



PLANNING, PROPERTY AND
DEVELOPMENT DEPARTMENT

Winnipeg Building Permits Summary



MAY 2009

THIS MONTH AT A GLANCE:

Number of permits issued

Residential	682
Non-Residential	256
Total	938
Compared to this month last year	-4%

Value of permits issued

Residential	\$39,707,740
Non-Residential	\$26,756,990
Total	\$66,464,730
Compared to this month last year	-25%

Dwelling Units

Constructed	121
Demolished	17

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		
	2009	2008	Change	2009	2008	Change	2009	2008	Change	2009	2008	Change
Residential												
Single	21,545	25,081	-14%	77,041	105,162	-27%	147	175	-16%	528	757	-30%
Semi	435	577	-25%	435	2,917	-85%	3	4	-25%	3	29	-90%
Row	871	0	0%	871	3,016	-71%	4	1	300%	19	29	-34%
Apartment	1,350	14,215	-91%	41,806	32,761	28%	5	5	0%	13	21	-38%
Alterations/Additions	15,507	11,023	41%	38,619	41,543	-7%	523	544	-4%	1458	1605	-9%
Total, Residential	39,708	50,896	-22%	158,772	185,400	-14%	682	729	-6%	2021	2441	-17%
Non-Residential												
Alterations/Additions	19,191	21,588	-11%	100,350	89,115	13%	244	234	4%	921	947	-3%
Commercial	1,600	4,415	-64%	10,774	15,205	-29%	4	4	0%	21	16	31%
Industrial	1,560	4,649	-66%	7,363	5,075	45%	3	6	-50%	10	10	0%
Office	65	4,180	-98%	17,714	9,243	92%	1	4	-75%	5	11	-55%
Hotel/Motel	0	0	0%	4,100	0	0%	0	0	0%	1	0	0%
Public Buildings/Theatres	821	3,116	-74%	36,537	15,920	129%	1	2	-50%	6	8	-25%
Institutional	3,520	0	0%	5,700	11,732	-51%	3	0	0%	7	4	75%
Total, Non-Residential	26,757	37,948	-29%	182,538	146,290	25%	256	250	2%	971	996	-3%
Total	66,465	88,844	-25%	341,309	331,690	3%	938	979	-4%	2992	3437	-13%

■ 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	2,828	6,710	13,012	13,069	41,422	77,041
Semi	0	0	435	0	0	435
Row	0	0	871	0	0	871
Apartment	6,000	0	600	2,006	33,200	41,806
Alterations/Additions	12,151	5,826	10,103	3,995	6,544	38,619
Total, Residential	20,979	12,536	25,021	19,070	81,166	158,772
Non-Residential						
Alterations/Additions	30,591	19,267	25,323	7,613	17,556	100,350
Commercial	1,148	1,680	2,386	1,500	4,060	10,774
Industrial	12	2,400	0	1,160	3,791	7,363
Office	0	0	9,899	65	7,750	17,714
Hotel/Motel	0	4,100	0	0	0	4,100
Public Buildings/Theatres	30,720	1,917	0	0	3,900	36,537
Institutional	3,520	0	500	180	1,500	5,700
Total, Non-Residential	65,991	29,363	38,108	10,518	38,557	182,538
Total, 2009	86,970	41,900	63,129	29,588	119,723	341,309
Total, 2008	52,698	59,018	61,309	42,965	115,699	331,690
Change	65%	-29%	3%	-31%	3%	3%

COMMUNITY ANALYSIS

■ Permit Activity by Community

COMMUNITY	VALUE IN \$000						NUMBER OF PERMITS ISSUED					
	MONTH			YEAR TO DATE			MONTH			YEAR TO DATE		
	2009	2008	Change	2009	2008	Change	2009	2008	Change	2009	2008	Change
City Centre	13,399	16,517	-19%	86,970	52,698	65%	200	195	3%	653	728	-10%
Assiniboia	9,823	12,463	-21%	41,900	59,018	-29%	146	153	-5%	434	509	-15%
Lord Selkirk-West Kildonan	17,124	11,925	44%	63,129	61,309	3%	196	167	17%	656	688	-5%
East Kildonan-Transcona	9,347	11,924	-22%	29,588	42,965	-31%	149	192	-22%	433	563	-23%
Riel	16,772	36,014	-53%	119,723	115,699	3%	247	272	-9%	816	949	-14%
Total	66,465	88,844	-25%	341,309	331,690	3%	938	979	-4%	2992	3437	-13%

■ Construction of Dwelling Units

COMMUNITY	MONTH								YEAR TO DATE							
	Single	Semi	Row	Apt	Total	% of Total	2008	Change	Single	Semi	Row	Apt	Total	% of Total	2008	Change
City Centre	6	0	0	0	6	5%	1	500%	16	0	0	48	64	9%	130	-51%
Assiniboia	12	0	0	0	12	10%	7	71%	27	0	0	0	27	4%	31	-13%
Lord Selkirk-West Kildonan	22	2	4	0	28	23%	38	-26%	73	2	4	7	86	13%	253	-66%
East Kildonan-Transcona	24	0	0	0	24	20%	40	-40%	97	0	0	12	109	16%	189	-42%
Riel	50	1	0	0	51	42%	147	-65%	211	1	12	164	388	58%	401	-3%
Total	114	3	4	0	121	100%	233	-48%	424	3	16	231	674	100%	1004	-33%
% of Total	94%	2%	3%	0%	100%				63%	0%	2%	33%	100%			
Total, 2008	140	4	6	83	233				625	25	31	323	1,004			
Change	-19%	-25%	-33%	100%	-48%				-32%	-88%	-48%	-28%	-33%			

■ Demolition of Dwelling Units

SUMMARY	MONTH					YEAR TO DATE				
	SINGLE	SEMI	ROW	APT	TOTAL	SINGLE	SEMI	ROW	APT	TOTAL
Total, 2009	16	1	0	0	17	52	3	0	0	55
% of Total	94%	6%	0%	0%	100%	95%	5%	0%	0%	100%
Total, 2008	11	1	0	0	12	45	3	0	0	48
Change	45%	0%	0%	0%	42%	16%	0%	0%	0%	15%

Major Projects

ADDRESS	BUILDING PERMIT DESCRIPTION	VALUE (\$)
700 William AVE	Interior Alteration Hospital	3,800,000
400 Stradbrook AVE	Repair Apartments	540,362
1425 Regent AVE	Interior Alteration Casino	1,769,000
301 Mandalay DR	Alter Exterior Apartments	560,000
305 Mandalay DR	Alter Exterior Apartments	560,000
1910 Pembina HWY	Alter Exterior Shopping Centre	1,400,000
1070 Dominion ST	Partial Permit-Foundation School	2,800,000
1790 Portage AVE	Interior Alteration Apartments	600,000
230 Princess ST	Alter Exterior Residential Multi-Use	500,000
476 Kenaston BLVD	Alter Exterior Apartments	609,882
3977 Portage AVE	Construct New Exhibition Hall	821,400
87 Marine DR	Construct New SFD & Att. Gar.	500,000
50 Southpark DR	Interior Alteration Apartments	650,000
349 Edison AVE	Interior Alteration Apartments	700,000
191 Lombard AVE	Alter Exterior Office	519,520
199 Commerce DR	Construct New Warehouse	1,500,000
820 Sherbrook ST	Interior Alteration Hospital	1,200,000
26 Bur Oaks COVE	Partial Permit-Foundation SFD & Att. Gar.	500,000
3310 Portage AVE	Alter Exterior Shopping Centre	700,000
915 Elgin AVE	Partial Permit-Foundation Commercial	500,000
1840 Burrows AVE	Alter Exterior Row Housing	1,600,000
530 Waterfront DR	Partial Permit-Foundation Apartments	600,000
548 Furby PL	Partial Permit-Foundation Day Care Centre	720,000
680 Pembina HWY	Partial Permit-Foundation Commercial	650,000

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 and 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 and 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 and 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: 311 or email us at ppd-help@winnipeg.ca.