

Driven by mixed-housing unit options, first-quarter building permits foreshadow another record-breaking year

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Welland, ON – The City of Welland is experiencing another record-breaking year for building permits, including a range of housing options. To date, in the first quarter of 2022, 173 permits have been issued, including the start of 309 new dwelling units in the City.

Driving the numbers are the various types of housing units under construction. Consisting predominately of apartments, condominiums, and accessory dwellings, options for non-traditional housing units make up the majority; townhouses and single-detached makeup only a small portion of the residential growth.

“The number of permits issued to date is surprising only because the first quarter is generally slower due to the weather and ability to begin construction,” said Grant Munday, director of planning and development services. “These numbers indicate that 2022 will be another strong year for the city in terms of growth in our community.”

The City collects development charges on building permits at the date of issuance. Those charges go toward recovering growth-related costs associated with the capital infrastructure needed to service new development and redevelopment within the city.

The seven-storey Upper Vista Welland residential condominium at 350 Prince Charles Drive South, along the Welland Recreation Canal, contributed 226 dwellings units to the first-quarter results. In addition, the project contributed \$29.5 million to the overall building permit construction value.

Permits issued to date represent over \$55 million. Last year, building permits issued were valued at over \$236 million, generated through the construction start of 759 dwelling units of various types.

As the year progresses, building permit applications increase during months when construction is less likely to be impeded by weather. However, based on the numbers up to March 31, 2022, planning and development services have a full slate of applications to review.

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