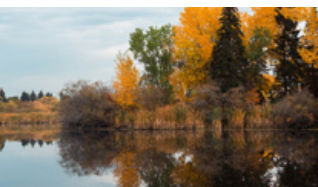
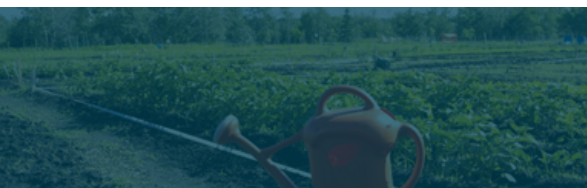




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CITY OF LEDUC  
2022  
**ANNUAL  
REPORT**





# CITY OF LEDUC 2022 ANNUAL REPORT





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# CITY COUNCIL

The City of Leduc is governed by an elected council of a mayor and six councillors.

Leduc City Council is committed to responsible, visionary leadership and developing a long-term strategic plan for the City.

[www.Leduc.ca/Council](http://www.Leduc.ca/Council) 

@LeducCityCouncil 

council@Leduc.ca 

The City of Leduc acknowledges we are situated on Treaty 6 territory, the ancestral and traditional territory of the nêhiyaw (Cree), Dené, Niitsitapi (Blackfoot), Anishinaabe (Saulteaux), Nakota Isga (Nakota Sioux), as well as the Métis people. We acknowledge the many First Nations, Métis and Inuit, whose footsteps have marked these lands since time immemorial, and we understand that we are all treaty people with shared responsibility to this land and to each other. As a Council, we are committed to listening and building our understanding of the sovereignty, lands, histories, languages, knowledge systems, and cultures of First Nations, Métis and Inuit nations.



## Leduc City Council

**32** regular Council meetings hosted (not including Committee-of-the-Whole)

**2** special Council meetings

**41** public commentaries/ presentations delivered

**15** Mock Council sessions

**3** Facebook Live events hosted



**Left to right (top):** Coun. Ryan Pollard, Mayor Bob Young, Coun. Lars Hansen

**Left to right (bottom):** Coun. Bill Hamilton, Coun. Beverly Beckett, Coun. Laura Tillack, Coun. Glen Finstad





**Bob Young, Mayor**

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## MAYOR'S MESSAGE

It is my pleasure to share the accomplishments and progress of the city in 2022, through this annual report.

Despite the challenges faced in 2022, the City of Leduc continued to deliver on our commitments and provide high-quality services to those who call Leduc home. In looking back, I couldn't be more grateful for our residents and businesses who showcased the inspiring community spirit that is alive and well in Leduc. I am also proud of the hard work and dedication of my fellow councillors, city staff and our regional partners.

Last year was an important time of preparation as we strengthened our foundation for future growth and development. We prioritized financial prudence and reached significant milestones on projects like the Airport Vicinity Protection Area and 65th Avenue Interchange. Now, after years of work, Leduc can grow and develop in ways that were not previously possible, and we can look forward to building a better-connected city and region.





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# CITY MANAGER'S MESSAGE

2022 was an incredibly busy year in the City of Leduc and every area of the organization worked hard to deliver countless programs, host City events and offer excellent services to residents. I am especially proud of City Administration's continued ability to work closely with City Council to achieve our goals, while also preparing us for the future.

Guiding our work were the four key areas of the 2019-2022 Leduc Strategic Plan: we want Leduc to be a City where people want to live, work and play; a City with a plan for the future; an economically prosperous City and region; and, a collaborative community-builder and regional partner.

Although we faced a number of challenges in 2022, we remained vigilant and steadfast in our approach to keep the City in a positive financial position, and above all, offer value to the residents of the City of Leduc.

As we look ahead, I believe the future of our city is bright. Under the strategic guidance of Council, we are poised for continued growth and prosperity, and I am confident that the best days of our community lie ahead.



**Derek Prohar**, City Manager

# COMMUNITY PROFILE



**Population 2022: 34,094**  
(per 2021 federal census data)



**349 new residences built**  
(including multifamily units)



**Amount of snow removed**  
**12,976** loads of snow removed from city streets (approx. 155,712 cubic metres) which is roughly equal to **62** Olympic-size swimming pools



**Distance of multiway trails maintained**  
**87.3** kms of trail, sidewalk and multiway trails



## Fire Services response calls

**2,867** fire response events  
**5,553** EMS response events  
**924** fire inspections  
**54** fire investigations  
**638** construction fire safety plans reviewed  
**43** public safety and education engagements conducted



## Enforcement Services response calls

**2,650** enforcement services calls  
(Including 1,195 vehicle offences;  
680 property complaints; 775 animal complaints)

## Park spaces and outdoor recreational areas maintained



**60** parks maintained



**40** playgrounds maintained



**883** parks and open spaces  
(310 acres of mowing, 573 acres  
of forest and hard surfaces)



## Athletic facilities maintained

- 15** baseball/softball diamonds
- 4** beach volleyball courts (one location)
- 2** football fields
- 17** multi-use fields (soccer, rugby, etc.)
- 4** tennis courts
- 1** skate park
- 10** outdoor ice surfaces
- 22** basketball hoops and backboards (6 neighbourhoods)
- 2** running tracks
- 1** archery range



## Leduc Transit

**84,146** total transit riders  
(87% increase from 2021)  
**21,391** total riders on LATS  
(60% increase from 2021)



## Leduc Recreation Centre

**3,859** monthly memberships  
(on average)  
**27,553** public swim programs  
(90% of pre-pandemic levels)  
**21,072** visits to Alexandra  
Outdoor Pool

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# FOCUS AREA 1

## A City Where People Want to Live, Work and Play

The City of Leduc is recognized as a great place to live as it is a safe, healthy, active, creative and caring community. It has a solid reputation for active citizen engagement and inclusivity, as well as respect for diversity. Its infrastructure efficiently and effectively meets the needs of a growing community and community organizations. Residents have access to recreation, arts and culture, housing and employment. The business community is strong and is the backbone of our economy.





### **Maclab: Revival a Success**

After a couple of challenging years for the performing arts due to COVID-19, the Maclab Centre for Performing Arts in Leduc launched its 2022/2023 season, aptly themed Maclab: REVIVAL. In total, 26 performances were held in 2022 with the Wednesday Series seeing a 460 per cent increase in participation over previous years.

### **Approved Public Engagement Framework**

The City's Public Engagement Framework was developed in early 2022 and approved by City Council in May that year. The Framework provides an outline for when and how the public will be invited into the City's decision-making process, and helps create a consistent, intentional and transparent approach to the City's engagement activities. An important step in developing the Framework involved engaging with employees and members of the public. In total, 245 residents and more than 30 City employees provided input as part of the process.



### **Protecting Catalytic Converters**

Leduc City Council passed amendments to the Business License Bylaw in September 2022 to better manage the trade of illegal catalytic converters in the community – making it the first community in Canada to introduce such measures. Residents were also encouraged to participate in the "You Etch It, We Catch it." program where residents can have their VIN number engraved onto their catalytic converter for free; this program is offered through a partnership between the City, Leduc RCMP and local businesses.



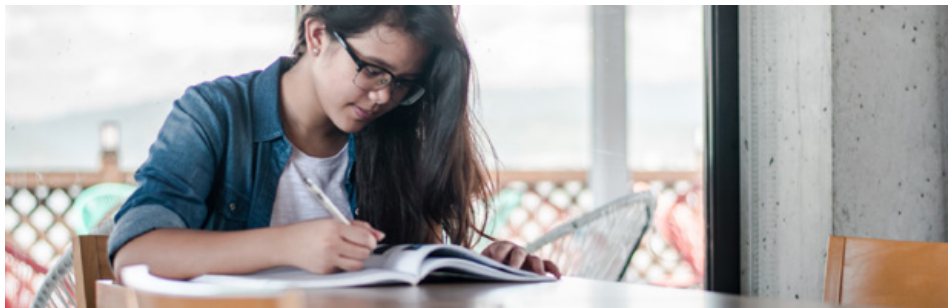
### **New Senior Housing**

Telford Mews, a new senior's housing development in Leduc, welcomed its first residents in early 2022. The City was proud to partner with Christenson Group of Communities to advance the project and secure this major investment in the heart of Leduc. With 133 suites and a restaurant on the ground floor, it focuses on healthy living for seniors and is close to the hospital and other amenities. At six-storeys, it is the tallest wood framed building in the City and has encouraged more development in the area, fulfilling the vision of the developer and City Council.

### **Treaty, Truth and ReconciliACTION**

The City made steps towards Truth and Reconciliation when its approach to Treaty, Truth and ReconciliACTION was approved in August 2022. The approach lays out a 12-month cycle of humility and learning and recognizes that we cannot take meaningful action without deeper understanding. The City's pledge to ReconciliACTION is that it is listening and will recognize, reflect, honour and celebrate Indigenous people and the positive influence their culture has on our community and region.





## **Construction Begins on New High School**

Construction on a new high school in the west side of Leduc broke ground in the spring of 2022. Expected to open in 2024, the school will accommodate up to 1,121 students and will belong to the Black Gold School Division. The City is pleased that construction on the facility is progressing, thanks to a \$33 million investment from the Government of Alberta, and is now exploring a recreational amenity for land nearby that will support our growing community and complement the new school.

Of note, the school is named Ohpaho Secondary School, which is a Cree word for “taking flight” and is an act of reconciliation and recognition that it is located on Treaty 6 territory. A committee of 13 members including City of Leduc Mayor Bob Young, Black Gold school trustees, students and community residents reviewed 89 naming submissions from the public and created a shortlist to recommend to the school board for decision.





## KEY PERFORMANCE INDICATORS



### Citizen Satisfaction with Quality of Life

as good, very good, excellent (2021)



### Citizen Satisfaction with City Programs and Services (2021)



**300** newsletters printed for seniors quarterly



**4** '#Influencers' awards handed out to young leaders



**6** signature events hosted



**192** events/camps booked (75 indoors, 54 outdoors, 38 Farmers Market days, 25 development camps)



**64** houses decorated for third annual 'Light-Up Leduc' contest



**3** Leduc Achievement Award handed out



**6** individuals recognized through Citizens of Distinction



**3** individuals and **1** sports team inducted into Leduc Sports Hall of Fame



**26** FCSS webinars, workshops and information sessions hosted



**3,444** FCSS total supports administered for individuals and families (2,200 provided by FCSS, 1,244 provided by Family Resource Network)



**1,486** FCSS total referrals (820 external referrals, 666 internal referrals)



**24,930** total trips on On-Demand Transit



**4.84/5** average rating of On-Demand Transit



**75** indoor events hosted



**\$5.8M** on reconstruction and revitalization of the Hospital area (\$3.8M) and Alton Drive (\$2M)

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## FOCUS AREA 2

### A City With a Plan for the Future

The City of Leduc is recognized for its capacity to meet the current needs of its residents and businesses today and into the future through creative and innovative approaches. It ensures that sustainability is integrated into its economic development, community development and environmental protection initiatives. It consistently delivers excellent municipal programs, services and infrastructure without compromising its long-term financial sustainability. Residents and business owners and operators are satisfied with the value they receive for their tax dollars and the quality of its municipal infrastructure.





### **Updated Strategic Plan**

In early 2022, the City released its updated 2023–2026 Strategic Plan, which was developed with input from the community and with growth in mind. It identifies focus areas, strategies, and performance indicators that will help Leduc meet the needs of the community over the next four years. The Strategic Plan outlines four goals, which are largely unchanged from the previous plan. The City of Leduc will continue to strive to be a city where people want to live; a city with a plan for the future; an economically prosperous city and region; and, a collaborative community-build and regional partner.

### **Electric Charging Station Unveiled**

Leduc residents were charged up in 2022 when the City unveiled its first solar carport and electric vehicle charging station at 4821 50 Avenue. The charging station features 40-rooftop solar panels that power two level-two chargers, and two level-three chargers. As of March 2023, the charging station has been used more than 1,000 times. The City's commitment to environmental initiatives was recognized for this project by the Province in February 2023 when it received the Minister's Award for Environmental Innovation.



### **Approved Homelessness Prevention and Poverty Framework**

Homelessness and poverty has an impact on every community and can impact individuals, families, youth, seniors, visible minorities and people with disabilities. In any municipality, the social programs and services necessary to support the local population are constantly evolving. As with many communities, Leduc faces challenges related to housing affordability, mental health and addiction, and supports to serve vulnerable populations.

To help address this, the City's Homelessness Prevention and Poverty Framework was approved in 2022 and outlines several strategies, policies and initiatives that complement other ongoing community efforts. It will also help guide collaborative partnerships in building a community response to these issues. The Framework focuses on four key priorities: access to housing; mental health and addiction; food security; and, improving access to services.



### Coming Soon: Fire Hall 3

To support our growing community and to improve emergency response times, specifically in the industrial park, the City looks forward to the construction of Fire Hall 3 in our community. A forecasted capital investment of \$6.4 million for the facility was approved and will be funded through MSI, City reserves and a new fire offsite levy. The facility is expected to be built, staffed and operational by late 2025.

### Equity, Diversity and Inclusion

In 2022, the City expedited its own EDI Initiative by contracting external EDI expertise to assist and guide us. Our goal is to see sustainable EDI transformation, and to meet three objectives: assess the organization's current environment and opportunities; develop and implement a City of Leduc EDI Strategy; and, set and monitor metrics for continuous improvement.



## Modernized Administrative Processes

In 2022, City Administration made significant efforts to transition to Workday, an all-in-one software application to support its Finance and Human Resources processes. The City of Leduc is the first municipality in Canada to work with this service provider and has been recognized by others around the country as a leader in this area. The system has modernized the City's processes to incorporate efficiencies and improve our ability to effectively manage data, make decisions and be transparent, which will ultimately result in enhanced service to the community.

The City recognizes that expectations about the workplace have and are continuing to shift as individuals across all industries are reexamining what they

want and need in the work environment. Organizations of all kinds are investing in equity, diversity and inclusion strategies and the City of Leduc is no different. It's fundamental in creating a thriving workplace culture, one that is welcoming, inclusive, supportive and allows people to challenge the status quo.



# KEY PERFORMANCE INDICATORS



**Citizen Satisfaction  
with Value for  
Municipal Tax Dollars  
(2021)**



**Debt Ratio and  
Percentage of Capital Plan  
Implemented Annually**

The City of Leduc borrowed **\$78.9M** of the available **\$159.9M** leaving us with a debt limit of **51%**. We borrowed more money in 2022 than in 2021.



**Percentage of New  
Housing Units  
Added Through Infill  
Development**

**102** total infill housing units  
(24 secondary suites)



**54%** of the capital plan  
was completed in 2022.



**Recycle Coach app:**  
**12,391** total users  
**5,773** items searched



**\$14M** spent on capital  
construction projects



**1,022** birds and **99** species  
identified during Spring and  
Christmas Bird Count combined



**1,041** trees planted



**40,725** users of the Eco Station

**76.3%** City of Leduc residents  
**21.6%** Leduc County residents  
**1.7%** City of Beaumont residents  
**0.5%** Town of Calmar residents



**29,460** litres of used oil



**58,800** litres of paint



**21,600** litres of  
flammable liquids



**1,055** tires



**34.6** tonnes of electronic  
waste (4,174 units) and 37.4  
tonnes from ePilot program



**1,950** kg of crushed glass

## FOCUS AREA 3

### An Economically Prosperous City and Region

The City of Leduc is open for business. It successfully leverages its proximity to the Edmonton International Airport and its access to road and rail infrastructure to attract and retain top commercial and industrial businesses, known as Alberta Aerotropolis. The local and regional economies are diversified and provide a wide range of employment opportunities. The City of Leduc is a regional employment centre with a thriving small business sector.





## **Tourism Creates Economic Investment**

As a popular community for sports tourism, Leduc welcomed dozens of sport groups for tournaments and events last year. These activities bring a surge of economic investment to the community as many athletes, coaches and spectators stay overnight, eat and shop in our city.

For example, the Wild Rose Invitational, a figure skating event, returned to Leduc from July 29 to Aug. 1, drawing roughly 1,800 visitors to the city. During their stay they spent roughly \$334,000 on lodging, food and activities. Additionally, it was also announced in late 2022 that the City of Leduc will host the Alberta 55+ Summer Games in 2025, which will have an estimated economic impact of \$650,000 on the local economy.



### **New Opportunities for Growth**

In May 2022, the Province made changes to the Edmonton [Airport Vicinity Protection Area](#) regulation, creating new opportunities for significant growth and redevelopment in the City of Leduc. The City worked tirelessly, alongside many stakeholders and regional partners, to advocate for these changes. This collaborative work included Edmonton International Airport, the Province of Alberta, industry leaders, neighbouring municipalities, residents, businesses and City staff. The changes will help accelerate the strategic economic development in Leduc and the region, allowing for more business opportunities and economic prosperity.

### **Commercial, Industrial Building Permits Tripled**

Strong commercial and industrial growth in 2022 shows Leduc continues to be a desirable place to invest and grow a business. Commercial and industrial building permits tripled, with several new buildings added to the Leduc Business Park; NTS Omega West's new 48,500-square-foot facility was one of three new buildings on Allard Avenue alone. Existing buildings also filled up quickly, reducing vacancy rates. For example, Alstar Group and Nine Lions Bioscience moved into existing facilities in Leduc in 2022.





## Exciting Activity Downtown

Leduc's downtown area was bustling with activity last year. The largest development was Black Gold Plaza, which added four new commercial buildings with several tenants expected to move in by spring 2023. The Stein Business Centre on 48 Street neared completion, as did the Canada Diagnostic Centre (formerly Ken's Furniture) in Leduc City

Centre Mall. Several new businesses opened on Leduc's historic Main Street, where vacancy rates continue to decline. With lots to see and do, residents are invited to come and explore Leduc's vibrant downtown.





## KEY PERFORMANCE INDICATORS

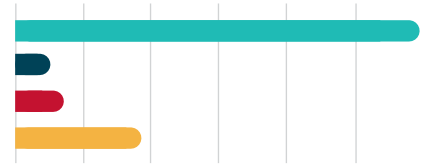


**2,228 business licenses** (Loss of 39 businesses over 2021)



**Residential and Non-residential Assessment Split**

**68%** Residential  
**32%** Non-residential



### Leduc Employment Numbers by Sector

- 1,492** Oil and gas supply and services
- 60** Value-added agriculture/agri-business
- 143** Logistics, distribution and warehousing
- 439** Home-based business

Total building permits

781

Building  
Permits



704 residential



37 commercial



25 industrial



15 gov't/institutional

Building  
Permit Values

\$111,957,361



\$20,153,747



\$30,780,874

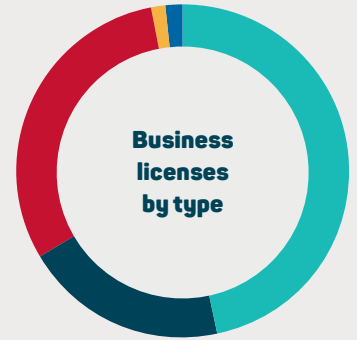


\$27,337,341



\$190,229,321 ↑

Total value



1,041 General  
439 Resident  
682 Non-resident  
33 Mobile  
33 Non-profit

---

## FOCUS AREA 4

### A Collaborative Community-Builder and Regional Partner

The City of Leduc is widely recognized as a trusted and effective partner in and around Leduc and is a leader at the Edmonton Metropolitan Region Board and Edmonton Global. It is cited as a leader in regional and inter-municipal collaboration.

The City and Leduc County collaborate to identify and implement initiatives to improve services, share costs and drive economic outcomes.





### **65th Avenue Interchange Moves Forward**

After much anticipation, the City reached two major milestones on the 65th Avenue Interchange in 2022 when the project became fully funded in May and ground was broken in November. The project, which is being jointly funded by the Government of Alberta (\$96.4 million) and City of Leduc (\$15.7 million), will connect 65th Avenue and the Edmonton International Airport via an overpass across the Queen Elizabeth II Highway and is expected to be completed in late 2025. This critical infrastructure project will support safety and ease of movement of people and goods and help stimulate local and regional economic development.





### **\$45 Million TELUS PureFibre Installation Complete**

In partnership with the City, TELUS completed its \$45 million PureFibre build in Leduc in late 2022, connecting more than 13,000 homes and 2,000 businesses directly to gigabit Internet speeds while expanding cellular coverage throughout the region. TELUS also connected 17 municipal sites, including the RCMP station and local fire hall. The entire project was completed in 20 months and will support the City's growing business community. It is expected to drive economic growth and diversification that will attract new investors and industries to the area. Residents will enjoy improved access to virtual health and educational services, important home and cyber security services that keep them safe, and the latest entertainment platforms that enrich their lives.



### **Federal Funding Supports Clean Energy Improvement Program**

In April, the City of Leduc received \$4.1 million (over 4 years) in federal funding to implement the [Clean Energy Improvement Program \(CEIP\)](#) and throughout the year approved 21 projects to begin helping homeowners get started on energy improvement projects on their properties. Upgrades included installing solar photovoltaic systems and solar water-heating, high-efficiency furnaces, and home insulation. This program supports the City's continued efforts to help lower greenhouse gas emissions and will help Leduc remain a healthy and attractive community where families want to live.

## Partnering to Create Hub for Arts and Culture

In partnership with the City and Maclab Centre, the Leduc Arts Foundry continued to create a hub for arts and culture in Leduc by offering open mic nights, free youth events, the annual Art Walk and more. In 2022, the Foundry welcomed 7,400 visitors to its gallery and was supported by 6,000 volunteer hours, which represents a 56 and 57 per cent increase from 2021. Of all who were impacted by this partnership, 68 per cent call Leduc home.



## LRC Welcomes New Sponsors

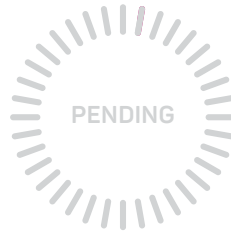
As a collaborative community builder, the City recently partnered with Leduc Plumbing and Heating (LPH), a proud sponsor of youth and adult sport and recreation in the community for over 70 years, and FortisAlberta through sponsorship agreements at the Leduc Recreation Centre (LRC) in April and December, respectively.

Patrons at the facility will recognize the LPH Boardroom, located on the east side of the building. The last few years have



been challenging for our local business community and so their support amid these difficult times speaks volumes about their commitment and care for Leduc and our residents. Similarly, FortisAlberta sponsored the statement fireplace and meeting area in the centre of the LRC. This was marked with a festive holiday event, giving local families a chance to gather round the fireplace for hot chocolate and photos with Santa.

## KEY PERFORMANCE INDICATORS



### Community Stakeholder Satisfaction with the City

2023 pending



**110** letters written during  
Sincerely, Leduc



**77** volunteer opportunities  
promoted to assist local  
organizations

...

**137** new volunteers added  
to the database



**8** volunteer certificates of  
appreciation presented



**22** Community groups supported (including board development sessions, organizational review, town hall, newsletters, virtual meeting software licenses provided)

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**50** RAVE (Random Acts of Volunteer Excellence) gift cards given out

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**60** 'thank you' gifts presented to volunteers in the community

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**\$885,967** in Municipal Grant funding provided (grants to organizations, ongoing support and event hosting)





# FINANCIALS

## Federal / Provincial Grants

\$8,679,035

## Capital Contributions

\$463,001



# PROPERTY TAXES

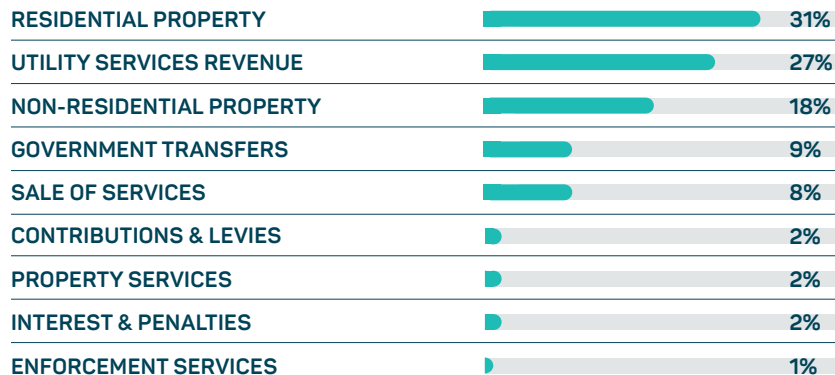
Municipal tax revenues are comprised of a combination of residential and non-residential property taxes. The municipal portion of property taxes collected goes toward funding the services and amenities that make Leduc a great place to live, work and play. A portion of property taxes fund other agencies over which the City has no direct control or management (Provincial School Taxes and Leduc Foundation).

CATEGORY	RESIDENTIAL		NON-RESIDENTIAL		TOTAL	
MUNICIPAL TAXES	\$32,555,391	75.02%	\$18,580,564	70.18%	\$51,135,955	73.19%
PROVINCIAL SCHOOL TAXES	\$10,730,746	24.73%	\$7,842,637	29.62%	\$18,573,383	26.58%
LEDUC FOUNDATION TAXES	\$107,586	0.25%	\$50,859	0.19%	\$158,445	0.23%
TOTAL	\$43,393,723	100%	\$26,474,061	100%	\$69,867,784	100%



# REVENUES

In 2022, the City of Leduc had the following revenues. These do not include interfund transfers.



# EXPENDITURES

In 2022, the City of Leduc had the following expenditures as indicated by department. These do not include interfund transfers.

PUBLIC SERVICES	<div><div></div></div>	21%
FIRE & AMBULANCE SERVICES	<div><div></div></div>	11%
FACILITY SERVICES	<div><div></div></div>	10%
POLICING & ENFORCEMENT SERVICES	<div><div></div></div>	9%
FINANCE	<div><div></div></div>	8%
CORPORATE SERVICES	<div><div></div></div>	8%
ENGINEERING SERVICES	<div><div></div></div>	6%
PLANNING SERVICES	<div><div></div></div>	5%
LRC OPERATIONS	<div><div></div></div>	5%
COMMUNITY DEVELOPMENT	<div><div></div></div>	4%
LEGISLATIVE & GOVERNANCE	<div><div></div></div>	3%
PARKS & ATHLETIC FIELDS	<div><div></div></div>	3%
PUBLIC TRANSIT	<div><div></div></div>	3%
FCSS	<div><div></div></div>	2%
SNOW REMOVAL	<div><div></div></div>	2%
LIBRARY	<div><div></div></div>	1%





2022

## ANNUAL REPORT

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