



The Corporation of the Township of Huron-Kinloss

Staff Report

Report Title: March 2022 Monthly Building Report

Prepared By: Matt Farrell Building and Planning Manager

Department: Building and Planning

Date: Mar. 30, 2022

Report Number: BLDG-2022-04-9

File Number:

C11 – BLDG22

Attachments:

Recommendation:

That the Township of Huron-Kinloss Committee of the Whole hereby receives for information Report Number BLDG2022-04-9 prepared by Matt Farrell, Building and Planning Manager/CBO

Background:

This is a monthly update of the building activity within the Township.

Discussion:

Permits Issued Between 01/03/2022 and 31/03/2022

Permit Type	Permit Value	Permit Fee
Additions to Existing Buildings	\$520,000.00	\$5,424.00
Detached Accessory Buildings and Decks	\$50,000.00	\$513.00
Installation of Silos	\$35,000.00	\$200.00
New Farm Buildings and Additions	\$185,000.00	\$1,560.00
New Industrial Buildings or Additions	\$40,000.00	\$291.00
New Residential Buildings	\$1,888,000.00	\$6,576.00
Total	\$2,718,000.00	\$14,564.00

Total Number of Permits: 12

Total Building Area: 19,219 square feet

	2022 Year to Date	2021 Year to Date
Value of Construction	\$9,278,600.00	\$11,945,800.00
Fees	\$34,434.00	\$54,724.00
Number of Permits	32	47

There were 3 permits for single family dwellings in March, four in Ripley and one in Lucknow. To date in 2022, there have been 9 permits issued for new dwellings.

Community Septic Inspection Program

The Township has already begun receiving request for properties to have their septic systems inspected for this year. There is also a high number of applications for new and replacement systems being submitted that would require our inspector to perform site visits.

Our program partners at BM Ross have agreed that this is enough reason to begin the 2022 inspection season early and we will be sending out the first round of notices to homeowners in mid-April.

Design of Public Spaces Regulations Enforcement

There was a question raised at a previous Council Meeting about the Design of Public Spaces regulations under the Accessibility for Ontarians with Disabilities Act (AODA) and who within a municipality is responsible for its administration and enforcement. For example, a municipality is required to appoint a Chief Building Official to enforce the Building Code Act. There is not the same requirement within the AODA.

It is ultimately the Corporation that is responsible for ensuring these requirements are met but we rely on our staff and consultants to ensure compliance with the Design of Public Spaces standard when designing and constructing a project. It is a collaborative approach that draws on wider range of knowledge and expertise.

Financial Impacts:

While lower than 2021, construction numbers are still higher than previous years.

Strategic Alignment / Link:

We are a prosperous community that continues to grow in a sustainable manner by investing in infrastructure.

Respectfully Submitted By:

Matt Farrell, Building and Planning Manager/CBO

Approved By:

Mary Rose Walden, Chief Administrative Officer