



PLANNING, PROPERTY AND
DEVELOPMENT DEPARTMENT

Winnipeg Building Permits Summary



APRIL 2009

THIS MONTH AT A GLANCE:

Number of permits issued

Residential	485
Non-Residential	152
Total	637
Compared to this month last year	-20%

Value of permits issued

Residential	\$24,942,924
Non-Residential	\$78,772,022
Total	\$103,714,946
Compared to this month last year	36%

Dwelling Units

Constructed	141
Demolished	10

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	12,737	20,914	-39%	55,496	80,081	-31%	99	158	-37%	381	582	-35%
Semi	0	0	0%	0	2,340	-100%	0	8	-100%	0	25	-100%
Row	0	1,072	-100%	0	3,016	-100%	0	12	-100%	15	28	-46%
Apartment	6,000	1,170	413%	40,456	18,546	118%	1	5	-80%	8	16	-50%
Alterations/Additions	6,206	8,257	-25%	23,112	30,521	-24%	385	426	-10%	935	1061	-12%
Total, Residential	24,943	31,412	-21%	119,064	134,504	-11%	485	609	-20%	1339	1712	-22%
Non-Residential												
Alterations/Additions	38,551	22,821	69%	81,159	67,527	20%	139	183	-24%	677	713	-5%
Commercial	3,066	3,760	-18%	9,174	10,790	-15%	7	4	75%	17	12	42%
Industrial	341	0	0%	5,803	426	1262%	1	0	0%	7	4	75%
Office	5,914	0	0%	17,649	5,063	249%	1	0	0%	4	7	-43%
Hotel/Motel	0	0	0%	4,100	0	0%	0	0	0%	1	0	0%
Public Buildings/Theatres	30,720	7,200	327%	35,715	12,804	179%	2	1	100%	5	6	-17%
Institutional	180	11,340	-98%	2,180	11,732	-81%	2	3	-33%	4	4	0%
Total, Non-Residential	78,772	45,121	75%	155,781	108,342	44%	152	191	-20%	715	746	-4%
Total	103,715	76,534	36%	274,845	242,846	13%	637	800	-20%	2054	2458	-16%

■ 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	1,715	4,454	10,262	9,320	29,744	55,496
Semi	0	0	0	0	0	0
Row	0	0	0	0	0	0
Apartment	6,000	0	0	1,256	33,200	40,456
Alterations/Additions	8,248	3,295	5,755	2,165	3,648	23,112
Total, Residential	15,963	7,749	16,018	12,742	66,593	119,064
Non-Residential						
Alterations/Additions	26,378	16,552	17,702	4,719	15,807	81,159
Commercial	498	1,680	1,886	1,500	3,610	9,174
Industrial	12	900	0	1,100	3,791	5,803
Office	0	0	9,899	0	7,750	17,649
Hotel/Motel	0	4,100	0	0	0	4,100
Public Buildings/Theatres	30,720	1,095	0	0	3,900	35,715
Institutional	0	0	500	180	1,500	2,180
Total, Non-Residential	57,608	24,328	29,987	7,499	36,358	155,781
Total, 2009	73,571	32,077	46,005	20,241	102,951	274,845
Total, 2008	36,181	46,555	49,385	31,041	79,685	242,846
Change	103%	-31%	-7%	-35%	29%	13%

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	55,409	6,629	736%	73,571	36,181	103%	131	132	-1%	453	533	-15%
Assiniboia	4,883	17,732	-72%	32,077	46,555	-31%	87	124	-30%	288	356	-19%
Lord Selkirk-West Kildonan	18,442	15,217	21%	46,005	49,385	-7%	165	172	-4%	460	521	-12%
East Kildonan-Transcona	5,068	7,146	-29%	20,241	31,041	-35%	97	135	-28%	284	371	-23%
Riel	19,914	29,810	-33%	102,951	79,685	29%	157	237	-34%	569	677	-16%
Total	103,715	76,534	36%	274,845	242,846	13%	637	800	-20%	2054	2458	-16%

■ 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	5	0	0	48	53	38%	3	1667%	10	0	0	48	58	10%	129	-55%
Assiniboia	4	0	0	0	4	3%	8	-50%	15	0	0	0	15	3%	24	-38%
Lord Selkirk-West Kildonan	12	0	0	7	19	13%	36	-47%	51	0	0	7	58	10%	215	-73%
East Kildonan-Transcona	18	0	0	4	22	16%	36	-39%	73	0	0	12	85	15%	149	-43%
Riel	43	0	0	0	43	30%	87	-51%	161	0	12	164	337	61%	254	33%
Total	82	0	0	59	141	100%	170	-17%	310	0	12	231	553	100%	771	-28%
% of Total	58%	0%	0%	42%	100%				56%	0%	2%	40%	100%			
Total, 2008	129	8	12	21	170				485	21	25	240	771			
Change	-36%	-100%	-100%	181%	-17%				-36%	-100%	-52%	-4%	-28%			

■ Demolition of Dwelling Units

SUMMARY	MONTH					YEAR TO DATE				
	SINGLE	SEMI	ROW	APT	TOTAL	SINGLE	SEMI	ROW	APT	TOTAL
Total, 2009	10	0	0	0	10	36	2	0	0	38
% of Total	100%	0%	0%	0%	100%	95%	5%	0%	0%	100%
Total, 2008	7	1	0	0	8	34	2	0	0	36
Change	43%	-100%	0%	0%	25%	6%	0%	0%	0%	6%

Major Projects

ADDRESS	BUILDING PERMIT DESCRIPTION	VALUE (\$)
1430 Ellice AVE	Partial Permit-Foundation Retail Store	600,000
1485 Portage AVE	Interior Alteration Shopping Centre	800,000
1051 Winnipeg AVE	Partial Permit-Foundation Supermarket	1,280,000
711 Jefferson AVE	Construct Addition School	4,200,000
2340 Pembina HWY	Construct Addition Hospital	9,000,000
1626 Ness AVE	Construct New Gas Service Store	540,000
210 Oakland AVE	Repair Parkade - below ground	1,332,219
360 Portage AVE	Interior Alteration Bank	852,794
409 Tache AVE	Interior Alteration Hospital	1,277,607
1525 Buffalo PL	Interior Alteration Office	8,400,000
269 Main ST	Interior Alteration Office Multi-tenant	507,000
360 Main ST	Interior Alteration Retail Store	800,000
545 Christie RD	Construct New SFD & Att. Gar.	550,000
85 Waterfront DR	Partial Permit-Foundation Museum	30,720,000
1284 Main ST	Construct New Gov't Office	5,914,200
140 Otter ST	Construct Addition Industrial	4,825,000
2305 McPhillips ST	Interior Alteration Shopping Centre	1,036,000
500 Lindenwood DR	Construct New Apartments	6,000,000
83 Autumnview DR	Construct New SFD & Att. Gar.	550,000

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.

