



City of Vaughan
2141 Major Mackenzie Drive
Vaughan, ON L6A 1T1

T. 905-832-2281
E: ecdev@vaughan.ca
www.vaughan.ca/business

KPMG office opening 2016 at the Vaughan Metropolitan Centre.

Vaughan Council 2014-2018

Mayor
Hon. **Maurizio Bevilacqua, P.C.**

Deputy Mayor/
Regional Councillor
Michael Di Biase

Regional Councillor
Mario Ferri

Regional Councillor
Gino Rosati

Councillor Ward 1
Marilyn Iafrate

Councillor Ward 2
Tony Carella

Councillor Ward 3
Rosanna DeFrancesca

Councillor Ward 4
Sandra Yeung Racco

Councillor Ward 5
Alan Shefman

The Vaughan
ADVANTAGE 2016

VAUGHAN FAST FACTS

BUSINESS, LABOUR FORCE AND EMPLOYMENT

Number of Businesses ¹	11,239
Businesses, Small (less than 20 employees) ¹	80.97%
Resident Labour Force ²	158,990
Employed, 2015 ¹	201,008
Average Business Growth, 2005 – 2015 ¹	4.0%
Average Employment Growth, 2005 – 2015 ¹	3.4%
Most Jobs Added, 2014 – 2015 ¹	Manufacturing, 1,360 jobs added
Unemployment Rate ²	6.5%

MAJOR EMPLOYMENT SECTORS (% OF TOTAL EMPLOYMENT), 2015

Manufacturing	23% (46,032)
Retail Trade	11% (23,029)
Construction	13% (26,396)
Wholesale Trade	10% (20,117)
Transportation and Warehousing	6% (11,521)

BUILDING AND CONSTRUCTION ACTIVITY

Value of Total Building Permits Issued, January – December, 2015 ³	\$1.405 billion
Value of Total Building Permits Issued, January – December, 2014 ³	\$886 million

VAUGHAN FAST FACTS

Area	273.52 sq.km. (27,352 hectares)
DEMOGRAPHICS: POPULATION AND AGE	
Population (York Region estimate, Dec. 2015)	323,506
Population (Census, 2011)	288,301
Population Growth (2006 – 2011)	20.7%
Projected Population (2031)	416,600
Median Age ²	37.9 years
DEMOGRAPHICS: INCOME LEVELS	
Average Household Income ²	\$113,988
Average Family Income ²	\$120,275
Average Income of Individuals ²	\$45,812
DEMOGRAPHICS: HOUSEHOLDS AND HOUSING	
Number of Families ²	80,835
Home Ownership ²	92.2% own; 7.8% rent
Average Home Price: All types ³	\$877,134
Average Family Size ²	3.6
DEMOGRAPHICS: EDUCATIONAL ATTAINMENT (25 - 64 YEARS)	
Post-Secondary: Certificate, diploma or degree ²	69.1%
DEMOGRAPHICS: ETHNICITY, LINGUISTIC CAPABILITIES, PLACE OF BIRTH	
Ethnicity ²	Largest groups: 33.2% Italian; 11.8% Jewish
Languages Spoken ²	99
Foreign Born Population as a Portion of Total Population	46.2%
DEVELOPMENT OPPORTUNITIES	
Total Employment Land ⁴ , net	9,241 acres (3,740 hectares)
Vacant Employment Land ⁴ , net	3,202 acres (1,296 hectares)
Vaughan Metropolitan Centre (VMC):	
Area	442 acres (179 hectares)
Projected Population	25,000
Projected Employment	11,500
Projected Office Space	1.5 million sq.ft.+ (139,355 sq.m.+)
Projected Retail Space	750,000 sq.ft. (69,677 sq.m)
Projected Housing Units	12,000
Vaughan Enterprise Zone (VEZ):	
Area	2,800 acres (1,133 hectares)
Projected Employment	46,000
Projected Industrial Space	48 million sq.ft. (4,459,346 sq.m)
COMPETITIVE TAXES AND DEVELOPMENT CHARGES	
2015 Property Tax: Industrial Occupied Rates (IT)	0.02032877%
Commercial Occupied Rates (CT) - 2015	0.01736655%
Residential Occupied Rates (RT) - 2015	0.00837242%
Development Charges ⁵ : Industrial/Office/Institutional, Jan. 2016	\$25.75 sq.ft. (\$277.02/sq.m.)
Development Charges ⁵ : Retail, Jan. 2016	\$44.86 sq.ft. (\$482.73/sq.m.)
INTERNATIONAL PARTNERSHIPS	
Economic Partnerships	China: Shanghai Changning District (2011); Yiwu (2011); Zibo (2012). Italy: Rome, Milan (2012).
International Partnerships	Italy: Delia (1998), Lanciano (2002), Sora (1992). Philippines: Baguio City (1997). China: Yangzhou (1995). Israel: Ramla (1993). Japan: Sanjo (1993).