

Municipality of Lakeshore – Report to Council

Growth & Sustainability

Building Services



To: Mayor & Members of Council

From: Morris Harding, Division Leader – Building & Chief Building Official

Date: January 18, 2022

Subject: Quarterly Building Activity Report – 2021 Q4

Recommendation

This report is provided for information only.

Background

The Building Activity Report is a quarterly report prepared to provide a comparison of building activity with the same periods in 2019, 2020 and 2021.

Comments

The report also provides a comparison of construction value for the same periods at similar quarter ends.

Year to Date Totals	2021	2020	2019
Number of Permits as of December 31 st	1003	926	773
This comprises the following units:			
New Single Family Dwellings	206	183	141
New Homes (Semi Detached 2 Units)	25	8	0
New Homes (Multi-Unit Buildings)	82	115	28
Total Dwelling Units Created	313	306	169

Type of Permit	2021	2020	2019
Home Additions / Renovations	81	75	53
Plumbing/Waterline	55	62	31
Commercial (New)	2	6	7
Commercial (Renovations & Additions)	19	15	19
Industrial (New)	0	1	1
Industrial (Renovations and Additions)	5	3	6
Institutional (New)	1	0	0
Institutional (Renovations and Additions)	6	4	2
Agricultural Structures	21	26	18
Garages & Sheds	91	85	102
Swimming Pools	158	122	88
Fences	115	109	124
Decks	13	21	28
Septic Systems	59	58	51
Demolition	24	19	34
Fills	1	1	1
Tents	19	3	22
Signs	13	7	7
Solar Panels	0	1	4
Wind Turbines	0	0	0
Mobile Homes	4	1	6
Liquor Licenses	3	1	0

Construction Value to Date (as of December 31 st)	2021	2020	2019
All Permit Types	\$190,299,190.00	\$178,565,431.00	\$105,427,555.00
New Residential	\$160,375,477.00	\$149,254,354.00	\$71,952,203.00
New Non-Residential	\$955,125.00	\$8,630,000.00	\$16,335,000.00

Building Department Activity (as of December 31st)

Building Inspections: 7384

Zoning Letters: 113

By-law Enforcement (as of December 31st)

Complaints in Queue: 0

Complaints in Progress: 29

Complaints Closed: 321

Due to the COVID 19 Emergency Orders, the By-Law division has concentrated substantial amounts of time patrolling Municipality owned properties such as parks and marinas as well as private properties.

Financial Impacts

The 2021 anticipated revenue is set in the Budget at \$775,000.00. The revenue to the end of December/21 is \$1,067,596.82. This represents a 27.41% (\$ 292,596.82) increase in revenue expected for the entire year.

As the Building Department is self-funded according to the *Building Code Act*, any surplus or deficit in operations will close out to the Building Services- Operational Reserve.

Report Approval Details

Document Title:	Quarterly Building Activity Report - 2021 Q4.docx
Attachments:	
Final Approval Date:	Jan 13, 2022

This report and all of its attachments were approved and signed as outlined below:

Morris Harding

Tammie Ryall

Justin Rousseau

Kristen Newman

Truper McBride