



PLANNING, PROPERTY AND  
DEVELOPMENT DEPARTMENT

# Winnipeg Building Permits Summary



## AUGUST 2009

### THIS MONTH AT A GLANCE:

#### *Number of permits issued*

Residential -----	682
Non-Residential -----	217
Total -----	899
Compared to this month last year -----	-3%

#### *Value of permits issued*

Residential -----	\$30,986,213
Non-Residential -----	\$56,607,372
Total -----	\$87,593,586
Compared to this month last year -----	5%

#### *Dwelling Units*

Constructed -----	110
Demolished -----	11

# 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
<b>Residential</b>												
Single	19,327	17,670	9%	134,054	162,991	-18%	130	144	-10%	944	1209	-22%
Semi	289	1,644	-82%	1,139	5,143	-78%	2	10	-80%	9	42	-79%
Row	0	5,275	-100%	4,871	13,917	-65%	0	29	-100%	29	104	-72%
Apartment	1,432	3,480	-59%	57,892	70,520	-18%	2	1	100%	29	34	-15%
Alterations/Additions	9,939	12,510	-21%	71,014	75,893	-6%	548	505	9%	3247	3235	0%
<b>Total, Residential</b>	<b>30,986</b>	<b>40,579</b>	<b>-24%</b>	<b>268,970</b>	<b>328,464</b>	<b>-18%</b>	<b>682</b>	<b>689</b>	<b>-1%</b>	<b>4258</b>	<b>4624</b>	<b>-8%</b>
<b>Non-Residential</b>												
Alterations/Additions	31,385	15,053	108%	188,120	157,127	20%	198	223	-11%	1613	1632	-1%
Commercial	4,323	10,890	-60%	22,107	74,074	-70%	6	7	-14%	38	50	-24%
Industrial	1,632	12,499	-87%	53,910	23,631	128%	5	9	-44%	25	29	-14%
Office	5,880	0	0%	48,913	45,319	8%	2	0	0%	12	22	-45%
Hotel/Motel	0	0	0%	5,900	0	0%	0	0	0%	2	0	0%
Public Buildings/Theatres	9,935	4,089	143%	99,864	22,967	335%	2	2	0%	10	13	-23%
Institutional	3,453	0	0%	26,707	13,950	91%	4	0	0%	15	6	150%
<b>Total, Non-Residential</b>	<b>56,607</b>	<b>42,533</b>	<b>33%</b>	<b>445,521</b>	<b>337,068</b>	<b>32%</b>	<b>217</b>	<b>241</b>	<b>-10%</b>	<b>1715</b>	<b>1752</b>	<b>-2%</b>
<b>Total</b>	<b>87,594</b>	<b>83,111</b>	<b>5%</b>	<b>714,491</b>	<b>665,533</b>	<b>7%</b>	<b>899</b>	<b>930</b>	<b>-3%</b>	<b>5973</b>	<b>6376</b>	<b>-6%</b>

## ■ 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	
<b>Residential</b>						
Single	3,522	11,622	23,015	26,681	69,214	134,054
Semi	250	0	435	165	289	1,139
Row	0	0	4,871	0	0	4,871
Apartment	6,674	1,083	2,000	14,935	33,200	57,892
Alterations/Additions	22,390	11,403	14,849	8,100	14,272	71,014
<b>Total, Residential</b>	<b>32,836</b>	<b>24,108</b>	<b>45,170</b>	<b>49,881</b>	<b>116,976</b>	<b>268,970</b>
<b>Non-Residential</b>						
Alterations/Additions	45,095	35,954	54,963	13,330	38,778	188,120
Commercial	1,719	5,800	8,356	2,100	4,132	22,107
Industrial	12,012	33,060	2,130	2,060	4,648	53,910
Office	120	15,000	12,499	3,944	17,350	48,913
Hotel/Motel	0	5,900	0	0	0	5,900
Public Buildings/Theatres	81,920	10,207	3,837	0	3,900	99,864
Institutional	20,920	82	500	276	4,929	26,707
<b>Total, Non-Residential</b>	<b>161,786</b>	<b>106,003</b>	<b>82,285</b>	<b>21,710</b>	<b>73,737</b>	<b>445,521</b>
<b>Total, 2009</b>	<b>194,622</b>	<b>130,111</b>	<b>127,455</b>	<b>71,591</b>	<b>190,712</b>	<b>714,491</b>
<b>Total, 2008</b>	<b>110,129</b>	<b>100,666</b>	<b>140,895</b>	<b>85,218</b>	<b>228,625</b>	<b>665,533</b>
<b>Change</b>	<b>77%</b>	<b>29%</b>	<b>-10%</b>	<b>-16%</b>	<b>-17%</b>	<b>7%</b>

# 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	10,941	24,098	-55%	194,622	110,129	77%	180	198	-9%	1241	1332	-7%
Assiniboia	14,183	16,126	-12%	130,111	100,666	29%	119	127	-6%	877	904	-3%
Lord Selkirk-West Kildonan	24,289	9,195	164%	127,455	140,895	-10%	161	199	-19%	1225	1324	-7%
East Kildonan-Transcona	9,122	11,229	-19%	71,591	85,218	-16%	155	149	4%	960	1043	-8%
Riel	29,060	22,463	29%	190,712	228,625	-17%	284	257	11%	1670	1773	-6%
<b>Total</b>	<b>87,594</b>	<b>83,111</b>	<b>5%</b>	<b>714,491</b>	<b>665,533</b>	<b>7%</b>	<b>899</b>	<b>930</b>	<b>-3%</b>	<b>5973</b>	<b>6376</b>	<b>-6%</b>

## ■ 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	3	2	0	0	5	5%	9	-44%	22	2	0	48	72	5%	167	-57%
Assiniboia	7	0	0	0	7	6%	3	233%	51	0	0	0	51	4%	44	16%
Lord Selkirk-West Kildonan	22	0	0	0	22	20%	32	-31%	139	2	14	13	168	13%	381	-56%
East Kildonan-Transcona	33	0	0	0	33	30%	39	-15%	202	4	0	297	503	38%	328	53%
Riel	41	2	0	0	43	39%	45	-4%	352	3	12	164	531	40%	781	-32%
<b>Total</b>	<b>106</b>	<b>4</b>	<b>0</b>	<b>0</b>	<b>110</b>	<b>100%</b>	<b>128</b>	<b>-14%</b>	<b>766</b>	<b>11</b>	<b>26</b>	<b>522</b>	<b>1,325</b>	<b>100%</b>	<b>1701</b>	<b>-22%</b>
% of Total	96%	4%	0%	0%	100%				58%	1%	2%	31%	100%			
Total, 2008	109	8	11	16	144				981	36	74	610	1,701			
Change	-3%	-50%	-100%	100%	-24%				-22%	-69%	-65%	-14%	-22%			

## ■ Demolition of Dwelling Units

SUMMARY	MONTH					YEAR TO DATE				
	SINGLE	SEMI	ROW	APT	TOTAL	SINGLE	SEMI	ROW	APT	TOTAL
Total, 2009	4	7	0	0	11	77	10	0	0	87
% of Total	36%	64%	0%	0%	100%	89%	11%	0%	0%	100%
Total, 2008	11	2	4	0	17	88	7	4	0	99
Change	-64%	250%	-100%	0%	-35%	-13%	43%	-100%	0%	-12%

## Major Projects

ADDRESS	BUILDING PERMIT DESCRIPTION		VALUE (\$)
1873 Inkster BLVD	Interior Alteration	Office	507,500
30 Victor Pleshko PL	Partial Permit-Foundation	SFD & Att. Gar.	509,000
521 Bannatyne AVE	Partial Permit-Foundation	Residential Multi-Use	1,400,000
975 Thomas AVE	Partial Permit-Foundation	Multi-Tenant Office/Ware	831,800
1070 Dominion ST	Construct Addition	School	4,200,000
680 Pembina HWY	Construct Addition	Commercial	650,000
1 Dr. David Friesen DR	Interior Alteration	Office Multi-tenant	4,114,000
1485 Portage AVE	Interior Alteration	Shopping Centre	1,500,000
51 Prominence PT	Partial Permit-Foundation	SFD & Att. Gar.	600,000
1 Research RD	Partial Permit-Foundation	University / College	3,040,000
5 Midland ST	Partial Permit-Foundation	Warehouse	600,020
100 King ST	Partial Permit-Foundation	Parkade - above ground	2,400,000
90 Sinclair ST	Partial Permit-Struct. Frame	Community Centre	1,644,507
3969 Portage AVE	Partial Permit-Foundation	Arena	8,290,000
332 Bannatyne AVE	Interior Alteration	Office Multi-tenant	600,000
2610 McPhillips ST	Partial Permit-Struct. Frame	Auto Dealership	1,650,000
1576 Regent AVE	Interior Alteration	Dept Store	500,000
144 Dysart RD	Interior Alteration	University / College	660,000
1717 Gateway RD	Structural Alteration	Arena	1,000,000
545 University CRES	Alter Exterior	University / College	1,164,000
15 Barnes ST	Construct New	Gov't Office	5,760,000
145 Pacific AVE	Interior Alteration	Office	9,360,323

## 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. Hous-

ing 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](mailto:ppd-help@winnipeg.ca).