

2026 Preliminary Budget

**Economic Development  
Presentation to SPC on Finance and  
Economic Development**

*December 10, 2025*

# Agenda



1. Service Highlights and  
Business Plan Statements



2. Performance Reporting



3. Service Based Budget:  
Operating, Capital and  
Reserves



4. Questions

# Service Highlights and Business Plan Statements



# Service Highlights and Business Plan Statements



## Economic Development

### Key Achievements:

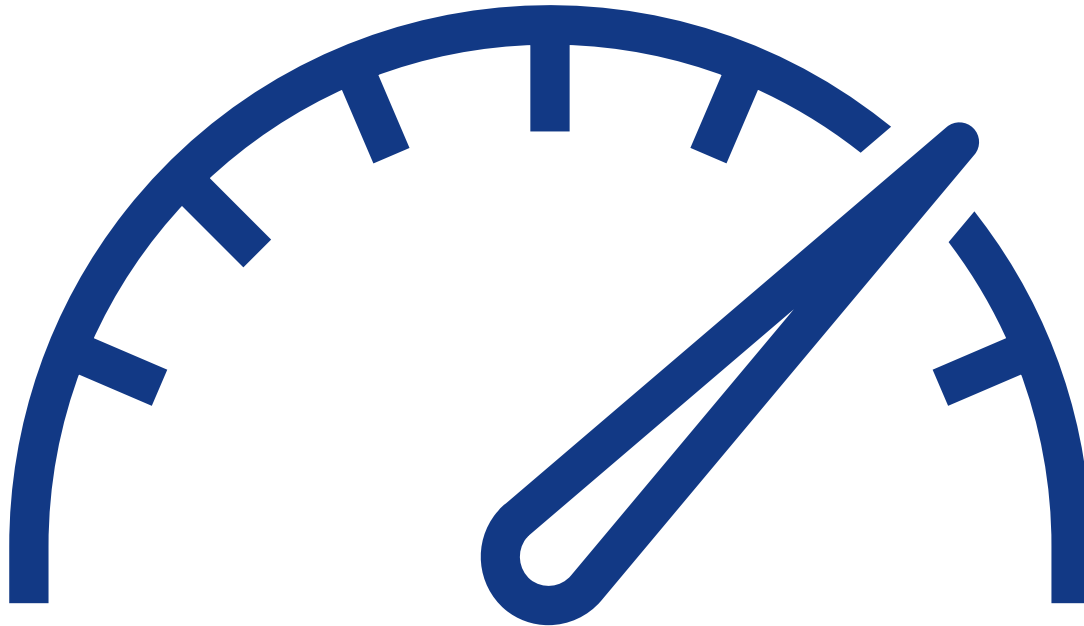
- Obtained unanimous Council approval for redevelopment of Portage Place Mall
- Completed cost-benefit analysis for renewal and widening of Kenaston Boulevard
- Completed 25-year Population Housing and Employment projections for the City of Winnipeg and CMA
- Amended the Tax Increment Financing Policy to better support construction of new multi-family housing

### Budget Priorities / Highlights – 2026 Budget:

- **Portage Place Redevelopment Capital Grant**  
Up to \$16.1 million to True North Real Estate Development Limited
  - \$9.1 million in previous budgets
  - \$7.0 million in 2026 & 2027
- **Wehwehneh Bahgahkinahgoohn Development Grant**  
Up to \$1.9 million in 2026 + \$1.5 million in 2027<sup>1</sup>

<sup>1</sup> 2027 grant from Regional and Local Street Renewal Capital program. Source: Supplement to the 2026 Preliminary Budget page 60.

# Performance Reporting



*Measuring Performance.*

*Inspiring Excellence.*

# Performance Reporting – Economic Development



## Description

Maintain a strong and competitive economy in Winnipeg through delivery of Council approved programs, infrastructure investment as well as partnerships with other levels of government, the private sector and stakeholder organizations.

## OurWinnipeg




City Building (CB)



Economic Prosperity (EP)

## Performance Reporting

| SPAP Theme / Service Goal / Measure Description   | 2023<br>Actual  | 2024<br>Actual | 2024<br>Target | 2025<br>Target | 2026<br>Target |
|---|-----------------|----------------|----------------|----------------|----------------|
|  <b>Goal 1: Maintain a strong and competitive economy for Winnipeg residents and businesses</b> |                 |                |                |                |                |
| Economic Growth Rate Comparison of 13 City Regions - Real Gross Domestic Product  | 10th<br>(+0.9%) | 5th<br>(+2.9%) | 6th<br>(+1.9%) | 6th<br>(+2.7%) | 6th<br>(+2.0%) |

Source: 2026 Preliminary Budget pages 271 to 272

**Economic Growth Comparison of 13 City Regions - Real Gross Domestic Product (%)**

| City            | 2024 | City            | 2025f | City            | 2026f-2029f |
|-----------------|------|-----------------|-------|-----------------|-------------|
| Calgary         | 3.7  | Vancouver       | 2.3   | Edmonton        | 2.7         |
| Regina          | 3.1  | Calgary         | 1.9   | Calgary         | 2.6         |
| Edmonton        | 3.1  | Winnipeg        | 1.9   | Vancouver       | 2.4         |
| Québec City     | 2.9  | Toronto         | 1.8   | Toronto         | 2.4         |
| Winnipeg        | 2.9  | Edmonton        | 1.8   | Saskatoon       | 2.3         |
| Saskatoon       | 2.8  | Ottawa-Gatineau | 1.6   | Winnipeg        | 2.0         |
| Ottawa-Gatineau | 2.8  | Saskatoon       | 1.6   | Montréal        | 1.9         |
| Victoria        | 2.6  | Halifax         | 1.6   | Regina          | 1.8         |
| Vancouver       | 2.4  | Victoria        | 1.5   | Victoria        | 1.8         |
| Montréal        | 2.3  | Québec City     | 1.4   | Québec City     | 1.8         |
| Halifax         | 1.8  | Regina          | 1.2   | Hamilton        | 1.7         |
| Hamilton        | 1.3  | Montréal        | 1.2   | Ottawa-Gatineau | 1.7         |
| Toronto         | 1.3  | Hamilton        | 1.1   | Halifax         | 1.7         |

Source: Oxford Economics  
f - forecast

Winnipeg's real GDP grew by +2.9% in 2024, ranking 5th compared to 13 major Census Metropolitan Areas (CMA) across Canada. The Bank of Canada's interest rate cuts in the second half of 2024 supported economic growth across Canada.

Due to tariffs and retaliatory tariffs initiated by the United States, Oxford Economics is forecasting growth to slow in all major Canadian cities (except Toronto) in 2025, with more of the tariff impacts hitting in 2026. Winnipeg's real GDP is forecasted to grow by +1.9% in 2025 (ranked 3rd) and +2.0% from 2026-2029 (ranked 6th).



# 2026 Budget Overview



## Service Based View

| Service Based Budget<br>(in millions of \$) | FTEs        | Mill Rate<br>Support<br>/Contribution | Capital<br>Budget | Reserves,<br>Net Changes |
|---|-------------|---------------------------------------|-------------------|--------------------------|
| Economic Development                        | 3.74        | 3.8                                   | 2.6               | (1.0)                    |
| <b>Total</b>                                | <b>3.74</b> | <b>3.8</b>                            | <b>2.6</b>        | <b>(1.0)</b>             |

Note:

1. Contributing departments include - CAO's Office (67%), Planning, Property and Development (23%), City Clerks (5%), Mayor's Office (4%), and Innovation and Technology (1%).

Source: 2026 Preliminary Service Budget pages 273 to 274

# Service Based Operating Budget



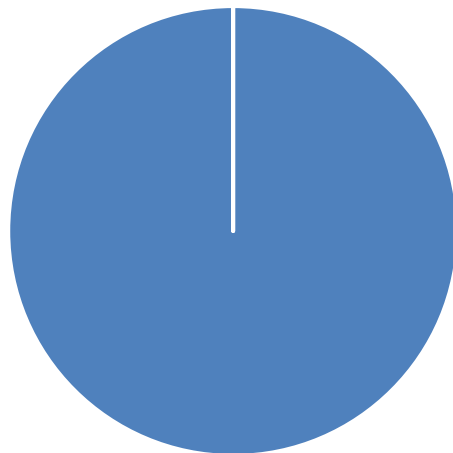


# 2026 Budget Overview

## Service Based View



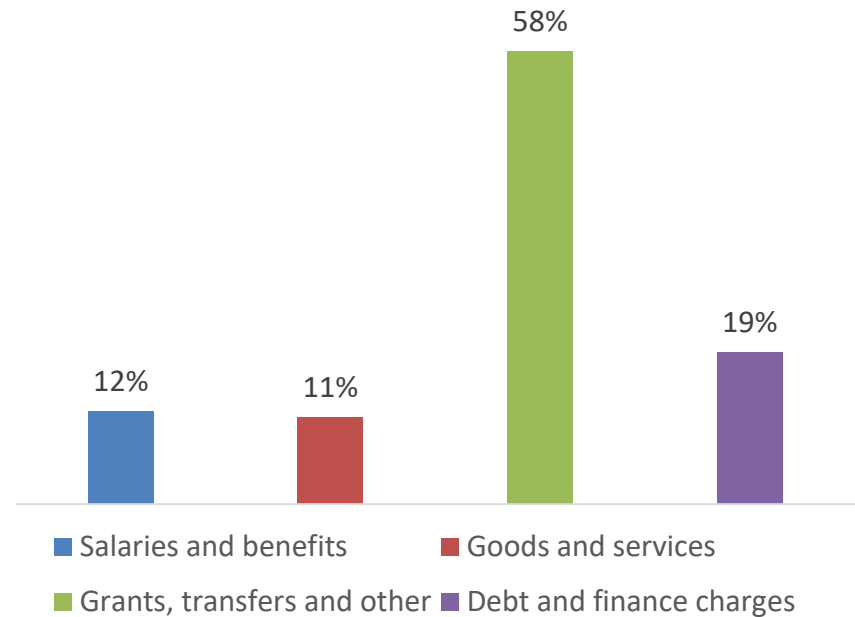
**Revenues = \$0.8 million**



100%

■ Service revenue

**Expenditures = \$4.6 million**



■ Salaries and benefits

■ Goods and services

■ Grants, transfers and other

■ Debt and finance charges

Source: 2026 Preliminary Budget page 273

# Comparison of 2026 and 2027 Projection (from 2025 Adopted Budget) to 2026 Budget Update



## Service Based View

In millions of \$

2026 and 2027 Budget - Mill Rate Support

2026 and 2027 Projection from 2025 Budget - Mill Rate Support

**Increase Mill Rate Support**

| 2026<br>Budget |            | 2027<br>Projection |            |
|----------------|------------|--------------------|------------|
| \$             | 3.8        | \$                 | 2.0        |
|                | 1.8        |                    | 1.8        |
| \$             | <b>2.0</b> | \$                 | <b>0.2</b> |

Note:

The increase in mill rate support is primarily due to a \$1.9M contribution for repairs to the Wehwehneh Bahgahkinahgohn (Hudson's Bay Building) redevelopment.

Source: 2026 Preliminary Budget pages 273 to 273, 2025 Adopted Budget pages 281 to 284

# Salary Budget and Full Time Equivalents (FTEs), Vacancy Management, and FTE Recoveries

## Service Based View



|  | 2024<br>Actual | 2024<br>Adopted<br>Budget | 2025<br>Budget | 2026<br>Projection | Increase /<br>(Decrease) | 2027<br>Projection |
|--|----------------|---------------------------|----------------|--------------------|--------------------------|--------------------|
| <b>Full Time Equivalents</b><br><i>(number of FTEs)</i>      | 7.00           | 4.84                      | 3.84           | 3.74               | (0.10)                   | 3.74               |
| <b>Salaries &amp; Benefits</b><br><i>(in millions of \$)</i> | \$ 0.8         | \$ 0.7                    | \$ 0.5         | \$ 0.6             | \$ 0.1                   | \$ 0.6             |

Note:

1. Decrease of 0.10 FTE due to refinement of service-based view.

Source: 2026 Preliminary Budget page 273

# Service Based Capital Budget



# Capital Summary

## Service Based View



| Service (\$000's)           | 2025<br>Adopted<br>Budget | 2026<br>Budget | 2027 - 2031<br>Forecast | 6-year<br>Total |
|-----------------------------|---------------------------|----------------|-------------------------|-----------------|
| Economic Development        | 5,050                     | 2,550          | 4,500                   | 7,050           |
| <b>Total Capital Budget</b> | <b>5,050</b>              | <b>2,550</b>   | <b>4,500</b>            | <b>7,050</b>    |

Source: Supplement to the 2026 Preliminary Budget page 188, Capital Budget detail sheets and Supplement to the 2025 Adopted Budget page 280

# Key Projects in the Funded Capital Submission

## Service Based View



### **Portage Place Redevelopment Capital Grant**

Redevelopment of public space at Portage Place Mall

Budget Years: 2026 - 2027

Amount: \$7.050 million

Source: Supplement to the 2026 Preliminary Budget page 188



# Capital Budget Changes

## Service Based View



| Description (\$000's)                       | Expln. | Changes from Forecast |               |               |               |               |                    | 2031 Forecast | 6-year Total | SPAP Action Item |
|---|--------|-----------------------|---------------|---------------|---------------|---------------|--------------------|---------------|--------------|------------------|
|   |        | 2026 Budget           | 2027 Forecast | 2028 Forecast | 2029 Forecast | 2030 Forecast | 2026 to 2030 Total |               |              |                  |
| Council Approved Forecast                   |        | 2,550                 | 4,500         |               |               |               | 7,050              | -             | 7,050        |                  |
| <b>Increase / (Decrease) From Forecast:</b> |        |                       |               |               |               |               |                    |               |              |                  |
| 2031 Forecast                               |        |                       |               |               |               |               | -                  |               | -            |                  |
| <b>Total Changes</b>                        |        | -                     | -             | -             | -             | -             | -                  | -             | -            |                  |
| <b>TOTAL CAPITAL BUDGET</b>                 |        | <b>2,550</b>          | <b>4,500</b>  | -             | -             | -             | <b>7,050</b>       | -             | <b>7,050</b> |                  |

Source: Supplement to the 2026 Preliminary Budget page 188, Supplement to the 2025 Budget 192 to 193

# Reserve Projections

## Service Based View



| In Millions of \$                       | 2025<br>Forecast<br>Balance | 2026<br>Activities | 2026<br>Balance | 2027<br>Balance |
|---|-----------------------------|--------------------|-----------------|-----------------|
| Destination Marketing Reserve           | \$ 4.2                      | \$ (0.9)           | \$ 3.3          | \$ 3.0          |
| Economic Development Investment Reserve | 1.2                         | (0.1)              | 1.1             | 1.1             |
| <b>TOTAL</b>                            | <b>\$ 5.4</b>               | <b>\$ (1.0)</b>    | <b>\$ 4.4</b>   | <b>\$ 4.1</b>   |

Source: 2026 Preliminary Budget page 274

# Questions

