



January 13, 2025

From:  
**West End Home Builders' Association**  
1112 Rymal Road East  
Hamilton, Ontario L8W 3N7

To:  
**Hamilton Planning Committee**  
71 Main St W,  
Hamilton, ON L8P 4Y5

### **WE HBA Letter: PED25026 - Increase to Building Permit Fees**

The West End Home Builders' Association ("WE HBA") is the voice of the land development, new housing and professional renovation industries in Hamilton, Burlington, and Grimsby. WE HBA represents 320 member companies made up of all disciplines involved in land development and residential construction.

WE HBA understands that the City of Hamilton Building Division is proposing to increase all building permit fees by 3% to cover budgetary increases. We also understand that Division's expenses are expected to increase 7.8% from 2024 to 2025. WE HBA appreciates the acknowledgement from staff that "a 7.8% increase [to building permit fees] during the current housing affordability crisis may cause undue hardship to the construction industry." Fees, taxes and charges have become a large portion of the price of a new home, and we applaud the City for recognizing the impact of fees on the construction industry and subsequently new homebuyers and renters.

The Building Permit Revenue Stabilization reserve contained \$24,123,048 at the end of 2021. It is our understanding that the objective of the reserve is to cover annual operational expenses for approximately two years. We encourage the City to consider revising this policy to consider a lower time frame of annual operating expenses, and consider, due to current difficulties in the residential construction industry, a lower increase than the 3% proposed. A lower increase would further alleviate the strain on the industry and improve financial viability of development at a time of serious downturn. The City's growth and intensification targets necessitate unprecedented change in the way we do business, and all options should be considered to increase housing supply. We look forward to continuing to work in partnership with the City to achieve our shared goal of tackling the housing crisis.

Sincerely,

**Anthony Salemi, BURPI**  
Planner, Policy and Government Relations  
West End Home Builders' Association