



Prairie Economic Gateway

Connecting us to everywhere

Recommendations

That with respect to Report C2025-0102 the following be adopted:

That Council:

1. Approve the following respecting the Prairie Economic Gateway Deal Structure:
 - a. Authorize the Chief Administrative Officer to negotiate and execute the Deal Agreement between The City of Calgary and Rocky View County for the Prairie Economic Gateway by 2025 Q1, such Agreement to be consistent with the terms outlined in Confidential Attachment 2 and to be in content satisfactory to the Chief Administrative Officer and Chief Financial Officer and to be in form satisfactory to the City Solicitor and General Counsel;
 - b. Approve the interim financial strategy in Confidential Attachment 3, and direct Administration to develop the financial framework for the Prairie Economic Gateway implementation and report back to Council by 2026 Q1;
 - c. Approve the Prairie Gateway Oversight Committee Terms of Reference in Confidential Attachment 4;
 - d. Direct Administration to prioritize securing private sector, provincial and federal financial and/or regulatory commitments by 2025 Q4;

Recommendations (cont'd)

That with respect to Report C2025-0102 the following be adopted:

That Council:

2. Adopt by resolution that The City of Calgary commits to demonstrating leadership on a regional approach involving neighbouring municipalities to ensure that growth in the Calgary region is respectful of collective regional success, including, but not limited to:
 - a. Regional servicing and amenities, including source water protection and distribution, transit, recreation, commercial and other;
 - b. Competitive economic development, well-paying jobs, and career opportunities; and
 - c. Planning and development for residential, industrial, commercial and mixed uses;

Recommendations (cont'd)

That with respect to Report C2025-0102 the following be adopted:

That Council:

3. Give second and third readings to
 - a. Proposed Bylaw 66P2024 for the amendments to the Rocky View County/City of Calgary Intermunicipal Development Plan (Attachment 6); and
 - b. Proposed Bylaw 65P2024 for the amendments to the Municipal Development Plan and Calgary Transportation Plan (Attachment 7); and
4. Direct that the Confidential content remain confidential pursuant to sections 21 (disclosure harmful to intergovernmental relations), 24 (advice from officials), 25 (disclosure harmful to economic and other interests of a public body), and 27 (privileged information) of the Freedom of Information and Protection of Privacy Act as follows:
 - a. Confidential Attachment 4 remains confidential until the Deal Agreement between The City of Calgary and Rocky View County for the Prairie Economic Gateway is fully executed by both parties;
 - b. The Confidential Attachments 1, 2 and 3 remain confidential, to be reviewed by 2030 December 31.

Previous Council Direction



2024 December: received a **Prairie Economic Gateway Intermunicipal Agreement – The Approach** update in closed session (C2024-1371)

2024 November: Council received a **Prairie Economic Gateway Intermunicipal Agreement – Introduction** in closed session (C2024-1308)

2024 September: Council gave **first reading to the Prairie Economic Gateway – Statutory Plan Amendments** (IP2024-0866)

What is 'Prairie Economic Gateway'?



**Industrial and manufacturing lands
with direct rail access**



**Investment in public projects and
local services**



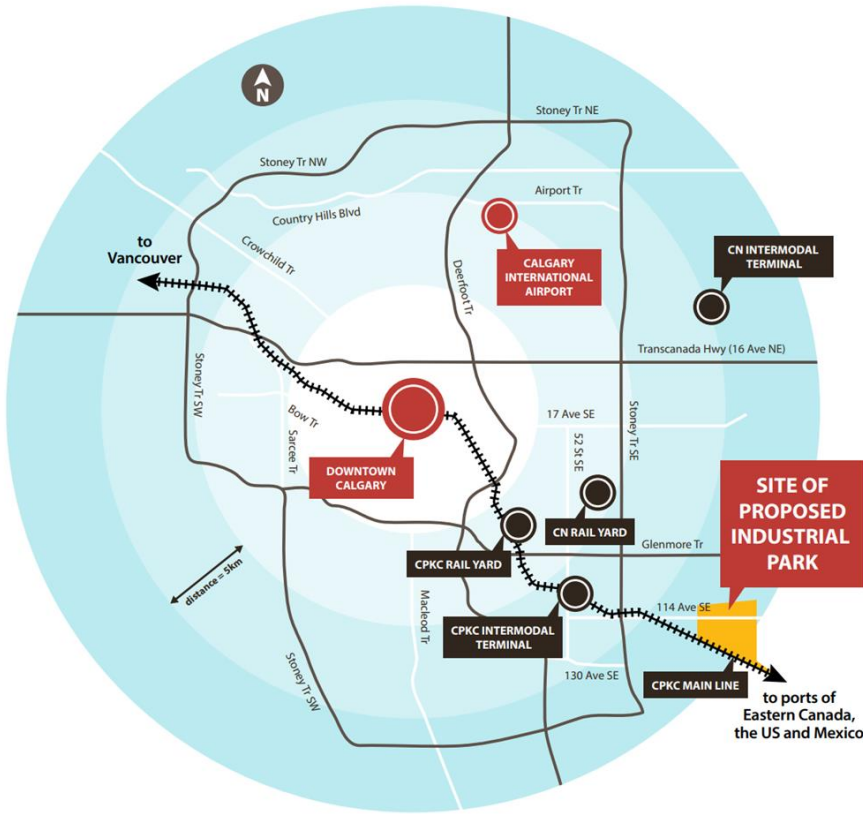
**Access to markets across the
continent
and beyond**

Our Vision: A historic regional collaboration to activate an inland port and logistics hub that will secure critical supply chains, create good paying jobs, drive industrial activity and economic growth, and connect us to everywhere.

Value – The Economic Benefits

Prairie Economic Gateway is anticipated to create the following benefits from public and private investment:

- **\$473 million** in expected cumulative tax revenue within 35 years
- **30,000+** good-paying jobs created
- **\$7 billion** in economic activity generated



Managed Risk

-  Financial Framework
-  Leveraged and shared investment
-  Deal agreement with risk management provisions
-  Governance Oversight Committee



Financial Framework Guiding Principles

Alignment with The City's Long Range Financial Plan:

- 1 Maintain overall financial capacity to allow for other major capital projects
- 2 Minimize financing costs
- 3 Minimize the overall credit rating impact
- 4 Maximize partner funding contributions
- 5 Refine project scope to optimize project costs
- 6 Phase project development to reduce overall costs

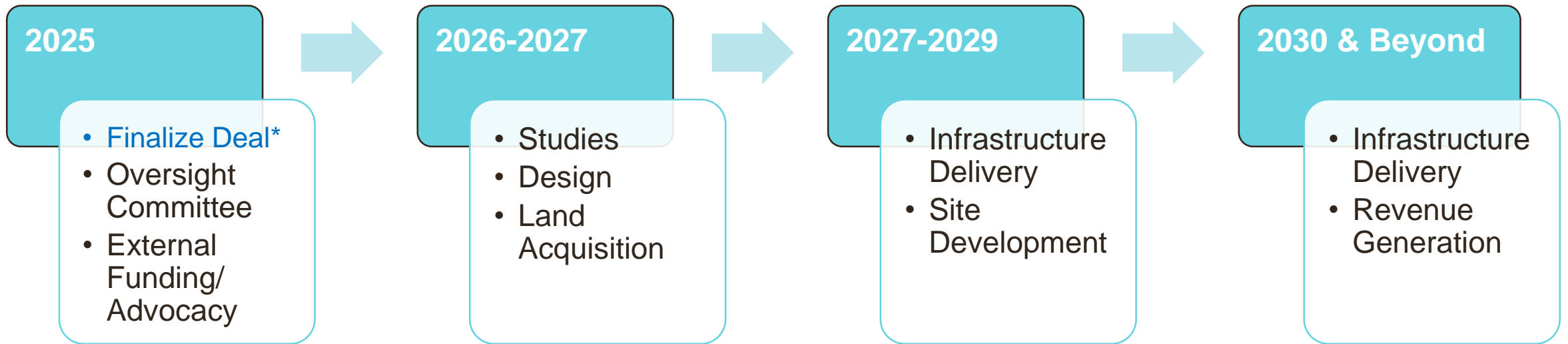


Timeline

Unanimously approved by County Council 

*** Rocky View County Council Decision: Feb. 18**

*** City of Calgary Council Decision: Feb. 25**



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