

**DATE:** March 26, 2002

**TO:** Chairman and Members of the Planning and Development Committee

**FROM:** Thomas S. Mokrzycki, Commissioner of Planning and Building

**SUBJECT:** **2001 Building Permit Report**  
**MEETING DATE: April 15, 2002**

---

**ORIGIN:** Planning and Building Department

**BACKGROUND:** Attached under separate cover is the *2001 Building Permit Report* newsletter. The newsletter reports on building permits issued in 2001 for new residential development and non-residential development. Permits for changes to existing non-residential development are also included. In addition, some comparisons of historical permit activity are provided.

The information is presented in newsletter format to facilitate the dissemination of the data. The newsletter is available from the Planning and Building Department and will be posted on the City's Web site.

**COMMENTS:** Some highlights from the *2001 Building Permit Report* are as follows:

General

- the total prescribed value in 2001 for building permits reported on in the newsletter is \$1.722 billion. Other building permits not reported on (e.g., temporary structures, inground pools, sprinklers) account for \$44 million in prescribed value, for a total prescribed value of all construction in 2001 of \$1.767 billion;

- of the \$1.722 billion in prescribed value, 57% was new residential construction, 28% for new non-residential construction and 15% for changes to existing non-residential development;

#### Residential Building Permits

- the total prescribed value for all residential construction in 2001 was \$1.021 billion. This is the first time residential construction has exceeded \$1 billion;
- the total number of new residential units issued permits in 2001 was 6,131 units, of which 36% were detached units, 32% were semi-detached units, 23% townhouse units and 9% were for apartment units;
- residential building permits in 2001 were concentrated in the northwest quadrant of the City, mainly in the high growth districts of Churchill Meadows, Meadowvale Village, Hurontario, East Credit, Lisgar and Central Erin Mills;
- Churchill Meadows together with Meadowvale Village, represent almost 50% of the total residential units issued permits in 2001;
- outside of the northwest quadrant, construction has been modest with new residential construction predominantly resulting from the development of the former quarry lands in Cooksville, and construction on the St. Lawrence Starch lands in Port Credit;

#### Non-Residential Building Permits

- a total of 130 building permits were issued for new non-residential construction, with a prescribed value of \$485 million;
- significant new commercial development included two office

buildings, one on Milverton Drive and the other on Meadowvale Boulevard, each contributing over \$17 million in prescribed value;

- new public construction included a nursing home on Forum Drive and a long term care facility on Erin Centre Boulevard, each with over \$15 million in prescribed value;
- permits issued for changes to existing development included 51% for industrial, 29% for commercial and 20% for public;
- significant changes to existing commercial development in 2001 includes an addition to the International Centre on Airport Road with a prescribed value of \$4 million;
- from 2000 to 2001 the total prescribed value for changes to existing non-residential buildings increased by 20% or \$41 million.

**CONCLUSION:**

The *2001 Building Permit Report* is a newsletter that summarizes building permits issued in 2001. Copies of the newsletter are available from the Planning and Building Department and will be posted on the City's website.

**RECOMMENDATION:**

That the report titled *2001 Building Permit Report* dated March 26, 2002, from the Commissioner of Planning and Building be received for information.

Original Signed By:  
Thomas S. Mokrzycki  
Commissioner of Planning and Building