

2024 ANNUAL DEVELOPMENT ACTIVITY REPORT



HIGHLIGHTS

- 9** Public Planning Meetings
- 18** Addressing By-laws to Council
- 4** Street Naming By-laws to Council
- 7** Site Plan Agreements Executed
- 553** Planning inquiries received through Customer Service
- 780** Development Help Email inquiries
- \$1,646,366** Planning Application and Other Fees and Charges Collected

heritage

- 3** Heritage Permits Issued
- 4** Heritage Plaques
- 1** Part IV Designations
- 155** Listed Properties on the BHI now designated in HCDs
- 24** No. of Days for Average Heritage Permit Approval

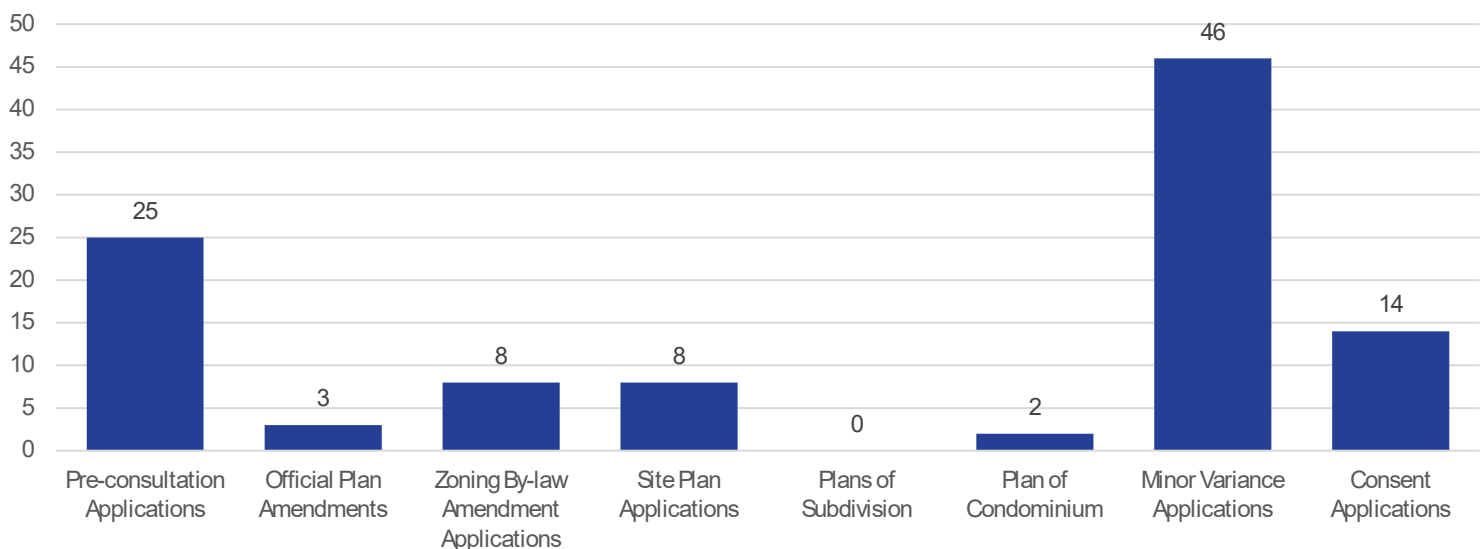
committees & meetings

- 10** Heritage Advisory Committee Meetings
- 3** Accessibility Advisory Committee Meetings
- 12** Committee of Adjustment Meetings
- 4** Street Naming Committee Meetings
- 4** Parks and Addressing Committee Meetings

SUMMARY OF APPLICATIONS SUBMITTED

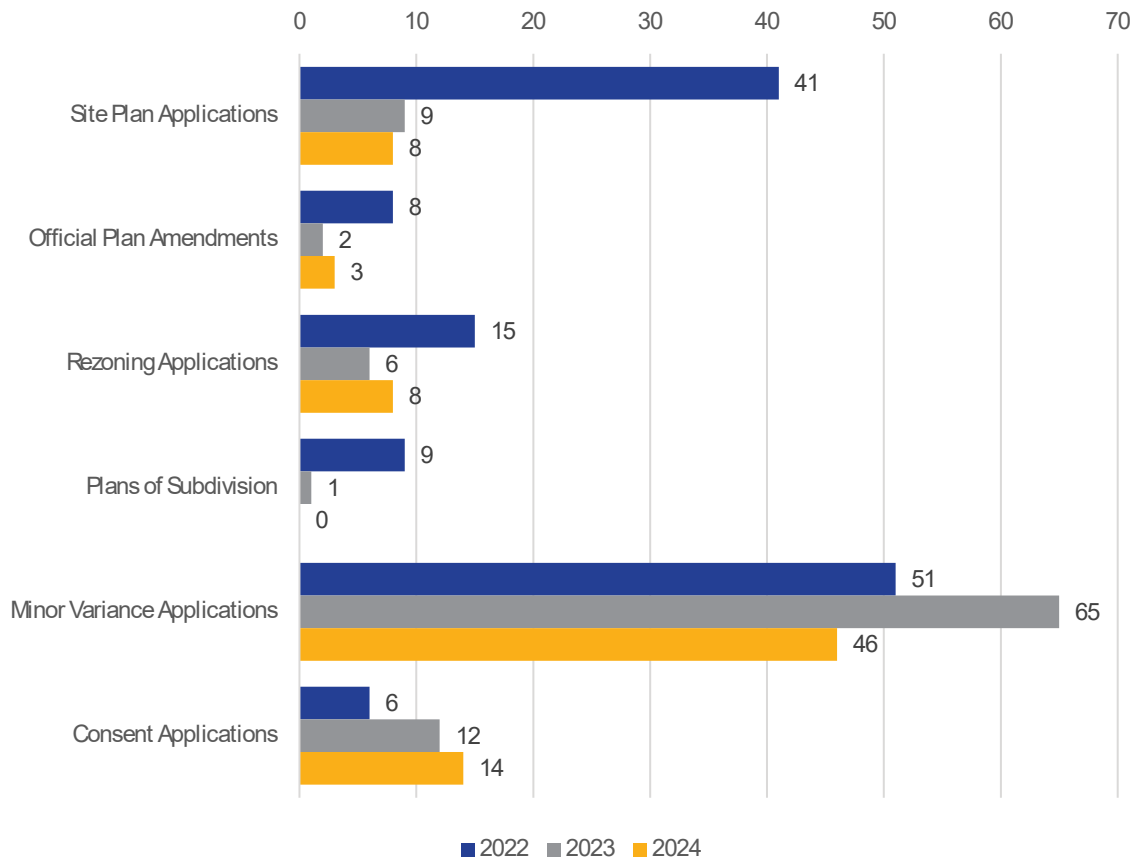
Jan 01 - Dec 31 2024

Total # of Applications: 106



APPLICATION ACTIVITY TREND

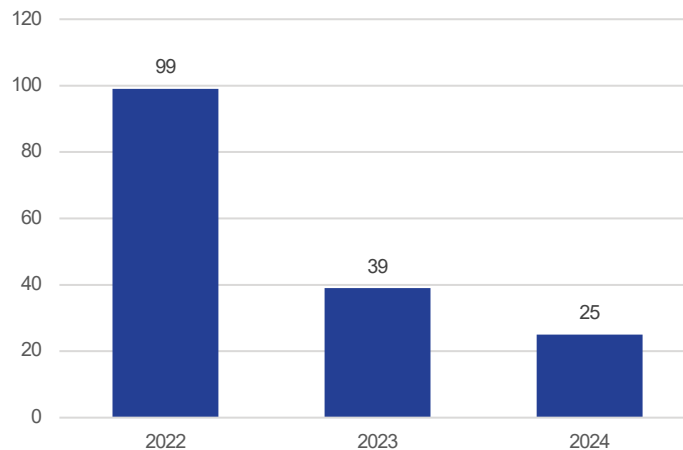
2022-2024



PRE-CONSULTATION APPLICATION ACTIVITY TREND

2022-2024

Below is the change in # applications submitted:



INDUSTRIAL, COMMERCIAL, & INSTITUTIONAL (ICI)

ICI submitted in 2024:

5,136 sq.m

ICI proposed through CAPP:

47,027 sq.m

There were 3 ICI Site Plan applications submitted in 2024.

An additional 6 ICI applications are working through the Collaborative Application Pre-consultation Process (CAPP).

RESIDENTIAL DEVELOPMENT

392 residential units were proposed through new applications in 2024. **2,546** residential units were approved in 2024, this includes applications submitted in 2024 or in previous years.

The unit type for both proposed and approved units is below:



	Single-Detached	Semi-Detached	Townhouse	Apartment
Proposed	N/A	N/A	326 units	66 units
Approved *	492 units	N/A	1112 units	2104 units

*Includes File No. 19T(W)- 22.004 which was approved in principle

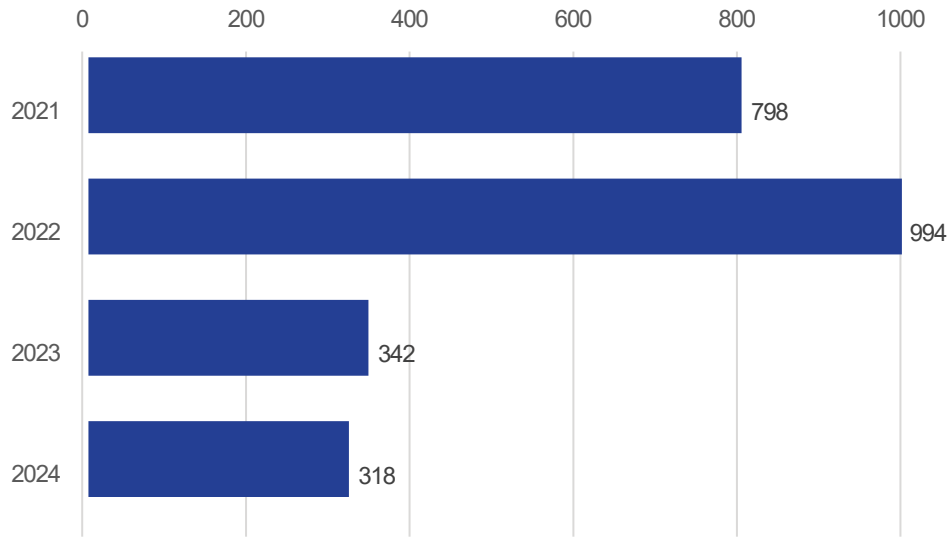
SUMMARY OF BUILDING PERMIT ACTIVITY

<p>\$1,879,812 Permit Revenues Collected</p>	<p>318 Building Permits Issued</p>	<p>205,236 ft² Non-Residential Floor Area</p>	<p>\$155 Million Total Construction Value</p>
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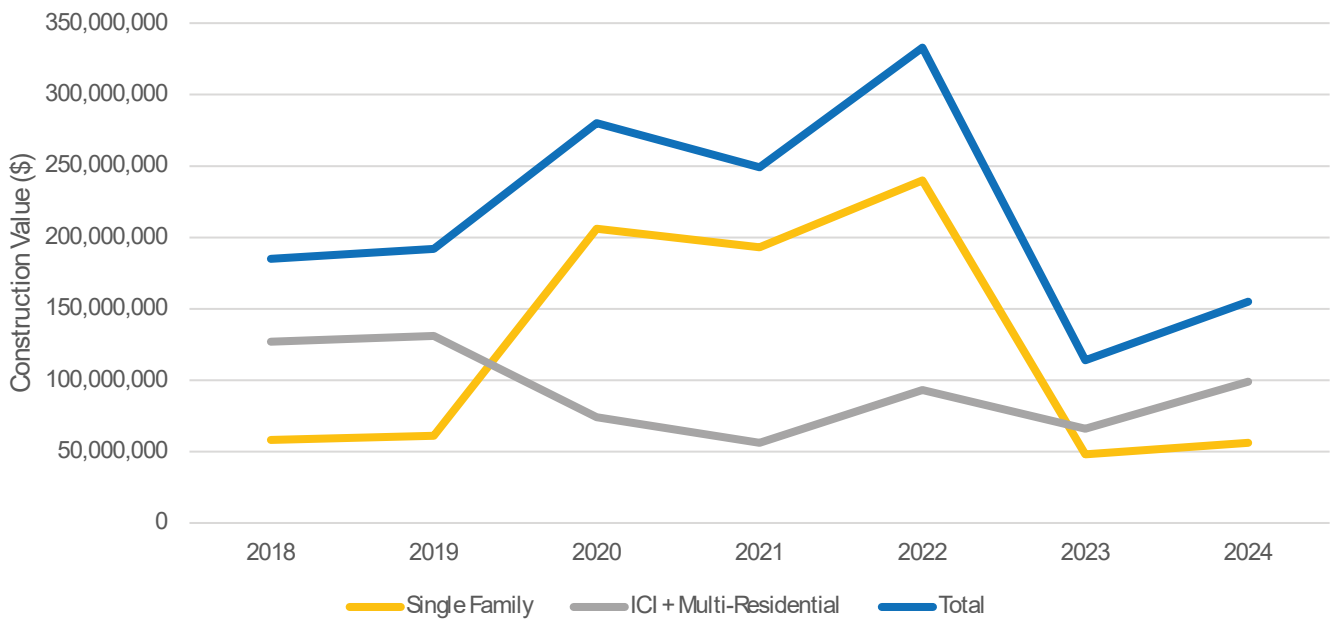
TOTAL BUILDING PERMITS ISSUED

2021-2024



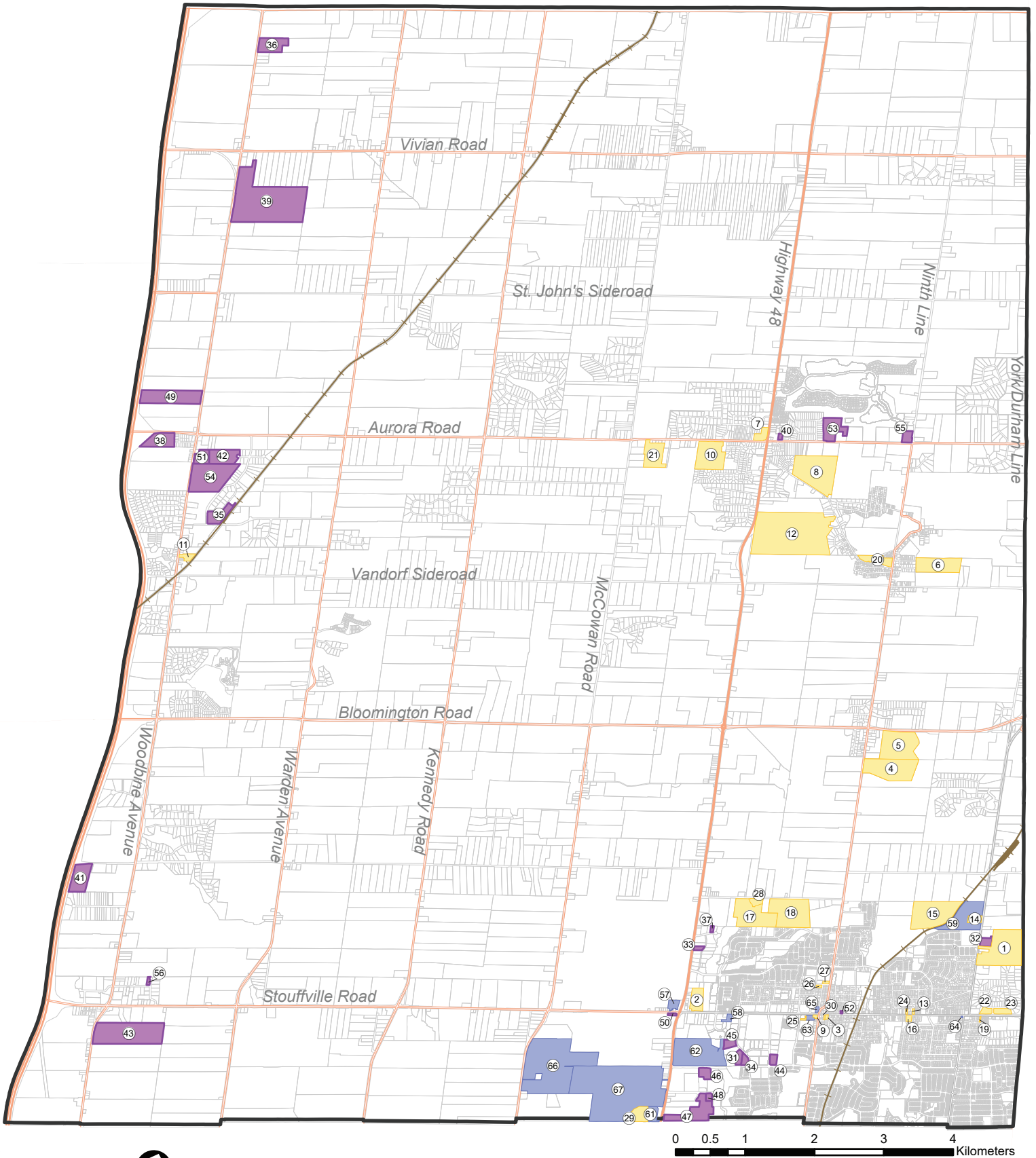
📉 7% decrease from 2023

CONSTRUCTION VALUE OF ISSUED PERMITS



📈 36% increase in total construction value from 2023

DEVELOPMENT ACTIVITY MAP – TOWN



Residential Development
 Mixed Use Development
 Non Residential Development

Includes all applications in process and approved.

Residential

LOCATION	USE	LABEL	STATUS
Part of Lot 3 Concession 10	356 Single Detached	1	Approved
5262, 5270, 5286, 5318 Main Street	800 Apartment Units	2	Approved
6031 & 6037 Main Street	80 Apartment Units	3	Approved
Hamlet of Bloomington	326 Units	4	In process
Hamlet of Bloomington	36 Units	5	Registered
5194, 5208, 5222 and 5232 Aurora Road	92 Townhomes	7	In process
5426, 5452 & 5584 Lakeshore Road	141 Single detached	8	In process
5991 Main and 12238 Ninth Line	12 storey residential building with 130 units	9	Approved
4897-5011 Aurora Road	37 Single Detached	10	In process
14609 Woodbine Avenue	11 Single Detached	11	In process
14745 Highway 48	60 Townhomes, 39 Single Detached	12	In process
12762 Tenth Line	148 stacked townhouses, 361 apartment units	14	In process
12724 and 12822 Tenth Line	133 Single Detached, 262 Townhomes	15	In process
6461-6487 Main Street	60 Townhouses	16	In process
5481 and 5551 Bethesda Road	134 single detached	17	Approved
5731 Bethesda Road	148 Single Detached, 201 Townhouses	18	Approved
6835 Main Street & 447 Loretta Crescent	9 Townhomes	19	Approved
14622 Ninth Line	11 Single Detached	20	Approved
4597 Aurora Road	14 Single Detached	21	In process
268-296 Cam Fella Blvd	8 Single Detached, 44 Townhomes	22	In process
316-384 Cam Fella Boulevard	16 Single Detached, 73 Townhomes	23	In process
6424 Main Street	4 storey apartment – 35 units	24	In process
33 Weldon Road	11 Townhomes	25	In process
338 Elm Road, 124 Fairview & 340 Glad Park Avenue	12 Townhomes	26	In process
Northwest corner of Elm Road and Ninth Line	18 Townhomes	27	In process
6021 Main Street	Interior alterations to increase units	30	In process

Non-Residential

LOCATION	USE	LABEL	STATUS
176 Sandiford Drive	Long-term Care	31	Approved
12637 Tenth Line	Retirement Complex	32	In process
Automall Boulevard	Preparation Building	33	In process
188 Sandiford Drive	Senior Care Facility	34	Approved
1 Ram Forest Road	Infrastructure Enhancements	35	Approved
17321 Woodbine Avenue	Place of Worship	36	In process
80 Norman Jones Place	Automotive Repair Shop	37	In process
2159 Aurora Road	Electric Vehicle Manufacturing/Assembly & Sales	38	In process
16529 Woodbine Avenue	Greenhouse, Farm Produce Sales Outlet	39	In process
5310 & 5322 Aurora Road	Place of Worship	40	In process
2005 Bethesda Sideroad	Temporary Use for Storage, Assembly, Cleaning	41	In process
15123 Woodbine Avenue	Industrial Warehouse	42	In process
12131 Woodbine Avenue	Corporate Office & Transport Terminal	43	In process
185-195 Mostar Street	Multi-unit industrial buildings	44	In process
150 Sandiford Drive	Place of Worship	45	Approved
Hoover Park Drive	Long-term care facility (192 beds)	46	Approved
199 Sam's Way & 0 Highway 48	Employment draft plan of subdivision	47	In process
Southwest corner of Sam's Way and Rougeview Ave	Medical office building	48	Approved
15450 Woodbine Avenue	Panel manufacturing plant & office	49	In process
5211, 5223, 5241 Stouffville Road	Retail, restaurants with drive thru	50	In process
15123 Woodbine Avenue	Contractors yard & office	51	In process
6082 Main Street	Daycare	52	Approved
15021 Woodbine Avenue	Office and warehouse	54	In process
5972 Aurora Road	Commercial nursery	55	In process
38 Gormley Industrial Avenue	Expansion to existing industrial building	56	In process

Mixed Use

LOCATION	USE	LABEL	STATUS
5182, 5192, 5226 Stouffville Road	Mixed Use Plaza	57	In process
5531 Main Street	319 Unit Condo Building with Retail at grade	58	Approved
12724 and 12822 Tenth Line	Mixed Use Subdivision - 600 townhomes and 562 apartments	59	Approved
11776 Highway 48 MZO 1	Mixed Use Subdivision – 636 units	61	Approved
12049 Highway 48	Mixed Use Subdivision	62	Approved
5945 Main Street – Liv Green 2	10 storey residential building with 130 units & commercial	63	In process
6745 Main Street	Office Use and Apartments	64	Approved
5964 Main Street & 28 Fairview	13-storey mixed-use building 210 residential units	65	Approved
11861 and 12045 McCowan Road MZO 3	Mixed Use Subdivision- 974 units	66	Approved
11776, 11822 and 11882 Highway 48 MZO 2	Mixed Use Subdivision – 950 units	67	In process