



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: April 2, 2013

RE: **Monthly Report for February 2013**

Attached are the Building Division's monthly report for February 2013 and copies of the Summary of the Inspectors' Workload reports.

Permit Issuance

By the end of February, 493 permits had been issued with a construction value of approximately \$66.4 million dollars, representing 120 new dwelling units. Compared to last year, this represents a 0.2% increase in the number of permits, a 3.6% increase in the construction value and an 18.4% decrease in the number of dwelling units.

To the end of February, the number of single and semi detached dwellings issued were 66, which was a 38.0% decrease over last year.

At the end of February, there were 419 applications in process, representing approximately \$126.9 million dollars in construction value and an additional 847 dwelling units, compared with 397 applications having a construction value of \$191 million dollars and an additional 626 dwelling units for the same period last year.

The rate of incoming applications for the month of February averaged out to 12.4 applications a day for a total of 247 in 20 working days. There were 45 permit applications to build 45 new single detached dwellings, 4 townhouse applications to build 4 units, all of which were cluster single dwelling units.

There were 229 permits issued in February totalling \$34,751,000 including 65 new dwelling units.

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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 876 inspection calls and conducted 1,219 building permit related inspections with an additional 33 inspections completed relating to complaints, licenses, orders and miscellaneous inspections. This is a total of 1,252 inspections or an average of 125 inspections made per inspector this month based on 9 inspectors*, which averages out to 8 inspections per day per inspector. (Note: 191 person working days – 14 vac/sick day/training = 157) There are a total of 9,442 active building permits or an average of 944 permits per inspector. The provincially mandated requirement to inspect within 48 hours of receipt of an inspection request was achieved 99.7% of the time.

Plumbing Inspectors received 431 inspection calls and conducted a total of 727 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 7 inspections. During the month, a total of 739 inspections were conducted with an average of 148 per inspector, which averages out to 8.7 inspections per day per inspector. (Note: 95 person working days – 9.7 vac/sick day/training = 85.3). Active building permits involving plumbing totalled 2,867 or 575 on average per inspector. The provincially mandated requirement to inspect within 48 hours of receipt of an inspection request was achieved 99.6% of the time.

*During the month of February, 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