



London  
CANADA

## Planning and Development Department Building Division Memo

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

**From:** P. Kokkoros, P. Eng.  
Manager of Building, Deputy Chief Building Official

**Date:** January 11, 2013

**RE:** **Monthly Report for December 2012**

Attached are the Building Division's monthly report for December 2012 and copies of the Summary of the Inspectors' Workload reports.

### Permit Issuance

By the end of December, 4,241 permits had been issued with a construction value of approximately \$778.7 million dollars, representing 1,866 new dwelling units. Compared to last year, this represents a 7.8% increase in the number of permits, a 23.8% decrease in the construction value and a 49.3% increase in the number of dwelling units.

To the end of December, the number of single and semi detached dwellings issued were 768, which was a 7.6% increase over last year.

At the end of December, there were 413 applications in process, representing approximately \$87 million dollars in construction value and an additional 511 dwelling units, compared with 441 applications having a construction value of \$288 million dollars and an additional 705 dwelling units for the same period last year.

The rate of incoming applications for the month of December averaged out to 13.5 applications a day for a total of 209 in 15.5 working days. There were 28 permit applications to build 28 new single detached dwellings, 29 townhouse applications to build 110 units, 11 of which were cluster single dwelling units.

There were 198 permits issued in December totalling \$30,489,050 including 64 new dwelling units.

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Monthly Report for December 2012  
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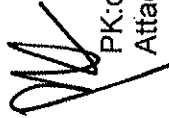
Inspections

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 1,005 inspection calls and conducted 1,136 building permit related inspections with an additional 15 inspections completed relating to complaints, licenses, orders and miscellaneous inspections. This is a total of 1,151 inspections or an average of 127 inspections made per inspector this month based on 9 inspectors\*, which averages out to 9.4 inspections per day per inspector. (Note: 139.5 person working days – 17.5 vac/sick day/training = 122) There are a total of 9,734 active building permits or an average of 973.4 permits per inspector. The provincially mandated requirement to inspect within 48 hours of receipt of an inspection request was achieved 99.0% of the time.

*Plumbing Inspectors* received 486 inspection calls and conducted a total of 603 permit related inspections, there were 3 inspections performed that related to the Backflow Prevention Program. Inspections relating to complaints, orders and miscellaneous calls totalled a further 2 inspections. During the month, a total of 608 inspections were conducted with an average of 122 per inspector, which averages out to 8.4 inspections per day per inspector. (Note: 77.5 person working days – 5.5 vac/sick day/training = 72). Active building permits involving plumbing totalled 3,244 or 649 on average per inspector. The provincially mandated requirement to inspect within 48 hours of receipt of an inspection request was achieved 99.0% of the time.

\*During the month of December, one building inspector was assigned office duties (no field inspections).



PK:cm  
Attach.

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

**SUMMARY OF BUILDING INSPECTORS' LEVEL OF SERVICE AND WORKLOAD  
December 2012**

INSPECTOR NAME	PERMITS CURRENT	OUTSTANDING ORDERS, COMPLAINTS & LICENCES			TOTAL AVERAGE PER DAY	
		ORDERS	COMPLAINTS	LICENCES	INSPECTION NOTICES	INSPECTIONS
J. Christiaans	1450	5	15	1	8.0	0
J. Domaracki	1096	25	20	3	6.8	9.1
E. Drost	753	1	1	1	3.7	10.2
T. Groeneweg	1023	10	11	4	4.3	7.1
G. Giannos	917	8	12	1	7.8	8.5
M. MacDonald	1026	18	11	0	8.0	10.0
J. Davis	508	3	0	0	9.6	11.8
A. DiCicco	910	7	5	0	4.2	8.5
J. Silcox	935	18	23	3	4.1	6.9
K. Wilding	1116	5	4	0	5.9	8.6
<b>TOTALS</b>	<b>9734</b>					

**SUMMARY OF PLUMBING INSPECTORS' LEVEL OF SERVICE AND WORKLOAD  
DATE, 2012**

INSPECTOR NAME	PERMITS CURRENT	OUTSTANDING ORDERS & COMPLAINTS		TOTAL AVERAGE PER DAY	
		ORDERS	COMPLAINTS	INSPECTION NOTICES	INSPECTIONS
R. Gilgen	409	0	0	6.6	9.0
P. Langdon	516	0	0	6.5	7.5
R. Psocka	412	1	1	4.3	6.9
E. Turner	1058	0	8	6.6	8.4
D. Webster	849	4	2	6.1	9.0
<b>TOTALS</b>	<b>3244</b>				

# CITY OF LONDON

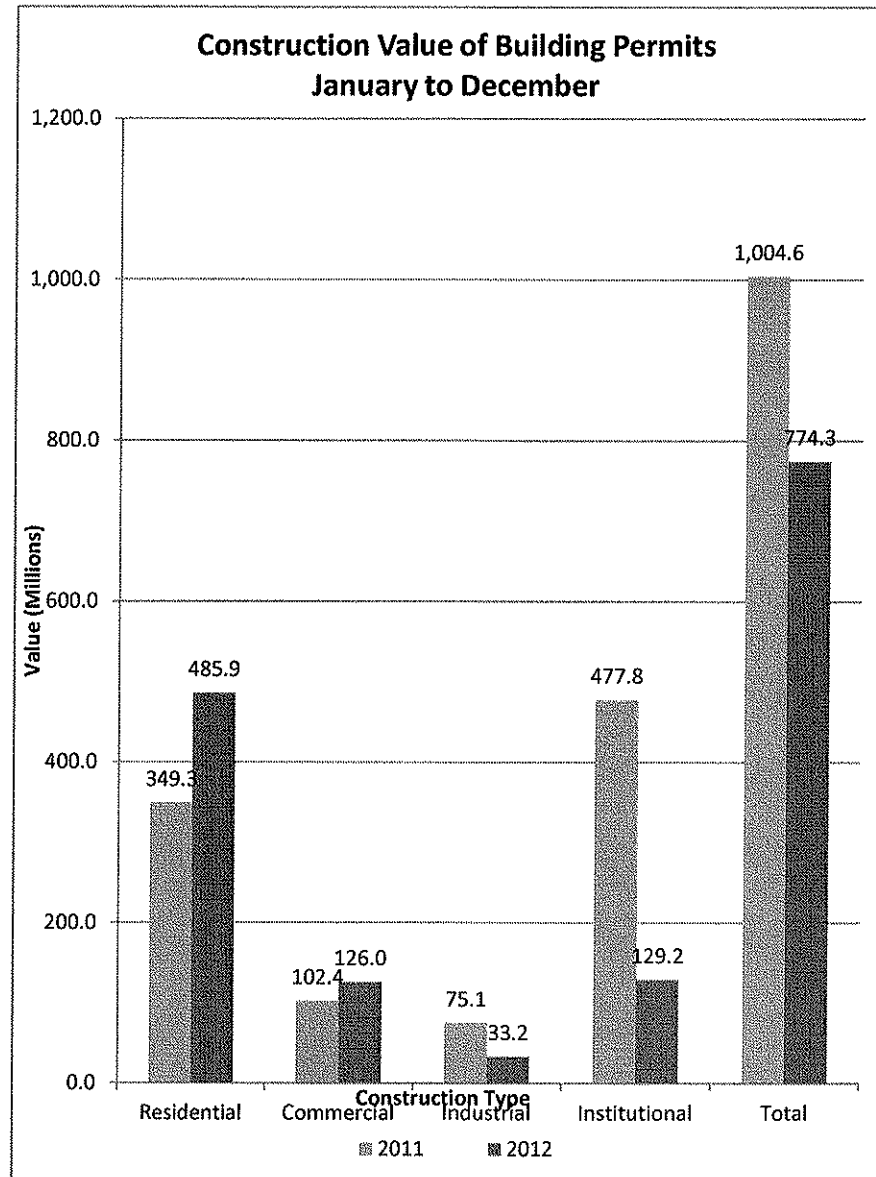
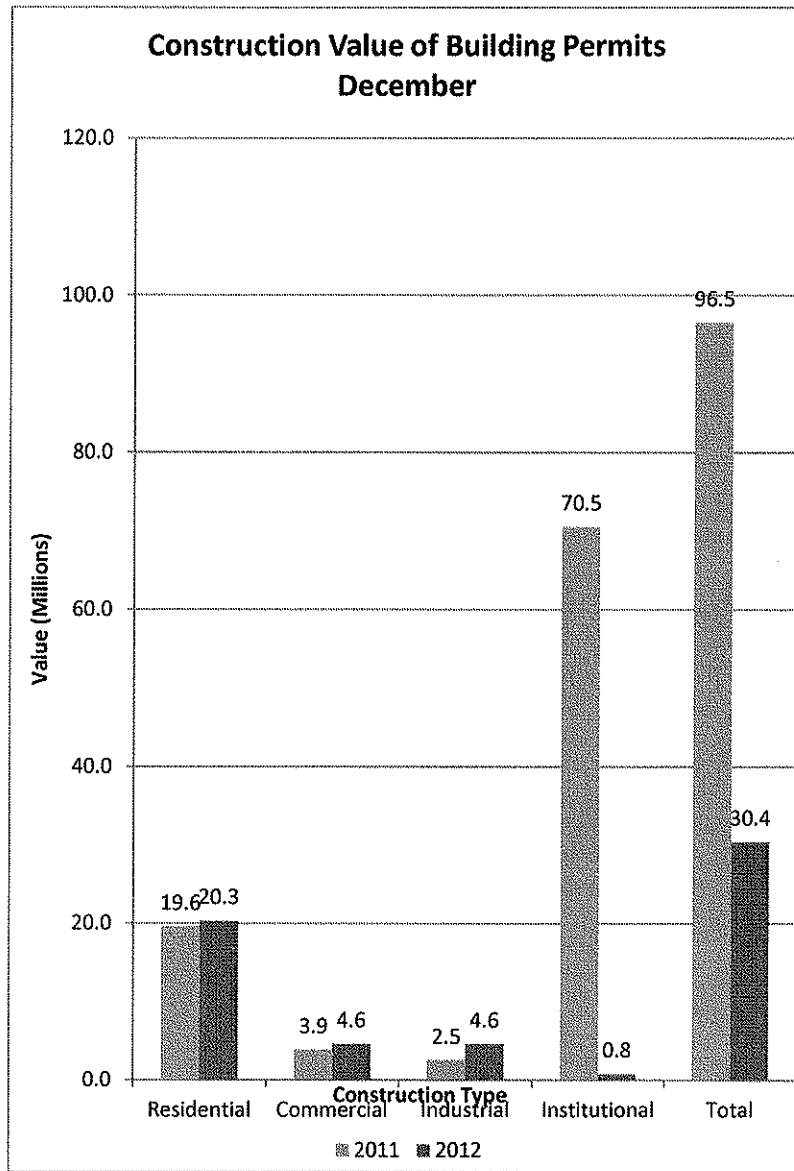
## SUMMARY LISTING OF BUILDING CONSTRUCTION ACTIVITY FOR THE MONTH OF December 2012

CLASSIFICATION	December 2012			to the end of December 2012			December 2011			to the end of December 2011		
	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 FAMILY DWELLINGS	26	8,369,000	26	768	243,487,980	768	40	12,853,000	40	707	211,254,360	707
SEMI DETACHED DWELLINGS	0	0	0	1	120,000	0	0	0	0	5	1,664,000	7
TOWNHOUSES	5	1,917,000	7	142	60,769,824	287	14	5,420,400	24	159	72,036,340	334
DUPLEX, TRIPLEX, QUAD, APT BLDG	4	8,038,000	20	20	109,000,000	504	0	0	0	11	28,424,200	190
RES-ALTER & ADDITIONS	83	2,008,850	11	1,528	72,504,711	307	74	1,304,000	0	1,508	35,877,295	11
COMMERCIAL - ERECT	0	0	0	24	38,501,970	0	2	1,187,000	0	26	26,287,606	0
COMMERCIAL ADDITION	3	1,762,000	0	27	15,703,200	0	0	0	0	20	10,394,500	0
COMMERCIAL - OTHER	29	2,883,700	0	464	71,788,613	0	38	2,680,600	0	428	65,690,850	1
INDUSTRIAL - ERECT	0	0	0	12	11,105,000	0	1	452,000	0	19	43,239,000	0
INDUSTRIAL - ADDITION	1	280,000	0	12	2,078,000	0	2	500,000	0	16	19,953,700	0
INDUSTRIAL - OTHER	4	4,357,200	0	59	19,995,300	0	6	1,592,700	0	59	11,951,500	0
INSTITUTIONAL - ERECT	0	0	0	10	70,336,000	0	1	70,000,000	0	11	319,665,000	0
INSTITUTIONAL - ADDITION	0	0	0	17	32,254,800	0	3	454,000	0	21	65,481,205	0
INSTITUTIONAL - OTHER	9	810,800	0	145	26,641,480	0	2	75,300	0	131	92,696,250	0
AGRICULTURAL	1	30,000	0	4	172,000	0	0	0	0	9	440,000	0
SWIMMING POOL FENCES	2	32,500	0	249	3,947,237	0	3	55,900	0	201	3,224,714	0
ADMINISTRATIVE	4	0	0	167	318,406	0	0	0	0	161	373,975	0
DEMOLITION	8	0	8	100	0	163	3	0	3	76	0	63
SIGNS/CANOPY - CITY PROPERTY	1	0	0	27	0	0	1	0	0	17	0	0
SIGNS/CANOPY - PRIVATE PROPERTY	18	0	0	465	0	0	29	0	0	350	0	0
<b>TOTALS</b>	<b>198</b>	<b>30,489,050</b>	<b>64</b>	<b>4,241</b>	<b>778,724,521</b>	<b>1,866</b>	<b>219</b>	<b>96,574,900</b>	<b>64</b>	<b>3,935</b>	<b>1,008,654,495</b>	<b>1,250</b>

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

January 9, 2013

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City of London - Building Division

January 04, 2013 08:01 AM

Principal Permits Issued From December 01, 2012 to December 31, 2012

Owner	Project Location	Proposed Work	No. Of Units	Constr Value
Fanshawe College Applied Arts & Technology Board Of Governors	1001 Fanshawe College Blvd	Alter-Community College-Alter Interior Of 2nd Floor C Bldg For Office Area	0	171,000
Westwood Power Centre	1040 Wharncliffe Rd S D	Alter-Retail Plaza-Alter To Finish Unit D For Xs Cargo Frr Fpo Oc	0	543,000
1093469 Ontario Limited	1080 Adelaide St N	Add-Retail Plaza-Add For Scissor Lift Area & Alter Mezzanine Of Fre	0	500,000
2279333 Ontario Ltd	1140 Oxford St W	Alter-Restaurant -Interior Alter For Popeyes. Frr/Fpo 3-Comp Sink:	0	186,000
	119 Grand Ave	Erect-Duplex-Erect Duplex	2	300,000
Columbia Sportswear Canada Lp	1425 Max Brose Dr	Alter-Warehousing-Alter Interior For Distribution Warehousing Column	0	4,317,000
1307939 Ontario Limited	176 Dundas St	Alter-Music Hall-Alter Interior For Music Hall. Fpo Ffr	0	300,000
The Tdl Group Limited	1765 Oxford St E S/S	Alter-Restaurant -Alter Interior Of Tim Hortons. Ffr.	0	210,000
Ivy Homes Ltd.	188 Wharncliffe Rd N	Erect-Duplex-Erect 2 Storey Rental Duplex W/ 5 Bedrooms In Each	2	450,000
Four Feathers Housing Co-Operative Inc	205 Commissioners Rd W	Add-Apartment Building-Add 4 Storey Addition To Apartment Building (8 New	8	770,000
Rembrandt Developments (London) Inc	2119 Wallingford Ave	Erect-Townhouse - Cluster Sdd-Erect 2 Storey Cluster Sdd W/ 2 Car Garage, A/C,	1	333,000
Kape Development Ltd.	2340 Brayford Cres 3	Erect-Townhouse - Cluster Sdd-Erect One Storey Sfd W/ 2 Car Garage And Finished	1	300,000
University Of Western Ontario Board Of Governors	2520 Advanced Ave-PVT	Add-Research & Development Establishment-Add To Industrial Building Frr Fpo Condition:	0	280,000
Richmond Village (London) Inc.	280 Callaway Rd B	Erect-Townhouse - Condo-Erect 3 Unit Condo Block B. All Units 2 Storey W	3	612,000
Ryan Peel Old Oak Developments Inc.	3045 Pomeroy Lane	Erect-Garage For Apartment Building-Erect Parking Garage - 3 Floors. Phase One Only. F	0	2,000,000
Tobiray Holdings Inc Red Brick Realty Corp	311 Wharncliffe Rd N	Erect-Apartment Building-Erect 3 Storey 16 Unit Apartment Building. Frr/Fp	16	5,288,000
Lori Dasilva City Of London C/O L. Dasilva	400 Horton St E	Alter-Municipal Buildings-Alter Interior For Fire Station 1. Fpo Ffr	0	300,000
	570 Windermere Rd 1	Erect-Townhouse - Cluster Sdd-Erect One Storey Cluster Sdd W/ 2 Car Garage, Part	1	400,000
Graystone Development Group Limited	725 Eagletrace Dr 41	Erect-Townhouse - Cluster Sdd-Erect One Storey Cluster Sdd W/ 2 Car Garage, A/C,	1	272,000
Mandec Corporation	725 Fanshawe Park Rd W	Alter-Retail Store-Alter Interior For Music Store. Frr	0	500,000
901031 Ontario Limited, Acura West	759 Wonderland Rd N	Add-Automobile Sales & Service-Add To And Alter Car Dealership Frr/Fpo Scanned	0	1,250,000
London Health Sciences Centre	800 Commissioners Rd E	Alter-Hospitals-Alter Interior Of Tower 1 (Main Floor Room C1-627)	0	200,000

Total Permits 22 Units 35 Value 19,482,000

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