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DEPARTMENT OF TRADE AND COMMERCE DOMINION BUREAU OF STATISTICS GENERAL STATISTICS BRANCH OTTAWA - CANADA.

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BUILDING PERMITS REPORT FOR DECEMBER, 1938, WITH COMPARTIVE STATEMENTS FOR NOVEMBER, 1938, AND DECEMBER, 1937, AND TOTALS FOR THE YEARS, 1920-1938.

The building permits issued by 58 cities in December, 1938, represented construction work valued at \$3,471,555, as compared with \$4,687,296 in November, 1938, and \$3,556,977 in December, 1937. There was therefore a decline of \$1,215.741 or 25.9 p.c. in December as compared with the preceding month, while there was also a slight decrease of \$85,422 or 2.4 p.c. in comparison with the same month in 1937.

The value of the building permits taken out during 1938 was \$60,855,610; this exceeded by \$5,010,611 the aggregate of \$55,844,999 reported in 1937, and was also decidedly higher than in any other year since 1931. The cumulative total in each of the last seven years has, however, been decidedly below that for any earlier year of the record; the wholesale prices of building materials have recently been lower than in the same period of 1937, although they continue higher than in any of the years, 1931-1936.

A review of building permits granted in 1938, based on revised figures, will be issued next month.

Detailed statements for December were received from some 50 cities, showing that they had issued some 230 permits for dwellings valued at more than \$1,000,000, and 1,000 permits for other buildings at an estimated cost of more than \$2,200,000. There were also three permits taken out for engineering work at a cost of \$35,419. During November, the construction of some 400 dwellings and 1,800 other buildings was authorized; these were estimated to cost approximately \$1,170,000 and \$3,000,000, respectively.

Each of the provinces reported a decrease in the value of the building authorized as compared with the preceding month; that of \$283,760 or 75.6 p.c. in Nova Scotia was most proncunced.

The value of the building represented by the permits taken out in Quebec and Manitoba was higher in December, 1938, than in the same month of 1937, those provinces showing increases of \$147,151 or 14.6 p.c. and \$82,940 or 159.5 p.c., respectively, in that comparison. The declines elsewhere recorded were comparatively small, that of \$153.719 or 8.2 p.c. in Ontario being the largest.

Of the four largest cities, Montreal and Winnipeg indicated decreases as compared with November, 1938, but increases over December, 1937, while Toronto and Vancouver reported declins in both comparisons. Of the other centres, Three Rivers, Brantford, Chatham, Kingston, Niagara Falls, Peterborough, St. Thomas, Riverside, St. Boniface, Lethbridge and Victoria recorded gain as compared with November, 1938, and also as compared with December, 1937.

## CUMULATIVE RECORD FOR 1938.

The following table shows the value of the building authorized by 58 cities during the Decembers of the years since 1920, and also for the completed years; the 1938 figures are unrevised, while for preceding years the statistics are revised. (A revised statement for 1938 will be issued next month). Index numbers, based upon the total value of the building authorized by these cities during 1926 as 100, are given below, as are the average index numbers of wholesale prices of building materials in the years 1920-38.

Year	Value of permits issued in December	Value of permits issued in twelve months	Indexes of value of permits issued in twelve months (1926=100)	Average indexes of wholesale prices of building materials, twelve months (1926=100)
1938	\$3,471,555	\$60,855,610	38.9	90.0
1937	3,556,977	55,844,999	35.7	94.4
1936	3,282,166	41,325,693	26.4	85.3
1935	2,401,856	46,560,623	29.8	81.2
1934	2,521,820	27,457,524	17.6	82.6
1933	1,983,292	21,776,496	13.9	78.3
1932	1,569,255	42,319,397	27.1	77.2
1931	7,895,106	112,222,845	71.8	81.9
1930	15,440,281	166,379,325	106.4	90.9
1929	14,688,632	234,944,549	150.2	99.0
1928	16,095,160	219,105,715	140.1	97.1
1927	11,755,566	184,613.742	118.0	96.1
1926	11,508,818	156,386,607	100.0	100.0
1925	7,363,777	125,029,367	79.9	102.9
1924	6,463,319	126,583,148	80.9	106.6
1923	6,974,256	133,521,621	85.4	111.8
1922	9,517,402	148,215,407	94.8	108.7
1921	5,537.330	116,794,414	74.7	122.7
1920	4,844,354	11.7.019,622	74.8	11+14.0

The unrevised statistics for 1938 indicate that last year's aggregate was the largest in seven years, being nine p.c. higher than in 1937, the previous maximum since 1931. However, the annual aggregate for each of those years has been considerably below the average for the eighteen years, 1920-1937. The index number of wholesale prices of building materials in 1938, though lower than in 1937, was higher than in any of the years, 1931-1936.

The accompanying table gives the value of the building permits issued by 58 cities in November and December, 1938, and December, 1937. The 35 centres for which records are available since 1910 are marked thus "x".

Estimated Value of Construction Work	as Indicated by Bu	November,	Issued by 58 Cities December,
Cities	December, 1938	1938	1937
48 × 2 × 4 × 5.50× 5 × 5 × 5 × 5 × 5 × 5 × 6 × 6 × 6 × 6	\$		
P.E.ICharlottetown	Nil 91,380	3,000 375, <b>1</b> 40	3,100 106,562
Nova Scotia x Halifax	65,460	328,495	82,215
New Glasgow	6,455	9,590	585
x Sydney	19,465	37,055	23,762
New Brunswick	30,880	38,531	62,545 48,800
Fredericton	17,000	10,030	1,675
x Moncton x Saint John	4,780	11,441	12,070
Quebec	1,157,518	1,521,175	1,010,367
x Montreal- x Maisonneive	912,960	1,173,330	870,928
x Quebec	125,040	171,065 15,050	26,639 5,000
Shawinigan Falls  x Sherbrooke	64,000	86,740	54,800
x Three Rivers	34,035	26,740	11,750
x Westmount	13,583	48,250	41,250
Ontario	1,728,435 2,950	2,013,807 7,950	1,882,154 2,050
Belleville x Brantford	30,044	10,404	13,140
Chatham	47,100	38,780	1,000
x Fort William	9,215	15,498	22,900
Galt	7,725	44,613 25,405	15,455 2,340
x Guelph x Hamilton	8,447 128,410	303,406	87,817
x Hamilton x Kingston	25, 650	11,562	19,390
x Kitchener	27,345	43,582	14,795
x London	89,565	34,130	96,245
Niagara Falls	12,150 9,375	720 14,145	23,235
x Ottawa	54,000	107,990	243,500
Owen Sound	400	2,685	750
x Peterborough	33,075	17,440	935
x Port Arthur	3,945	10,296	1,015
x Stratford x St. Catherine	150 19,225	19,909	38,280
x St. Thomas	44,500	8,490	1,400
Sarnia	275	6,399	28,805
Sault Ste. Marie	19,040	1,034,731	30,145 1,111,196
x Toronto York & East York Townships	108,800	145,874	64,621
Welland	3,050	12,339	700
x Windsor	11,927	27,395	46,127
Riverside	15,565	4,265 15,824	5,700 9,233
Woodstock Manitoba	4,000 134,940	236,085	52.000
x Brandon	Nil	Nil	800
St. Boniface	€4,390	51,035	1,000
x Winnipeg	72,550	185,050	50,200 30,841
Saskatchewan	13,135 Nil	49,375	2,735
x Moose Jaw x Regina	12,190	43,685	24,106
x Saskatoon	945	2,100	4,000
Alberta	41,197	73 , 283	97,563
x Calgary	11,267 23,450	34,188 33,120	21,771 73,675
x Edmonton Lethbridge	5,480	3,700	2,117
Medicine Hat	1,000	2,275	Nil
British Columbia	274,070	376,900	311,845
Tamloops	3,240	2,770	9,050 50
Nanaimo x New Westminster	13,600	21,975	22,050
Prince Rupert	1,042	1,950	1,350
x Vancouver	196,490	272,370	235,730
North Vancouver	1,270	13,260	1,525 42,090
x Victoria	56,968	56,375 4,687,296	<b>3,</b> 556,977
Total - 58 Cities	3,471,555	4,087,296	3,302,526
Total -x 35 Cities	3.133,888	7,22,301	7,9700,760



62,940,4 60,801 600,7