

EDMONTON BUSINESS IMPROVEMENT AREAS 2025 BUDGETS

Recommendation

That Executive Committee recommend to City Council:

That the following Edmonton Business Improvement Area Association 2025 Budgets, as outlined in Attachments 2 to 14 of the November 27, 2024, Urban Planning and Economy report UPE02300, be approved:

- 124 Street and Area Business Association
- Alberta Avenue Business Association
- Beverly Business Association
- Chinatown and Area Business Association
- Downtown Business Association of Edmonton
- Fort Road Business and Community Association
- French Quarter Business Association / Association des Entreprises du Quartier Francophone
- Kingsway District Association
- North Edge Business Association
- Northwest Industrial Business Association
- Old Strathcona Business Association
- Stony Plain Road and Area Business Association
- The Crossroads Business Improvement Area Association

Requested Council Action		Decision Required	
ConnectEdmonton's Guiding Principle		ConnectEdmonton Strategic Goals	
CONNECTED This unifies our work to achieve our strategic goals.		Regional Prosperity	
City Plan Values	THRIVE		
City Plan Big City Move(s)	Catalyze and Converge	Relationship to Council's Strategic Priorities	Economic Growth

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Corporate Business Plan	Managing the Corporation
Council Policy, Program or Project Relationships	<ul style="list-style-type: none">• C462B - Business Revitalization Zone Establishment and Operation Policy
Related Council Discussions	<ul style="list-style-type: none">• November 27, 2024, UPE02299 - Edmonton Business Improvement Areas 2025 Boards of Directors

Executive Summary

- The 13 Edmonton Business Improvement Area (BIA) associations referenced in this report have submitted their proposed 2025 operating budgets for City Council's consideration.
- Council approval is required in accordance with municipal and provincial processes and regulations.
- BIA budgets are primarily funded through member-paid tax levies. These taxes are remitted in full to each BIA association. The proposed 2025 BIA tax levies range from \$80,000 to \$1,804,953.
- All 13 budgets presented to City Council with this report were voted on and approved by the membership of the individual BIA associations.
- Of the 13 BIA associations, 10 are proposing an increase to their member levy and three are proposing no increase. These budgets reflect each BIA association's priorities and the resources required to achieve them.
- In 2024, the BIA levy was \$4.39 million overall, compared to the proposed \$4.91 million levy overall for 2025. Notably, in 2020 (prior to the COVID-19 pandemic), the total of the BIA levies was \$3.84 million.

REPORT

A business improvement area (BIA) is a defined geographic area in which businesses combine resources and work together through a formal association of business members to enhance the economic development of their area. Edmonton's 13 BIA associations and their board members are critical partners in achieving the City's strategic goal of Regional Prosperity and the ongoing development of Edmonton's economic strategy, the Economic Action Plan. A BIA and its related association are created by City bylaw, and each of Edmonton's 13 BIAs has its own bylaw.

City Council must approve BIA association budgets annually pursuant to the province's *Business Improvement Area Regulation*, the City's BIA bylaws and City Policy C462B - Business Revitalization Zone Establishment and Operation. The individual boards of directors for the 13 associations have provided their members with the details of their proposed budgets required to operationalize each association's priorities, presented and approved their budgets at their respective annual general meetings (AGMs) and forwarded them to City Council for approval in compliance with provincial and municipal processes and regulations.

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Annual BIA budgets include total BIA tax levies that an association needs to collect from its members to fund initiatives and operations, as well as funding from other sources such as grants and sponsorships. The proposed 2025 tax levies for the 13 BIAs range from \$80,000 for the smallest association to \$1,804,953 for the largest association, for an aggregated total of \$4.91 million. The 2025 change in BIA levies represents an overall increase of \$518,526 (+11.81 per cent) as described in Attachment 1, compared to the 2024 increase of \$300,818 (+7.35 per cent).

Once the budgets are approved by Council, the City sets the respective BIA tax rates and then collects the tax levies from all businesses operating in the BIAs. These taxes are remitted in full to each BIA association, as indicated in Attachment 1, to fund each association's activities.

Community Insight

In September and October each year, Edmonton's 13 BIAs hold their AGMs, where BIA members are invited to participate and vote on the budget set by the Board of Directors for the association. All 13 budgets presented to City Council with this report were voted on and approved by the membership of the individual BIAs.

GBA+

BIA administrators (i.e. Executive Directors and boards) are responsible to anticipate the needs of equity-seeking groups and business owners members. Administration develops resources for partner organizations to help them to learn about and apply an equity lens on the planning and execution of BIA initiatives. Integrating GBA+ processes can help ensure that the work and budget allocation contributes to the accessibility and equity of BIA services.

While BIAs are independent entities with their own member-selected boards of directors, procedures and operating guidelines, City Administration is responsible for:

- Periodically reviewing the bylaws, policies and procedures that govern BIAs, which requires a GBA+ process for budget formation.
- Collaborating with all 13 BIA association administrators so they can understand and apply a high-quality GBA+ process when determining and setting the budget that funds the operations and events of the association.

Environment and Climate Review

This report was reviewed for environment and climate risks. Based on the review completed no significant interactions with the City's environmental and climate goals were identified within the scope of this report.

Attachments

1. Overview of Proposed 2025 Business Improvement Area Budgets
2. 124 Street and Area Business Association - 2025 Operating Budget
3. Alberta Avenue Business Association - 2025 Operating Budget
4. Beverly Business Association - 2025 Operating Budget
5. Chinatown and Area Business Association - 2025 Operating Budget
6. Downtown Business Association of Edmonton - 2025 Operating Budget

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7. Fort Road Business and Community Association - 2025 Operating Budget
8. French Quarter Business Association / Association des Entreprises du Quartier Francophone - 2025 Operating Budget
9. Kingsway District Association - 2025 Operating Budget
10. North Edge Business Association - 2025 Operating Budget
11. Northwest Industrial Business Association - 2025 Operating Budget
12. Old Strathcona Business Association - 2025 Operating Budget
13. Stony Plain Road and Area Business Association - 2025 Operating Budget
14. The Crossroads Business Improvement Area Association - 2025 Operating Budget