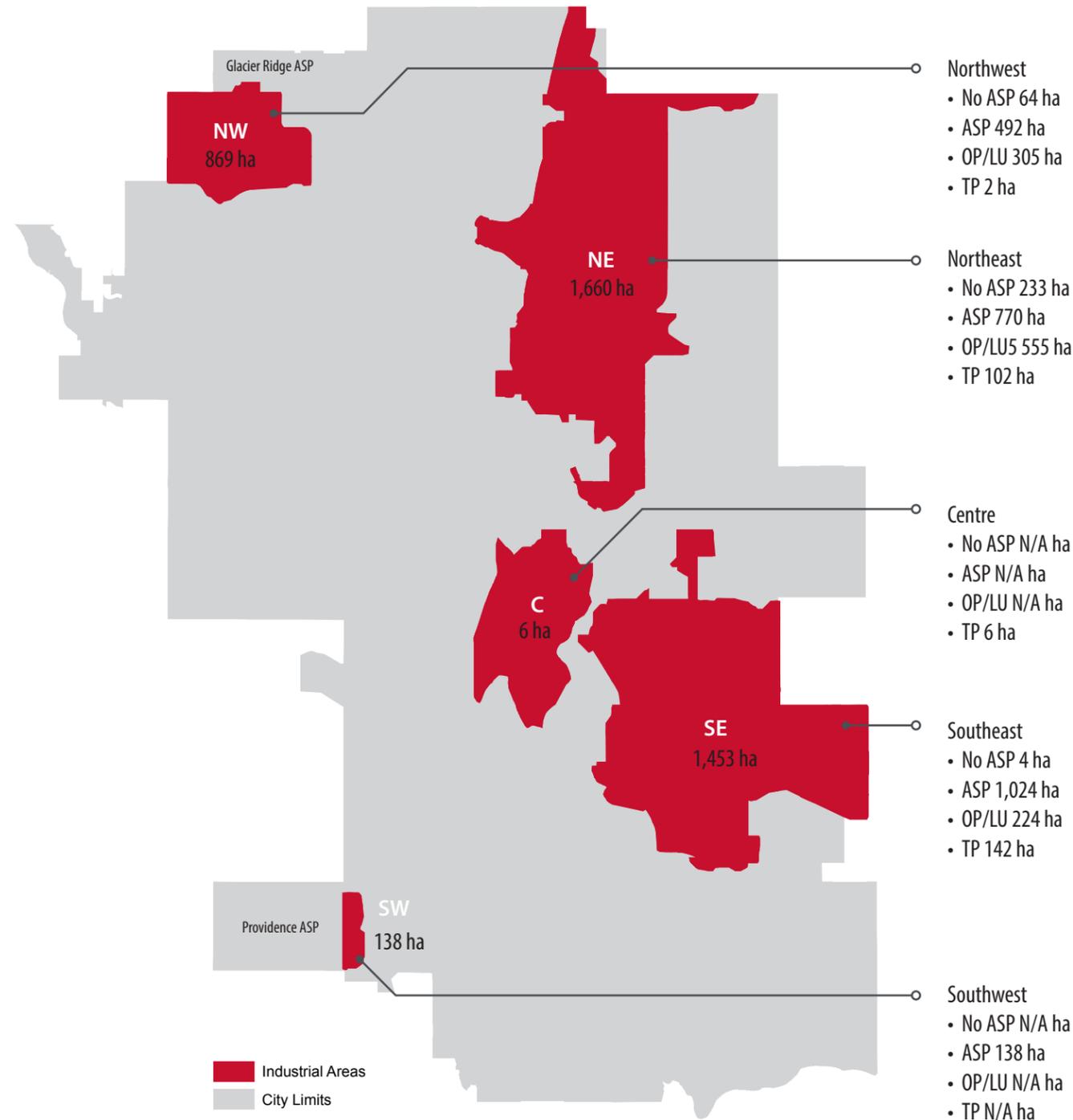




Industrial area growth: Q4 2016, planned land supply

Quick facts

- Calgary's industrial vacant land supply totals 4,120 hectares. (NW long term gravel extraction sites are included).
- The Southeast industrial area has the largest supply of land under tentative plan (142 ha) followed by the Northeast industrial area (102 ha).
- Calgary has 11,300 hectares of industrial development valued at \$20 Billion which contributes up to \$300 million annually in property tax to the City.



Completed Building Permits 2013 thru 2015

Sector	Estimated Value (\$)
Centre	167,800,000
NE	599,500,000
NW	52,300,000
SE	388,550,000
TOTAL	1,208,150,000

Greenfield vacant planned land supply

Calgary's industrial vacant land inventory is summarized below by area sector and current place in the planning pipeline. Generally,

- Area Structure Plan (ASP) approval requires 1 to 2 years lead time to obtain;
- Outline Plan/Land Use (OP/LU) can be obtained in conjunction with ASP approval- separately it can require an additional 6 months to 1 year to obtain;
- Tentative Plans (TP) of subdivision require an additional 30 to 60 days to process, and provide the best estimate of readily available land (i.e., land with both planning approval and infrastructure services, including the five major City services and Developer funded infrastructure, either in place or in progress).

Completed building permit value is also summarized by industrial sector (from 2013 thru 2015). Over this period a total of \$1.2 Billion in completed building permit 'estimated value' has taken place. The most active industrial sector has been the Northeast Industrial area with almost \$600 million in building permit value added since the beginning of 2013.

Total vacant land supply is 4,120 ha

Unplanned land	297 ha
Area Structure Plan (S-FUD land use)	2,486 ha
Outline Plan with land use	1,090 ha
Tentative plan with services (5 City services and development agreement in place.)	246 ha