



Housing Accelerator Fund City Parcel Release

The Housing Accelerator Fund seeks to remove barriers to expedite home development and address housing affordability and access. By making City-owned land available for development, the program helps to increase housing supply and supports the development of more attainable and diverse communities.

- Eligible for a five-year incremental tax abatement and capital grants up to \$50,000/unit.
- Multiple parks, schools, and services within 1 km.
- 2km from 8th Street and Lakewood Suburban Centre.
- ISC Surface Parcel 120222177, site to be subdivided.
- Site servicing capacity estimated for 75 to 150 units.
- Zoned M3.
- Maximum building height of 37m.
- City Action Plan outlines 13 initiatives the City will undertake to meet commitments under the HAF application.

1635 McKercher Drive, Saskatoon SK

**NON-MARKET
NOMINAL VALUE
ACCEPTING
OFFERS
1.40 AC
60,747 SF**

Saskatoon Land
306.975.LAND
land@saskatoon.ca

 **City of
Saskatoon**
Saskatoon Land

Overview

The Housing Accelerator Fund (HAF) is an incentive program provided by the Government of Canada that supports local governments in boosting housing supply by requiring them to undertake transformational initiatives. The development of city-owned properties is an initiative in the City's Housing Action Plan which focuses on increasing the supply of affordable housing in strategic areas of the City.

Evaluation Criteria includes:

- Status of organization (non-profit, Indigenous, etc.);
- Non-market housing management experience;
- Development/construction experience;
- Ability to leverage financial support;
- Partnerships (financial, operating, etc.);
- Project details including number and type of units being offered;
- Project Proforma including long-term operating strategy; and
- Proposed purchase price.

Application Form & Supplementary Package

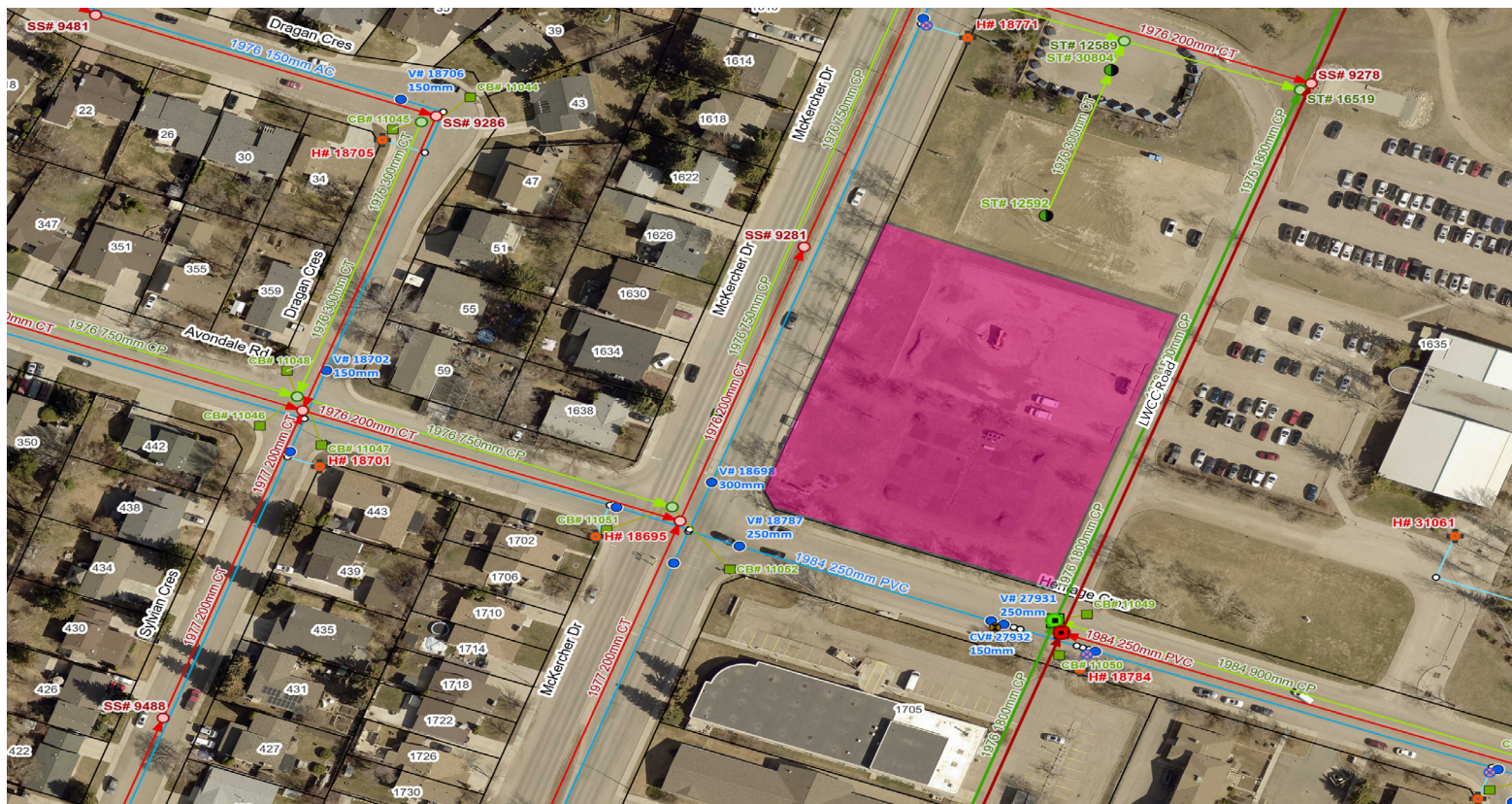


Example of development for subject site



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Utility Servicing & Transportation

Adjacent sanitary lines include a 200mm line in McKercher Dr and a 750mm line in LWCC Road. Adjacent 300mm water line in McKercher Dr. Adjacent storm sewer lines include a 750mm line in McKercher Dr and an 1800mm in LWCC Rd. The subject site's sanitary must tie into the 750mm sanitary line along LWCC road. On-site storm water storage with a minimum runoff coefficient of 0.30 is required. Fire flow capacity testing is needed, new hydrants and internal water systems are to be based upon proposed development.

The site is 1.5km East of Circle Drive which provides access to Highways 14, 5, 12, & 16.

Environmental Considerations

Phase I ESA available at request.

Please contact Saskatoon Land for an access link to an online folder containing additional property information and supplementary material, including ESAs.



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Application window open until: December 13th 2024



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