



PLANNING, PROPERTY AND  
DEVELOPMENT DEPARTMENT

# Winnipeg Building Permits Summary



## MARCH 2009

### THIS MONTH AT A GLANCE:

#### *Number of permits issued*

Residential .....	341
Non-Residential .....	199
Total .....	540
Compared to this month last year .....	3%

#### *Value of permits issued*

Residential .....	\$34,520,304
Non-Residential .....	\$19,851,662
Total .....	\$54,371,966
Compared to this month last year .....	-10%

#### *Dwelling Units*

Constructed .....	238
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	17,413	19,432	-10%	42,759	59,167	-28%	119	139	-14%	282	424	-33%
Semi	0	1,883	-100%	0	2,340	-100%	0	13	-100%	0	17	-100%
Row	0	1,000	-100%	0	1,944	-100%	12	12	0%	15	16	-6%
Apartment	11,336	11,592	-2%	34,456	17,376	98%	3	6	-50%	7	11	-36%
Alterations/Additions	5,771	9,830	-41%	16,906	22,264	-24%	207	168	23%	550	635	-13%
<b>Total, Residential</b>	<b>34,520</b>	<b>43,736</b>	<b>-21%</b>	<b>94,121</b>	<b>103,091</b>	<b>-9%</b>	<b>341</b>	<b>338</b>	<b>1%</b>	<b>854</b>	<b>1103</b>	<b>-23%</b>
<b>Non-Residential</b>												
Alterations/Additions	12,676	11,723	8%	42,609	44,706	-5%	189	178	6%	538	530	2%
Commercial	926	2,000	-54%	6,108	7,030	-13%	3	2	50%	10	8	25%
Industrial	4,202	0	0%	5,462	426	1182%	5	0	0%	6	4	50%
Office	0	2,072	-100%	11,735	5,063	132%	0	2	-100%	3	7	-57%
Hotel/Motel	0	0	0%	4,100	0	0%	0	0	0%	1	0	0%
Public Buildings/Theatres	548	164	233%	4,995	5,604	-11%	1	3	-67%	3	5	-40%
Institutional	1,500	392	283%	2,000	392	411%	1	1	0%	2	1	100%
<b>Total, Non-Residential</b>	<b>19,852</b>	<b>16,352</b>	<b>21%</b>	<b>77,009</b>	<b>63,221</b>	<b>22%</b>	<b>199</b>	<b>186</b>	<b>7%</b>	<b>563</b>	<b>555</b>	<b>1%</b>
<b>Total</b>	<b>54,372</b>	<b>60,088</b>	<b>-10%</b>	<b>171,130</b>	<b>166,312</b>	<b>3%</b>	<b>540</b>	<b>524</b>	<b>3%</b>	<b>1417</b>	<b>1658</b>	<b>-15%</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	985	3,610	8,305	7,436	22,423	42,759
Semi	0	0	0	0	0	0
Row	0	0	0	0	0	0
Apartment	0	0	0	1,256	33,200	34,456
Alterations/Additions	6,626	2,195	4,251	1,116	2,719	16,906
<b>Total, Residential</b>	<b>7,611</b>	<b>5,805</b>	<b>12,556</b>	<b>9,808</b>	<b>58,342</b>	<b>94,121</b>
<b>Non-Residential</b>						
Alterations/Additions	10,082	14,755	10,522	2,765	4,485	42,609
Commercial	458	540	0	1,500	3,610	6,108
Industrial	12	900	0	1,100	3,450	5,462
Office	0	0	3,985	0	7,750	11,735
Hotel/Motel	0	4,100	0	0	0	4,100
Public Buildings/Theatres	0	1,095	0	0	3,900	4,995
Institutional	0	0	500	0	1,500	2,000
<b>Total, Non-Residential</b>	<b>10,552</b>	<b>21,390</b>	<b>15,007</b>	<b>5,365</b>	<b>24,695</b>	<b>77,009</b>
<b>Total, 2009</b>	<b>18,163</b>	<b>27,194</b>	<b>27,563</b>	<b>15,173</b>	<b>83,037</b>	<b>171,130</b>
<b>Total, 2008</b>	<b>29,552</b>	<b>28,823</b>	<b>34,168</b>	<b>23,895</b>	<b>49,875</b>	<b>166,312</b>
<b>Change</b>	<b>-39%</b>	<b>-6%</b>	<b>-19%</b>	<b>-37%</b>	<b>66%</b>	<b>3%</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	6,762	16,617	-59%	18,163	29,552	-39%	129	94	37%	322	401	-20%
Assiniboia	6,993	11,282	-38%	27,194	28,823	-6%	79	91	-13%	201	232	-13%
Lord Selkirk-West Kildonan	7,527	10,891	-31%	27,563	34,168	-19%	86	108	-20%	295	349	-15%
East Kildonan-Transcona	5,916	8,572	-31%	15,173	23,895	-37%	70	78	-10%	187	236	-21%
Riel	27,174	12,725	114%	83,037	49,875	66%	176	153	15%	412	440	-6%
<b>Total</b>	<b>54,372</b>	<b>60,088</b>	<b>-10%</b>	<b>171,130</b>	<b>166,312</b>	<b>3%</b>	<b>540</b>	<b>524</b>	<b>3%</b>	<b>1417</b>	<b>1658</b>	<b>-15%</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	1	0	0	0	1	0%	119	-99%	5	0	0	0	5	1%	126	-96%
Assiniboia	4	0	0	0	4	2%	7	-43%	11	0	0	0	11	3%	16	-31%
Lord Selkirk-West Kildonan	12	0	0	0	12	5%	38	-68%	39	0	0	0	39	9%	179	-78%
East Kildonan-Transcona	30	0	0	8	38	16%	27	41%	55	0	0	8	63	15%	113	-44%
Riel	48	0	12	123	183	77%	61	200%	118	0	12	164	294	71%	167	76%
<b>Total</b>	<b>95</b>	<b>0</b>	<b>12</b>	<b>131</b>	<b>238</b>	<b>100%</b>	<b>252</b>	<b>-6%</b>	<b>228</b>	<b>0</b>	<b>12</b>	<b>172</b>	<b>412</b>	<b>100%</b>	<b>601</b>	<b>-31%</b>
% of Total	40%	0%	5%	55%	100%				55%	0%	3%	42%	100%			
Total, 2008	118	7	10	117	252				356	13	13	219	601			
Change	-19%	-100%	20%	12%	-6%				-36%	-100%	-8%	-21%	-31%			

## ■ Demolition of Dwelling Units

SUMMARY	MONTH					YEAR TO DATE				
	SINGLE	SEMI	ROW	APT	TOTAL	SINGLE	SEMI	ROW	APT	TOTAL
Total, 2009	11	0	0	0	11	26	2	0	0	28
% of Total	100%	0%	0%	0%	100%	93%	7%	0%	0%	100%
Total, 2008	7	0	0	0	7	27	1	0	0	28
Change	57%	0%	0%	0%	57%	-4%	100%	0%	0%	0%

## Major Projects

ADDRESS	BUILDING PERMIT DESCRIPTION	VALUE (\$)
1874 Main ST	Construct Addition School	1,750,000
444 St Mary AVE	Interior Alteration Office Multi-use	1,210,440
477 Westwood DR	Alter Exterior Restaurants	1,200,000
40 Shore ST	Construct New Apartments	5,000,000
60 Shore ST	Construct New Apartments	6,000,000
474 South DR	Interior Alteration SFD	650,000
188 Dysart RD	Partial Permit-Foundation University / College	1,500,000
201 Weston ST	Interior Alteration Warehouse	691,000
500 Pandora AVE	Partial Permit-Struct. Frame Industrial	900,000
235 Vermillion RD	Interior Alteration Retail Store	800,000
3977 Portage AVE	Partial Permit-Foundation Exhibition Hall	547,600
345 De Baets ST	Partial Permit-Foundation Factory	2,190,000
1626 Ness AVE	Partial Permit-Foundation Gas Service Store	540,000
1588 King Edward ST	Construct New Warehouse	900,000
1483 McCreary RD	Construct New SFD & Att. Gar.	1,300,000
2200 Grant AVE	Interior Alteration School	528,176
1397 Buffalo PL	Interior Alteration Church	1,200,000

## 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. 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).