



## Downtown Office to Post-Secondary Institution Terms of Reference (EC2024-0801)

Executive Committee  
2024 July 23  
ISC: UNRESTRICTED



**That with respect to Report EC2024-0801, Administration recommends:**

That the Executive Committee recommend that Council:

1. Approve the revised Downtown Post-Secondary Institution Incentive Program Terms of Reference contained in Attachment 2.

# Report Overview

- This report proposes updates to the existing Downtown Calgary Development Incentive Program that will enable further progress on the goals and vision of the Greater Downtown Plan.
- Key revisions include improvements to the governance structure, additional clarity and detail of the review and decision-making process, and changes to incentive funding allocation and eligibility.
- If approved, any new program applications will be reviewed under these revised Terms of Reference.

# Proposed Changes to Downtown Post-Secondary Institution Incentive Program Terms of Reference

- The Incentives Approval Committee (IAC) membership has been updated and an Administrative Review Panel has been created.
- Updated review and evaluation process to allow for better collaboration between the PSIs and The City through the application
- Funding will only be allocated to publicly funded post-secondary institutions.
- The Government of Alberta is a welcomed funding partner instead of a required funding partner
- Revised occupancy commitment is a minimum of 15 years.
- Incentives will be provided directly to the PSI rather than the building owner.
- Program applies equally for the entire Greater Downtown Plan Area

# Recap: The Downtown Incentive Programs

- City Council has committed **\$162 million** to the downtown office conversion Program including **\$9 million** to support a more significant presence of post-secondary institutions in Downtown.
- **City Council has approved four (4) incentive programs for Downtown**
  1. Downtown Calgary Development Incentive Program
  - ★ 2. Downtown Post-Secondary Institution Incentive Program
  3. Downtown Office Demolition Incentive Program
  4. Plus 15 Fund Offset Program
- Post-secondary institutions have engaged The City with interest to convert over 300,000 sq ft of vacant office space for more than 4,000 students.

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