



Building Services

The Corporation of the County of Prince Edward
Office: 280 Picton Main Street, Picton, ON K0K 2T0
Mailing: 332 Picton Main Street, Picton, ON K0K 2T0
T: 613.476.2148 x 2041 | F: 613.471.2051
rarcand@pecounty.on.ca | www.thecounty.ca

To: Mark Kerr, Communications and Consultation Supervisor
From: Ryan Arcand, Chief Building Official
CC: Mayor Steven Ferguson, Council, Cristal Laanstra, Emily Cowan, Ellis Ziegler
Date: 6/2/2026
Re: Permit Activity for May 2026

Construction values and permit activity for May 2026 in Prince Edward County were \$9,248,039.00 of which 50 permits have been issued. While the construction costs for the same time last year were \$9,714,009.00 with 54 permits issued. I have attached a permit activity report for comparison. Additionally, the total number of new homes including secondary suites was 13

Respectfully,

A handwritten signature in black ink, appearing to read "Ryan Arcand", written over a horizontal line.

Ryan Arcand
Chief Building Official
Corporation of the County of Prince Edward

Building Comparison Report

Reporting Period: May 2026

	May-25			2025 YTD			May-26			2026 YTD		
	Units	SQM	Value	Units	SQM	Value	Units	SQM	Value	Units	SQM	Value
Single Detached Dwellings	5	1222	\$5,570,000.00	28	5777	\$23,145,000.00	8	1712	\$3,992,460.00	29	7013	\$14,721,892.00
Semi-Detached Dwellings	-	-	-	0	0	\$0.00	-	-	-	0	0	\$0.00
Row House Dwellings	-	-	-	0	0	\$0.00	-	-	-	0	0	\$0.00
Multiple Dwellings	-	-	-	0	0	\$0.00	2	38	\$100,000.00	13	718	\$1,410,000.00
Secondary Suite	1	135	\$600,000.00	6	808	\$2,256,000.00	3	394	\$211,000.00	5	472	\$252,000.00
Season Dwelling	-	-	-	0	0	\$0.00	-	-	-	0	0	\$0.00
TOTAL RESIDENTIAL	6	1357	\$6,170,000.00	34	6585	\$25,401,000.00	13	2144	\$4,303,460.00	47	8203	\$16,383,892.00
Commercial	-	-	-	7	422	\$167,000.00	-	-	-	1	1591	\$1,200,000.00
Industrial	1	486	\$750,000.00	3	2346	\$8,100,000.00	0	0	\$0.00	0	0	\$0.00
Institutional	-	-	-	0	0	\$0.00	-	-	-	1	2462	\$17,498,800.00
Agricultural	1	335	\$100,000.00	2	837	\$400,000.00	1	128	\$160,000.00	2	184	\$165,000.00
Other Permits	46	5917	\$2,694,009.00	185	24477	\$11,878,624.00	38	7001	\$4,784,579.00	145	19683	\$12,001,908.00
TOTAL CONST. VALUE	8095	\$9,714,009.00	\$9,714,009.00	34667	\$45,946,624.00	\$45,946,624.00	9273	\$9,248,039.00	\$9,248,039.00	32123	\$47,249,600.00	\$47,249,600.00
TOTAL PERMITS ISSUED	54	-	-	231	-	\$419,875.00	50	-	\$51,892.00	137	-	\$281,327.00
TOTAL PERMIT FEES	-	-	\$63,549.00	-	-	\$373,865.00	-	-	\$69,031.00	-	-	\$288,049.78
TOTAL DEV. CHARGES	-	-	\$87,155.00	-	-	\$419,875.00	-	-	\$51,892.00	-	-	\$281,327.00
TOTAL WASTE WATER	-	-	\$6,101.00	-	-	\$95,184.00	-	-	\$0.00	-	-	\$78,524.00

Notes:

1. YTD= Year to date values, for comparison to same period in current year
2. Number of New Dwelling Units being created
3. Metres of New and Additional floor area being created

Permit number	Municipal address	Category	Work type	Work target	Status	Issued date	Cost of construction	Area of work	Description of proposed work	dwelling units
PEC-2024-567	23 DOWNNES AVENUE	Residential building	Alteration	Apartment Dwelling	Permit issued	26-05-11	\$ 100,000.00		To convert two storage area within residential	2
PEC-2024-664	218 BURR RD	Change of use			Construction started	26-05-06	\$ 1,000.00		38 apartment to two dwelling units.	1
PEC-2025-105	6 ANDERSON LANE	Accessory structures	New	Garage - Residential	Permit issued	26-05-08	\$ 375,000.00		97 New Secondary suite over garage	1
PEC-2025-500	1152B COUNTY RD 3	Accessory structures	Alteration	Garage - Residential	Construction started	26-05-21	\$ 140,000.00		99 68 Construction of new Garage with Loft above	0
PEC-2025-552	21 MACDONALD ST	Residential building	Addition	Single-family dwelling	Permit issued	26-05-08	\$ 500,000.00		90.12 Second level added to existing garage.	
PEC-2025-25	2590 COUNTY RD 4	Residential building	New	Single-family dwelling	Permit issued	26-05-07	\$ 400,000.00		44.13 Construction of a new addition to existing single family	1
PEC-2025-37	180 STINSON BLOCK RD	Temporary structures and Special event	New	Tent	Permit issued	26-05-21	\$ 2,805.50		193.70 Building a residential house on vacant land.	
PEC-2026-87	9 MCFARLAND DR	Commercial building	Alteration	Business Office	Construction started	26-05-08	\$ 20,000.00		167.23 Temporary tent for wedding reception	
PEC-2026-111	1929 COUNTY ROAD 13	Residential building	New	Single-family dwelling	Permit issued	26-05-19	\$ 1,200,000.00		200 Commercial Kitchen build out for The Summer Wind	1
PEC-2026-113	8 ROGERS ST	Residential building	New	Single-family dwelling with secondary suite	Construction started	26-05-05	\$ 380,000.00		297.29 New Construction of a Single-Family Dwelling	1
PEC-2026-122	8 QUEEN ST	Residential building	Addition	Single-family dwelling	Construction started	26-05-05	\$ 270,000.00		233 Residential new house build	1
PEC-2026-124	62 MCCARTHY LANE	Miscellaneous	New	Fence	Permit issued	26-05-12	\$ 13,675.00		41.81 adding on a primary bedroom and kitchen are and deck	
PEC-2026-127	1568 WESLEY ACRES RD	Residential building	Locate/Relocate	Mobile home	Permit issued	26-05-04	\$ 10,000.00		40 Fence to be constructed around a swimming pool.	
PEC-2026-132	14 HILL ST	Accessory structures	New	Garage - Residential	Permit issued	26-05-30	\$ 90,000.00		334.45 Remove old trailer and install new one.	0
PEC-2026-133	3038 COUNTY RD 3	Agricultural	Alteration	Barn	Permit issued	26-05-04	\$ 15,000.00		87 Construct a detached garage	
PEC-2026-134	12 WELLINGTON AVE	Demolition	Full Demolition	Single-family dwelling	Construction started	26-05-04	\$ 6,000.00		5.76 NEW EXTERIOR STAIRS WITH DECK TO EXISTING BARN	
PEC-2026-135	12 WELLINGTON AVE	Residential building	New	Single-family dwelling	Construction started	26-05-05	\$ 600,000.00		92.90 Construct single storey SFD & Septic	1
PEC-2026-137	313 GILEAD RD	Accessory structures	New	Garage - Residential	Construction started	26-05-08	\$ 25,000.00		54 Construct a detached garage	
PEC-2026-141	156 OLD ORCHARD RD	Accessory structures	Addition	Deck - Residential	Construction started	26-05-06	\$ 43,000.00		38 Adding a new deck	
PEC-2026-144	364 MAIN ST BLOOMFIELD	Residential building	New	Single-family dwelling	Permit issued	26-05-13	\$ 275,000.00		44.41 Installation of Deck	
PEC-2026-145	1568 WESLEY ACRES RD	Accessory structures	New	Garage - Residential	Construction started	26-05-15	\$ 5,000.00		222 Demolish existing addition and rebuild	
PEC-2026-146	590 BOND RD	Accessory structures	New	Garage - Residential	Construction started	26-05-15	\$ 79,921.78		37.16 New sea-container storage	
PEC-2026-149	229-242 COUNTY RD 27	Agricultural	Alteration	Barn	Permit issued	26-05-12	\$ 10,000.00		270 New Garage	
PEC-2026-150	1642 COUNTY RD 12	Commercial building	Alteration	Hotel	Permit issued	26-05-05	\$ 7,920.00		200 New Concrete Slab for Barn - Change of use required for	
PEC-2026-151	40-44 CLARA DR	Commercial building	Alteration	Restaurant	Permit issued	26-05-13	\$ 25,000.00		1485 New installation of fire alarm system.	
PEC-2026-159	35 KING ST	Accessory structures	New	Deck - Residential	Construction started	26-05-06	\$ 12,000.00		60 New exhaust hood to be installed in Claramount Building	
PEC-2026-160	65 BLACK RD	Miscellaneous	New	Fence	Permit issued	26-05-01	\$ 5,000.00		25.64 Construct a 12'x 23' pressure treated deck	
PEC-2026-161	367-369 PICTON MAIN ST	Agricultural	Alteration	Barn	Permit issued	26-05-27	\$ 5,000.00		24 install pool with fencing on top	
PEC-2026-162	794 COUNTY RD 28	Residential building	New	Single-family dwelling	Construction started	26-05-14	\$ 403,460.00		100 Structural Alteration	1
PEC-2026-165	396 COUNTY RD 10	Accessory structures	Addition	Building	Permit issued	26-05-19	\$ 162,000.00		251.58 Bungalow with attached garage with loft above for	1
PEC-2026-170	1303 VICTORIA RD	Residential building	New	Single-family dwelling	Permit issued	26-05-25	\$ 500,000.00		68.38 Construction 1 storey addition to existing house	
PEC-2026-171	185 KELLY RD	Demolition	Full Demolition	Single-family dwelling	Permit issued	26-05-19	\$ 5,000.00		232 New construction of single family dwelling including new	1
PEC-2026-173	1329 COUNTY RD 7	Accessory structures	New	Garage - Non Residential	Permit issued	26-05-20	\$ 150,000.00		1344 Full demo of home	
PEC-2026-178	86 LIGHTHALL RD WS	Miscellaneous	New	Solar Panel	Permit issued	26-05-19	\$ 27,843.75		74.32 Detached Garage	
PEC-2026-179	41 BARKER ST	Institutional building	Alteration	School-Secondary	Permit issued	26-05-27	\$ 900,000.00		50 Roof mounted solar panel installation	
PEC-2026-180	1568 WESLEY ACRES RD	Residential building	Addition	Mobile home	Permit issued	26-05-15	\$ 45,000.00		273 Replace the Sporex RAAC roof deck	
PEC-2026-181	1568 WESLEY ACRES RD	Accessory structures	New	Deck - Residential	Permit issued	26-05-21	\$ 6,000.00		37.90 demo existing deck ; rebuild and add sunroom	
PEC-2026-182	10 PHILIP ST	Residential building	New	Secondary unit	Permit issued	26-05-21	\$ 110,000.00		47 Construct a new deck	
PEC-2026-185	217 GREER RD	Sewage system	Repair	Single-family dwelling	Permit issued	26-05-26	\$ 10,000.00		63.73 New Secondary Suite in Basement SFD	1
PEC-2026-186	13300 LOYALIST PKY	Commercial building	Alteration	Restaurant	Permit issued	26-05-27	\$ 400,000.00		5 Install new septic tank to replace existing failed system	
PEC-2026-187	110 HENWOOD CRES	Residential building	New	Single-family dwelling	Permit issued	26-05-21	\$ 297,000.00		204 Tim Hortons #122509 - Interior & Exterior alterations.	1
PEC-2026-188	1331 VICTORIA RD	Residential building	Alteration	Single-family dwelling	Permit issued	26-05-29	\$ 250,000.00		NEW SINGLE FAMILY DWELLING WITH REAR COVERED	
PEC-2026-190	54 LOOP LANE	Demolition	Full Demolition	Single-family dwelling	Permit issued	26-05-19	\$ 5,000.00		179.77 DECK & UNFINISHED BASEMENT	
									PROPOSAL TO DEMO EXISTING VACANT DWELLING &	
									167.23 REBUILD NEW COTTAGE IN ITS PLACE	

PEC-2026-191	54 LOOP LANE	Residential building	New	Single-family dwelling	Permit issued	26-05-22	\$ 312,000.00	231.42	BUILD NEW COTTAGE IN ITS PLACE, SINGLE FAMILY DWELLING (TWO-STORY) WITH UNFINISHED	1
PEC-2026-195	289 COUNTY RD 12	Agricultural	New	Grain storage	Permit issued	26-05-22	\$ 160,000.00	128	Installation of a new grain storage bin for agriculture	1
PEC-2026-199	1320 MILLER RD	Miscellaneous	New	Solar Panel	Permit issued	26-05-27	\$ 33,412.50	54	Roof mounted solar panel installation	1
PEC-2026-202	356 COUNTY RD 7	Residential building	Alteration	Single-family dwelling	Permit issued	26-05-26	\$ 185,000.00	185	Basement renovation including the repair of 2 settled	0
PEC-2026-206	29 POTTERY LANE	Residential building	Addition	Secondary unit	Permit issued	26-05-27	\$ 150,000.00	42.46	Convert part garage into living space Addition of Rebuild on existing foundation after previous house	0
PEC-2026-223	154 CHRISTIAN RD	Residential building	Alteration	Single-family dwelling	Construction started	26-05-22	\$ 500,000.00	168	burnt, same bedrooms, same fixture count.	1
							\$ 9,248,038.53	9039.0966		13