



PLANNING, PROPERTY &
DEVELOPMENT DEPARTMENT

3002 WINNIPEG BUILDING PERMITS SUMMARY

DECEMBER

THIS MONTH AT A GLANCE:

Number of permits issued

Residential _____	252
Non-Residential _____	162
Total _____	414
Compared to this month last year _____	+6%

Value of permits issued

Residential _____	\$15,388,000
Non-Residential _____	\$21,046,000
Total _____	\$36,434,000
Compared to this month last year _____	+9%

Dwelling units

Constructed _____	134
Demolished _____	13

BUILDING TYPE ANALYSIS

Permit Activity by Building Type

BUILDING TYPE	VALUE IN \$000						NUMBER OF PERMITS ISSUED					
	MONTH			YEAR TO DATE			MONTH			YEAR TO DATE		
	2003	2002	Change	2003	2002	Change	2003	2002	Change	2003	2002	Change
Residential												
Single	10,730	8,843	+21%	149,062	138,398	+8%	124	98	+27%	1,742	1,659	+5%
Semi	195	6	-	5,581	1,393	+301%	11	1	-	81	26	+212%
Row	0	0	0%	3,287	0	-	1	0	-	40	1	-
Apartment	3,372	0	-	51,065	15,067	+239%	3	0	-	37	12	+208%
Alterations/Additions	1,092	1,471	-26%	44,580	54,547	-18%	113	101	+12%	3,703	4,299	-14%
Total, Residential	15,388	10,320	+49%	253,574	209,405	+21%	252	200	+26%	5,603	5,997	-7%
Non-Residential												
Alterations/Additions	10,105	12,636	-20%	268,932	153,800	+75%	154	180	-14%	2,608	2,593	+1%
Commercial	1,830	2,362	-23%	32,946	30,106	+9%	3	4	-25%	55	59	-7%
Industrial	3,711	5,090	-27%	14,464	17,002	-15%	3	3	0%	37	43	-14%
Office	5,300	0	-	8,840	3,541	+150%	1	0	-	15	10	+50%
Hotel/Motel	0	0	0%	9,006	0	-	0	0	0%	4	0	-
Public Buildings/Theatres	0	0	0%	37,584	1,399	-	0	0	0%	9	4	+125%
Institutional	100	3,096	-97%	23,725	11,775	+101%	1	2	-50%	13	13	0%
Total, Non-Residential	21,046	23,184	-9%	395,497	217,623	+82%	162	189	-14%	2,741	2,722	+1%
Total	36,434	33,505	+9%	649,071	427,028	+52%	414	389	+6%	8,344	8,719	-4%

Permit Value by Building Type and Community

BUILDING TYPE	YEAR TO DATE VALUE IN \$000					TOTAL CITY
	CITY CENTRE	ASSINIBOIA	LORD SELKIRK- WEST KILDONAN	EAST KILDONAN- TRANSCONA	RIEL	
Residential						
Single	1,172	49,047	16,638	9,022	73,183	149,062
Semi	1,573	1,562	28	0	2,419	5,581
Row	0	3,271	16	0	0	3,287
Apartment	14,208	7,200	14,719	6,744	8,195	51,065
Alterations/Additions	13,255	10,287	5,388	6,082	9,569	44,580
Total, Residential	30,207	71,366	36,787	21,848	93,366	253,574
Non-Residential						
Alterations/Additions	63,814	43,134	113,435	14,439	34,110	268,932
Commercial	3,575	10,405	6,266	6,004	6,697	32,946
Industrial	49	1,159	10,451	417	2,389	14,464
Office	150	7,700	500	0	490	8,840
Hotel/Motel	9,000	6	0	0	0	9,006
Public Buildings/Theatres	36,500	89	900	85	10	37,584
Institutional	325	0	0	500	22,900	23,725
Total, Non-Residential	113,413	62,493	131,552	21,445	66,595	395,497
Total, 2003	143,620	133,859	168,339	43,293	159,961	649,071
Total, 2002	75,353	121,711	63,862	40,145	125,955	427,028
Change	+91%	+10%	+164%	+8%	+27%	+52%

COMMUNITY ANALYSIS

■ Permit Activity by Community

COMMUNITY	VALUE IN \$000						NUMBER OF PERMITS ISSUED					
	MONTH			YEAR TO DATE			MONTH			YEAR TO DATE		
	2003	2002	Change	2003	2002	Change	2003	2002	Change	2003	2002	Change
City Centre	1,536	5,276	-71%	143,620	75,353	+91%	95	83	+14%	1,597	1,880	-15%
Assiniboia	15,917	14,952	+6%	133,859	121,711	+10%	105	98	+7%	1,996	1,993	0%
Lord Selkirk-West Kildonan	5,328	2,106	+153%	168,339	63,862	+164%	58	61	-5%	1,402	1,533	-9%
East Kildonan-Transcona	4,060	1,282	+217%	43,293	40,145	+8%	37	41	-10%	1,049	1,040	+1%
Riel	9,593	9,888	-3%	159,961	125,955	+27%	119	106	+12%	2,300	2,273	+1%
Total	36,434	33,505	+9%	649,071	427,028	+52%	414	389	+6%	8,344	8,719	-4%

■ Construction of Dwelling Units

COMMUNITY	MONTH								YEAR TO DATE							
	Single	Semi	Row	Apt	Total	% of Total	2002	Change	Single	Semi	Row	Apt	Total	% of Total	2002	Change
City Centre	0	14	0	0	14	10%	1	-	13	14	0	187	214	10%	34	+529%
Assiniboia	23	0	0	36	59	44%	22	+168%	364	15	41	68	488	22%	419	+16%
Lord Selkirk-West Kildonan	8	0	0	1	9	7%	3	+200%	184	0	0	353	537	24%	125	+330%
East Kildonan-Transcona	6	0	0	0	6	4%	6	0%	90	0	0	87	177	8%	190	-7%
Riel	46	0	0	0	46	34%	32	+44%	668	26	0	98	792	36%	683	+16%
Total, 2003	83	14	0	37	134	100%	64	+109%	1,319	55	41	793	2,208	100%	1,451	+52%
% of Total	62%	10%	0%	28%	100%				60%	2%	2%	36%	100%			
Total, 2002	64	0	0	0	64				1,212	14	5	220	1,451			
Change	+30%	-	0%	-	+109%				+9%	+293%	+720%	+260%	+52%			

■ Demolition of Dwelling Units

SUMMARY	MONTH					YEAR TO DATE				
	SINGLE	SEMI	ROW	APT	TOTAL	SINGLE	SEMI	ROW	APT	TOTAL
Total, 2003	8	2	3	0	13	114	26	9	26	175
% of Total	62%	15%	23%	0%	100%	65%	15%	5%	15%	100%
Total, 2002	7	2	0	0	9	142	18	0	14	174
Change	+14%	0%	-	0%	+44%	-20%	+44%	-	+86%	+1%

Major Projects

ADDRESS		BUILDING PERMIT DESCRIPTION		VALUE (\$)
823	Regent Av W	Construct	Commercial Building	1,300,000
1095	Concordia Av	Addition	Hospital	1,500,000
1600	Buffalo Pl	Construct	Office Building	5,300,000
140	Inksbrook Dr	Construct	Industrial Building	3,541,000
475	Lindenwood Dr E	Construct	Apartment	2,872,000
80	Bison Dr	Addition	Supermarket	3,000,000
895	Empress St	Alter	Bank / Credit Union	850,000
870	Wilkes Av	Construct	Apartment	500,000
			Foundation	

How To Use the Winnipeg Building Permit Summary Statistics

This permit data is updated on a monthly basis. The statistics included in the accompanying tables are based on the building permits issued by the City of Winnipeg's Planning, Property & Development (PP&D) Department.

NUMBER OF PERMITS ISSUED

Permit counts include all permits issued. In many cases, more than one type of permit must be issued for the same building or project. For example, in the case of a new commercial or multi-unit residential building, there may be three permits issued (one related to the foundation, one for the structural framing, and another for the superstructure).

VALUES

The "values" included in all tables are expressed in thousands of dollars and are based on construction value estimates as declared by permit applicants.

DWELLING UNITS

In the "Construction of Dwelling Units" table, dwelling unit counts are based on permits issued by the Planning, Property & Development Department. This is not the same as housing starts. Housing starts statistics published by Canada

Mortgage and Housing are based on physical construction activity as observed by that agency. In the case of multi-unit residential projects involving partial permits, the dwelling units are not counted until the last major permit (usually the superstructure permit) has been issued.



HOW TO CONTACT US

The Planning, Property & Development Department is located in the Fort Garry Place Complex at 30 Fort Street (behind the Fort Garry Hotel). If you have questions about this summary or any of our services, please call our Customer Service Telephone Line at:

204-986-3500, or email us at ppd-help@winnipeg.ca.