	400,000
Zucchet Family Developments C/O Atlantis Realty Services	153 Carling St	Alter-Restaurant -Alter Interior For Restaurant / Bar Fpo Ffr 3-Com	0	200,000
Cf/Realty Holdings Inc C/O Cadillac Fairview Corp	1680 Richmond St	Alter-Shopping Centre-Alter Interior Of Unit U016 For Town Shoes Frr/Fp	0	150,000
Cf/Realty Holdings Inc C/O Cadillac Fairview Corp	1680 Richmond St	Alter-Shopping Centre-Alter Unit D2 For Boathouse Store Frr/Fpo	0	145,000
	174 Hamilton Rd	Erect-Bake Shop-Erect Bakery. Includes Site Services Only	0	565,000
Rembrandt Developments (London) Inc.	2073 Wallingford Ave	Erect-Townhouse - Cluster Sdd-Erect One Storey Cluster Sdd With 2 Car Garage, A/	1	253,000
Foxhollow Developments Inc.	2100 Denview Ave F	Erect-Townhouse - Condo-Erect 4 Unit Townhouse, 1 Storey, Attached Garages	4	750,000
University Of Western Ontario-Board Of Governors	230 Sarnia Rd	Erect-University-Erect 6 Storey Uwo Student Dormitory Frr/Fpo	0	70,000,000
235 North Centre Road Inc	235 North Centre Rd	Alter-Offices-Alter Interior For Sunlife Office. Fpo Ffr	0	200,000
Sifton Properties Limited	2765 Sandra Post Ln-PVT	Erect-Townhouse - Condo-Erect 3 Unit Townhouse Block 7 (Units 44, 45 & 46	3	541,000
Sifton Properties Limited	2765 Sandra Post Ln-PVT	Erect-Townhouse - Condo-Erect 3 Unit Townhouse Block 8 (Units 41, 42 & 43	3	566,400
Trojan Technologies Danaher Canada Partners Inc	3020 Gore Rd	Add-Plant For Manufacturing-Add Pump Room And Alter Existing Sprinkler System.	0	305,000
Graystone Development Group Limited	3278 Colonel Talbot Rd 49	Erect-Townhouse - Cluster Sdd-Erect A One Storey Cluster Sdd W / 2 Car Garage, U	1	224,000
Graystone Development Group Limited	3278 Colonel Talbot Rd 207	Erect-Townhouse - Cluster Sdd-Erect 1storey Cluster Sdd/ 2 Car Garage/ Ac/ 6'X4'	1	280,000
Farhi Holdings Corporation	383 Richmond St	Alter-Offices-Alter For Office At 13th And 14th Floor. Ffr Fpo	0	250,000
Bill Campbell London City	3851 Commerce Rd	Alter-Plant For Manufacturing- Alter Interior For Southwest Doors Frr Fpo .	0	1,054,000
Middlesex County	50 King St	Alter-Medical Offices-Alter Ductwork And A/C. Ffr	0	195,000
1601909 Ontario Ltd	687 Sovereign Rd	Add-Plant For Manufacturing-Add Washrooms And Lunch Room. Ffr. Fpo.	0	195,000
Thames Valley District School Board	695 Chiddington Ave	Add-Schools Elementary, Kindergarten-Add And Alter To Public School Frr Fpo	0	419,000
1423197 Ontario Inc	696 Commissioners Rd W 5	Erect-Townhouse - Cluster Sdd- Erect 1 Storey Cluster Sdd W/ 2 Car Garage, Finis	1	220,000
Byron Hills Estates Inc	727 Apricot Dr 5	Erect-Townhouse - Cluster Sdd-Erect 2 Storey Cluster Sdd W/Car Garage And Unfini	1	220,000
750 Base Line Holdings Ltd C/O Icorr Properties	750 Base Line Rd E	Alter-Offices-Alter Interior For Offices. Frr	0	275,000
Auburn Homes Inc.	765 Killarney Rd F	Erect-Townhouse - Condo-Erect 4 Unit Townhouse, 1 Storey, Attached Garages	4	765,000
Jeff Willick Mandec Corporation C/O Decade Corporation Inc	766 South Wenige Dr	Install-Site Services-Install Site Services For Future Commercial Buildi	0	198,000
Manga Hotels (London) Inc	864 Exeter Rd	Alter-Hotel-Alter Interior Ground Floor Kitchen, Lobby A2 Area	0	150,000
Liquor Control Board Ontario	955 Wilton Grove Rd	Alter-Warehousing-Alter To Install Rack System For Warehouse Frr	0	400,000

Total Permits 32 Units 24 Value 81,195,400

* Includes all permits over \$100,000., except for single and semi-detached dwellings.

December – 2011
Municipal Law Enforcement Services

By-Law Enforcement	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Active Files	1,013	1,013	1,016	1,012	1,291	1,318	1,326	1,309	1,161	1,180	985	968
New Complaints Received	246	249	283	346	716	656	593	618	366	278	258	154
Complaints YTD	246	498	785	1,131	1,858	2,519	3,119	3,741	4,112	4,394	4,654	4,810
Properties cleared YTD	16	18	41	86	113	191	269	367	456	531	580	607
Cost to Clear YTD \$	3,500	3,800	8,800	18,100	27,500	44,500	70,400	93,000	116,400	136,000	147,000	155,400
Active Pool Fence Files	129	131	134	153	159	174	175	173	166	160	122	122

Property Standards	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Active Files	454	452	444	448	460	459	452	461	433	437	438	436
New Complaints Received	33	31	44	57	71	74	70	64	105	60	51	38
Complaints YTD	33	75	142	206	295	396	466	561	702	775	842	887
VS Payment Requests YTD	39	86	100	153	153	153	153	153	153	174	182	182