

**Appendix A – Supporting Data****1. REAL ESTATE MARKET OVERVIEW****Figure 1.1: Office Market**

<b>Office Market</b>			
<b>Inventory (sq. ft.)</b>	<b>Vacancy Rate</b>	<b>Vacant Space</b>	<b>Avg. Net Rental Rate (psf)</b>
4.0 M	22.2%	890,614	\$19.45

Source: CBRE market reports for Oakville

**Figure 1.2: Industrial Market**

<b>Industrial Market</b>				
<b>Inventory (sq. ft.)</b>	<b>Availability Rate</b>	<b>Avg. Sale Price (psf)</b>	<b>Avg. Net Rental Rate</b>	<b>TMI (psf)</b>
18.1 M	2.6%	\$165.48	\$6.73	\$2.82

Source: CBRE market reports for Oakville

**2. INDUSTRIAL COMMERCIAL INSTITUTIONAL (ICI) BUILDING PERMIT ACTIVITY****Figure 2.1: New, Addition**

<b>Type</b>	<b>Value (\$ millions)</b>	<b>Area (sq. ft.)</b>	<b># of permits</b>
Commercial	39.7	303,961	11
Industrial	76.7	263,031	9
Institutional	91.9	330,122	39
<b>Totals:</b>	<b>208.3</b>	<b>897,114</b>	<b>59</b>

Source: Town of Oakville, Economic Development. Numbers have been rounded.

**Figure 2.2: Alterations and Improvements**

<b>Type</b>	<b>Value (\$ millions)</b>	<b>Area (sq. ft.)</b>	<b># of permits</b>
Commercial	51.0	1,245,952	255
Industrial	5.4	165,327	30
Institutional	22.1	119,862	34
<b>Totals:</b>	<b>78.5</b>	<b>1,531,141</b>	<b>319</b>

Source: Town of Oakville, Economic Development. Numbers have been rounded.

### 3. COMPETITIVE POSITION

**Figure 3.1: 2017 Tax Rates**

Municipality	Industrial		Commercial	
<b>HALTON (Built Boundary)</b>	<b>Per cent (%)</b>	<b>Rank</b>	<b>Per cent (%)</b>	<b>Rank</b>
Oakville	2.797	12	1.762	6
Burlington	2.906	13	1.829	8
Halton Hills	2.935	14	1.847	10
Milton	2.613	11	1.649	2
<b>PEEL</b>				
Brampton	2.538	9	2.196	13
Caledon	2.317	8	1.949	11
Mississauga	2.300	7	2.016	12
<b>TORONTO</b>				
Toronto	2.586	10	2.520	14
<b>YORK</b>				
Aurora	2.116	5	1.801	7
Markham	1.929	1	1.646	1
Newmarket	2.168	6	1.845	9
Richmond Hill	1.967	2	1.677	3
Vaughan	1.976	3	1.685	4
Whitchurch-Stouffville	2.065	4	1.759	5
<b>DURHAM</b>				
Ajax	3.711	15	2.603	15
Oshawa	4.341	18	3.007	18
Pickering	3.718	16	2.608	16
Whitby	3.785	17	2.651	17

Source: Various municipal websites. Ranked from least expensive (1) to most expensive (18).

**Figure 3.2: 2017 Development Charges**

Municipality	Industrial		Office/Non-Retail	
<b>HALTON (Built Boundary)</b>	<b>\$ per sq. ft.</b>	<b>Rank</b>	<b>\$ per sq. ft.</b>	<b>Rank</b>
Oakville	20.69	12	20.69	10
Burlington	17.45	6	17.45	6
Halton Hills	11.86	1	15.60	3
Milton	13.30	2	13.30	1
<b>PEEL</b>				
Brampton	18.70	8	25.09	16
Caledon	17.60	7	23.99	12
Mississauga	21.98	13	30.17	18
<b>TORONTO</b>				
Toronto	19.28	10	19.28	8
<b>YORK</b>				
Aurora	25.30	18	25.30	17
Markham	19.89	11	19.89	9
Newmarket	24.26	16	24.26	14
Richmond Hill	24.95	17	24.95	15
Vaughan	24.24	15	24.24	13
Whitchurch-Stouffville	23.28	14	23.28	11
<b>DURHAM</b>				
Ajax	16.40	5	16.40	5
Oshawa	19.02	9	19.02	7
Pickering	14.39	3	14.39	2
Whitby	15.93	4	15.93	4

Source: Various municipal websites. Ranked from least expensive (1) to most expensive (18).

Note: Additional or area-specific charges may apply in some communities.

**Figure 3.3: 2017 Industrial Land Sale Values**

Municipality	Average Land Price Per Acre (\$)	Rank
<b>HALTON</b>		
Oakville	900,000	9
Burlington	850,000	8
Halton Hills	N/A	N/A
Milton	1,000,000	13
<b>PEEL</b>		
Brampton	1,300,000	15
Caledon	1,000,000	14
Mississauga	1,400,000	16
<b>TORONTO</b>		
Toronto	1,400,000	17
<b>YORK</b>		
Aurora	825,000	6
Markham	925,000	11
Newmarket	825,000	7
Richmond Hill	900,000	10
Vaughan	980,000	12
Whitchurch-Stouffville	550,000	4
<b>DURHAM</b>		
Ajax	450,000	3
Oshawa	300,000	1
Pickering	600,000	5
Whitby	350,000	2

Source: CBRE Toronto Industrial Summary Q4 2017. Ranked from least expensive (1) to most expensive (17).