



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: March 22, 2018

RE: Monthly Report for February 2018

Attached are the Building Division's monthly report for February 2018.

Permit Issuance

By the end of February, 543 permits had been issued with a construction value of \$198.4 million, representing 535 new dwelling units. Compared to last year, this represents a 2.3% increase in the number of permits, a 79.7% increase in the construction value and a 77.1% increase in the number of dwelling units.

To the end of February, the number of single and semi-detached dwellings issued was 117, which was a 19.8% decrease over last year.

At the end of February, there were 780 applications in process, representing approximately \$564 million in construction value and an additional 1,100 dwelling units, compared with 729 applications having a construction value of \$282 million and an additional 1,148 dwelling units for the same period last year.

The rate of incoming applications for the month of February averaged out to 13.9 applications a day for a total of 264 in 19 working days. There were 52 permit applications to build 52 new single detached dwellings, 10 townhouse applications to build 10 units, of which 10 were cluster single dwelling units.

There were 280 permits issued in February totalling \$86.8 million including 231 new dwelling units.

Inspections

BUILDING

Building Inspectors received 1,926 inspection requests and conducted 2,385 building related inspections. 1 inspection was completed relating to orders. Based on a staff compliment of 11 inspectors, an average of 199 inspections were conducted this month per inspector.

Based on the 1,926 requested inspections for the month, 92% were achieved within the provincially mandated 48 hour time allowance.

PLUMBING

Plumbing Inspectors received 909 inspection requests and conducted 1,156 plumbing related inspections. No inspections were completed relating to complaints, business licenses, orders and miscellaneous inspections. Based on a staff compliment of 6 inspectors, an average of 193 inspections were conducted this month per inspector.

Based on the 909 requested inspections for the month, 98% were achieved within the provincially mandated 48 hour time allowance.

NOTE:

In some cases, several inspections will be conducted on a project where one call for a specific individual inspection has been made. One call could result in multiple inspections being conducted and reported. Also, in other instances, inspections were prematurely booked, artificially increasing the number of deferred inspections.

AD:cm
Attach.

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

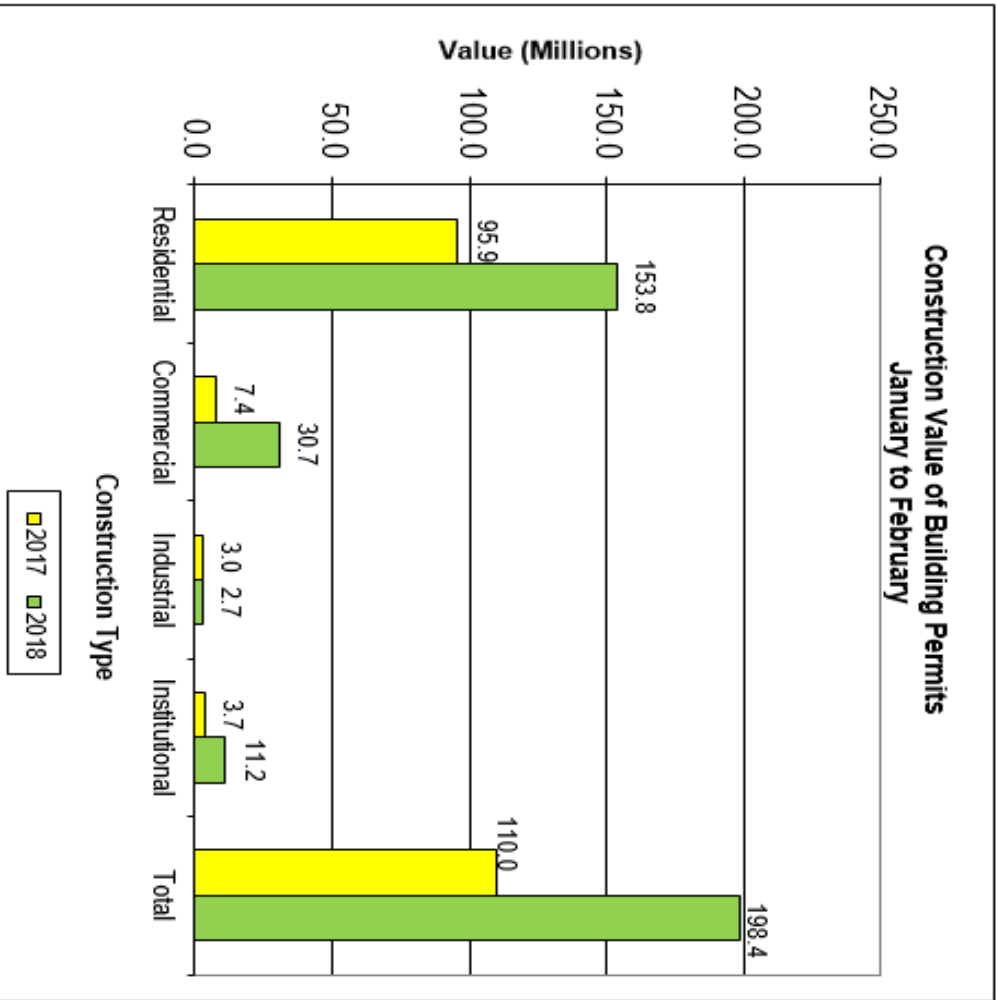
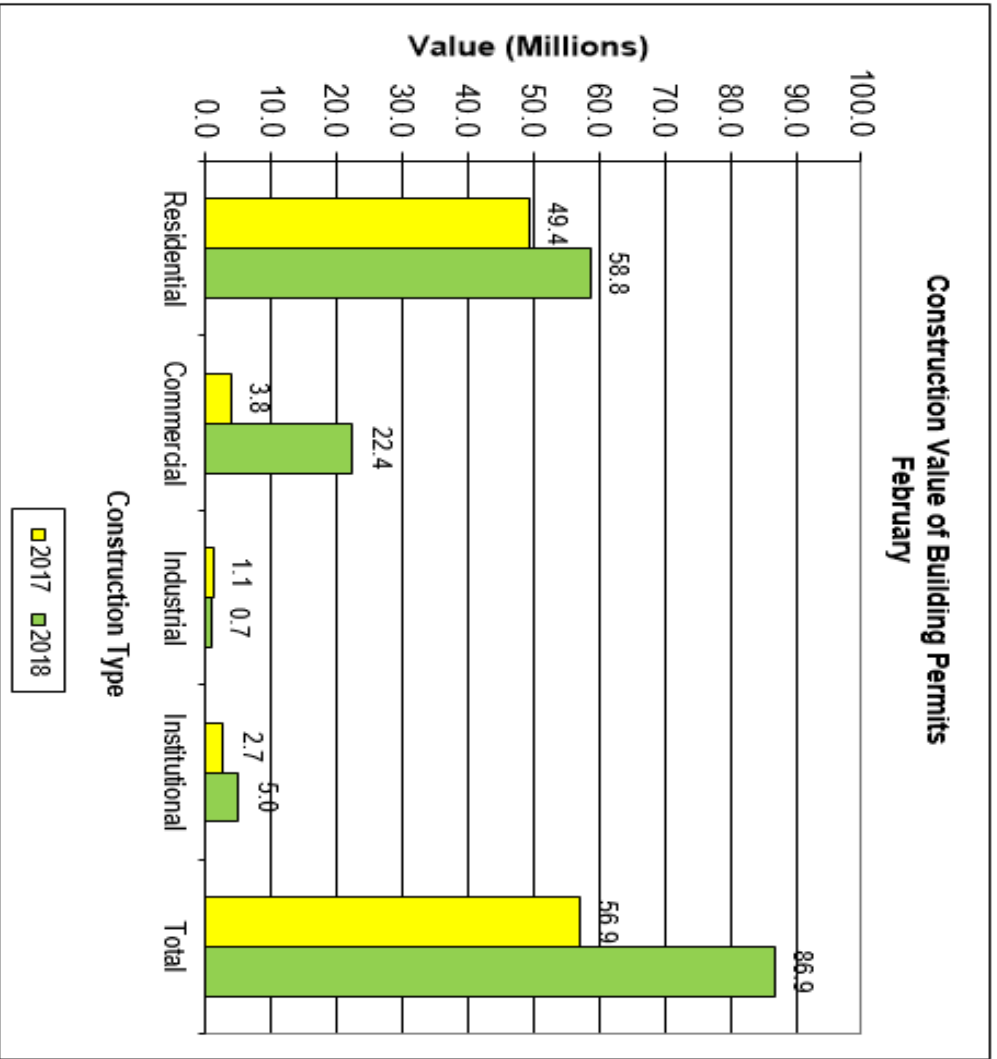
CITY OF LONDON

SUMMARY LISTING OF BUILDING CONSTRUCTION ACTIVITY FOR THE MONTH OF February 2018

| CLASSIFICATION | February 2018 | | | to the end of February 2018 | | | February 2017 | | | to the end of February 2017 | | |
|---------------------------------|----------------|--------------------|--------------|-----------------------------|--------------------|--------------|----------------|--------------------|--------------|-----------------------------|--------------------|--------------|
| | 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 | 57 | 23,019,318 | 57 | 117 | 48,551,007 | 117 | 65 | 25,635,767 | 65 | 146 | 58,859,454 | 146 |
| SEMI DETACHED DWELLINGS | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| TOWNHOUSES | 10 | 4,771,450 | 18 | 21 | 12,047,747 | 45 | 13 | 11,652,740 | 50 | 25 | 20,295,400 | 86 |
| DUPLEX, TRIPLEX, QUAD, APT BLDG | 1 | 27,517,920 | 147 | 2 | 87,517,920 | 363 | 1 | 9,484,200 | 69 | 1 | 9,484,200 | 69 |
| RES-ALTER & ADDITIONS | 96 | 3,459,537 | 9 | 177 | 5,729,287 | 10 | 92 | 2,603,595 | 1 | 192 | 7,258,515 | 1 |
| COMMERCIAL -ERECT | 2 | 18,032,000 | 0 | 3 | 20,232,000 | 0 | 0 | 0 | 0 | 1 | 648,000 | 0 |
| COMMERCIAL - ADDITION | 0 | 0 | 0 | 1 | 215,000 | 0 | 1 | 5,000 | 0 | 2 | 705,000 | 0 |
| COMMERCIAL - OTHER | 31 | 4,345,149 | 0 | 64 | 10,262,317 | 0 | 22 | 3,767,800 | 0 | 49 | 6,033,300 | 0 |
| INDUSTRIAL - ERECT | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| INDUSTRIAL - ADDITION | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 1,026,000 | 0 | 3 | 2,053,100 | 0 |
| INDUSTRIAL - OTHER | 3 | 743,000 | 0 | 10 | 2,665,949 | 0 | 3 | 35,700 | 0 | 8 | 970,700 | 0 |
| INSTITUTIONAL - ERECT | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| INSTITUTIONAL - ADDITION | 0 | 0 | 0 | 1 | 2,800,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| INSTITUTIONAL - OTHER | 15 | 4,984,400 | 0 | 47 | 8,364,350 | 0 | 9 | 2,715,000 | 0 | 18 | 3,735,100 | 0 |
| AGRICULTURE | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| SWIMMING POOL FENCES | 1 | 10,000 | 0 | 2 | 13,500 | 0 | 6 | 124,080 | 0 | 9 | 157,080 | 0 |
| ADMINISTRATIVE | 9 | 0 | 0 | 13 | 10,000 | 0 | 4 | 3,000 | 0 | 11 | 168,000 | 0 |
| DEMOLITION | 5 | 0 | 4 | 7 | 0 | 5 | 11 | 0 | 9 | 15 | 0 | 13 |
| SIGNS/CANOPY - CITY PROPERTY | 0 | 0 | 0 | 1 | 0 | 0 | 3 | 0 | 0 | 7 | 0 | 0 |
| SIGNS/CANOPY - PRIVATE PROPERTY | 50 | 0 | 0 | 77 | 0 | 0 | 20 | 0 | 0 | 44 | 0 | 0 |
| TOTALS | 280 | 86,882,774 | 231 | 543 | 198,409,077 | 535 | 251 | 57,052,882 | 185 | 531 | 110,367,849 | 302 |

Y:\shared\building\Building Monthly Reports\monthly reports\2018\CA Summary\BCA\FEB2018.xls

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



**City of London - Building Division
Principal Permits Issued From February 01, 2018 to February 28, 2018**

| Owner | Project Location | Proposed Work | No. Of Units | Constr Value |
|---|------------------------|--|--------------|--------------|
| London City CVO Manager Of Realty Services | 101 Windermere Rd | Alter-Offices-Comm - Alter Interior And Exterior Of Elsie Perrin | 0 | 280,000 |
| | 106 Woodholme Close | Erect-Townhouse - Cluster Sdd-Erect New Townhome Cluster Sdd, 1 Storey, 2 Car Ga | 1 | 367,000 |
| Rembrandt Inc Rembrandt Developments (London) Inc. | 1061 Eagletrace Dr 175 | Erect-Townhouse - Cluster Sdd-Erect - New Cluster Sdd, 2 Storey, 2 Car Garage, 3 | 1 | 405,000 |
| White Oaks Mall Holdings Ltd C/O Bentall Kennedy (Canada) | 1105 Wellington Rd | Alter-Retail Store-Cm - Interior Alter To Units, 241, 243 & 245 | 0 | 204,094 |
| Thames Valley District School Board Thames Valley District School Board | 121 Ashley Cres | Alter-Schools Elementary, Kindergarten-Interior Alteration To Add Universal Bathroom | 0 | 175,000 |
| London Hunt & County Club | 1431 Oxford St W | Alter-Clubs, Non Residential-Alter Interior Of Tennis Chalet Washroom Relocatio | 0 | 200,000 |
| 3163059 Canada Limited | 150 Simcoe St | Alter-Warehousing-Alter - Install Overhead Door And Pour New Concrete | 0 | 250,000 |
| Sifton Limited Sifton Properties Limited | 1560 Moe Norman Pl | Erect-Townhouse - Cluster Sdd-Erect 1 Storey, 1.5 Car Garage, 2 Bedrooms, Unfin | 1 | 306,000 |
| Sifton Limited Sifton Properties Limited | 1564 Moe Norman Pl | Erect-Townhouse - Cluster Sdd-Erect 1 Storey, 1 1/2 Car Garage, 2 Bedrooms, Unfin | 1 | 316,800 |
| Sifton Limited Sifton Properties Limited | 1660 Ed Ervasti Cres D | Erect-Townhouse - Condo-Erect 2 Unit Townhouse Condo, 1 Storey, 2 Car Gara | 2 | 380,400 |
| Sifton Limited Sifton Properties Limited | 1660 Ed Ervasti Cres F | Erect-Townhouse - Condo-Erect 3 Unit Townhouse Bk F, One Storey, 2 Car Ga | 3 | 576,000 |
| Richmond And Fanshawe Centre Inc. | 1673 Richmond St | Alter-Retail Plaza-Comm - Alter For Barre 3 Fitness Studio Frt | 0 | 225,000 |
| C/Realty Holdings Inc C/O Cadillac Fairview Corp | 1680 Richmond St | Alter-Retail Store-Cm - Alter For Vogue Optical Store In Unit U070 - | 0 | 200,000 |
| London City | 1710 Ironwood Rd 49 | Erect-Townhouse - Cluster Sdd-Erect - 1 Storey, 2 Car Garage, 5 Bedroom, Finishe | 1 | 629,000 |
| | 1731 Churchill Ave | Erect-Recreation Centre-Cm- Erect New Community Centre Shell Only - Misc. | 0 | 18,000,000 |
| | 2040 Shore Rd U | Erect-Townhouse - Condo-Erect - Block U, 4 Unit 81, 82, 83, 84, Dpn 76, 78 | 4 | 894,450 |
| Limited | | | | |
| Foxhollow North Kent Developments Inc. | 2491 Tokala Trail A | Install-Street Townhouse - Condo-Install Site Services For The Whole Site. | 0 | 1,000,000 |
| Sifton Limited Sifton Properties Limited | 255 Queens Ave | Alter-Offices-Cm - Interior Alteration For CIBC Office On 8th Fl | 0 | 1,101,000 |
| | 2910 Tokala Trail C | Erect-Street Townhouse - Condo-Erect New 3 Unit Townhouse, Building C, Units 8,9, | 3 | 590,800 |
| | 3040 Pomeroy Lane | Erect-Apartment Building-Ra - Erect 11 Storey Apartment Building With One S | 147 | 27,517,920 |
| | 3270 Singleton Ave 49 | Erect-Townhouse - Cluster Sdd-Erect 2 Storey, 1 Car Garage, 3 Bedrooms, Unfinish | 1 | 306,000 |
| Ontario Inc.) | | | | |
| London Health Association | 339 Windermere Rd | Alter-Hospitals-Instit - Alt. Orthopedic Teaching Room, Level A9 R | 0 | 189,500 |
| | 339 Windermere Rd | Alter-Hospitals-Instit-Core Lab Room Upgrade On Level Three Ftr/F | 0 | 560,000 |
| Old Oak Properties Inc | 3392 Wonderland Rd S | Alter-Automobile Repair Garage-Alter To Repair Fire Damage | 0 | 160,000 |
| | 695 Sovereign Rd | Alter-Lacquar Factories-Tenant Improvements For Beer Brewing Facility Con | 0 | 480,000 |
| | 800 Commissioners Rd E | Alter-Hospitals-Core Lab Room Upgrades | 0 | 980,000 |
| | 800 Commissioners Rd E | Alter-Hospitals-Interior Alter For Mental Health Rooms, Ftr Fpo | 0 | 2,400,000 |
| | 800 Commissioners Rd E | Alter-Hospitals-Interior Alter To Replace Breast Milk Freezer, Lev | 0 | 342,500 |
| 2415120 Ontario Limited | 89 King St | Alter-Restaurant -Cm - Alter Interior For Restaurant Shell Only 2 S | 0 | 800,000 |
| Western Fair Association Western Fair Association | 900 King St | Alter-Amusement Games Establishment-Cm - Interior Renovation Of Gaming Area Of Casino. | 0 | 240,000 |

Total Permits 30 Units 165 Value 60,076,464

March 19, 2018 1:50 PM

**City of London - Building Division
Principal Permits Issued From February 01, 2018 to February 28, 2018**

Owner

Project Location

Proposed Work

**No. Of
Units**

**Constr
Value**

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

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

City Of London

1301265 Ontario Limited

Commercial permits regardless of construction value.