



Grow! Smarter, Not Harder

Welcome to Stony Plain, where the roots of our history and the promise of our future lie in agriculture. Nestled amidst 1.7 million acres of Alberta's most fertile soil, we offer a prime location for agribusinesses aiming to thrive.

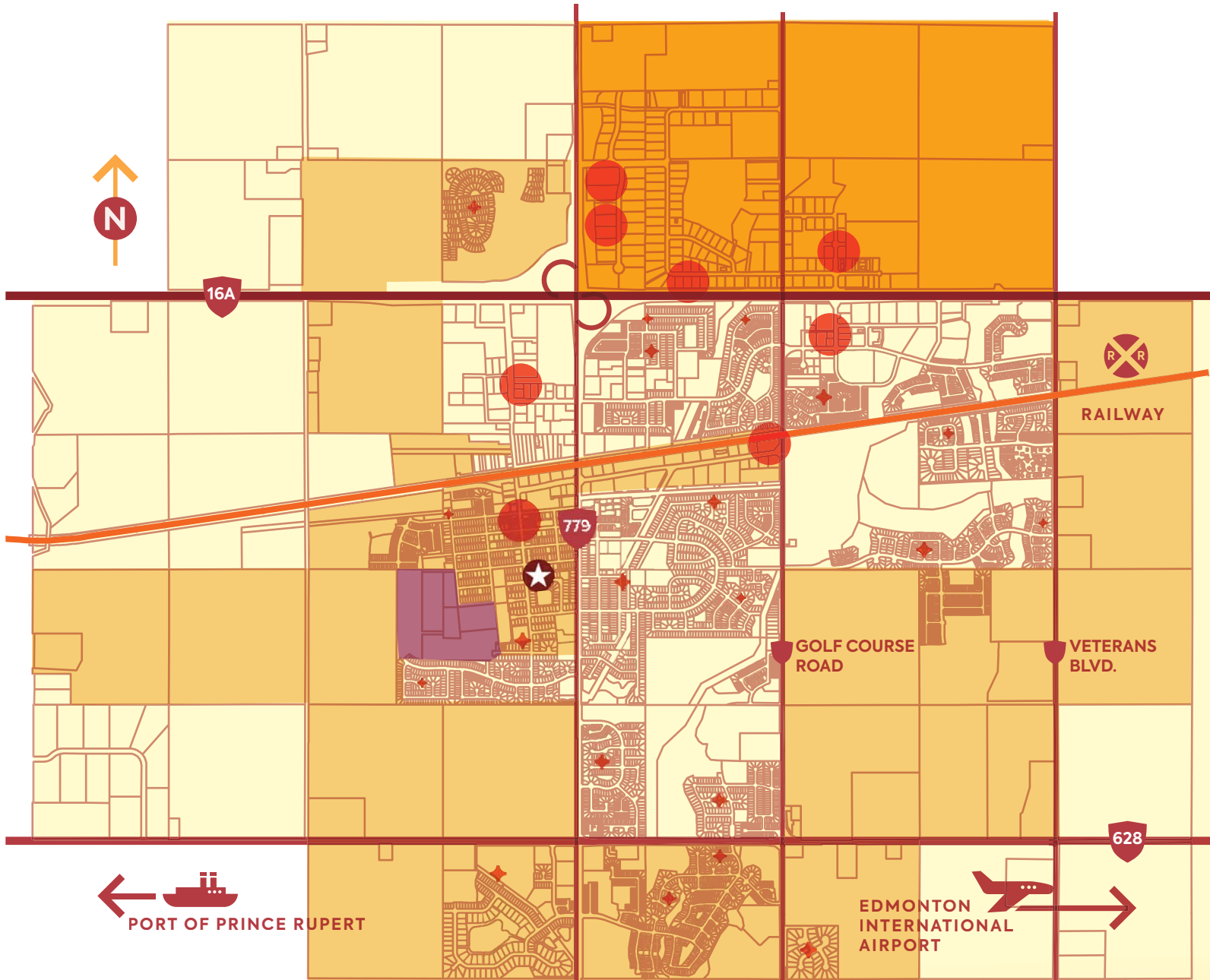
Stony Plain is the western gateway for the Edmonton Metropolitan Region and Alberta, providing unrivalled accessibility for agribusinesses looking to produce, process, and distribute their products locally and globally.

Home to dozens of multi-generational farm families, Stony Plain boasts unwavering local confidence in agriculture. Our community's deep-rooted appreciation for the industry provides a robust foundation for agribusinesses to tap into a thriving market. This translates into a motivated, skilled workforce ready to contribute to your success.

With competitively affordable real estate costs and one of the lowest non-residential tax rates in the region, Stony Plain offers a cost-conscious option to locate, establish, and grow your business.

Whether you want to leverage existing industry opportunities or secure your position in one of Canada's fastest-growing metropolitan regions, we're confident you've found the right place. We invite you to explore the possibilities, establish your roots, and invest in a bright future in Stony Plain.

LAY of the Land



LEGEND

- Agribusiness Activity/Opportunities
- North Business Park
- ★ Downtown Stony Plain
- Old Town South Redevelopment
- Growth Opportunities
- ★ Residential Area

ON YOUR MARK, *get set, Grow!*

125+

AGRICULTURAL
BUSINESSES

10k

SKILLED WORKERS
REGIONALLY

\$8.1B

AGRICULTURAL
INDUSTRY GDP

- There are over 125 agricultural businesses that operate in Stony Plain and employ more than 105 residents.¹
- Regionally, over 10,000 people work in the agricultural industry, and that number increases annually, with roughly 500 students graduating from agricultural-related post-secondary programs and entering the workforce.^{1,3}
- Alberta's agricultural industry is the real deal. In 2021, it generated \$8.1 billion in GDP. Roughly 41% of Alberta's agricultural exports are primary agriculture products, and 59% are value-added products.⁴
- There's nowhere in the world better suited to address the global food scarcity challenges. As part of the Edmonton Metropolitan Region, Stony Plain is one of the few places that produce more food than it consumes.²
- With access to 1.5 billion customers via Port Alberta, a foreign trade zone, Stony Plain is well-positioned to support a large ecosystem of agribusinesses while offering room to grow at an competitive cost.²

We're the CREAM *of the* CROP

The farmers who planted their first seeds in Stony Plain over 100 years ago set the stage for the vibrant community we are today. With a growing population of nearly 20,000 residents and ambitious plans to reach 30,000, our municipality is rooted in agriculture, and we know it will propel us forward as we endeavour to grow Stony Plain.

Plant your business in fertile grounds without breaking the bank

We're easy on your pockets with competitively low land and real estate costs and one of the lowest non-residential tax rates in the Edmonton Metropolitan Region.

Growing the next generation of innovators

Hundreds of graduates emerge into the workforce each year from regional post-secondary institution's agricultural-related programs. With a steady supply of trained professionals, innovation and progress are always on the horizon.

High quality of life attracts high-quality people

Stony Plain's community atmosphere is unrivalled in the Edmonton Metropolitan Region. Our community is made up of people from all life stages with a vision of success.

We're growing something sweet

A world-class agribusiness cluster is taking shape in Stony Plain. English Bay Chocolate Factory is leading the way with its new ~120,000 sq. ft. production and co-packaging facility.

We take agricultural preservation seriously

By implementing our Urban Agriculture Plan, we demonstrate our proactive commitment to safeguarding prime agricultural lands and creating abundant opportunities for the industry.

Our community's appetite for agriculture is insatiable

With above-average household spending on agricultural-related products, our local market is eager to embrace agribusiness ventures.



SUCCESS *is* RIPE *for the* PICKING¹

Stony Plain is where support meets ambition and tradition meets innovation. Join us as we continue to grow, cultivate success, and stay ahead of the curve in the dynamic agribusiness sector.

Supportive Business Climate

Our team is here to make your goals a reality and will ensure you have high confidence in your business's future in Stony Plain. We'll support you in identifying the right site, navigating our processes, and acquiring available funding and incentives. Once established, we remain available to support your needs.

Stony Plain Seed Cleaning Association¹

The Stony Plain Seed Cleaning Association is a regional asset that cleans locally grown cereals, pulses, and specialty crops to markets across Canada, the United States, Mexico, and overseas to Japan, China, Korea, and the Philippines.

Food Processing Development Centre²

The Food Processing Development Centre is another regional asset with companies through technical consultation, benchtop development, pilot plant development, scale-up, business development, applied research and interim processing services.

Land & Real Estate³

Stony Plain has a plethora of real estate and land options at competitive prices. Nearly 13,000 acres of land is zoned for future development.

	INDUSTRIAL	RETAIL	OFFICE
Average Market Rent	\$14.49 sq/ft	\$20.26 sq/ft	\$26.56 sq/ft
Vacancy Rate (2023)	0.7%	4.2%	0%
Average Market Sale Price (5yrs)	\$227 sq/ft	\$294 sq/ft	\$221 sq/ft
Inventory (2023)	1.1 million sq/ft	887,000 sq/ft	169,000 sq/ft
Vacant Land Inventory	554 acres	167 acres	167 acres

Visit www.StonyPlain.com/Invest for an up-to-date snapshot of the opportunities available to your business and more.

SUCCESS *In* Stony Plain



Kick Ass Caramels
Heidi and Gail Lou, Owners

From the ground up, our business thrived in Stony Plain. In just a few years, we've expanded product distribution locally, regionally, and nationally, even opening a second location. The supportive environment in Stony Plain has been the cornerstone of our success. We owe our achievements to this thriving community.



English Bay Chocolate Factory
Jack Seguin, Owner

Choosing Stony Plain for our business relocation was a game-changer. The combination of low costs, market access, and municipal support helped us secure funding to offset some of the costs of our 120,000 sq. ft. facility and instilled absolute confidence in the community. Beyond business, Stony Plain's exceptional sense of community makes it home for us.



Earth Apples
Phil Bakker, Director of Sales & Marketing

Stony Plain's location and convenient transportation access make it easy for us and our network of growers to get our product to market. The municipality has always been keen to provide support, which I attribute to the community-orientated atmosphere in Stony Plain. The community and business ecosystem have played a special role in our success. We've never encountered an issue attracting qualified staff, and local retailers have embraced our products. Support has enabled us to expand our brand and distribute our products across Canada, which has been exceptionally rewarding.



Annelida
Michael Launer, CEO

Stony Plain's strategic location and highway access make it an ideal hub for local and international business. The vibrant community and convenient transportation links ensure our products reach our diverse and growing markets. Our confidence in Stony Plain as a business destination is unwavering.



REIMAGINE *what is* POSSIBLE

Visit www.stonyplain.com/agribusiness to learn more.