

York Region Vacant Employment Land Inventory

Appendix One: Summary Tables

TABLE 1
York Region Vacant Employment Lands: Planning Status

Municipality	Registered Unbuilt ¹		Draft Approved ²		Pending ³		No Application ⁴		Total	
	Hectares	Acres	Hectares	Acres	Hectares	Acres	Hectares	Acres	Hectares	Acres
Aurora	30.3	74.9	54.2	133.9	44.9	110.9	34.7	85.8	164.1	405.4
East Gwillimbury	84.4	208.6	23.0	56.9	0.0	0.0	242.6	599.6	350.1	865.0
Georgina	0.0	0.0	0.0	0.0	0.9	2.3	126.2	311.9	127.1	314.2
King	1.6	4.0	0.0	0.0	11.7	29.0	84.4	208.6	97.8	241.6
Markham ⁵	96.7	239.1	52.4	129.5	56.7	140.1	50.1	123.8	256.0	632.5
Newmarket	21.1	52.3	27.2	67.1	0.0	0.0	27.4	67.8	75.7	187.2
Richmond Hill	86.1	212.9	0.0	0.0	0.0	0.0	135.1	333.8	221.2	546.7
Vaughan	185.1	457.3	147.1	363.5	148.9	367.9	885.6	2,188.4	1,366.7	3,377.1
Whitchurch-Stouffville	34.7	85.8	11.7	28.8	96.1	237.6	61.2	151.1	203.6	503.2
York Region	540.1	1,334.7	315.6	779.8	359.2	887.7	1,647.4	4,070.8	2,862.3	7,072.9

Source: York Region Planning and Development Services Department, January 2005.

1. Vacant lots in registered plans of subdivision that are unbuilt.
2. Proposed lots in a plan of subdivision, which received draft approval but have not received final approval.
3. Potential lots in a plan of subdivision, which have been applied for but have not received draft approval.
4. Those areas that have approved official plan designations, but do not have a plan of subdivision application.
5. The newly approved North 404 Employment Area and Buttonville Airport have not been included in this inventory. Cumulatively they account for approximately 174 net hectares (465 net acres) of vacant employment land.

Note: All figures are recorded in net hectares/acres.

Table 2
York Region Vacant Employment Land Inventory: Absorption

Municipality	2001 Vacant Employment Land (Adjusted) ¹		2001 - 2004 Absorption ²		Average Annual Absorption ³	
	Hectares	Acres	Hectares	Acres	Hectares	Acres
Aurora	186.1	459.8	22.0	54.4	6.3	15.5
East Gwillimbury	377.5	932.8	27.4	67.8	7.8	19.4
Georgina	128.9	318.4	1.7	4.2	0.5	1.2
King	99.4	245.6	1.6	4.0	0.5	1.1
Markham	309.2	764.1	59.2	146.3	16.9	41.8
Newmarket	84.2	208.2	32.1	79.3	9.2	22.6
Richmond Hill	263.8	651.9	42.6	105.2	12.2	30.0
Vaughan	972.3	2,402.5	224.2	553.9	64.0	158.3
Whitchurch-Stouffville	210.5	520.2	6.9	17.0	2.0	4.9
York Region	2,631.8	6,503.4	417.6	1,032.0	119.3	294.9

Source: York Region Planning and Development Services Department, January 2005.

1. Source: 2001 Vacant Employment Land Inventory. Figures adjusted to capture properties that were missed in 2001 Inventory.
2. Total built absorption from June 1, 2001 to January 1, 2005. Captures lands built for employment uses. Does not capture lands redesignated to allow for non-employment uses.
3. 2001 to 2005 Vacant Employment Land Average Annual Absorption

Note: All figures are recorded in net hectares/acres.

TABLE 3
York Region Vacant Employment Lands: Historical Absorption

Municipality ¹	Annual Absorption (Ha)									
	1996	1997	1998	1999	2000	01 - 05 Total ²	01 - 05 Avg.	96 - 00 Avg.	98 - 00 Avg.	96 - 05 Avg.
Aurora	2.0	0.0	13.5	4.6	1.3	22.0	6.3	4.3	6.5	5.1
East Gwillimbury						27.4	7.8			3.2
Georgina						1.7	0.5			0.2
King						1.6	0.5			0.2
Markham ³	18.2	22.2	40.4	35.2	34.3	59.2	16.9	30.1	36.6	24.6
Newmarket	3.2	4.0	10.5	5.8	5.5	32.1	9.2	5.8	7.3	7.2
Richmond Hill ⁴	6.6	6.6	6.5	5.7	12.2	42.6	12.2	7.5	8.1	9.4
Vaughan	45.3	63.0	85.7	92.3	106.1	224.2	64.0	78.5	94.7	72.5
Whitchurch- Stouffville						6.9	2.0			0.8
York Region	75.3	95.8	156.6	143.6	159.4	417.6	119.3	126.1	153.2	123.3

Source: York Region Planning and Development Services Department, January 2005.

1. 1996 - 2000 data only available for five urban municipalities.

2. 2001 - 2005 data only available as aggregate.

3. Markham Centre was included in the 2001 inventory. It has been re-evaluated and excluded from this inventory. Markham Centre absorption is not included in 01-05 Total.

4. Bayview/Glen Employment Area was included in the 2001 inventory. It has been re-evaluated and excluded from this inventory. Bayview Glen absorption has not been accounted for in 01-05 Total.

Note: All figures are recorded in net hectares/acres.

TABLE 4
York Region Vacant Employment Land Inventory: Servicing Status

Municipality	Fully Serviced ¹		To Be Serviced ²		IPS ³		Encumbered Lands ⁴		Total	
	Hectares	Acres	Hectares	Acres	Hectares	Acres	Hectares	Acres	Hectares	Acres
Aurora	57.1	141.1	107.0	264.3	0.0	0.0	0.0	0.0	164.1	405.4
East Gwillimbury	38.1	94.1	41.0	101.4	57.4	141.8	213.5	527.7	350.1	865.0
Georgina	14.3	35.4	68.9	170.2	43.9	108.6	0.0	0.0	127.1	314.2
King	3.0	7.4	92.1	227.6	2.7	6.6	0.0	0.0	97.8	241.6
Markham	177.2	437.8	78.8	194.7	0.0	0.0	0.0	0.0	256.0	632.5
Newmarket	75.7	187.2	0.0	0.0	0.0	0.0	0.0	0.0	75.7	187.2
Richmond Hill	66.7	164.8	154.6	381.9	0.0	0.0	0.0	0.0	221.2	546.7
Vaughan	371.0	916.7	313.9	775.6	0.0	0.0	681.8	1,684.8	1,366.7	3,377.1
Whitchurch- Stouffville	80.5	199.0	15.2	37.5	107.9	266.7	0.0	0.0	203.6	503.2
York Region	883.6	2,183.5	871.4	2,153.3	211.9	523.7	895.3	2,212.5	2,862.3	7,072.9

Source: York Region Planning and Development Services Department, based on GIS data supplied by York Region Traffic and Works Department, January 2005.

1. Fully serviced by Regionally supplied water and wastewater systems

2. Not currently serviced. Anticipated to be Regionally serviced.

3. "Industries on Private Services". Lands approved for private servicing.

4. Encumbered from development in the short to medium term. Includes the Queensville Employment Area in East Gwillimbury and the Elder Mills, Huntington East, Huntington West and Nashville Employment Areas in Vaughan.

Note: All figures are recorded in net hectares/acres.

TABLE 5
York Region Vacant Employment Land Inventory: Infrastructure Servicing Status
% Shares

Municipality	Fully Serviced ¹		To Be Serviced ²		IPS ³		Encumbered Lands ⁴	
	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total
Aurora	34.8%	1.8%	65.2%	3.4%	0.0%	0.0%	0.0%	0.0%
East Gwillimbury	10.9%	1.2%	11.7%	1.3%	16.4%	1.8%	61.0%	6.8%
Georgina	11.3%	0.5%	54.2%	2.2%	34.5%	1.4%	0.0%	0.0%
King	3.1%	0.1%	94.2%	2.9%	2.7%	0.1%	0.0%	0.0%
Markham	69.2%	5.6%	30.8%	2.5%	0.0%	0.0%	0.0%	0.0%
Newmarket	100.0%	2.4%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
Richmond Hill	30.1%	2.1%	69.9%	4.9%	0.0%	0.0%	0.0%	0.0%
Vaughan	27.1%	11.7%	23.0%	9.9%	0.0%	0.0%	49.9%	21.6%
Whitchurch-Stouffville	39.5%	2.6%	7.5%	0.5%	53.0%	3.4%	0.0%	0.0%
York Region	30.9%	28.0%	30.4%	27.6%	7.4%	6.7%	31.3%	28.4%

Source: York Region Planning and Development Services Department, based on GIS data supplied by York Region Traffic and Works Department January 2005.

1. Fully serviced by Regionally supplied water and wastewater systems
2. Not currently serviced. Anticipated to be Regionally serviced.
3. "Industries on Private Services". Lands approved for private servicing.
4. Encumbered from development in the short to medium term. Includes the Queensville Employment Area in East Gwillimbury and the Elder Mills, Huntington East, Huntington West and Nashville Employment Areas in Vaughan.

Note: All figures are recorded in net hectares/acres.

TABLE 6
York Region Vacant Employment Land Inventory: Site Size Profile

Municipality	< 1 ha		1 - 5 ha		5 - 10 ha		10 - 20 ha		> 20 ha		Total	
	Number ¹	Hectares ²	Number	Hectares	Number	Hectares	Number	Hectares	Number	Hectares	Number	Hectares
Aurora	26	13.6	21	49.6	0	0.0	5	72.3	1	28.6	53	164.1
East Gwillimbury	12	7.4	34	84.8	6	40.4	4	59.1	5	158.3	61	350.1
Georgina	8	4.8	6	11.4	8	62.1	4	48.9	0	0.0	26	127.1
King	14	5.1	3	9.5	2	16.1	1	11.7	2	55.4	22	97.8
Markham	36	24.1	46	120.9	10	66.0	4	44.9	0	0.0	96	256.0
Newmarket	35	18.8	10	15.8	2	16.0	0	0.0	1	25.2	48	75.7
Richmond Hill	16	11.5	15	32.4	6	40.8	4	55.8	3	80.7	44	221.2
Vaughan	136	71.3	128	332.4	36	249.8	20	266.6	15	446.6	335	1,366.7
Whitchurch-Stouffville	56	30.2	8	17.6	3	22.3	6	88.0	2	45.4	75	203.6
York Region	339	186.8	271	674.4	73	513.5	48	647.4	29	840.2	760	2,862.3

Source: York Region Planning and Development Services Department, January 2005.

1. Number of vacant lots in size range.
2. Total number of hectares in size range.

Note: All figures are recorded in net hectares

TABLE 7
York Region Vacant Employment Land Inventory: Site Size Profile
Percentage Shares

Municipality	< 1 ha		1 - 5 ha		5 - 10 ha		10 - 20 ha		> 20 ha		Total	
	% of Local Total ¹	% of Regional Total ²	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total
Aurora	49.1%	3.4%	39.6%	2.8%	0.0%	0.0%	9.4%	0.7%	1.9%	0.1%	100.0%	7.0%
East Gwillimbury	19.7%	1.6%	55.7%	4.5%	9.8%	0.8%	6.6%	0.5%	8.2%	0.7%	100.0%	8.0%
Georgina	30.8%	1.1%	23.1%	0.8%	30.8%	1.1%	15.4%	0.5%	0.0%	0.0%	100.0%	3.4%
King	63.6%	1.8%	13.6%	0.4%	9.1%	0.3%	4.5%	0.1%	9.1%	0.3%	100.0%	2.9%
Markham	37.5%	4.7%	47.9%	6.1%	10.4%	1.3%	4.2%	0.5%	0.0%	0.0%	100.0%	12.6%
Newmarket	72.9%	4.6%	20.8%	1.3%	4.2%	0.3%	0.0%	0.0%	2.1%	0.1%	100.0%	6.3%
Richmond Hill	36.4%	2.1%	34.1%	2.0%	13.6%	0.8%	9.1%	0.5%	6.8%	0.4%	100.0%	5.8%
Vaughan	40.6%	17.9%	38.2%	16.8%	10.7%	4.7%	6.0%	2.6%	4.5%	2.0%	100.0%	44.1%
Whitchurch-Stouffville	74.7%	7.4%	10.7%	1.1%	4.0%	0.4%	8.0%	0.8%	2.7%	0.3%	100.0%	9.9%
York Region		44.6%		35.7%		9.6%		6.3%		3.8%		100.0%

Source: York Region Planning and Development Services Department, January 2005.

1. Percent of total number of lots in the municipality that are in size range.

2. Percent of total number of lots in the Region that are in size range.

Note: All figures are recorded in net hectares

TABLE 8
York Region Vacant Employment Land Inventory: Proximity to Existing 400 Series Highways

Municipality	0 - 0.5 km		0.5 -1.0 km		1.0 - 5.0 km		5.0 km +		Total	
	Number ¹	Hectares ²	Number	Hectares	Number	Hectares	Number	Hectares	Number	Hectares
Aurora	6	100.9	4	6.0	39	55.2	4	2.0	53	164.1
East Gwillimbury	3	12.9	4	11.6	26	156.7	28	168.8	61	350.1
Georgina	0	0.0	0	0.0	0	0.0	26	127.1	26	127.1
King	0	0.0	0	0.0	4	49.9	18	47.9	22	97.8
Markham	52	181.3	29	59.8	15	14.8	0	0.0	96	256.0
Newmarket	27	61.2	19	11.5	2	3.0	0	0.0	48	75.7
Richmond Hill	25	197.5	15	15.8	4	7.9	0	0.0	44	221.2
Vaughan	109	310.1	71	143.7	128	699.0	27	213.9	335	1,366.7
Whitchurch-Stouffville	4	48.5	8	30.7	42	28.8	21	95.7	75	203.6
York Region	226	913	150	279	260	1015	124	655	760	2,862

Source: York Region Planning and Development Services Department, January 2005.

1. Number of vacant lots in proximity range.

2. Total number of hectares in proximity range.

Note: All figures are recorded in net hectares

TABLE 9
York Region Vacant Employment Land Inventory: Proximity to Existing 400 Series Highways

Municipality	0 - 0.5 km		0.5 -1.0 km		1.0 - 5.0 km		5.0 km +		Total	
	% of Local Total ¹	% of Regional Total ²	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total	% of Local Total	% of Regional Total
Aurora	11.3%	0.8%	7.5%	0.5%	73.6%	5.1%	7.5%	0.5%	100.0%	7.0%
East Gwillimbury	4.9%	0.4%	6.6%	0.5%	42.6%	3.4%	45.9%	3.7%	100.0%	8.0%
Georgina	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	100.0%	3.4%	100.0%	3.4%
King	0.0%	0.0%	0.0%	0.0%	18.2%	0.5%	81.8%	2.4%	100.0%	2.9%
Markham	54.2%	6.8%	30.2%	3.8%	15.6%	2.0%	0.0%	0.0%	100.0%	12.6%
Newmarket	56.3%	3.6%	39.6%	2.5%	4.2%	0.3%	0.0%	0.0%	100.0%	6.3%
Richmond Hill	56.8%	3.3%	34.1%	2.0%	9.1%	0.5%	0.0%	0.0%	100.0%	5.8%
Vaughan	32.5%	14.3%	21.2%	9.3%	38.2%	16.8%	8.1%	3.6%	100.0%	44.1%
Whitchurch-Stouffville	5.3%	0.5%	10.7%	1.1%	56.0%	5.5%	28.0%	2.8%	100.0%	9.9%
York Region		29.7%		19.7%		34.2%		16.3%		100.0%

Source: York Region Planning and Development Services Department, January 2005.

1. Percent of total number of lots in the municipality that are in proximity range.

2. Percent of total number of lots in the Region that are in proximity range.

Note: All figures are recorded in net hectares