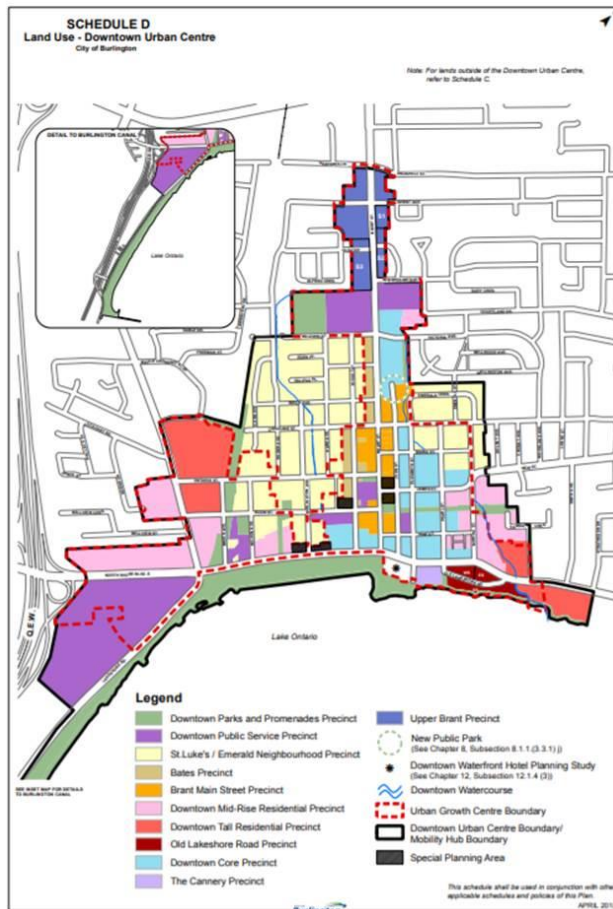


# Growth Targets 101

We're on track in Burlington's  
Downtown

# Urban Growth Centre



The Urban Growth Centre is shown with a red dotted line, sometimes becoming a solid red line.

Extends north to Prospect Street.

Total area is **104.6** hectares.




In 2016, people and jobs per hectare in UGC was 156.6 p&j

Goal for an Urban Growth Centre is 200 p&j per hectare

In 2016 we were at 78% of goal

End Target by 2031 is  
104.6 hectares X 200 p&j  
= 20,920 people and jobs in UGC

In 2016 , we had 104.6 X 156.6  
= 16,380 people and jobs in UGC




Need to add the difference,  
which is 4,540 more people and  
jobs in the next 12 years.

# Projects Approved by Council


Location	Storeys	Units	Residents *
Brock & Ontario	22	170	255
421 Brant	23	179	269
374 Martha	26	240	360
409 Brant	17	153	230
Bridgewater	22	100	150
Bridgewater	7	50	75
Caroline & Elizabeth	17	161	242
452 Locust	6	61	92
Total			1673

\* Estimated average per unit is 1.5 persons



Total to be built should house 1,673 people. Jobs from commercial would add to this.

409 Brant is appealing to LPAT for further height than was approved.



JBH Expansion is adding 1000 new jobs. Bridgewater hotel is adding 151 jobs equivalent.

This will bring total to 2824 p&j soon, just 1,716 fewer than density target of 4,450 p&j in 2031.




# Projects “in the works”

Location	Storeys	Units	Residents
James & Martha	24	227	341
1157 North Shore	17 \		
1157 North Shore	12	475 combined	594 **
1157 North Shore	11 /		
Pearl & Lakeshore	29	280	420
Total			1355


\*\* For retirement development estimate average per unit is 1.25 persons

If built as requested these would add 1,355 people and 180 jobs, nearly meeting the 2031 target.

However, I suggest scaling these back to 8 – 11 storeys each, bringing 595 – 820 more p&j instead.



That would leave the UGC with the ability to accommodate another 900 - 1100 people and jobs in other 8 – 11 storey sites assembled and built by 2031 to meet target.



We don't need more 20+ storey buildings to reach target. Nor do we need a new "Downtown" Official Plan. Mid-rise buildings can reach the UGC density and allow a more human scale of development.