

Leading Construction Players in Vaughan*

Residential

Aspen Ridge Homes
 Arista Homes Ltd.
 Countrywide Homes Ltd.
 Empire Communities
 Fernbrook Homes
 Greenpark Group
 Treasure Hill Homes
 Zancor Homes

Industrial, Commercial, Institutional

Atlas Corp.
 Bondfield Construction Company Ltd.
 Carillion Canada Inc.
 Forma-Con Construction
 The Remington Group
 Thorncrete Construction Ltd.

Infrastructure

ConDrain Company Ltd.
 Dufferin Construction
 NPL Canada
 Soncin Construction
 TACC Construction Ltd.
 Trans Power Utility Contractors Inc.

Developers

Condor Properties Ltd.
 DG Group
 Metrus Properties
 SmartCentres Real Estate Investment Trust
 Sorbara Group of Companies
 Zzen Group of Companies Ltd.

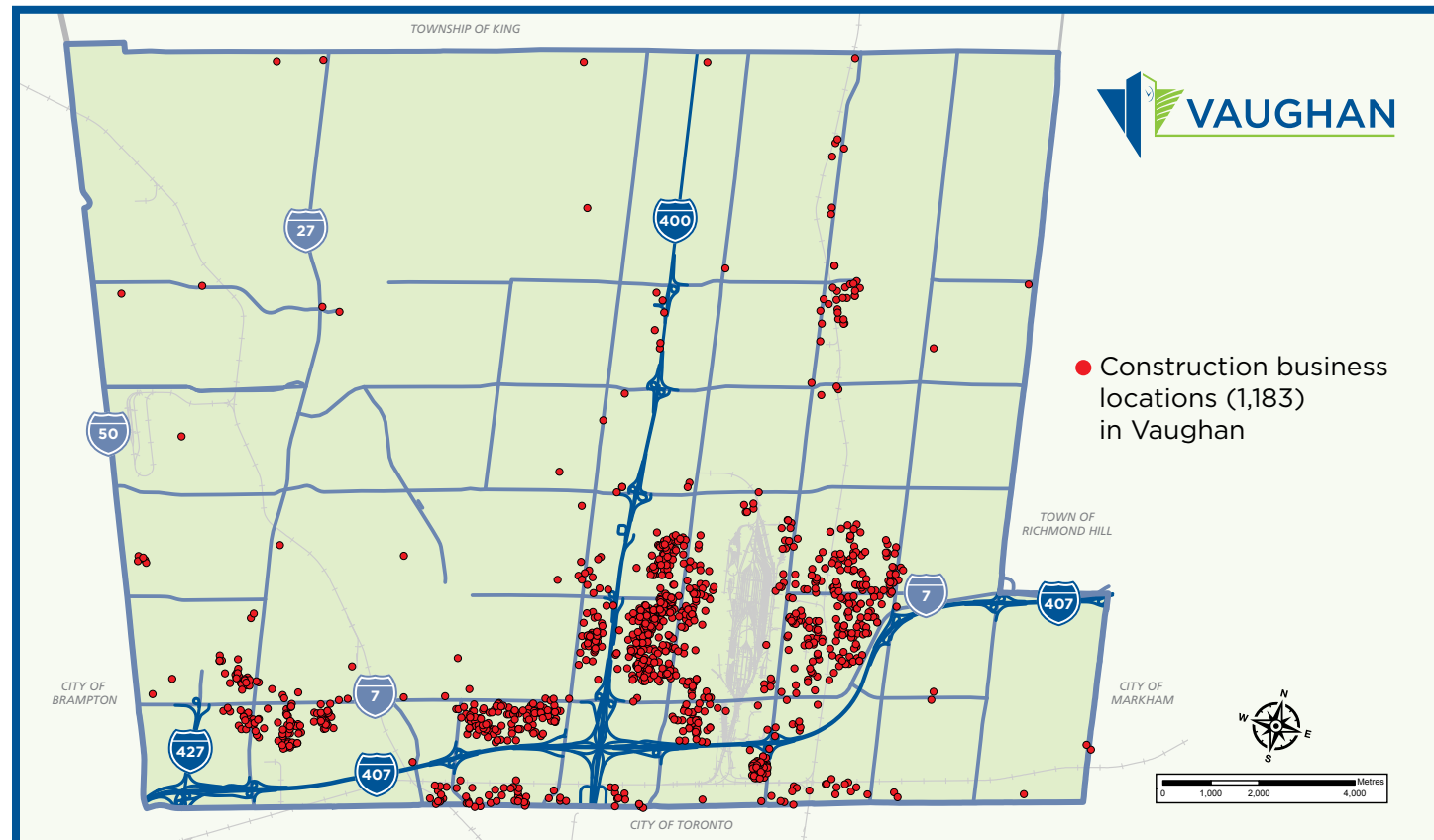
Contractors

OZZ Electric Inc.
 Plan Group
 Primo Mechanical Inc.
 Roni Excavating Ltd.
 Select Drywall & Acoustics Inc.
 Straw Construction Group

Supported by Organizations such as:

- Building Industry and Land Development Association (BILD)
- Carpenter's District Council of Ontario
- Council of Ontario Construction Associations
- IMPROVE Inc.
- Ontario General Contractors Association
- Ontario Home Builders' Association
- Vaughan Chamber of Commerce

Construction Cluster Map



*Listed above are top employers. For a full listing, visit yorklink.ca/york-region-employment-survey.

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Construction



Construction

HIGHLY SKILLED LABOUR FORCE

- Seventy per cent of Vaughan's population over the age of 25 has a post-secondary certificate, diploma or degree – surpassing the provincial (65.1%) and national averages (64.8%).¹

Within a **one-hour drive** from Vaughan, businesses have access to:

- eight colleges and seven universities, collectively producing 220,646 university and 113,669 college-enrolled students annually.²
- Niagara University which has relocated its bi-national presence to the Vaughan Metropolitan Centre (VMC).
- a labour force of more than 3.9 million.³

Contributes **MORE THAN \$2.5 billion** or 12.1% to Vaughan's GDP.

STRONG ECONOMY AND UNPARALLELED GROWTH

- Part of the Greater Toronto Area's \$332-billion economy with 6.4-million people⁴ – the largest consumer market in Canada.
- Largest economy** in York Region with an estimated GDP of more than \$21 billion in 2019.⁵
- One of Canada's **fastest-growing municipalities**, expected to reach close to 500,000 people by 2041.⁶
- Surpassed the \$1-billion mark in construction activity in eight of the last 10 years.⁷

SUPERIOR TRANSPORTATION AND INFRASTRUCTURE

- Home to the country's largest international rail carriers – the Canadian National (CN) MacMillan Yard and the Canadian Pacific (CP) Railway Vaughan Intermodal Terminal.
- The only urban growth centre in the Greater Toronto Area that has subway access and an innovative intermodal transit system.
- Direct access to Highways 427, 400 and 407. Highway 401 is minutes away.
- 6.6-kilometre expansion of Highway 427 is expected to be **completed by 2020**.

- Canada's busiest airport, Toronto Pearson International Airport, is located on the southwestern boundary of Vaughan, within 10 kilometres.

A ROBUST INNOVATION ECOSYSTEM

- Access to nearly 84,000 Science, Technology, Engineering and Mathematics (STEM) students enrolled in the Greater Toronto and Hamilton Area.⁴
- Through the Test City Program, local and international businesses have access to a host of **unique opportunities** including the use of the City's infrastructure, data, equipment and land to test or demonstrate their innovative or emerging technologies, products or services.
- Expected to be completed in 2020, Mackenzie Vaughan Hospital will be the first hospital in Canada to feature **fully integrated 'smart' technology systems**.

The **Construction Sector** in Vaughan has been experiencing unprecedented construction activity reaching \$1.14 billion value of building permits in 2018. Home to many of Canada's top builders, developers, contractors and building material suppliers, this sector is supported by a large and concentrated workforce in the construction trades and engineering.

Home to **THREE state-of-the-art training centres** operated by the College of Carpenters and Allied Trades Inc. (CCAT) and Labourers' International Union of North America (LIUNA) Local 183, delivering the most comprehensive training programs that are meant to simulate a true construction setting.



High economic spin-offs anchored by **strong** local industry verticals, including advanced manufacturing, retail and wholesale trade, professional and business services and technology.

Construction Sector Ecosystem



Vaughan's Construction Sector has a location quotient of 1.98, **well above** the provincial score of 0.92 and third highest in the Greater Toronto Area.

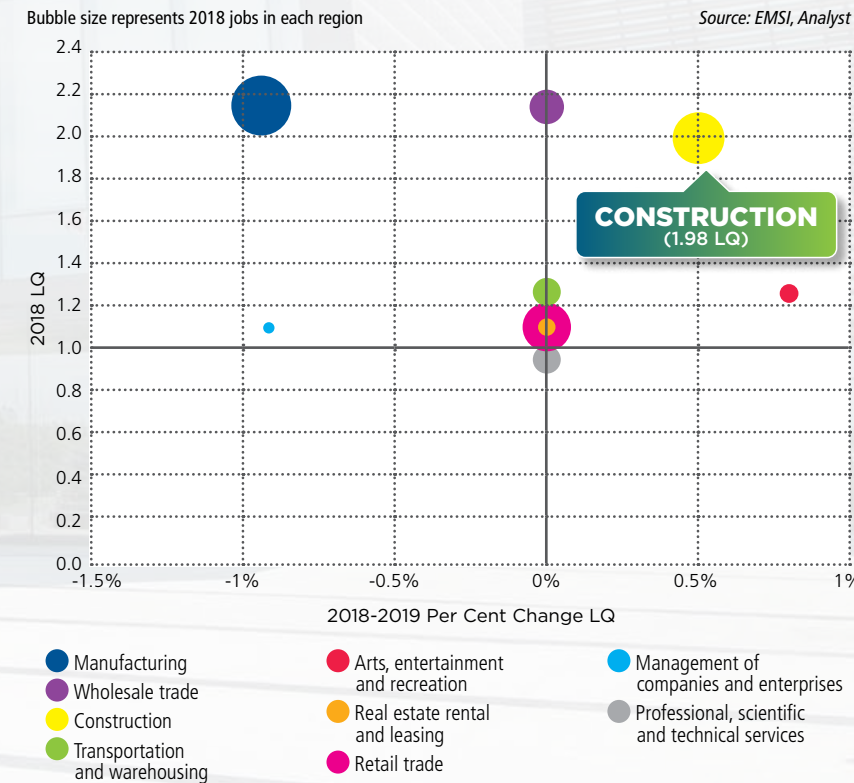
\$10.8 billion

The value of building permits issued by the City of Vaughan since 2010.

SOURCES:

- Statistics Canada, Census 2016.
- Common University Data Ontario (CUDO) & Ministry of Training, Colleges and Universities. Colleges and universities within a one-hour radius include: Centennial College, Durham College, George Brown College, Georgian College, Humber College, Seneca College, Sheridan College, McMaster University, Mohawk College, Niagara University, Ontario College of Art and Design, Ryerson University, University of Ontario Institute of Technology, University of Toronto and York University.
- Environics Analytics, Demostats 2018.
- Toronto Global.
- Conference Board of Canada, 2019 real GDP estimates.
- York Region 2041 Preferred Growth Scenario, Nov. 2015.
- City of Vaughan, Building Standards, 2009-2018 (issuance of Building Permits).

Location Quotient



Location quotient (LQ) is a way of quantifying how concentrated a particular industry, cluster, occupation, or demographic group is in a region compared to the nation. It can reveal what makes a particular region "unique" in comparison to the national average. Many economists consider an area's industry to be concentrated if its LQ is above 1.2.

