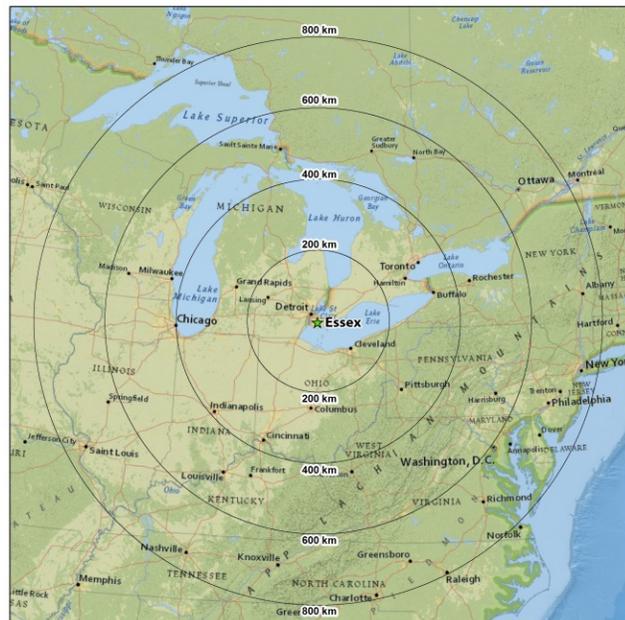


# essex Economic Snapshot

The amalgamated Town of Essex is comprised of several settlement areas including Essex Centre, Harrow, Colchester and McGregor. With a total population of approximately 20,000, Essex is an agricultural oasis with abundant field crops, vineyards and wineries and attractive rural and urban residential areas. Add this to the region's expertise in advanced manufacturing, logistics, agri-business, engineering, education, training, and labour availability and you have the perfect combination for business success.

## Access

Access is of major importance when considering investment in any business location. The Town of Essex provides easy, convenient and hassle free access to Highway 401 for markets in Ontario, and is only 15 minutes from the Ambassador Bridge, North America's busiest international border crossing. Future access to the United States will become even more efficient with the completion of the Hon. Herb Grey Parkway which will enable Highway 3 from Essex to merge seamlessly into the new border crossing. In actuality, it is often faster to drive from Essex to the Ambassador Bridge than it is from points in Windsor, Tecumseh and Lakeshore.



Located at the geographic centre of Essex County, the Town of Essex is easily accessible by the region's total population of 388,000. For market considerations, the Town of Essex is within three hours' drive of nearly half of the total Canadian and American population.

From Essex to...	Distance
Windsor/Ambassador Bridge	20 Km (12.4 miles)
Detroit	30 Km (18.7 miles)
Chicago	480 Km (298.2 miles)
New York City	1,000 Km (621.4 miles)
Toronto	350 Km (217.5 miles)
Montreal	880 Km (546.8 miles)

Apart from an excellent regional road and highway network, Essex is a short 20 minutes from Windsor Airport, the Via Rail Station, and the Port of Windsor (an important consideration when moving bulk commodities).

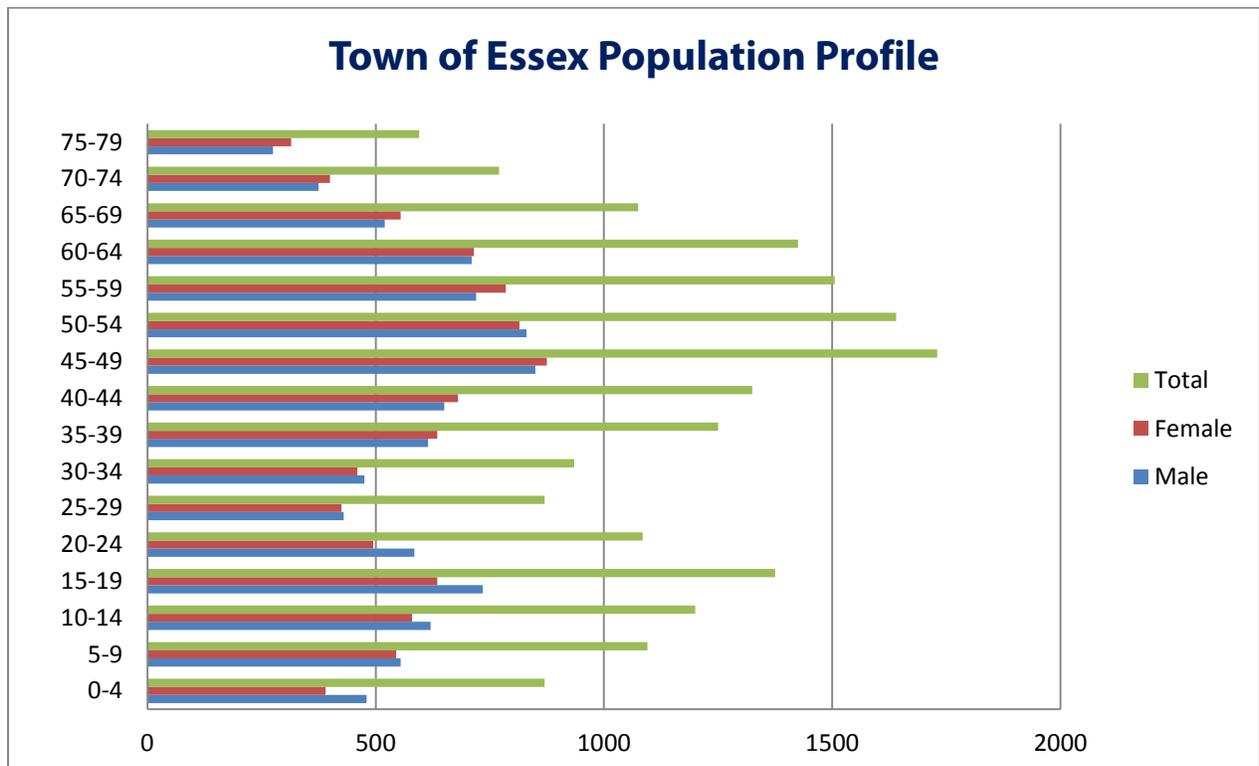
### Population Change (2006-2011)

Population 2006: 20,032

Population 2011: 19,600

% Change: -2.2%

Source: Statistics Canada (2011 Census)



Source: Statistics Canada (2011 Census)

## Regional Population

	Male	Female	Total
County of Essex (including Town of Essex)	88,770	88,945	177,720
City of Windsor	102,365	108,530	210,891
Total Regional Population	191,135	197,475	388,611

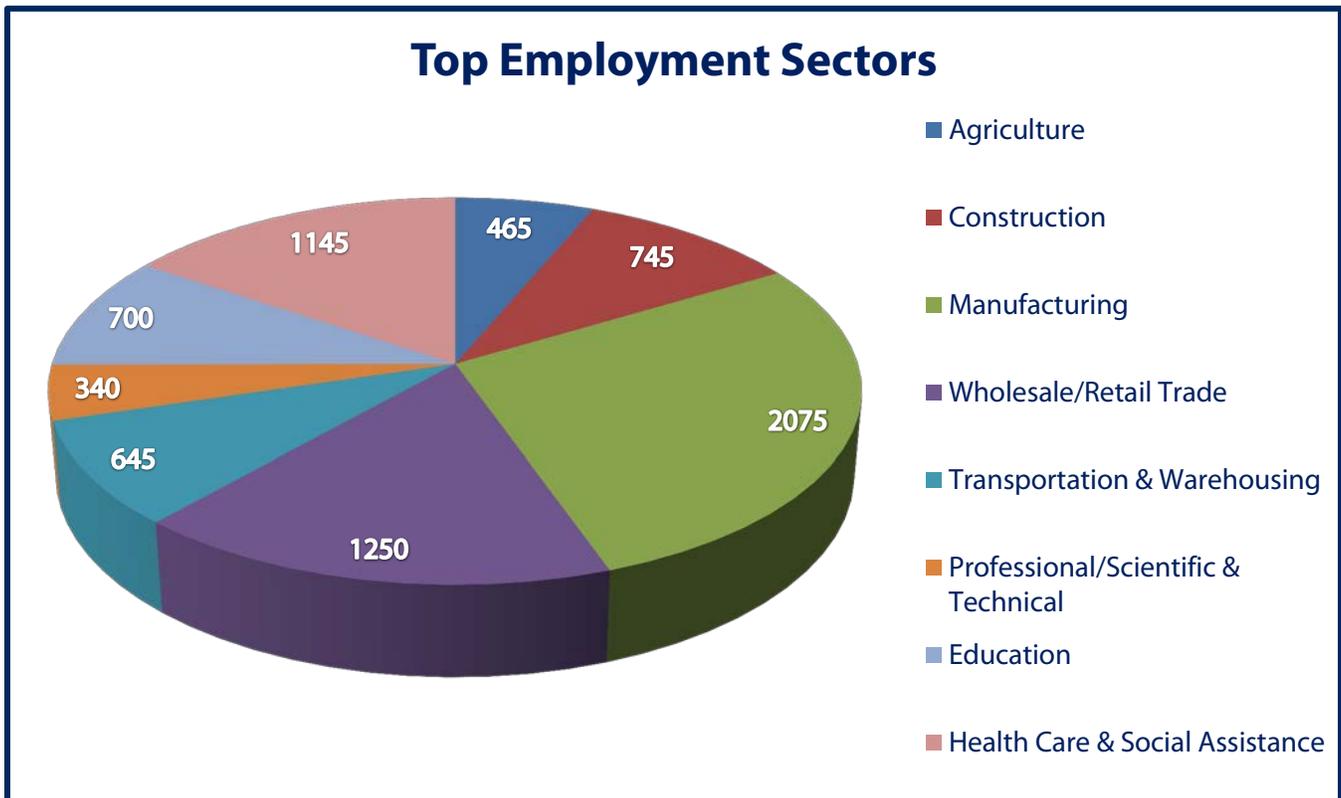
Source: Statistics Canada (2001 Census)

## Employment

Total population 15 and over in the labour force	9,710
Employed	9,000
Unemployed	710
Participation rate	60.6%
Employment rate	56.1%
Unemployment rate	7.3%

Average Commuting time: 21 minutes

Source: Statistics Canada (2011 Household Survey)



## Top 20 Employers

Company Name	Address	Type Of Business	Employees
Atlas Tube Inc. (JMC Steel Group)	100 Clark Street	Metal Tube Manufacturers	160
Greater Essex County District School Board		Primary and Secondary Schools	130
Harrow Research Station	2585 County Road 20	Federal Government	127
Ontario Provincial Police	44 King Street East	Police	110
Revera Long Term Care (Iler Lodge)	111 Iler Avenue	Rest Home	101
Essex County Library	360 Fairview Avenue W.	Public Library	85
EnerQuest Services	New construction - Harrow	Electrical Equipment Manufacturers	80
Sellick Equipment Ltd.	358 Erie Street N.	Equipment Manufacturers	75
Robinson Transport & Warehousing	3191 County Road 11	Trucking	65
Town of Essex	33 Talbot Street S.	Municipal Government	61
Dove Creek Motor Express	325 Allen Avenue	Trucking	60
Delta Wire & Manufacturing	29 Delta Drive	Metal Fabrication	60
Jeff's No Frills	53 Arthur Avenue	Grocery Stores	60
Essex Recreation Complex	242 Talbot Street N.	Public Pool	55
Ken Knapp Ford Sales & Leasing	390 Talbot Street N.	New and Used Auto Dealership	50
Sutton Creek Golf Club	2135 County Road 12	Golf Course	50
Refac Industrial Contractors	120 Sinasac Street E.	Industrial Building Contractors	50
Essex Foodland	191 Talbot Street S.	Grocery Stores	50
County of Essex	360 Fairview Avenue W.	County Government	50
Windsor Essex Catholic District School Board		Primary and Secondary Schools	50

## Education

Total Population 25 and over with post-secondary qualifications	5,880
Trades Certificate	1,725
College Diploma	2,660
University Degree	1,495

Source: Statistics Canada (2011 Household Survey)

## Income

Average total household income	\$74,902
Average individual income	\$38,481

Source: Statistics Canada (2011 Household Survey)

## Households

Total Private Households	7,790	100%
Owned	6,535	83.8%
Rented	1,260	16.2%

Source: Statistics Canada (2011 Household Survey)

## Business Supports

A number of business organizations and small business resources provide support to the business community and entrepreneurs. The Essex Centre BIA and the Harrow Chamber of Commerce promote business improvement plans and commercial beautification. The Essex Community Futures Development Corporation provides small business loans and support to small business. They are conveniently co-located with the Essex County office of the WindsorEssex Small Business Centre.

Canada and Ontario offers some of the lowest corporate tax rates and employer costs among the G7 Countries. The Town of Essex has a highly competitive property tax structure and a community improvement framework that encourages the rehabilitation of commercial buildings and the redevelopment of vacant and underutilized properties and buildings.

## Development Charges

The Town of Essex has recently adopted a new Development Charges By-Law. There are NO Development Charges for new or expanding industrial development. Our Planning and Building Department staff is always available to answer your specific questions and to help move your project quickly through the necessary approvals.

<b>Planning Department</b> <b>33 Talbot Street South</b> <b>519-776-7336 extension 1128</b>	<b>Building Department</b> <b>2610 County Road 12</b> <b>519-776-6476</b>
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## 2013 Building Permit Summary

Type of Permit	Number of Permits	Value of Permit (\$million)
New Home Construction	53	\$11.9
Commercial/Industrial (new)	6	\$6.5
Commercial/Industrial (renovation/additions)	9	\$21.5
<b>Total Permits (all types)</b>	<b>338</b>	<b>\$46.9</b>

Permits were issued for such major projects as the re-build of Essex District High School, the construction of a new Tim Horton's, the new Harrow Feed Store, Renaud Ford Dealership, Ken Knapp Ford Dealership, and the construction of EnerQuest, a new manufacturing facility in Harrow.

### Amenities

- Fully staffed police (OPP), fire services and EMS
- Excellent elementary and secondary schools, post-secondary in Windsor including University of Windsor and St. Clair College
- Family physicians, acute care clinic, nurse practitioner led clinic and a full complement of allied health services
- Network of walking and cycling trails as part of the County Wide Active Transportation System
- Full range of municipal services including garbage collection, recycling, road maintenance, water and sewage treatment
- Modern and well-equipped recreation facilities
- Reliable connectivity and affordable providers
- Affordable housing in rural or urban settings, supportive residential tax structure

**For further information on economic development opportunities in the Town of Essex, contact:**

**Anne Miskovsky, EDO**

**33 Talbot Street South, Essex, Ontario N8M 1A8**

**519-564-0604**

[amiskovsky@essex.ca](mailto:amiskovsky@essex.ca)

