

**CITY OF BRANTFORD COMMUNITY DEVELOPMENT  
BUILDING DEPARTMENT  
REPORT ON CONSTRUCTION ACTIVITY  
FOR THE MONTH OF  
JULY 2019  
SUMMARY**

|                                       | <u>2018</u>     | <u>2019</u>      |
|---------------------------------------|-----------------|------------------|
| NUMBER OF PERMITS ISSUED THIS MONTH   | 123             | 127              |
| VALUE OF PERMITS ISSUED THIS MONTH    | \$6,659,000.00  | \$33,817,000.00  |
| NUMBER OF PERMITS ISSUED YEAR TO DATE | 607             | 700              |
| VALUE OF PERMITS ISSUED YEAR TO DATE  | \$65,906,000.00 | \$114,200,000.00 |

Russ Thomson, MAATO, CBCO, CPSO  
Director, Building Department  
Chief Building Official

MONTHLY BUILDING STATISTICS JULY 2019

| <u>Category</u>                                 | <u>2018</u>   |                | <u>2019</u>   |                 |
|---|---------------|----------------|---------------|-----------------|
|   | <u>Permit</u> | <u>Value</u>   | <u>Permit</u> | <u>Value</u>    |
| Industrial                                      | 5             | \$90,000       | 7             | \$4,792,000.00  |
| Commercial                                      | 24            | \$3,280,000.00 | 15            | \$2,931,000.00  |
| Institutional & Government                      | 3             | \$301,000.00   | 6             | \$6,611,000.00  |
| Single Detached Dwellings (New)                 | 1             | \$407,000.00   | 39            | \$13,426,000.00 |
| Duplex, Triplex, Fourplex (New)                 | 1             | \$390,000.00   | 0             | \$0.00          |
| Multiple Residential (New)                      | 0             | \$0.00         | 1             | \$4,600,000.00  |
| Residential (Accessory, Alterations, Additions) | 89            | \$2,191,000.00 | 59            | \$1,457,000.00  |
| Total   | 123           | \$6,659,000.00 | 127           | \$33,817,000.00 |

Demolition Permits

Demolition Permits Issued This Month: 2

104 ALICE ST (Single Detached – Demolish Building)

53 HERBERT ST (Single Detached – Demolish Building)

Total Number of Demolition Permits Issued This Year: 15

Total Number of Dwelling Units Demolished This Year: 6

Conversion Permits

Conversion Permits Issued This Month: 0

Total Number of Conversion Permits Issued This Year: 4

Cancelled Permits

Cancelled Permits This Month: 0

Total Number of Cancelled Permits This Year: 2

Total Construction Value of Cancelled Permits This Year: \$25,000.00

Total Number of Cancelled Dwelling Units This Year: 2

Second Unit Dwellings

Second Unit Dwelling Permits Issued This Month: 1

43 DRAPER ST (Single Detached - Second Unit Dwelling)

34 LYONS AVE (Single Detached - Second Unit Dwelling)

381 GREY ST (Single Detached - Second Unit Dwelling)

18 WALSH CRT (Single Detached - Second Unit Dwelling)

Total Number of Second Unit Dwelling Permits Issued This Year: 12

PERMITS ISSUED WITH VALUES IN EXCESS OF \$50,000 THIS MONTH

INDUSTRIAL

| <u>ADDRESS</u>  | <u>OWNER / OCCUPANT</u>      | <u>TYPE OF WORK</u> |            | <u>VALUE</u>   |
|-----------------|------------------------------|---------------------|------------|----------------|
| 185 OAK PARK RD | VICANO DEVELOPMENTS LIMITED  | Warehouse           | New        | \$2,000,000.00 |
| 59 ROY BLVD     | 2618909 ONTARIO LIMITED      | Warehouse           | Alteration | \$1,250,000.00 |
| 49 EASTON RD    | 1985588 ONTARIO INC          | Manufacturing       | Alteration | \$1,250,000.00 |
| 25 EASTON RD    | L C BAKERY EQUIPMENT SERVICE | Industrial Mall     | Addition   | \$248,000.00   |

COMMERCIAL

| <u>ADDRESS</u>     | <u>OWNER / OCCUPANT</u>       | <u>TYPE OF WORK</u> |            | <u>VALUE</u>   |
|--------------------|-------------------------------|---------------------|------------|----------------|
| 463 POWERLINE RD   | 1536732 ONTARIO INC           | Automobile Sales    | Addition   | \$1,500,000.00 |
| 84 LYNDEN RD       | NADG (LPM) GP LTD             | Retail Store        | Alteration | \$650,000.00   |
| 325 WEST ST        | GNK PROPERTIES LIMITED        | General Office      | Alteration | \$226,000.00   |
| 39 KING GEORGE RD  | HONG YUAN INTERNATIONAL INC   | Retail Store        | Alteration | \$120,000.00   |
| 185 KING GEORGE RD | KING GEORGE SQUARE HOLDINGS   | General Office      | Alteration | \$105,000.00   |
| 40 DALHOUSIE ST    | ITASCO DEVELOPMENTS INC       | Retail Store        | Alteration | \$100,000.00   |
| 172 DALHOUSIE ST   | E M T (BRANTFORD) INVESTMENTS | General Office      | Alteration | \$60,000.00    |
| 50 MARKET ST S     | 1195493 ONTARIO LTD           | Grocery Store       | Alteration | \$60,000.00    |

INSTITUTIONAL / GOVERNMENT

| <u>ADDRESS</u> | <u>OWNER / OCCUPANT</u>    | <u>TYPE OF WORK</u>     |            | <u>VALUE</u>   |
|----------------|----------------------------|-------------------------|------------|----------------|
| 21 FAIRVIEW DR | BRANTFORD CITY             | Fire Station            | New        | \$5,000,000.00 |
| 1 MARKET ST    | WILFRID LAURIER UNIVERSITY | School - Post           | Alteration | \$1,101,000.00 |
| 350 BRANT AVE  | W ROSS MAC DONALD SCHOOL   | School - Private School | Alteration | \$350,000.00   |
| 105 RAWDON ST  | GRAND ERIE DISTRICT SCHOOL | School - Elementary     | Alteration | \$75,000.00    |

SINGLE DETACHED DWELLINGS (NEW)

| <u>LOT</u> | <u>ADDRESS</u>       | <u>BUILDER</u>      | <u>ONHWP #</u> | <u>VALUE</u> |
|------------|----------------------|---------------------|----------------|--------------|
| 93         | 41 PACE AVE          | LIV DEVELOPMENT LTD |                | \$576,000.00 |
| 56         | 67 PACE AVE          | LIV DEVELOPMENT LTD |                | \$576,000.00 |
| 59         | 73 PACE AVE          | LIV DEVELOPMENT LTD |                | \$576,000.00 |
| 60         | 75 PACE AVE          | LIV DEVELOPMENT LTD |                | \$576,000.00 |
| 57         | 69 PACE AVE          | LIV DEVELOPMENT LTD |                | \$538,000.00 |
| 91         | 37 PACE AVE          | LIV DEVELOPMENT LTD |                | \$450,000.00 |
| 41         | 56 PACE AVE          | LIV DEVELOPMENT LTD |                | \$450,000.00 |
| 58         | 71 PACE AVE          | LIV DEVELOPMENT LTD |                | \$450,000.00 |
| 44         | 50 PACE AVE          | LIV DEVELOPMENT LTD |                | \$434,000.00 |
| 89         | 181 MUNRO CIR        | EMPIRE COMMUNITIES  | 30552          | \$404,000.00 |
| 43         | 52 PACE AVE          | LIV DEVELOPMENT LTD |                | \$398,000.00 |
| 51         | 57 PACE AVE          | LIV DEVELOPMENT LTD |                | \$386,000.00 |
| 54         | 63 PACE AVE          | LIV DEVELOPMENT LTD |                | \$376,000.00 |
| 53         | 61 PACE AVE          | LIV DEVELOPMENT LTD |                | \$376,000.00 |
| 36         | 84 PACE AVE          | LIV DEVELOPMENT LTD |                | \$376,000.00 |
| 92         | 39 PACE AVE          | LIV DEVELOPMENT LTD |                | \$361,000.00 |
| 61         | 77 PACE AVE          | LIV DEVELOPMENT LTD |                | \$360,000.00 |
| 67         | 160 BILANSKI FARM RD | LIV DEVELOPMENT LTD |                | \$343,000.00 |
| 70         | 154 BILANSKI FARM RD | LIV DEVELOPMENT LTD |                | \$342,000.00 |
| 75         | 10 LOSSING ST        | LIV DEVELOPMENT LTD |                | \$328,000.00 |
| 55         | 65 PACE AVE          | LIV DEVELOPMENT LTD |                | \$320,000.00 |
| 45         | 48 PACE AVE          | LIV DEVELOPMENT LTD |                | \$320,000.00 |
| 52         | 59 PACE AVE          | LIV DEVELOPMENT LTD |                | \$320,000.00 |
| 46         | 46 PACE AVE          | LIV DEVELOPMENT LTD |                | \$320,000.00 |
| 6          | 181 BILANSKI FARM RD | LIV DEVELOPMENT LTD |                | \$289,000.00 |

|    |                      |                           |       |              |
|----|----------------------|---------------------------|-------|--------------|
| 88 | 183 MUNRO CIR        | EMPIRE COMMUNITIES        | 30552 | \$275,000.00 |
| 12 | 169 BILANSKI FARM RD | LIV DEVELOPMENT LTD       |       | \$266,000.00 |
| 11 | 171 BILANSKI FARM RD | LIV DEVELOPMENT LTD       |       | \$266,000.00 |
| 8  | 177 BILANSKI FARM RD | LIV DEVELOPMENT LTD       |       | \$266,000.00 |
| 5  | 183 BILANSKI FARM RD | LIV DEVELOPMENT LTD       |       | \$266,000.00 |
| 4  | 185 BILANSKI FARM RD | LIV DEVELOPMENT LTD       |       | \$241,000.00 |
| 87 | 185 MUNRO CIR        | EMPIRE COMMUNITIES        | 30552 | \$238,000.00 |
| 10 | 173 BILANSKI FARM RD | LIV DEVELOPMENT LTD       |       | \$233,000.00 |
| 9  | 175 BILANSKI FARM RD | LIV DEVELOPMENT LTD       |       | \$233,000.00 |
|    | 14 BURKE AVE         | CARRIAGEVIEW CONSTRUCTION | 42970 | \$200,000.00 |
| 7  | 179 BILANSKI FARM RD | LIV DEVELOPMENT LTD       |       | \$192,000.00 |
| 86 | 187 MUNRO CIR        | EMPIRE COMMUNITIES        | 30552 | \$190,000.00 |
|    | 21 HILL AVE          | JO-LYNN CONSTRUCTION INC  | 11810 | \$160,000.00 |
|    | 16 BURKE AVE         | CARRIAGEVIEW CONSTRUCTION | 42970 | \$155,000.00 |

DUPLEX, TRIPLEX, FOURPLEX (NEW)

| <u>ADDRESS</u> | <u>OWNER / OCCUPANT</u> | <u>TYPE OF WORK</u> | <u># OF UNITS</u> | <u>VALUE</u> |
|----------------|-------------------------|---------------------|-------------------|--------------|
| NIL            |                         |                     |                   |              |

MULTIPLE RESIDENTIAL (NEW)

| <u>ADDRESS</u> | <u>OWNER / OCCUPANT</u> | <u>TYPE OF WORK</u>    | <u># OF UNITS</u> | <u>VALUE</u>   |
|----------------|-------------------------|------------------------|-------------------|----------------|
| 5 MARLENE AVE  | BRANTFORD CITY          | Apartment Building New | 30                | \$4,600,000.00 |

PERMITS ISSUED WITH VALUES IN EXCESS OF \$100,000 THIS MONTH

OTHER

| <u>ADDRESS</u>  | <u>OWNER / OCCUPANT</u>      | <u>TYPE OF WORK</u>           | <u>VALUE</u> |
|-----------------|------------------------------|-------------------------------|--------------|
| 144 FIFTH AVE   | SLOVAK VILLAGE NON-PROFIT    | Apartment Building Alteration | \$485,000.00 |
| 301 FAIRVIEW DR | SKYLINE REAL ESTATE HOLDINGS | Apartment DW >= 2 Alteration  | \$110,000.00 |

## YEAR TO DATE BUILDING STATISTICS

| <u>Category</u>                                 | <u>2018</u>   |                 | <u>2019</u>   |                  |
|---|---------------|-----------------|---------------|------------------|
|   | <u>Permit</u> | <u>Value</u>    | <u>Permit</u> | <u>Value</u>     |
| Industrial                                      | 38            | \$9,086,000.00  | 40            | \$9,725,000.00   |
| Commercial                                      | 113           | \$10,977,000.00 | 97            | \$9,670,000.00   |
| Institutional & Government                      | 25            | \$14,904,000.00 | 29            | \$21,854,000.00  |
| Single Detached Dwellings (New)                 | 47            | \$16,417,000.00 | 189           | \$56,479,000.00  |
| Duplex, Triplex, Fourplex (New)                 | 1             | \$390,000.00    | 0             | \$0.00           |
| Multiple Residential (New)                      | 3             | \$3,846,000.00  | 4             | \$8,187,000.00   |
| Residential (Accessory, Alterations, Additions) | 380           | \$10,286,000.00 | 341           | \$8,285,000.00   |
| Total   | 607           | \$65,906,000.00 | 700           | \$114,200,000.00 |

## YEAR TO DATE HOUSING UNITS

|                         | <u>2018</u> | <u>2019</u> |
|-------------------------|-------------|-------------|
| Single Detached         | 47          | 189         |
| Duplexes, Semi-Detached | 2           | 0           |
| Triplexes               | 0           | 0           |
| Fourplexes              | 0           | 0           |
| Townhouses              | 12          | 16          |
| Apartments              | 5           | 54          |
| Conversions             | 6           | 5           |
| Group Homes             | 0           | 0           |
| Second Unit Dwellings   | 5           | 12          |
| Total Units             | 77          | 276         |

## BUILT BOUNDARY UNITS

Units Created in Built Boundary This Year: 76

% of Total Units Created in Built Boundary This Year: 28%