



## STAFF REPORT

**DEPARTMENT/FUNCTION:** Planning and Building Services

**CHAIR:** Councillor J. Attwood

**DATE:** June 27, 2014

**SUBJECT:** JUNE 2014 BUILDING REPORT

**RECOMMENDATION:**

**That the June 2014 Building Report be received as information.**

**BACKGROUND:**

The following report is a building activities comparison for June 2014 and June 2013.

**ANALYSIS:**

Building Permits Issued					
2014			2013		
#	Type	Construction Values (\$)	#	Type	Construction Values (\$)
1	Residential (New)	118,000	4	Residential (New)	633,000
25	Residential (Alt/Add)	236,000	29	Residential (Alt/Add)	165,435
0	Residential Multi (New)	0	0	Residential Multi (New)	0
0	Residential Multi (Alt/Add)	0	0	Residential Multi (Alt/Add)	0
0	Commercial (New)	0	0	Commercial (New)	0
5	Commercial (Alt/Add)	127,750	6	Commercial (Alt/Add)	401,000
0	Industrial (New)	0	0	Industrial (New)	0
0	Industrial (Alt/Add)	0	0	Industrial (Alt/Add)	0
0	Institutional (New)	0	0	Institutional (New)	0
0	Institutional (Alt/Add)	0	0	Institutional (Alt/Add)	0
1	Demolition	0	0	Demolition	0
0	Pools	0	1	Pools	8,000
6	Signs	7,200	2	Signs	1,000
4	Septics	13,500	4	Septics	63,000
<b>42</b>	<b>Permits</b>	<b>502,450</b>	<b>46</b>	<b>Permits</b>	<b>1,271,435</b>
134	Permits issued to date	3,362,350	171	Permits issued to date	5,848,035

<b>Inspections Conducted</b>	<b>2014</b>	<b>2013</b>
Permitted Building Inspections	117	129
Non-Permitted Building Inspections	14	13
Septic System Maintenance Inspections	10	N/A
<b>Total Building Inspections for May</b>	<b>141</b>	<b>142</b>
<b>Year to Date</b>	<b>598</b>	<b>553</b>

**SUSTAINABILITY:**

This report has no impact on the Sustainability Plan.

**CONCLUSIONS:**

A total of 42 building permits were issued in the month of June 2014 totaling a construction value of \$502,450, compared to 46 building permits with a construction value of \$1,271,435 in June 2013.

**FINANCIAL IMPACT:**

There is no financial impact.

Prepared by: Terry Paquette, Chief Building Official

Reviewed by: Wes Crown, Director of Planning and Building Services

Attachments

1. Building Analysis Year to Date 2014
2. New Building Permits June 2014
3. Building Permits Closed June 2014

*File: P:\P10 Building Permits\Building Reports\BD REPORT June 2014*

TYPE OF BUILDING	January	Totals to Date	February	Totals to Date	March	Totals to Date	April	Totals to Date	May	Totals to Date	June	Totals to Date
Residential Single Family	0	0	0	0	280,000	280,000	0	280,000	1,034,000	1,314,000	118,000	1,432,000
Multiple Dwelling Units	0	0	0	0	0	0	0	0	0	0	0	0
Multiple Residential (Alt/Adds)	0	0	0	0	500	500	0	500	0	500	0	500
Residential (Alt/Adds)	16,400	16,400	29,000	45,400	51,000	96,400	43,450	139,850	173,500	313,350	236,000	549,350
Industrial (New)	0	0	0	0	0	0	0	0	0	0	0	0
Industrial (Alt/Adds)	0	0	0	0	1,000	1,000	40,000	41,000	1,000	42,000	0	42,000
Commercial (New)	0	0	0	0	0	0	0	0	0	0	0	0
Commercial (Alt/Adds)	158,500	158,500	110,000	268,500	115,750	384,250	681,000	1,065,250	44,500	1,109,750	127,750	1,237,500
Institutional (New)	0	0	0	0	0	0	0	0	0	0	0	0
Institutional (Alt/Adds)	0	0	0	0	5,400	5,400	0	5,400	12,500	17,900	0	17,900
Signs	0	0	1,500	1,500	0	1,500	5,500	7,000	4,400	11,400	7,200	18,600
Pools	0	0	0	0	0	0	0	0	46,000	46,000	0	46,000
Demolitions	0	0	0	0	0	0	0	0	0	0	0	0
Septics	0	0	0	0	0	0	0	0	5,000	5,000	13,500	18,500
<b>TOTAL</b>	<b>174,900</b>	<b>174,900</b>	<b>140,500</b>	<b>315,400</b>	<b>453,650</b>	<b>769,050</b>	<b>769,950</b>	<b>1,539,000</b>	<b>1,320,900</b>	<b>2,859,900</b>	<b>502,450</b>	<b>3,362,350</b>

Municipal Address	Permit #	Work Proposed	Permit Value
565 King St	14/3757	Install backflow prevention device.	\$ 1,500
228 Second St	14/3802	Residential home occupation. Interior renovations - drywall, flooring, electrical, plumbing.	\$ 3,000
1051 Glen Mhor Cres	14/3803	Repairs to balcony damaged by snowload. Replace joists, decking, repair guard.	\$ 4,000
329 Glenbrook Dr	14/3804	Replace failed septic system.	\$ 3,500
950 Midland Point Rd	14/3805	Replace existing concrete septic tank with new poly septic tank.	\$ 5,000
817 Portage Park Ln	14/3806	Replace existing sewage system with new class on-site sewage system with septic tank and filter bed.	\$ 1,500
105 Pillsbury Dr	14/3807	Construct exterior gazebo.	\$ 2,500
1184 Oakmount Crt	14/3808	Water service renewal.	\$ 1,000
424 Ellen St	14/3809	Demolish existing garage and rebuild new in same footprint.	\$ 15,000
322 Fifth St	14/3810	Water line renewal - 3'4" copper.	\$ 500
654 Ottawa St	14/3811	Roof repair - truss repair.	\$ 12,500
293 Lakewood Dr	14/3812	Renovations to bathroom and kitchen. Upgrade wiring and plumbing. Replace insulation, alterations to heat and ventilation.	\$ 30,000
984 Cook Dr	14/3813	Construct new 1475 sq. ft. single family dwelling.	\$ 118,000
750 King St	14/3814	Temporary sign.	\$ 500
545 Johnson St	14/3815	Construct 5' x 10' deck and roof at front.	\$ 6,000
577 Bay St	14/3816	Temporary sign.	\$ 500
9293 County Rd 93	14/3818	Construction of interior partitions to form offices, electrical and mechanical to suite architectural design.	\$ 120,000
851 Birchwood Dr	14/3819	Construct deck 16' x 8'.	\$ 1,000
635 Norman Cres	14/3820	10' x 11' addition to existing garage.	\$ 10,000
177 King St	14/3821	Install backflow prevention device.	\$ 500
420 Shewfelt Cres	14/3822	Install lawn sprinkler system.	\$ 1,000
696 King St	14/3823	Construct 10' x 10' deck.	\$ 7,500
269 Elizabeth St	14/3824	Water line renewal.	\$ 1,000
527 William St	14/3825	Reconstruct deck damaged by snowload.	\$ 4,000
687 Montreal St	14/3826	Raise existing home. 14' x 23' addition on west side. Renovations for use as a duplex.	\$ 95,000

NEW BUILDING PERMITS  
JUNE 2014

Attachment #2  
BD-2014-08

1097 Brebeuf Rd	14/3827	Install a Class 2 onsite sewage system to service two sinks from processing building.	\$	3,500
1016 Glen Eagles Cres	14/3828	Replace fencing around pool.	\$	7,000
763 Bay St	14/3829	Demolish existing garage.	\$	-
453 Midland Ave	14/3830	Water line renewal - copper.	\$	1,000
423 Cornell Dr	14/3831	Construct deck 16' x 14' to replace existing deck.	\$	4,000
266 Second St	14/3832	Replace existing deck with new deck and stairs.	\$	5,000
478 Bay St	14/3833	Replace existing fire panel with new - panel only.	\$	3,250
837 King St	14/3834	Plyon sign 18'4" high.	\$	5,000
954 Dominion Ave	14/3835	Install irrigation system.	\$	3,000
12 Riverwalk Pl	14/3836	Install irrigation system.	\$	3,000
1019 Glen Eagles Cres	14/3837	Install irrigation system.	\$	3,000
833 King St	14/3838	Temporary sign.	\$	200
9320 County Rd 93	14/3839	Temporary sign.	\$	500
325 Glenbrook Dr	14/3840	Replace existing deck with larger 44' x 18'.	\$	15,000
9225 County Rd 93	14/3842	Temporary sign.	\$	500
613 Bayview Dr	14/3843	Curb cut - 10'.	\$	500
990 Sumac Ln	14/3848	Construct two decks - 10' x 12' and 10' x 11'.	\$	3,000

BUILDING PERMITS CLOSED  
JUNE 2014

Attachment #3  
BD-2014-08

ROLL #	DATE	LOCATION OF JOB	PERMIT APPLIED FOR	AMOUNT	PERMIT #
437401000103000	2-Jun-14	212 King Street	Renovations to repair water damage.	\$5,000.00	13/3655
437404000252702	2-Jun-14	380 Puddicombe Road	16' X 32' inground salt water pool.	\$10,000.00	13/3608
437402001413600	20-Jun-14	660 Algonquin Drive	Construct 8'10" x 14' deck.	\$1,000.00	13/3506
437402001375000	23-Jun-14	1000 Wye Valley Road	Change of use and racking system.	\$40,000.00	13/3697
437402001375000	23-Jun-14	1000 Wye Valley Road	Renovations.	\$35,000.00	13/3400
437402000901400	23-Jun-14	397 Ellen Street	Construct addition 14' x 24' on block foundation.	\$18,780.00	04/0060
437403010165200	23-Jun-14	954 Sumac Lane	12' x 24' addition, raise cottage and additional 4 blocks (10").	\$20,000.00	03/167
437401000404600	23-Jun-14	46 Fifth Street	Construct deck 12' X 16'.	\$500.00	03/0084
437401001132500	23-Jun-14	720 Prospect Boulevard	County Development Charges (missed in original pricing) - original permit 11/2810.	\$0.00	11/2856
437401001132500	23-Jun-14	1001 Beamish Road	Install water meter.	\$1,000.00	11/2945
437403010121703	23-Jun-14	115 Woodland Drive	10' x 16' deck with roof overhang.	\$2,400.00	03/0112
437401001301500	23-Jun-14	133 Ninth Street	Snowload damage repairs as per engineer report.	\$11,000.00	14/3755
437403040122807	23-Jun-14	419 Fuller Avenue	27' x 18' carport, raise garage roof and extend garage by 3 ft.	\$11,490.00	03/0187
437403020175000	23-Jun-14	1000 Wye Valley Road	Interior renovations for office space and staff room.	\$200,000.00	05/0106
437402001360500	23-Jun-14	111 Pillsbury Drive	Install backflow prevention device.	\$1,000.00	14/3781
437402001206600	23-Jun-14	231 William Street	Construct garage 14' x 24'.	\$2,500.00	01/0046
437401000126000	23-Jun-14	1017 Vindin Street	Rebuild roof on part of building.	\$15,000.00	01/0165
437402001305000	23-Jun-14	4 Riverwalk Place	New 2 storey 3 bedroom walk out single family dwelling.	\$221,000.00	08/1609
437403020116400	23-Jun-14	349 Olive Street	Construct addition 12' x 14'.	\$8,400.00	03/0283
437404000122902	23-Jun-14	950 Midland Point Road	Replace existing concrete septic tank with new poly septic tank.	\$5,000.00	14/3805
437401000132700	23-Jun-14	20 Fifth street	Construct deck w/roof overhang 22' x 8'.	\$4,950.00	02/0104
437402000703600	23-Jun-14	263 Hugel Avenue	Repairs to existing foundation wall, install weeping tile.	\$5,000.00	14/3768
437401001512800	23-Jun-14	970 Howard Street	Construct deck 9'6" X 12'.	\$2,000.00	14/3796
437402000901400	23-Jun-14	397 Ellen Street	Construct two tier PT front porch 8' X 12'.	\$5,000.00	09/1973
437403010614400	23-Jun-14	362 Fourth Street	Strength and restore existing front porch 9' x 12'.	\$5,400.00	03/0284
437402001570666	23-Jun-14	355 Galloway Boulevard	18' x 6' deck at front of house.	\$1,620.00	03/0232
437403040110302	23-Jun-14	1272 Harmony Lane	12' x 16' & 18' x 13' decks.	\$5,000.00	03/0239
437403020020400	23-Jun-14	318 Hillcrest Lane	14' x 32' pressure treated deck - permit revoked.	\$3,960.00	02/0077

**BUILDING PERMITS GRANTED OCCUPANCY**

ROLL #	DATE	LOCATION OF JOB	PERMIT APPLIED FOR	AMOUNT	PERMIT #
437401000206500	29-May-14	555 Bay Street	Change of use. Re-purposed main level from mercantile to a Thai restaurant. Kitchen not included.	\$10,000.00	14/3721