



Hamilton

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## **BUILDING DIVISION PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT MONTHLY PERMIT REPORT**

To Subscribers:

Re: Monthly Report for the month of December 2019

The Building Division report of building activity for December 2019 is enclosed for your perusal.

In December the Division issued \$95.16 million in building permits. There were 329 building permits and 138 zoning verification/property reports issued.

For the month, the residential component was the strongest accounting for 82.60% of the month's total and is valued at \$78.60 million. Of the 178 permits in the residential category, 59 permits were issued for new single family dwellings at a total value of \$14.37 million. Commercial activity accounts for 11.44% or \$10.88 million with 45 permits issued. Industrial activity accounts for 1.93% or \$1.84 million and the government and institutional activity accounts for 3.22% or \$3.06 million.

For the eighth consecutive year and ninth time in the past ten years, construction activity within the City of Hamilton exceeded the \$1 billion mark. 2019 reached the \$1.4 billion mark for only the second time (previously in 2012) totalling \$1.409 billion from 7,366 issued building permits.

Residential sector activity remained high with over \$834 million in construction or 61.2% of the annual total. The ICI sector (Industrial, Commercial, and Institutional) produced a healthy \$519 million worth of construction and 1,489 in building permits issued.

We trust these comments will aid you in the understanding of this report.

Yours truly,

Ed VanderWindt  
Chief Building Official

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**THE CITY OF HAMILTON**

**REPORT OF BUILDING AND DEMOLITION  
PERMITS ISSUED DURING THE MONTH OF**

**DECEMBER, 2019**

**Prepared by  
Building Division**



Hamilton

**TOTALS FOR THE MONTH OF DECEMBER 2019**

<b>CONSTRUCTION VALUE</b>	<b>\$95,162,359</b>
<b>BUILDING PERMITS ISSUED</b>	<b>329</b>
<b>ZONING &amp; PROPERTY REPORTS ISSUED</b>	<b>138</b>

**5 YEAR SUMMARY OF CONSTRUCTION VALUES AND PERMITS**

**YEAR TO DATE FOR THE MONTH ENDING DECEMBER**

YEAR	CONSTRUCTION VALUE	BUILDING PERMITS ISSUED	ZONING & PROPERTY REPORTS ISSUED
<b>2015</b>	\$1,108,192,846	8,194	2,145
<b>2016</b>	\$1,056,237,746	8,987	1,981
<b>2017</b>	\$1,364,145,419	8,621	2,153
<b>2018</b>	\$1,264,757,129	8,217	2,116
<b>2019</b>	<b>\$1,408,521,764</b>	<b>7,366</b>	<b>1,958</b>

**12-MONTH PERIOD ENDING DECEMBER**

YEAR	CONSTRUCTION VALUE	NO. OF PERMITS ISSUED
<b>2015</b>	\$ 1,108,192,846	8,194
<b>2016</b>	\$ 1,056,237,746	8,987
<b>2017</b>	\$ 1,364,145,419	8,621
<b>2018</b>	\$ 1,264,757,129	8,217
<b>2019</b>	<b>\$ 1,408,521,764</b>	<b>7,366</b>

### 3 YEAR AVERAGE TRENDS

#### YEAR TO DATE FOR THE MONTH ENDING DECEMBER

SECTOR	3-YEAR AVERAGE CONSTRUCTION VALUE	YEAR TO DATE TOTAL	%	CHANGE
<b>I.C.I.</b>	<b>\$418,208,742</b>	<b>\$518,168,507</b>	<b>▲</b>	<b>23.9%</b>
Industrial	120,595,100	225,306,551	▲	86.8%
Commercial	135,641,213	138,369,667	▲	2.0%
Institutional	161,972,429	154,492,289	▼	- 4.6%
<b>RESIDENTIAL</b>	<b>\$793,488,636</b>	<b>\$862,400,068</b>	<b>▲</b>	<b>8.7%</b>
<b>MISCELLANEOUS</b>	<b>\$16,682,719</b>	<b>\$27,953,189</b>	<b>▲</b>	<b>67.6%</b>
<b>TOTAL</b>	<b>\$1,228,380,097</b>	<b>\$1,408,521,764</b>	<b>▲</b>	<b>14.7%</b>

SECTOR	3-YEAR AVERAGE PERMITS ISSUED	YEAR TO DATE TOTAL	%	CHANGE
<b>I.C.I.</b>	<b>975</b>	<b>1,040</b>	<b>▲</b>	<b>6.7%</b>
Industrial	183	215	▲	17.5%
Commercial	631	656	▲	4.0%
Institutional	161	169	▲	5.2%
<b>RESIDENTIAL</b>	<b>5,899</b>	<b>5,012</b>	<b>▼</b>	<b>- 15.0%</b>
<b>MISCELLANEOUS</b>	<b>1,735</b>	<b>1,314</b>	<b>▼</b>	<b>- 24.3%</b>
<b>TOTAL</b>	<b>8,608</b>	<b>7,366</b>	<b>▼</b>	<b>- 14.4%</b>

## SUMMARY OF PERMITS ISSUED DECEMBER 2019

CATEGORY	PERMITS ISSUED	% OF MONTHLY TOTAL	VALUE	% OF MONTHLY TOTAL
<b><u>RESIDENTIAL</u></b>				
New one and Two Family Dwellings	59		14,366,393	
Alteration to one and two family dwellings	89		1,727,232	
New Row Dwellings and Apartments	8		60,382,400	
Alterations to Row Dwellings and Apartments	20		2,007,840	
New Garages and Carports	2		116,039	
<b>Total:</b>	<b>178</b>	(54.1%)	<b>\$78,599,904</b>	(82.6%)
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<b><u>INDUSTRIAL, COMMERCIAL, INSTITUTIONAL</u></b>				
New	5		894,000	
Alterations	10		945,000	
<b>Industrial</b>	<b>15</b>		<b>\$1,839,000</b>	
New Commercial	5		2,987,000	
Alterations	40		7,897,000	
<b>Commercial</b>	<b>45</b>		<b>\$10,884,000</b>	
New	3		1,820,000	
Alterations	6		1,241,000	
<b>Institutional/Government</b>	<b>9</b>		<b>\$3,061,000</b>	
<b>Total:</b>	<b>69</b>	(21.0%)	<b>\$15,784,000</b>	(16.6%)
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<b><u>MISCELLANEOUS</u></b>				
Signs	29		299,650	
Demolitions	23		252,400	
Fire Repair	0		0	
Tents	0		0	
Sewage Systems	10		153,000	
Protective Plumbing	20		73,405	
<b>Total:</b>	<b>82</b>	(24.9%)	<b>\$778,455</b>	(0.8%)
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<b>MONTHLY TOTAL</b>	<b>329</b>		<b>\$95,162,359</b>	

**THE CITY OF HAMILTON**  
**PLANNING & ECONOMIC DEVELOPMENT DEPARTMENT**  
**BUILDING SERVICES DIVISION**  
 Hamilton, Ontario



To Subscribers:

The following is a summary report on building permits issued by this Department for the year ended December 31, 2019.

	<u>Permits</u>	<u>Construction Value</u>
New one and Two Family Dwellings	1,240	319,486,969
Alteration to one and two family dwellings	2,574	46,655,164
New row Dwellings and Apartments	198	413,726,433
Alterations to Row Dwellings and Apartments	971	81,880,464
New Garages and Carports	29	651,039
Subtotals:	<b>5,012</b>	<b>\$862,400,068</b>
New Commercial	88	62,024,214
Alterations	568	76,345,453
Subtotals:	<b>656</b>	<b>\$138,369,667</b>
New Industrial	105	184,412,971
Alterations	110	40,893,580
Subtotals:	<b>215</b>	<b>\$225,306,551</b>
New Government/Institutional	38	121,946,895
Alterations	131	32,545,394
Subtotals:	<b>169</b>	<b>\$154,492,289</b>
Signs	295	3,398,103
Demolitions	401	18,895,030
Fire Repair	18	522,000
Tents	30	198,096
Sewage Systems	121	4,009,210
Protective Plumbing	449	930,750
Subtotals:	<b>1,314</b>	<b>\$27,953,189</b>
<b>Totals:</b>	<b><u>7,366</u></b>	<b><u>\$1,408,521,764</u></b>



## The City of Hamilton Planning & Economic Development Department, Building Services Division 20-YEAR SUMMARY INFORMATION

YEAR	RESIDENTIAL		COMMERCIAL		INSTITUTIONAL / GOVERNMENT		INDUSTRIAL		MISCELLANEOUS		TOTAL	
	Construction Value	Permits Issued	Construction Value	Permits Issued	Construction Value	Permits Issued	Construction Value	Permits Issued	Construction Value	Permits Issued	Construction Value	Permits Issued
<b>2000</b>	82,858,545	991	44,153,551	287	24,310,287	94	72,603,740	73	2,929,665	198	226,855,788	1,643
<b>*2001</b>	287,621,422	2,681	71,141,096	425	97,338,063	98	55,240,986	170	3,979,497	372	515,321,064	3,746
<b>2002</b>	352,759,590	3,213	107,703,082	385	150,485,309	108	50,435,054	128	2,951,608	354	664,334,643	4,188
<b>2003</b>	262,214,137	2,760	58,914,038	325	252,615,083	105	87,276,714	140	3,374,797	407	664,394,769	3,737
<b>2004</b>	380,297,684	3,003	75,335,634	367	60,982,261	128	74,466,736	112	4,084,400	384	595,166,715	3,994
<b>2005</b>	375,133,564	2,787	79,082,418	370	106,656,106	85	72,466,405	122	7,541,108	420	640,879,601	3,784
<b>2006</b>	407,331,942	3,057	108,702,496	379	85,829,122	115	72,266,757	188	8,417,498	497	682,547,814	4,236
<b>2007</b>	395,335,459	2,737	126,391,840	425	210,207,720	112	63,337,586	158	6,446,743	613	801,719,348	4,045
<b>2008</b>	415,430,563	2,809	139,215,985	413	202,548,954	89	53,002,526	142	8,264,422	432	818,462,450	3,885
<b>2009</b>	282,169,882	3,008	194,656,100	431	85,847,282	137	115,039,969	172	14,689,153	612	692,402,386	4,360
<b>2010</b>	590,896,451	5,137	163,631,410	503	188,237,078	156	139,750,335	157	13,783,816	829	1,096,299,091	6,782
<b>2011</b>	432,286,604	3,373	121,830,067	602	128,372,726	140	35,468,780	213	13,061,110	1,156	731,019,287	5,484
<b>2012</b>	659,882,166	3,302	200,894,646	603	406,642,636	164	208,806,065	146	23,401,881	3,910	1,499,627,394	8,125
<b>2013</b>	524,715,418	3,112	257,251,262	688	119,004,181	164	109,709,073	178	15,105,824	2,144	1,025,785,758	6,286
<b>2014</b>	719,923,093	3,379	260,825,549	588	80,488,837	151	67,250,265	183	14,704,961	1,692	1,143,192,706	5,993
<b>2015</b>	829,052,605	4,142	116,647,000	685	81,609,849	162	61,859,947	183	19,023,446	3,022	1,108,192,846	8,194
<b>2016</b>	739,731,994	5,835	165,871,501	599	85,221,749	186	49,724,272	172	15,688,230	2,195	1,056,237,746	8,987
<b>2017</b>	803,770,785	6,053	116,251,917	628	250,696,894	142	172,044,198	193	21,381,624	1,605	1,364,145,418	8,621
<b>2018</b>	836,963,130	5,808	124,800,222	666	149,998,645	154	140,016,829	184	12,978,303	1,405	1,264,757,129	8,217
<b>2019</b>	862,400,068	5,012	138,369,667	656	154,492,289	169	225,306,551	215	27,953,189	1,314	1,408,521,764	7,366

\* Amalgamation year of former municipalities of Town of Ancaster, Town of Dundas, Town of Flamborough, Town of Glanbrook, City of Hamilton Proper and City of Stoney Creek

**APPENDIX**

**BUILDING PERMITS STATISTICS**