



Hamilton

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

To Subscribers:

Re: Monthly Report for the month of December 2021

The Building Division report of building activity for December 2021 and annual summary statistics is enclosed for your perusal.

In December the Division issued \$109.93 million in building permits. There were 551 building permits and 0 zoning verification/property reports issued.

For the month, the residential component was the strongest accounting for 82.97% of the month's total and is valued at \$91.21 million. Of the 392 permits in the residential category, 127 permits were issued for new single-family dwellings at a total value of \$38.03 million. Commercial activity accounts for 2.10% or \$2.31 million with 28 permits issued. Industrial activity accounts for 5.88% or \$6.47 million and the government and institutional activity accounts for 6.47% or \$7.12 million.

For the tenth consecutive year and eleventh time in the past twelve years, construction activity within the City of Hamilton exceeded the \$1 billion mark. In 2021 the City of Hamilton achieved a new all-time high in construction value of \$2.13 billion and marks the first time the City of Hamilton has reached the \$2 billion within one calendar year. This is an outstanding achievement as it occurred during the COVID 19 pandemic.

The residential sector activity remained high with over \$1.3 billion in construction or 61.7% of the annual total. The ICI sector (Industrial, Commercial, and Institutional) generated \$773 million worth of construction and 783 in building permits issued.

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

Yours truly,

A handwritten signature in blue ink, appearing to read 'Ed VanderWindt'.

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 2021**

**Prepared by  
Building Division**



Hamilton

**TOTALS FOR THE MONTH OF DECEMBER 2021**

<b>CONSTRUCTION VALUE</b>	<b>\$109,930,691</b>
<b>BUILDING PERMITS ISSUED</b>	<b>551</b>
<b>ZONING &amp; PROPERTY REPORTS ISSUED</b>	<b>140</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>2017</b>	\$1,364,145,419	8,621	2,153
<b>2018</b>	\$1,264,757,129	8,217	2,116
<b>2019</b>	\$1,408,521,764	7,366	1,958
<b>2020</b>	\$1,383,480,564	6,666	1,623
<b>2021</b>	<b>\$2,128,166,392</b>	<b>7,756</b>	<b>1,949</b>

**12-MONTH PERIOD ENDING DECEMBER**

YEAR	CONSTRUCTION VALUE	NO. OF PERMITS ISSUED
<b>2017</b>	\$ 1,364,145,419	8,621
<b>2018</b>	\$ 1,264,757,129	8,217
<b>2019</b>	\$ 1,408,521,764	7,366
<b>2020</b>	\$ 1,383,480,564	6,666
<b>2021</b>	<b>\$ 2,128,166,392</b>	<b>7,756</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>\$443,108,018</b>	<b>\$772,877,164</b>	<b>▲</b>	<b>74.4%</b>
Industrial	202,724,063	491,376,348	▲	142.4%
Commercial	128,297,663	225,871,546	▲	76.1%
Institutional	112,086,292	55,629,270	▼	- 50.4%
<b>RESIDENTIAL</b>	<b>\$889,115,910</b>	<b>\$1,312,607,868</b>	<b>▲</b>	<b>47.6%</b>
<b>MISCELLANEOUS</b>	<b>\$20,029,224</b>	<b>\$42,681,361</b>	<b>▲</b>	<b>113.1%</b>
<b>TOTAL</b>	<b>\$1,352,253,152</b>	<b>\$2,128,166,392</b>	<b>▲</b>	<b>57.4%</b>

SECTOR	3-YEAR AVERAGE PERMITS ISSUED	YEAR TO DATE TOTAL	%	CHANGE
<b>I.C.I.</b>	<b>940</b>	<b>783</b>	<b>▼</b>	<b>- 16.7%</b>
Industrial	186	161	▼	- 13.6%
Commercial	607	488	▼	- 19.6%
Institutional	147	134	▼	- 8.8%
<b>RESIDENTIAL</b>	<b>5,109</b>	<b>5,494</b>	<b>▲</b>	<b>7.5%</b>
<b>MISCELLANEOUS</b>	<b>1,367</b>	<b>1,479</b>	<b>▲</b>	<b>8.2%</b>
<b>TOTAL</b>	<b>7,416</b>	<b>7,756</b>	<b>▲</b>	<b>4.6%</b>

## SUMMARY OF PERMITS ISSUED DECEMBER 2021

CATEGORY	PERMITS ISSUED	% OF MONTHLY TOTAL	VALUE	% OF MONTHLY TOTAL
<b><u>RESIDENTIAL</u></b>				
New one and Two Family Dwellings	127		38,027,997	
Alteration to one and two family dwellings	206		5,260,904	
New Row Dwellings and Apartments	5		6,769,054	
Alterations to Row Dwellings and Apartments	49		40,864,241	
New Garages and Carports	5		287,000	
<b>Total:</b>	<b>392</b>	(71.1%)	<b>\$91,209,196</b>	(83.0%)
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<b><u>INDUSTRIAL, COMMERCIAL, INSTITUTIONAL</u></b>				
New	7		5,311,000	
Alterations	7		1,156,000	
<b>Industrial</b>	<b>14</b>		<b>\$6,467,000</b>	
New Commercial	3		771,000	
Alterations	25		1,537,987	
<b>Commercial</b>	<b>28</b>		<b>\$2,308,987</b>	
New	0		0	
Alterations	6		7,115,276	
<b>Institutional/Government</b>	<b>6</b>		<b>\$7,115,276</b>	
<b>Total:</b>	<b>48</b>	(8.7%)	<b>\$15,891,263</b>	(14.5%)
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<b><u>MISCELLANEOUS</u></b>				
Signs	26		497,000	
Demolitions	44		1,795,418	
Fire Repair	3		8,500	
Tents	2		115,000	
Sewage Systems	9		354,900	
Protective Plumbing	27		59,414	
<b>Total:</b>	<b>111</b>	(20.1%)	<b>\$2,830,232</b>	(2.6%)
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<b>MONTHLY TOTAL</b>	<b>551</b>		<b>\$109,930,691</b>	



**The City of Hamilton  
 Planning & Economic Development Department, Building 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>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
<b>2020</b>	967,984,531	4,507	121,723,102	498	31,767,942	118	242,848,809	160	19,156,180	1,383	1,383,480,564	6,666
<b>2021</b>	1,312,607,868	5,494	225,871,546	488	55,629,270	134	491,376,348	161	42,681,361	1,479	2,128,166,392	7,756

**APPENDIX**

**BUILDING PERMITS STATISTICS**