
City of Abbotsford

Development Services Statistical Report

2008

This is provided as information only. The City takes no responsibility for the accurateness of the information, and shall in no case be liable for damages arising out of the provision, or use of this information, including any consequential, incidental, or indirect damages.



Table of Contents

Population	1-1
Housing	2-1
Labour Force.....	3-1
Transportation.....	4-1
Development	5-1

For more information and statistics, please visit the City of Abbotsford's website at www.abbotsford.ca

Population Statistics



On January 1, 1995, the District of Matsqui and the District of Abbotsford amalgamated to form the City of Abbotsford. Where possible, data pre-dating the amalgamation has been combined to provide a statistical picture of the combined community.

City of Abbotsford Mid-year Population

	1986	1991	1996	2001	2006
Total	68,800	89,300	109,100	121,300	130,000

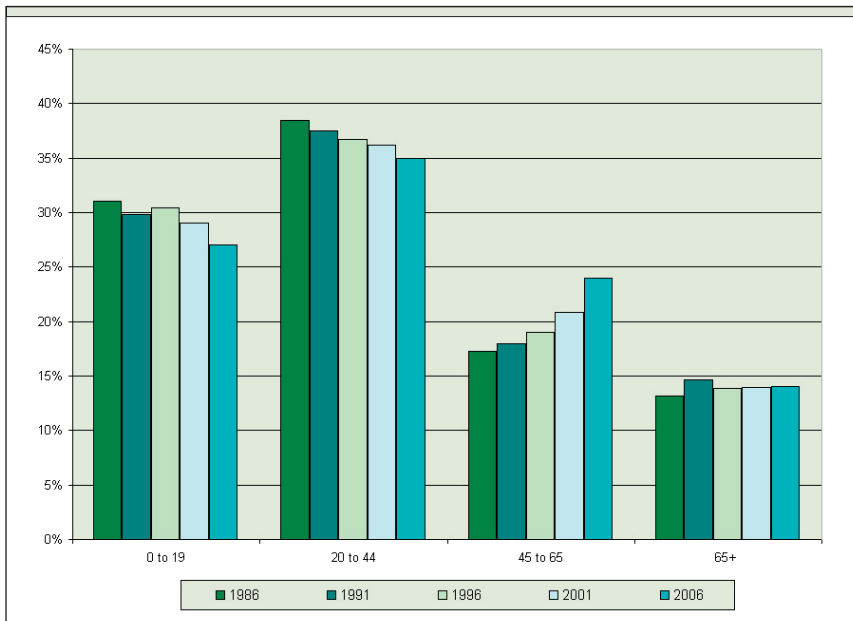
Source: BC Stats and City of Abbotsford mid-year estimates

City of Abbotsford Total Population by Age Group

	1991	1996	2001	2006
0 - 4 years	7,247	8,543	8,262	8,270
5 - 9 years	7,134	8,460	9,101	8,533
10 - 14 years	6,354	8,299	8,945	9,330
15 - 19 years	5,927	7,569	8,871	9,519
20 - 24 years	6,009	7,331	8,156	9,404
25 - 34 years	14,639	16,992	16,669	16,934
35 - 44 years	12,861	15,392	19,096	18,818
45 - 54 years	8,501	12,167	15,269	17,522
55 - 64 years	7,571	8,429	9,960	13,497
65 - 74 years	7,699	8,336	8,565	8,900
75 years and over	5,347	6,612	8,368	9,273
Total	89,300	109,140	121,263	130,000

Source: BC Stats/City of Abbotsford mid-year population estimate & Statistics Canada Census age distribution

City of Abbotsford Population by Age Group 1986 to 2006



Source: Statistics Canada, 1986, 1991, 1996, 2001 and 2006 Census

Abbotsford's population has more than doubled since 1981. Between 1981 and 2006, the population increased by 126%. While the rate of growth has slowed in recent years, the community has continued to be one of the fastest growing in British Columbia. Results of the 2006 Census indicate that the City grew by 7.2% between 2001 and 2006.

Census data show slight shifts in the distribution of age groups within the City. The percentage of population between the ages of 45 and 65 rose, reflecting the peak of the baby boom generation entering their late 40's.

Although the population's median age is increasing, Abbotsford remains comparatively youthful. In comparison to other Census Metropolitan Areas (CMA's) in Canada, the Abbotsford CMA (consisting of the City of Abbotsford and District of Mission) has the third highest proportion of children under the age of 15 in Canada.

Long term estimates from BC Stats indicate that Abbotsford's population distribution will remain quite stable, with the relative distributions of age not shifting significantly. This is somewhat different than other lower mainland municipalities that expect their populations to age significantly.

Abbotsford's continuing high birth rate is a major contributor to this trend. The implication for Abbotsford is that the City will have to continue providing adequate services and facilities to service a family-oriented community.



**City of Abbotsford and B.C. Population Increase
1961 to 2006 Census**

Mid-Year	City of Abbotsford		B.C.	
	Population	% change	Population	% change
1961	20,326		1,629,082	
1966	22,408	10.24%	na	na
1971	31,029	38.47%	2,184,621	34.10%
1976	40,685	31.12%	2,466,608	12.90%
1981	54,746	34.56%	2,744,467	11.26%
1986	65,945	20.46%	2,883,367	5.06%
1991	86,928	31.82%	3,282,061	13.82%
1996	105,400	21.30%	3,724,500	13.50%
2001	115,463	9.50%	3,907,738	4.90%
2006	123,864	7.20%	4,113,487	3.01%

NOTE: The City of Abbotsford population figures are a combination of the former Districts of Matsqui, Abbotsford and, prior to 1972, the District of Sumas.
Source: Statistics Canada, 1961 - 2001 Census (Does not take into account Census undercounts in 1991, 1996, 2001 or 2006.)

Census Undercount:

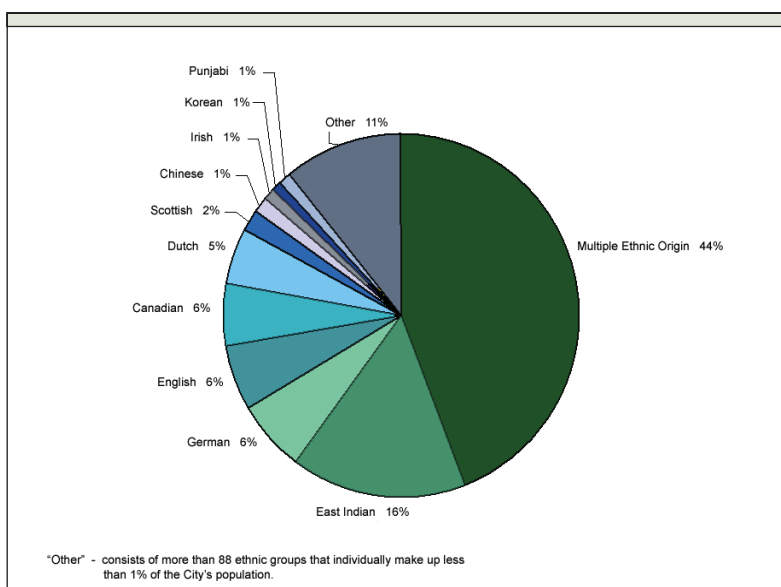
The net Census undercount, as calculated by Statistics Canada, is the net difference of the number of persons missed in the census and the number of persons counted more than once. BC Stats population estimates and projections incorporate these numbers into the official population estimates for the province, such that the "official" population figure is actually an estimate based on the census that incorporates adjustments for net census undercount. Statistics Canada does not adjust published data.

The City bases its population estimates and projections on BC Stats mid-year population estimates in combination with analysis of City housing starts and secondary suite data.

The Abbotsford area has long grown at a pace far greater than the province as a whole.

The construction of the Trans-Canada Highway in the 1960's triggered the growth that continues to this day. Since 1961, the population has grown by 103,628 and the City has become the commercial hub of the Fraser Valley.

City of Abbotsford Ethnic Composition - 2006



Source: Statistics Canada, 2006 Census

Abbotsford has long been a multi-cultural community consisting of people from around the world. This diversity has existed for a number of generations and continues to contribute to the economic and social make up of the City.



**City of Abbotsford
Growth Estimates and Projections - 2006 to 2031**

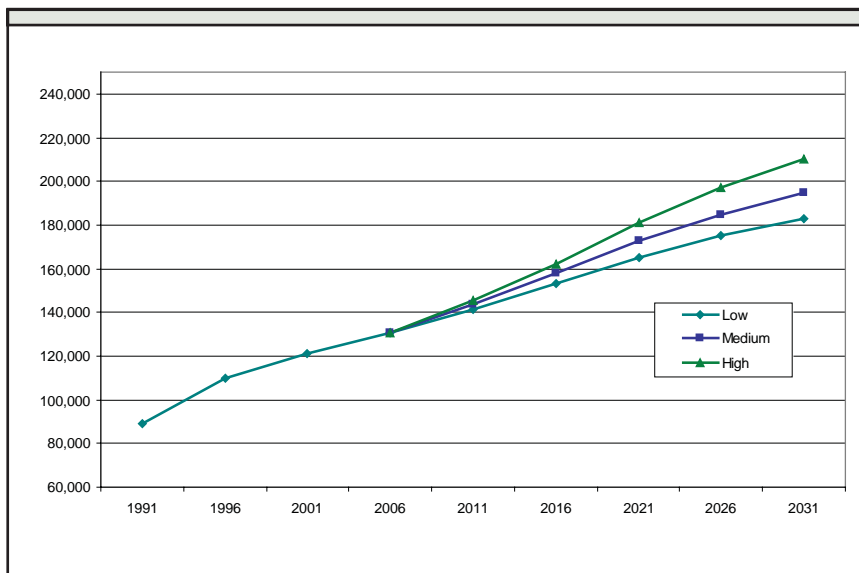
	Low	Medium	High
2006	130,000	130,000	130,000
2011	141,612	143,930	145,364
2016	153,309	157,878	162,232
2021	164,833	172,905	181,057
2026	175,135	184,783	197,366
2031	182,796	195,071	210,116

Note: City of Abbotsford projections take into account the estimated 1991, 1996 and 2001 Census undercount.

While growth is expected to continue, the rate of increase will moderate, at least in percentage terms.

In order to accommodate this growth, the City's growth management policies will incorporate the principles of sustainable development. The City recognizes the importance of addressing the economic, social and environmental needs of the community in order to maintain and improve the overall quality of life of its residents.

**City of Abbotsford Estimates and Projections
- 1991 to 2031 -**



Source: City of Abbotsford Development Services, 2007

Housing Statistics



City of Abbotsford Mid-Year Housing Inventory Estimates
(completed dwellings)

	Dwelling Units		
	ground oriented		apartment
	Supply Single Family	Supply Town House	Supply Apt
1989	18,073	3,711	6,843
1990	19,060	4,012	7,290
1991	19,681	4,205	7,943
1992	20,354	4,560	8,394
1993	20,927	4,962	8,927
1994	21,339	5,339	9,631
1995	21,882	5,760	10,261
1996	22,249	5,791	10,763
1997	22,681	5,887	10,931
1998	23,074	5,981	11,099
1999	23,407	6,076	11,154
2000	23,718	6,104	11,154
2001	23,992	6,147	11,154
2002	24,302	6,147	11,154
2003	24,809	6,259	11,315
2004	25,310	6,341	11,375
2005	25,726	6,446	11,559
2006	26,188	6,525	11,752
2007	26,650	6,607	12,377

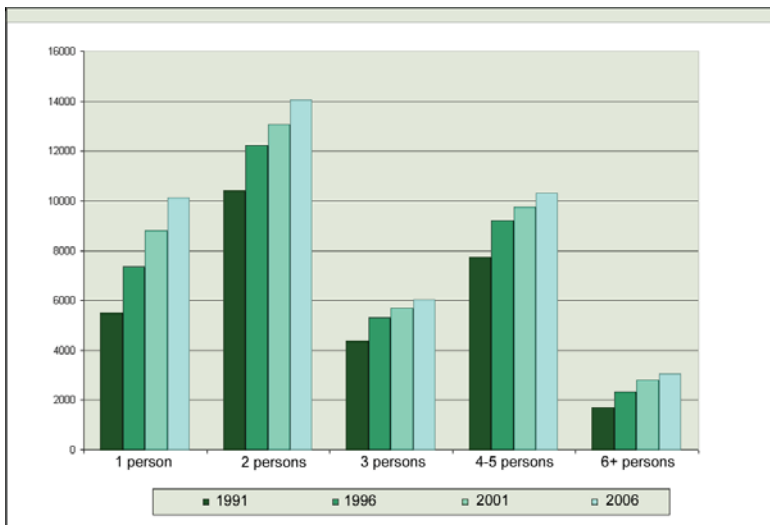
Note: Based on building permits issued, assuming at least 6 months to completion. Does not include suites
Source: City of Abbotsford Development Services Department

The City of Abbotsford's housing stock is shifting from being predominantly single family to increasingly multi-family. In 1981, multi family housing made up only 30% of the housing stock. In 2003, multi-family developments make up 41% of the City's housing stock.

This change is not unique to Abbotsford. Research undertaken by Metro Vancouver indicates that the trend towards higher densities will continue.

Abbotsford's mid-year housing inventory estimate to the left does not include secondary suites. There are currently more than 3,900 registered suites.

City of Abbotsford - Household Size



Source: Statistics Canada, 1991 to 2006 Census

The shift in demand for housing stock is also reflected in the size of households. Smaller households reflect a shift towards multi-family housing forms.

The number of households in the City consisting of between 2 and 5 persons has declined as a percentage of households since 1991. While households with more than 6 persons have increased slightly during that time frame, the greatest increase has been in the percentage of one person households from 18% in 1991 to 23% in 2006. It is possible that some of these higher numbers may relate to under-reporting of suites during the collection of Census data in years prior to the legalization of suites.



**Fraser Valley Median House Prices
Single Detached**

Real Estate Area	2003	2006	2007	2008
City of Abbotsford	\$230,081	\$346,000	\$385,000	\$425,000
Mission	\$200,452	\$298,500	\$362,500	\$399,900
Surrey	\$286,644	\$425,000	\$488,000	\$494,500
North Delta	\$287,797	\$390,500	\$429,000	\$477,800
Langley	\$287,690	\$415,000	\$512,000	\$533,000
White Rock	\$476,544	\$590,000	\$695,000	\$799,000

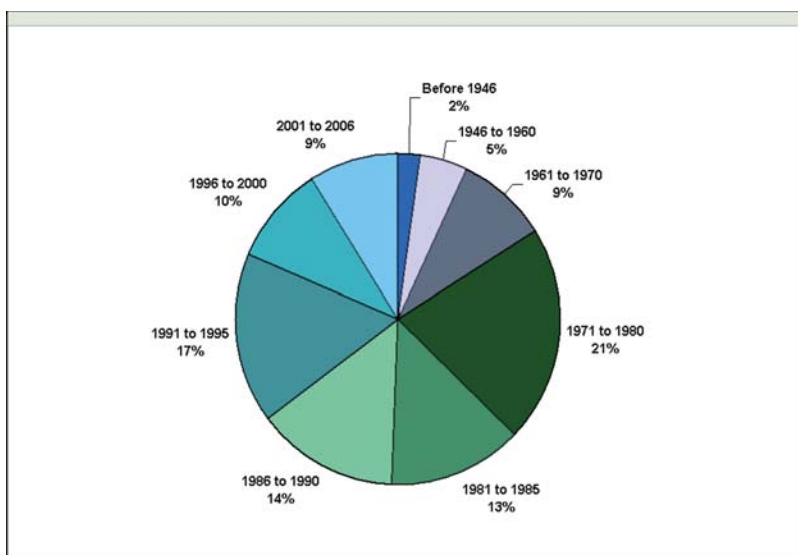
Figures are for single detached homes (new and pre-owned) sold through the Multiple Listing Service (February)

Source: Fraser Valley Real Estate Board

As shown by Fraser Valley Real Estate Board (FVREB) data, Abbotsford still provides more affordable housing prices relative to municipalities closer to Vancouver.

Further information about Abbotsford's housing market can be obtained from the FVREB web site at www.fvreb.bc.ca.

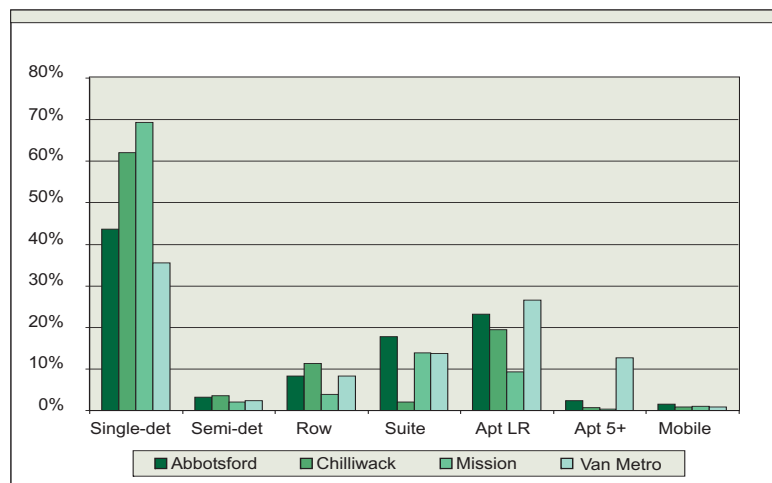
**City of Abbotsford - Housing Stock
Date of Construction**



Source: Statistics Canada, 2006 Census

As shown to the left, more than 65% of Abbotsford's housing stock was built between 1971 and 1996. The most active period of construction was during the 1980's when 27.5% of the City's housing was built. The 1990's were close behind, with approximately 26.5% of the City's housing being built. The 1980's surge in construction coincided with a population increase of 32,000 persons. The 1990's saw a population increase of 28,500 persons.

**2006 Census - Dwelling Unit Distribution
as Compared to the Metro Vancouver Average**



Source: Statistics Canada, 2006 Census

Except in relation to highrise apartments, the City of Abbotsford's distribution of dwelling units is similar to Metro Vancouver's distribution.



City of Abbotsford 2006 Labour Force Characteristics

All industries	62,030	
Manufacturing	7,590	12.2%
Retail Trade	6,550	10.6%
Construction	5,925	9.6%
Agriculture, Forestry, Fishing and Hunting	5,875	9.5%
Health Care and Social Assistance	5,570	9.0%
Educational Services	3,910	6.3%
Transportation and Warehousing	3,795	6.1%
Other Services (except Public Administration)	3,790	6.1%
Accommodation and Food Services	3,785	6.1%
Wholesale Trade	2,860	4.6%
Professional, Scientific and Technical Services	2,680	4.3%
Public Administration	2,505	4.0%
Admin & Support, Waste Mgmt and Remed Svcs	2,270	3.7%
Finance and Insurance	1,850	3.0%
Real Estate and Rental and Leasing	1,030	1.7%
Information and Cultural Industries	920	1.5%
Arts, Entertainment and Recreation	565	0.9%
Utilities	265	0.4%
Mining and Oil and Gas Extraction	220	0.4%
Management of Companies and Enterprises	60	0.1%

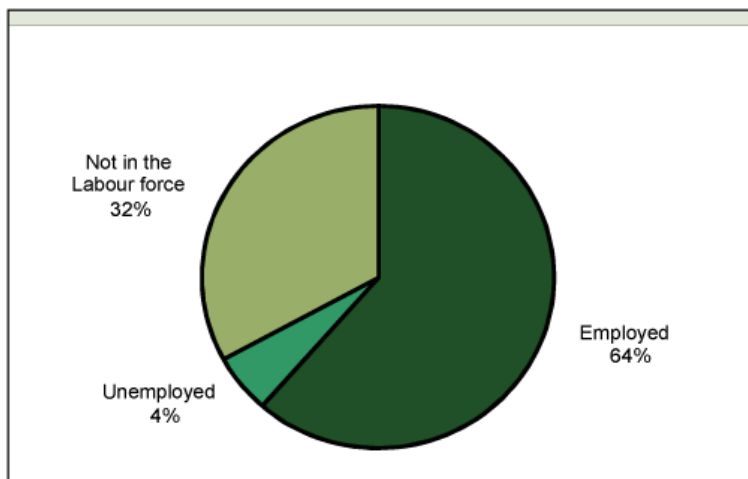
Source: Statistics Canada, 2006 Census

The City of Abbotsford has a varied labour force, with the majority of workers being employed in manufacturing, retail trade, agriculture, health/social services and construction.

The 2006 Census data shows some movement within the top five industries. While manufacturing remains the largest component, construction has moved into the number three position while health care related has dropped into the number five position. The opening of the new Abbotsford Regional Hospital and Cancer Centre will substantially increase the amount of employment in the health care sector, with an expected doubling of the number of health professionals than employed at the old MSA Hospital facility.

Transportation and wholesale trade employment has also increased, reflecting increasing warehousing activity in the region.

City of Abbotsford 2006 Labour Force Activity



Source: Statistics Canada, 2006 Census

The chart on the left shows the state of the City's labour force as of mid-year 2006. The participation rate has increased from 65.9% in 1991 to 67.5% in 2006.

Statistics Canada defines the labour force as the total population between the ages of 15 and 65 that are either employed or are looking for work.

Labour Force Activity

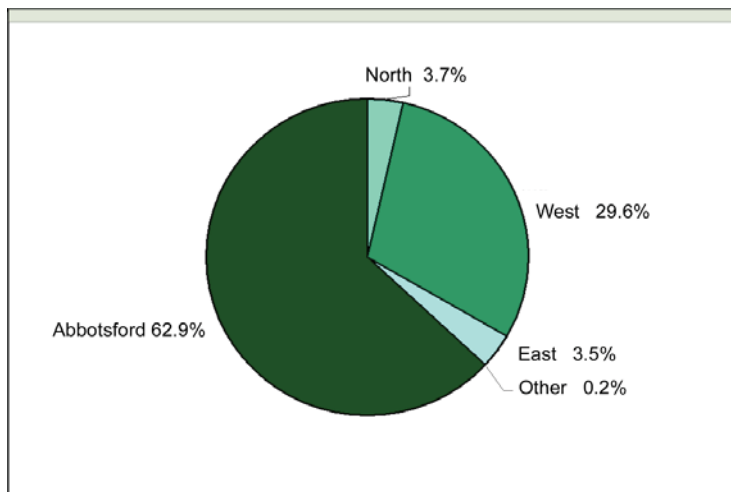
	1986	1991	1996	2001	2006
15 years and over	49,050	65,470	79,435	88,385	97,185
Not in the labour force	18,400	22,335	26,820	29,150	31,540
Employed	26,670	38,845	47,390	54,370	62,030
Unemployed	3,975	4,275	5,230	4,875	3,620
Participation rate	62.48%	65.86%	66.24%	67.02%	67.5%

Source: Statistics Canada 1986 - 2006 Census

Participation in the labour force has been increasing steadily. As of February 2007, 67.3% of the population between the ages of 15 and 65 were involved in the workforce.

According to the August 2007 Statistics Canada Labour Force Survey, the Abbotsford CMA's labour force has increased by 5.1% in the past year. In addition, a recent Scotiabank Group paper on "Smart Cities" identified Abbotsford CMA as experiencing Canada's strongest employment growth in natural and applied sciences over the past five years (7.8% per annum).

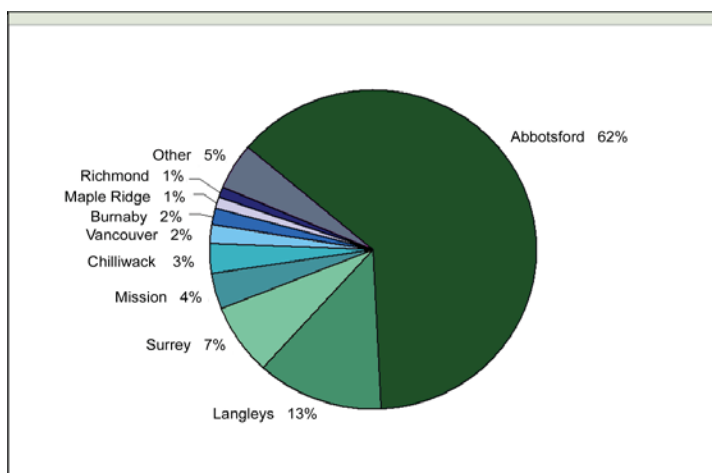
City of Abbotsford Residents - 2006 Place of Work



Source: Statistics Canada, 2006 Census
Does not include people who work from home

The majority of City residents live and work in the community.

**City of Abbotsford Residents - 2006 Place of Work
Abbotsford and Major Destinations**

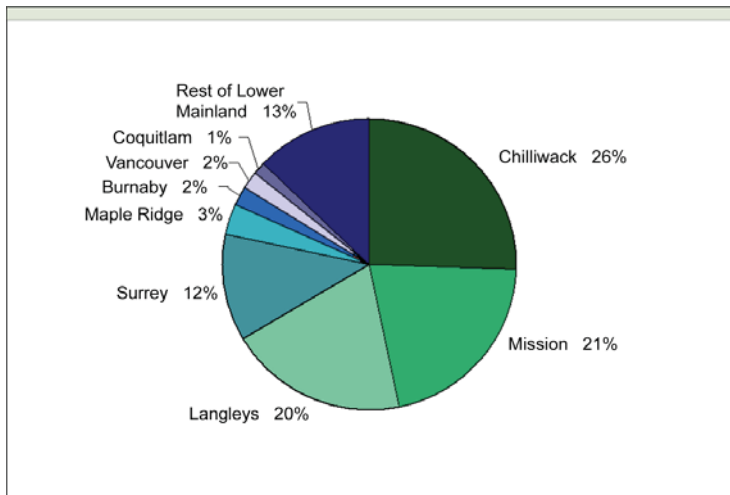


Source: Statistics Canada, 2006 Census
Does not include people who work from home

Of the workers who commute from Abbotsford, the majority go in a westward direction. The City of Vancouver is not the main destination, attracting only 1.9% of Abbotsford's labour force. The Langleys (both Township and City) and City of Surrey are the main destinations, at 12.7% and 7.1% respectively.

Of the population that has a regular place of work, over 82% do so in, or immediately adjacent to, the City of Abbotsford (the Langleys, Chilliwack and Mission). An additional 5,670 residents work from home.

**City of Abbotsford 2006 Place of Work
Top Origins of In-commuters**



Source: Statistics Canada, 2006 Census

The City of Abbotsford also attracts workers who live elsewhere. Chilliwack, Mission and the Langleys are the largest contributors at 26%, 21% and 20% of Abbotsford-bound commuters.

Population Working in Municipality of Residence

Community	Usual Place of Work	Work in Munic. of Res	% Work in Munic of Res.	% Out Commutes
Chilliwack	25,045	16,670	67%	33%
Vancouver	246,020	163,445	66%	34%
Abbotsford	46,305	28,920	62%	38%
FVRD	93,470	53,355	57%	43%
Richmond	69,545	39,020	56%	44%
Surrey	153,465	63,260	41%	59%
Maple Ridge	28,130	10,175	36%	64%
Mission	12,840	4,595	36%	64%
Burnaby	82,165	28,840	35%	65%
Langley DM	38,055	12,460	33%	67%
Delta	39,185	11,955	31%	69%
North Vancouver C	20,325	5,500	27%	73%
Coquitlam	47,865	12,110	25%	75%
West Vancouver	13,925	3,405	24%	76%
Langley C	9,880	2,150	22%	78%
Port Coquitlam	23,030	4,720	20%	80%
North Vancouver DM	33,595	6,360	19%	81%
New Westminster	26,430	4,850	18%	82%
White Rock	6,775	900	13%	87%
Pitt Meadows	6,855	855	12%	88%
Port Moody	12,585	1,140	9%	91%

Source: Statistics Canada, 2006 Census

One indicator of sustainability is the number of residents who leave the community to go to work. Sustainable communities are those that generate employment opportunities thereby reducing the need for residents to commute to other communities. Unlike most other cities in the Lower Mainland, only 38% of Abbotsford workers who have a regular place of work work outside the City. This is a slight drop from 2001 when 39% worked outside the City.

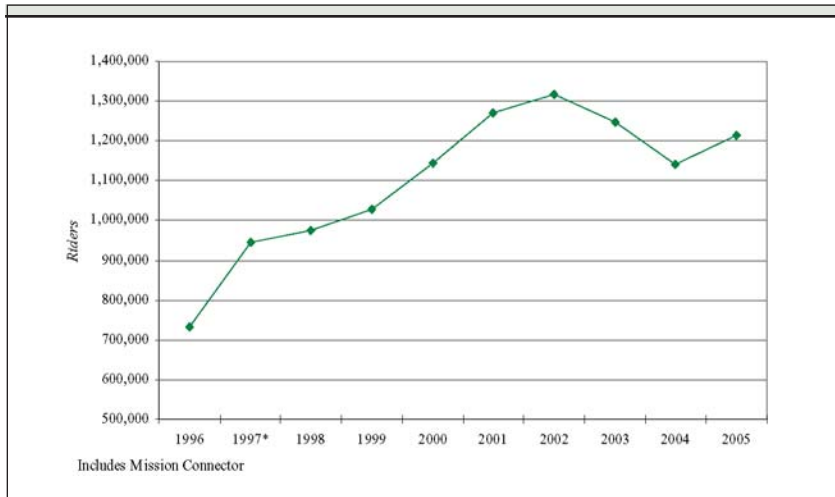
City of Abbotsford Jobs Estimate - 2006 Census

In-commuters	13,450
Live and Work in Abbotsford	28,920
Working from Home	5,670
Total Jobs	48,040

Source: Statistics Canada, 2006 Census



**City of Abbotsford Transit Ridership Growth
- including Mission Connector -**



Source: BC Transit & City of Abbotsford Development Services
Handy DART service not included

City of Abbotsford Transit Ridership

	2000	2001	2002	2003	2004	2005
1st Q	261,086	283,611	304,202	273,790	232,406	254,534
2nd Q	237,651	267,295	292,600	270,189	242,210	264,064
3rd Q	203,762	241,187	236,882	238,812	218,783	240,949
4th Q	276,747	299,069	294,588	271,546	281,385	286,466
City total	979,246	1,091,162	1,128,272	1,054,337	974,784	1,046,013
Mission Connector	165,740	180,863	189,006	194,120	167,232	167,912
City + Connector	1,144,986	1,272,025	1,317,278	1,248,457	1,142,016	1,213,925

Source: BC Transit
Handy DART service not included

System-wide Service (Abbotsford + Mission)

	2000	2001	2002	2003	2004	2005
Total	1,356,389	1,497,357	1,548,969	1,474,449	1,266,907	1,355,851

Source: BC Transit
Handy DART service not included

Transit ridership recovered somewhat in 2005, despite a two week school closure in the fourth quarter.

Between 2003 and 2005, the transit system was reoriented to better service the commuter customer. As a result, ridership on the three GO lines increased 31% over this time period. These three routes now account for 75% of passenger boardings.

Recent service expansions have included:

- + Reorientation of system to support commuters.
- + Additional low-floor buses. All buses, except spares, are low-floored equipped units;
- + New and expanded routes;
- + Increased service frequency;
- + Service to West Coast Express;
- + Sunday service; and
- + Bikeracks on 40% of fleet.

Between 1996 and 2005:

- + Ridership on the Abbotsford portion of the system increased by over 65% while the City's population increased by a more moderate 23%; and,
- + Ridership between the City of Abbotsford and Mission increased by more than 170%.

For further information on the City's transit system, please visit our website at www.abbotsford.ca.

Development Statistics



City of Abbotsford Residential Building Permits Issued (units)
1985 to 2008 ytd

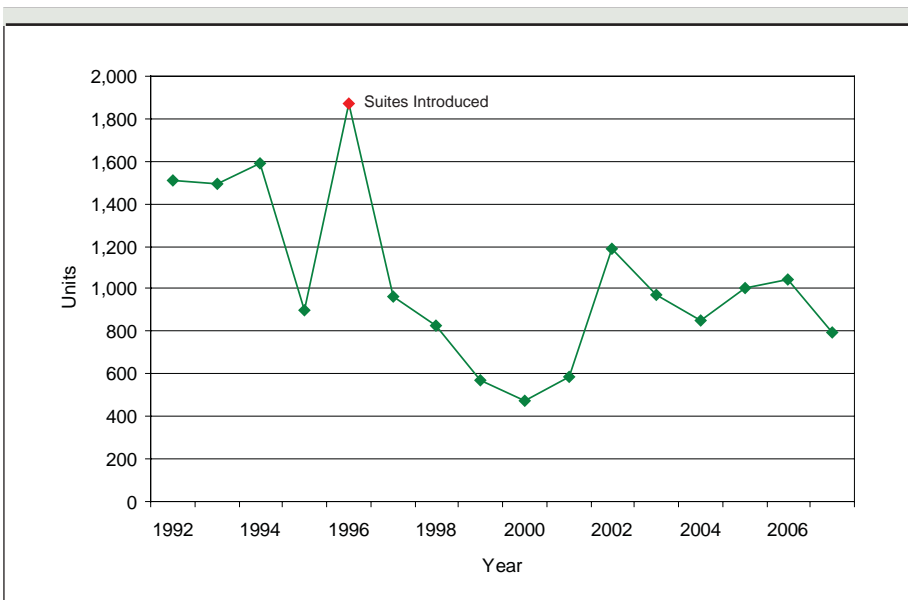
Year	Single		Suite		Apartment	Total units
	detached	Duplex	Units	Townhouse		
1986	486	2		203	198	889
1987	641	4		432	539	1,616
1988	745	0		211	408	1,364
1989	983	4		301	447	1,735
1990	619	2		193	653	1,467
1991	673	0		355	451	1,479
1992	571	2		402	533	1,508
1993	408	4		377	704	1,493
1994	540	2		421	630	1,593
1995	367	0		31	502	900
1996*	442	0	1,169*	96	168	1,875
1997	392	2	310	94	168	966
1998	328	2	347	93	55	825
1999	317	2	221	28	0	568
2000	274	0	160	43	0	477
2001	308	2	278	0	0	588
2002	507	0	411	112	161	1,191
2003	502	5	323	84	60	974
2004	416	0	235	20	184	855
2005	462	2	126	82	193	865
2006	305	0	57	82	625	1,093
2007	429	0	122	201	47	799
2008	163	0	27	95	676	961

July 30, 2008

* 1996 - Reflects recognition of existing suites at inception of Secondary Suite Program. Does not include all legal suites.

Source: City of Abbotsford Development Services Department

City of Abbotsford
Residential Building Permits Issued - 1990 to 2006



Includes new suites from 1997 onwards, but does not recognize existing suites legalized in 1996.

Source: City of Abbotsford, Development Services Department

In the late 80's and early 90's multi-family development in Abbotsford was substantial. Over 64% of all the new housing since 1991 has been multi-family in nature.

Low interest rates and an inventory draw-down are contributing to renewed residential construction. The single family housing market rebounded after 2001, and remained relatively strong until recently. Interest in multi-family housing forms is increasing.

After taking a breather in 2007, apartment construction has surged in 2008. By mid-year 2008, over 670 apartment units were under construction. A number of major projects, including several 25+ storey highrise proposals, are in the planning stage.

The impact of secondary suites on the formal housing market is unknown. Since the inception of the suite legalization program in 1996, more than 3,900 suites have been approved. The number of additional unregistered suites could be substantial, with estimates ranging from 900 to over 2,000 units.

Legal suites currently make up approximately 10% of Abbotsford's urban housing stock.

Non-Residential Permit Activity 2002 to 2007

	2002		2003		2004	
	sq. m.	sq. ft.	sq. m.	sq. ft.	sq. m.	sq. ft.
Commercial	32,009	344,558	19,213	206,815	26,245	282,948
Industrial	30,759	331,096	13,947	150,128	32,136	345,907
Institutional	18,186	195,757	43,660	469,966	13,946	150,118
Total	80,954	871,411	76,820	826,909	72,327	778,973
	2005		2006		2007	
	sq. m.	sq. ft.	sq. m.	sq. ft.	sq. m.	sq. ft.
Commercial	45,406	488,751	61,164	658,370	62,845	676,480
Industrial	36,963	397,871	47,621	512,584	61,273	659,560
Institutional	85,134	916,380	79,934	860,398	18,095	194,782
Total	167,503	1,443,002	188,719	2,031,352	142,213	1,430,822

To Dec 31, 2007 Source: City of Abbotsford Development Services Department
 Floorspace data includes tenant improvements - actual additional floorspace may be less.

While the residential market was soft in the late 1990's, commercial and industrial activity picked up considerably. In the past six years, more than 2.6 million square feet of commercial development has been built.

Recent commercial, industrial and institutional increases included the Abbotsford Regional Hospital and Cancer Centre, an ambitious school construction program, student residences at the University College of the Fraser Valley, construction of a new jet maintenance facility at the Abbotsford Airport, and several large-scale commercial developments.

Construction of the 592,000 square foot Abbotsford Regional Hospital and Cancer Centre is the largest single project in the City's history. The 300-bed replacement for the MSA acute care hospital will provide enhanced and specialized health services to the greater Abbotsford area, and up to 330,000 residents in the Fraser Valley region.

The total value of building permits in 2007 exceeded \$274 million.

Building permit values to the end of July 2008 are at \$297 million.

**City of Abbotsford
 2004 - 06 Single Family Subdivision Statistics by Area**

Area	Lots given final approval			Lots proposed Lots with PLA			pre-PLA		
	'04	'05	'06	'04	'05	'06	'04	'05	'06
Auguston	70	116	0	54	0	94	156	163	130
Lower Sumas Mountain	5	112	87	155	193	177	150	163	195
Huntingdon	1	35	1	34	0	0	0	1	0
Ledgeview/McKee Peak	124	101	0	101	0	19	179	179	215
Other Urban Infill	56	71	139	55	122	38	159	27	44
Rural/Agricultural Area	6	6	3	1	169	237	249	77	0
Sandy Hill	42	144	19	143	0	6	30	35	0
Townline Hill	60	29	11	0	7	3	32	16	12
West Abbotsford	51	68	90	69	70	57	72	69	50
Total	415	682	350	612	561	631	1,027	730	646

To Dec 31, 2006
 Source: City of Abbotsford, Development Services

Other Types of Subdivisions Given Final Approval - 2004-06

Description	No. of Applications			Units/Lots Created		
	'04	'05	'06	'04	'05	'06
Form P's Approved	1	3	4	0	0	0
Phased Strata Plans Approved (Multi-unit Residential) units	12	4	6	* 65	* 8	* 163
Phased Strata Plans Approved (Industrial) units	2	1	0	* 19	* 7	0
Leasehold	2	1	0	0	0	0
Boundary Realignments (BC Reg. 171/02)	4	5	9	0	0	0
Boundary Realignments (Other)	9	1	3	0	1	0
Industrial/Commercial	0	1	0	0	1 lot	3 lots
Strata Conversion	0	2	1	0	2 lots	138 units
Consolidations	0	1	3	0	0	0
Miscellaneous	0	4	0	0	10 lots	0

* does not necessarily reflect the actual number of units for which a building permit was issued in the relevant

To Dec 31, 2006
 Source: City of Abbotsford, Development Services

City of Abbotsford
2007 - Single Family Subdivision Statistics by Area

Area	Lots given final approval			Lots proposed Lots with PLA			pre-PLA		
	'07	'08	'09	'07	'08	'09	'07	'08	'09
Auguston	0			94			130		
Sumas Mountain (S)	79			259			237		
Sumas Mnt (NW)	0			0			23		
Ledgeview/McKee Peak	0			31			195		
Other Urban Infill	31			75			63		
Rural/Agricultural Area	1			238			38		
Sandy Hill	6			0			18		
Townline Hill	0			15			0		
West Abbotsford	53			63			48		
Total	170			775			752		

To Dec 31, 2007

PLA = preliminary layout approval

Source: City of Abbotsford, Development Services

The ebb and flow of subdivision activity reflects a pattern of inventory build-up and subsequent draw-down.

Subdivision activity continued to be strong into 2006. By year-end, 911 single family lots were at the Final Approval and Preliminary Layout Approval (PLA) stages. An additional 640 lots were under application and had not yet reached the PLA stage.

Subdivision activity in 2007 moderated somewhat as the supply of vacant lots has increased. There is still a pipeline of over 1,500 lots in the PLA and pre-PLA stages.

Other Types of Subdivisions Given Final Approval - 2004-06

Description	No. of Applications			Units/Lots Created		
	'07	'08	'09	'07	'08	'09
Form P's Approved	6			0		
Phased Strata Plans Approved (Multi-unit Residential) units	14			* 407		
Phased Strata Plans Approved (Industrial) units	1			* 11		
Leasehold	0			0		
Boundary Realignments (BC Reg. 171/02)	7			0		
Boundary Realignments (Other)	2			0		
Industrial/Commercial	5			9 lots		
Strata Conversion	0			0		
Consolidations	2			0		
Miscellaneous	0			0		

* does not necessarily reflect the actual number of units for which a building permit was issued in the relevant

To Dec 31, 2007

Source: City of Abbotsford, Development Services