

Potential Growth Management Incentives

Based on internal and external engagement and greatest anticipated need and benefit, the following incentives are being considered for advancement:

- The combination of a tax-based grant, similar to the 2021 Economic Incentive Grant accessed earlier in the development process, and tax deferral, for both residential and non-residential development.
- One or more capital grants to support the construction of residential infill in priority locations that otherwise would not occur or would not occur as quickly.
- Funding for incentives to assist with the cost of electricity pole and anchor relocations needed to accommodate a development project's site design and location. The costs of relocations can impact the viability of the small and medium scale infill.

Work to date has included an informal review of the City's current growth-related incentives to assess alignment with City Plan objectives and geography. This revealed the opportunity for more consistent tracking and the opportunity to integrate social and environmental objectives into new incentive programs. The Infill Fire Protection Program (and associated Infill Fire Protection Assessment), in partnership with EPCOR, focuses on water related infrastructure upgrades. The program targets 'missing middle' density development and considers proximity of developments to transit and active transportation as part of the criteria.