



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 16, 2018

RE: Monthly Report for March 2018

Attached are the Building Division's monthly report for March 2018 and copies of the Summary of the Inspectors' Workload reports.

Permit Issuance

By the end of March, 889 permits had been issued with a construction value of approximately \$266 million, representing 667 new dwelling units. Compared to last year, this represents a 1.4% increase in the number of permits, a 22.1% increase in the construction value and a 1.77% decrease in the number of dwelling units.

To the end of March, the number of single and semi-detached dwellings issued was 186, which was a 17% decrease over last year.

At the end of March, there were 763 applications in process, representing approximately \$518 million in construction value and an additional 932 dwelling units, compared with 781 applications having a construction value of \$253 million and an additional 916 dwelling units for the same period last year.

The rate of incoming applications for the month of March averaged out to 16.6 applications a day for a total of 349 in 21 working days. There were 46 permit applications to build 46 new single detached dwellings, 7 townhouse applications to build 24 units, of which 2 were cluster single dwelling units.

There were 346 permits issued in March totalling \$67.4 million including 132 new dwelling units.

Inspections

BUILDING

Building Inspectors received 2,408 inspection requests and conducted 3,083 building related inspections. No inspections were completed relating to complaints, business licenses, orders and miscellaneous inspections. Based on a staff compliment of 11 inspectors, an average of 257 inspections were conducted this month per inspector.

Based on the 2,408 requested inspections for the month, 92% were achieved within the provincially mandated 48 hour time allowance.

PLUMBING

Plumbing Inspectors received 1,173 inspection requests and conducted 1,452 plumbing related inspections. An additional 3 inspections were completed relating to complaints, business licenses, orders and miscellaneous inspections. Based on a staff compliment of 6 inspectors, an average of 242 inspections were conducted this month per inspector.

Based on the 1,173 requested inspections for the month, 97% 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:ld
Attach.

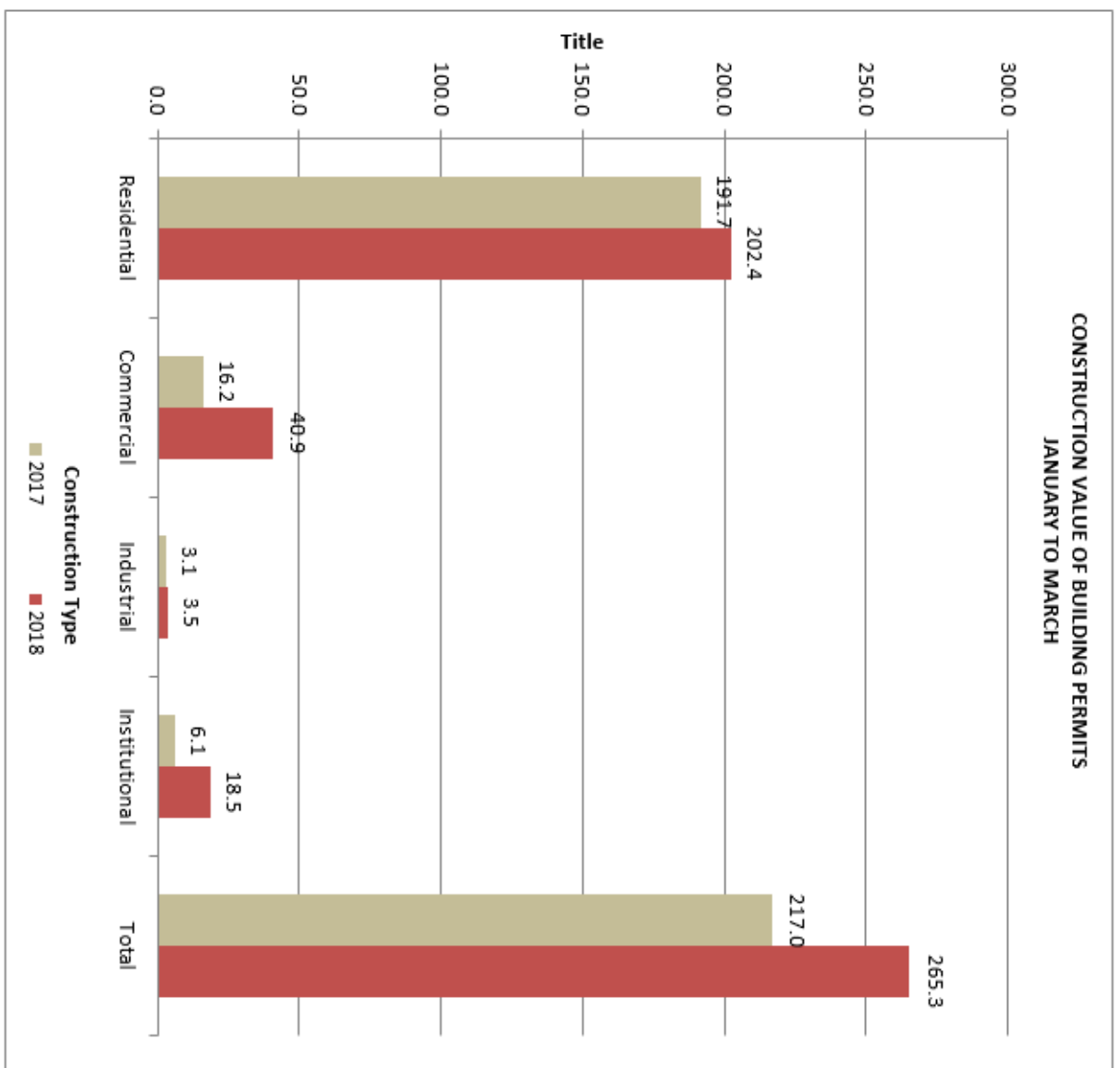
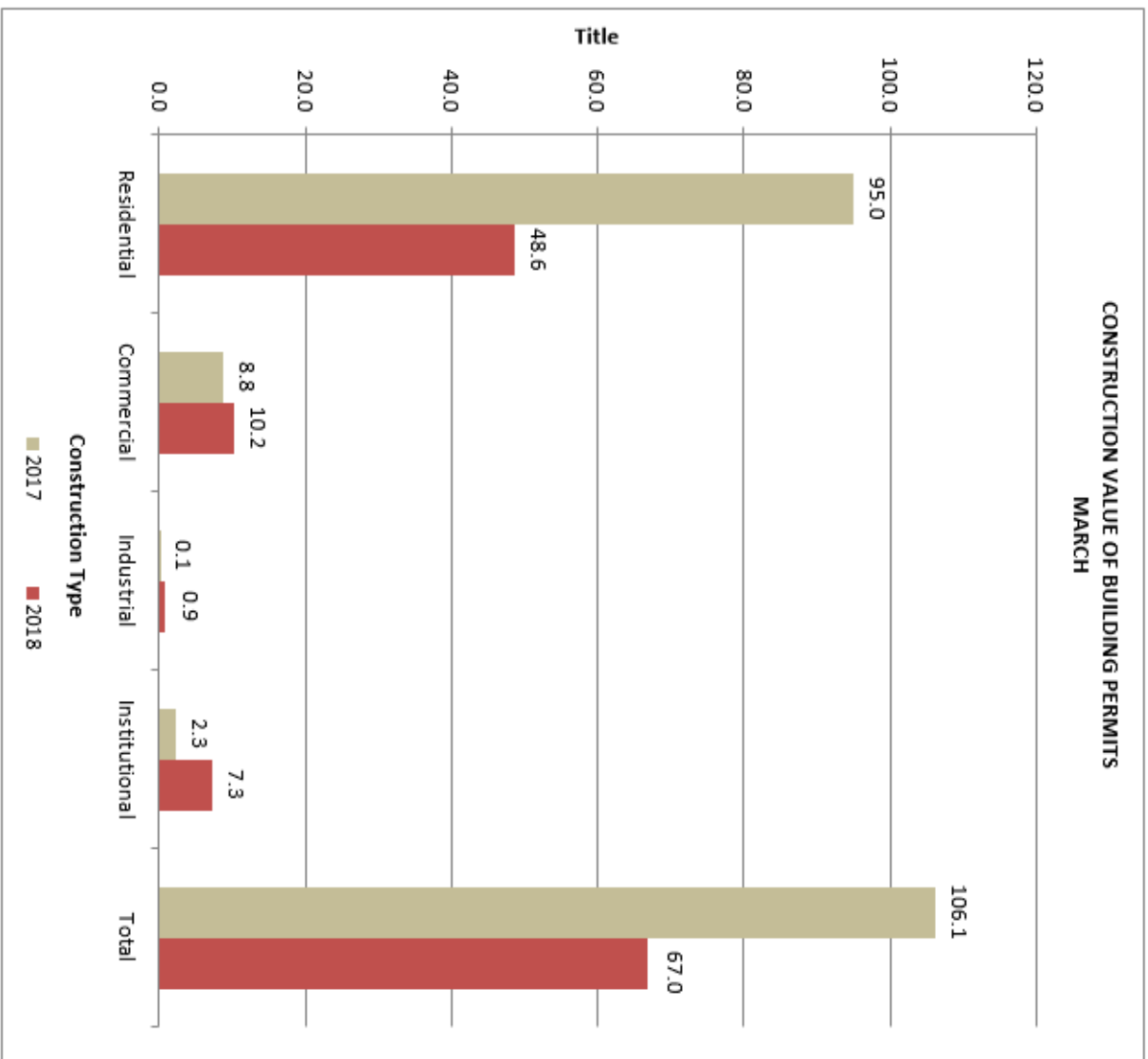
c.c.: A. DiCicco, T. Groeneweg, C. DeForest, O. Katolyk, D. Macar, M. Henderson

CITY OF LONDON

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

CLASSIFICATION	March 2018			to the end of March 2018			March 2017			to the end of March 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	69	27,847,160.00	69	186	76,398,167.00	186	75	30,769,568.00	75	224	90,534,722.00	224
SEMI DETACHED DWELLINGS	0	0.00	0	0	0.00	0	0	0.00	0	0	0.00	0
TOWNHOUSES	25	16,582,680.00	57	46	28,630,426.80	102	14	15,094,630.00	65	39	35,390,030.00	151
DUPLEX, TRIPLEX, QUAD, APT BLDG	0	0.00	0	2	87,517,920.00	363	2	42,072,480.00	233	3	51,556,680.00	302
RES-ALTER & ADDITIONS	130	4,164,460.00	6	307	9,893,747.00	16	127	7,015,041.87	1	318	14,230,821.87	2
COMMERCIAL -ERECT	1	3,903,200.00	0	4	24,135,200.00	0	1	250,000.00	0	2	898,000.00	0
COMMERCIAL - ADDITION	1	725,000.00	0	2	940,000.00	0	2	6,300,000.00	0	4	7,005,000.00	0
COMMERCIAL - OTHER	41	5,564,100.00	0	105	15,826,416.97	0	27	2,217,900.00	0	76	8,251,200.00	0
INDUSTRIAL - ERECT	0	0.00	0	0	0.00	0	0	0.00	0	0	0.00	0
INDUSTRIAL - ADDITION	1	700,000.00	0	1	700,000.00	0	1	10,085.00	0	4	2,063,185.00	0
INDUSTRIAL - OTHER	6	169,299.00	0	16	2,835,248.00	0	8	71,250.00	0	16	1,041,950.00	0
INSTITUTIONAL - ERECT	0	0.00	0	0	0.00	0	0	0.00	0	0	0.00	0
INSTITUTIONAL - ADDITION	0	0.00	0	1	2,800,000.00	0	0	0.00	0	0	0.00	0
INSTITUTIONAL - OTHER	9	7,305,000.00	0	56	15,669,350.00	0	8	2,342,500.00	0	26	6,077,600.00	0
AGRICULTURE	0	0.00	0	0	0.00	0	0	0.00	0	0	0.00	0
SWIMMING POOL FENCES	18	348,071.50	0	20	361,571.50	0	13	195,812.59	0	22	352,892.59	0
ADMINISTRATIVE	11	83,000.00	0	24	93,000.00	0	14	59,000.00	0	25	227,000.00	0
DEMOLITION	8	0.00	6	15	0.00	11	13	0.00	0	28	0.00	24
SIGNS/CANOPY - CITY PROPERTY	1	0.00	0	2	0.00	0	6	0.00	0	13	0.00	0
SIGNS/CANOPY - PRIVATE PROPERTY	25	0.00	0	102	0.00	0	32	0.00	0	76	0.00	0
TOTALS	346	67,391,970.50	132	889	265,801,047.27	667	343	106,398,267.46	374	876	217,629,081.46	679

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 March 01, 2018 to March 31, 2018**

Owner	Project Location	Proposed Work	No. Of Units	Constr Value
Rembrandt Inc Rembrandt Developments (London) Inc.	1061 Eagletrace Dr 173	Erect-Townhouse - Cluster Sdd-Erect - New Condo Sdd, 2 Storey, 2 Car Garage, 3 B	1	381,400
Rembrandt Inc Rembrandt Developments (London) Inc.	1061 Eagletrace Dr 174	Erect-Townhouse - Cluster Sdd-Erect New Townhouse Cluster Sdd, 2 Storey, 2 Car G	1	412,200
Write Oaks Mall C/O Bentall Kennedy White Oaks Mall Holdings Ltd	1105 Wellington Rd	Alter-Financial Institution-Cm - Interior Alterations To Create New CIBC Office	0	217,000
Write Oaks Mall C/O Bentall Kennedy White Oaks Mall Holdings Ltd	1105 Wellington Rd	Alter-Retail Store-Cm - Alterations To An Existing Lenscrafters Store	0	141,000
Write Oaks Mall C/O Bentall Kennedy White Oaks Mall Holdings Ltd	1105 Wellington Rd	Alter-Retail Store-Cm - Interior Alterations To Unit #105 - Mountain	0	180,000
Write Oaks Mall C/O Bentall Kennedy White Oaks Mall Holdings Ltd	1105 Wellington Rd	Alter-Retail Store-Interior Alteration For New Shoppers Drug Mart, Fp	0	924,000
University Of Western Ontario-Board Of Governors	1151 Richmond St	Alter-University-Alter Interior To Law Building Washrooms. Rooms 4	0	200,000
Sifton Limited Sifton Properties Limited	1220 Riverbend Rd D	Erect-Townhouse - Condo-Erect 2 Storey, 6 Unit Townhouse Condo Block D *	6	840,000
The Board Of Governors, The University Of Western Ontario	1255 Western Rd	Alter-University-Is - Alter For Fit Up Of Ivey School Of Business O	0	4,900,000
Wonderland Commercial Centre Inc	1371 Beaverbrook Ave	Alter-Restaurant <= 30 People-Cm - Interior Alteration For Restaurant- 'Oodba'	0	250,000
Hillside Church Of London	138 Thompson Rd	Alter-Churches-Is - Interior Alteration For New Church, Minor Ext	0	1,400,000
Tridon Properties Ltd.	155 Windermere Rd	Erect-Townhouse - Cluster Sdd-Erect - 2 Storey, 2 Car Garage, 5 Bedroom, Finishe	1	982,800
2444712 Ontario Inc	1579 Hyde Park Rd	Alter-Offices-Cm - Interior Reno. To Commercial Building	0	600,000
Sifton Limited Sifton Properties Limited	1591 Ed Ervasti Lane	Erect-Townhouse - Cluster Sdd-Erect Cluster Sdd, 2 Storey, 2 Car Garage, 4 Bedr	1	555,800
Sifton Limited Sifton Properties Limited	1660 Ed Ervasti Cres E	Erect-Townhouse - Condo-Erect 4 Units Townhouse Bldg E, 2 Car Garages, (2un	4	747,600
C/Realty Holdings Inc C/O Cadillac Fairview Corp	1680 Richmond St	Alter-Retail Store-Alter For Zacks Store In Unit L-87 Frt/Fpo	0	175,000
The Ridge At Byron Inc.	1710 Ironwood Rd 41	Erect-Townhouse - Cluster Sdd-Erect Cluster Sfd - 1 Storey, 3 Bedrooms, 2 Car Ga	1	638,600
The Ridge At Byron Inc.	1710 Ironwood Rd 43	Erect-Townhouse - Cluster Sdd-Erect, New Cluster Sfd 1 Storey, 2 Bedroom, 2 Car	1	428,000
First Church Of The Nazarene	176 Wellington St	Alter-Churches-Alter Interior Of Church, Fr	0	303,000
Liberty Square (London) Inc.	1880 Phillbrook Dr	Erect-Office Complex (Retail/Office)-Comm- Erect Three Storey Commercial Shell Building	0	3,903,200
Ironstone Company Inc. Ironstone Building Company Inc.	2070 Meadowgate Blvd B	Erect-Street Townhouse - Condo-Erect - Townhouse Block B - 6 Units, Dpr's 2040, 2	6	1,761,300
Town And Country Developments	2313 Callingham Dr	Install-Townhouse - Condo-Install New Sewer And Water M Ain (External To Bui	0	650,000
London Public Library	251 Dundas St	Alter-Libraries-Is - Interior Renovation Issued To "Shell" Sprink	0	400,000
Magnificent (1865512 Ont Inc)	2591 Sheffield Blvd	Erect-Townhouse - Cluster Sdd-Erect 2 Storey, 2 Car Garage, 4 Bedrooms, Unfinis	1	345,600
Magnificent (1865512 Ont Inc)	2595 Sheffield Blvd	Erect-Townhouse - Cluster Sdd-Erect - Rt Cluster - 2 Storey, 2 Car Garage, 4 Bed	1	434,160
Magnificent (1865512 Ont Inc)	2599 Sheffield Blvd	Erect-Townhouse - Cluster Sdd-Erect 2 Storey, 2 Car Garage, 4 Bedrooms, Unfinis	1	434,160
Magnificent (1865512 Ont Inc)	2603 Sheffield Blvd	Erect-Townhouse - Cluster Sdd-Erect 2 Storey, 2 Car Garage, 4 Bedrooms, Unfinis	1	346,500
Magnificent (1865512 Ont Inc)	2607 Sheffield Blvd	Erect-Townhouse - Cluster Sdd-Erect 2 Storey, 2 Car Garage, 4 Bedrooms, Unfinis	1	349,560
Magnificent (1865512 Ont Inc)	2611 Sheffield Blvd	Erect-Townhouse - Cluster Sdd-Erect 2 Storey, 2 Car Garage, 4 Bedrooms, Unfinis	1	345,000
Magnificent (1865512 Ont Inc)	2910 Tokala Trail H	Erect-Townhouse - Condo-Erect New 4 Unit Townhouse Bldg H, Units 33-36 (Dp	4	778,400
Mkh Cherryhill Commercial Inc C/O Minto Group	301 Oxford St W	Alter-Retail Store-Commercial Alteration For Beauty School In Unit #7	0	400,000

Permits_Issued_Greater_100000_Construction Value

**City of London - Building Division
Principal Permits Issued From March 01, 2018 to March 31, 2018**

Owner	Project Location	Proposed Work	No. Of Units	Constr Value
2290874 Ontario Inc	3260 Singleton Ave A	Install-Townhouse - Condo-Install Foundation For Blk A. Dpn 2,4,6,8,10,12	0	400,000
2585306 Inc. 2585306 Ontario Inc.	3260 Singleton Ave C	Erect-Townhouse - Condo-Erect - Townhouse Block - 4 Unit - 3 Storey, 1 Car	4	908,600
2585306 Inc. 2585306 Ontario Inc.	3260 Singleton Ave D	Erect-Townhouse - Condo-Erect - Townhouse Block - 4 Unit - 3 Storey, 1 Car	4	956,200
1016747 Inc 1016747 Ontario Inc.	3270 Singleton Ave 16	Erect-Townhouse - Cluster Sdd-Erect New Cluster Sdd, 2 Storey, 2 Car Garage, 3 B	1	264,600
1016747 Inc 1016747 Ontario Inc.	3270 Singleton Ave 34	Erect-Townhouse - Cluster Sdd-Erect New Sfd, 2 Storey, 3 Bedroom, 2 Car Garage,	1	320,400
828421 Ontario Inc.	3270 Singleton Ave 45	Erect-Townhouse - Cluster Sdd-Erect New Townhouse Cluster Sdd, 2 Storey, 2 Car G	1	270,000
Sikorski Sausages Co Ltd	41 Childers St	Add-Food Processing Plant-Addition To Food Processing Plant. Ftr	0	700,000
Almahurst Holdings Limited	4350 Wellington Rd S	Add-Restaurant -Cm - Adding Mezzanine And Alteration To Interior A	0	725,000
Fitnd Holdings	595 Fanshawe Park Rd W B	Alter-Restaurant <= 30 People-Alter Interior Unit A For Tahini'S Restaurant (30	0	150,000
	7091 Clayton Walk 2	Erect-Townhouse - Cluster Sdd-Erect 2 Storey, 2 Car Garage, 4 Bedrooms, Unfinish	1	534,600
	1822094 Ontario Inc	Erect-Townhouse - Cluster Sdd-Erect 2 Storey, 3 Car Garage, 5 Bedrooms, Basement	1	722,000
Canadian Commercial (750) Inc.	750 Richmond St	Alter-Restaurant -Cm - Alter To Existing Building For Restaurant And	0	300,000
Canadian Commercial (750) Inc.	750 Richmond St	Alter-Restaurant -Cm - Interior Alter For Tenant Fit Up- "Mucho Bur	0	175,000
	784 Wharncliffe Rd S	Alter-Amusement Games Establishment-Cm-Interior Alter For Skyzone Shell Permit Only -	0	1,200,000
	905 Samia Inc.	Erect-Townhouse - Condo-Erect New 6 Units Townhouse, Block U, Units 104-1	6	1,412,600
	905 Samia Inc.	Erect-Townhouse - Condo-Erect New 6 Units Townhouse, Block V, Units 107-1	6	1,412,600
Total Permits	47	Units	57	Value 34,875,880

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**

Almahurst Holdings Limited
Maplerose Holdings (Canada) Inc
Adelaide & Pritchard Centre Inc.
Liberty Square (London) Inc.

Commercial permits regardless of construction value.