



30 August 2024

RE: Victoria Park Business Improvement Area Proposed Change in Boundaries

Dear Business Owner:

This letter is to inform you that The City of Calgary has received a request from the Victoria Park Business Improvement Area (BIA) to change (expand) its boundaries. Attached is a map that identifies the current and proposed expanded boundaries. Your business is located within the current Victoria Park BIA boundaries.

Your business is also included in the *First Street Improvement Area*, a two-block area within the current BIA boundaries on 1st street SW between 12th avenue and 14th avenue SW. The *First Street Improvement Area* was approved by Council in 2002 and permitted a varied tax rate in this area for enhanced maintenance due to the nature of businesses at the time being a concentration of nightclubs and bars.

In addition to the change in boundaries request, the Victoria Park BIA has requested that The City remove this varied tax rate so that a consistent tax rate is applied across the BIA starting in 2025. In recent years, the varied tax rate has been nominal so its removal will not impact your BIA taxes in a significant way.

BIAs are established through a community-led process where businesses within a specific geographic area (the boundaries) pay an additional tax. The tax is collected to promote the BIA as a business or shopping area, and improve, beautify, and maintain property and public parking in the BIA.

The annual BIA tax is collected from all businesses within the BIA boundaries by The City of Calgary and is transferred in full back to the BIA. The BIA operates as a non-profit organization and works with its business members to set priorities that are reflected in an annual budget approved by City Council. Please see the second page of this letter for more information on how the BIA tax is calculated.

Requests from a BIA to change its boundaries must be approved by City Council. As outlined in the Business Improvement Area Regulation (AR 93/2016) section 8, before City Council decides on the request to change a BIA's boundaries, business owners within the BIA's current and proposed boundaries must be given the opportunity to make representations to City Council.

The opportunity to do this is scheduled for:

Date and time: October 8, 2024 commencing at 9:30 a.m.

Location: Council Chamber, Calgary Municipal Building, 800 Macleod Tr. S.E.

For information on how to submit written comments to City Council or participate (in person or remotely) in the meeting, please visit: www.calgary.ca/agendaminutes and click, "Learn how to participate in Council".

Have Questions? Please don't hesitate to reach out:

Victoria Park BIA

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The City of Calgary, Major Partners

Meghan Mahoney, BIA Strategist
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Sincerely,



Lori Kerr, Manager
Major Partners, Partnerships
Community Services

Attachment: Map of the Proposed Victoria Park BIA Change in Boundaries
cc: Councillor Walcott, Ward 8

How is a Business Improvement Area bill calculated?

The City of Calgary assesses business premises each year for Business Improvement Area (BIA) taxation purposes. Your business assessment reflects **the typical net annual rental value of your premises** based on the July 1 valuation date and provides the basis for your next year's BIA tax bill.

BIA tax rate calculation:

BIA tax rate = BIA's annual approved budget ÷ Total business assessment within the BIA

BIA tax bill calculation:

BIA tax bill = Assessed value of your business premises x BIA tax rate

*BIA tax is based on the calendar year January 1 to December 31.



Map of the Proposed Changes to the Victoria Park Business Improvement Area

