



Regional District of Bulkley-Nechako

INDUSTRIAL LAND USE INVENTORY OVERVIEW

Geographic Area/Population

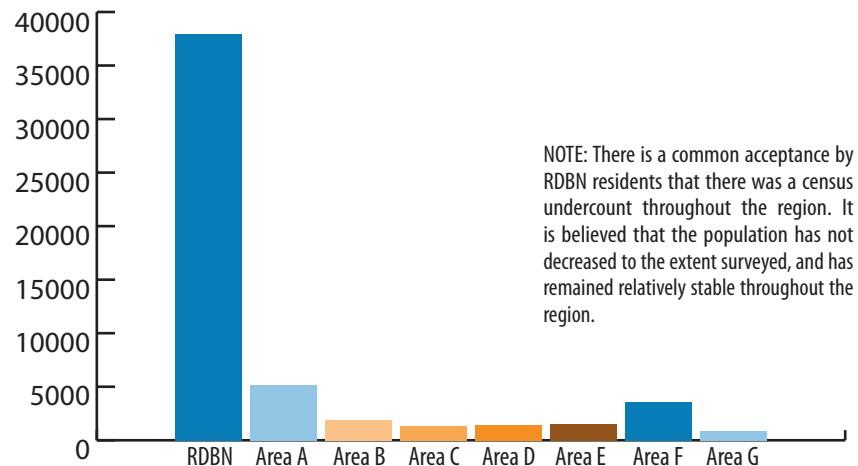
The Regional District of Bulkley-Nechako (RDBN), located in central BC, is home to 8 municipalities, 7 electoral areas, and 13 First Nations. The land area is 73,361 square kilometres with a population density of 0.5 people per square kilometre in 2016.

Population

In 2016, the population of Regional District of Bulkley-Nechako was 37,896, representing a decrease of 3.3% from 2011.

Area of Municipality	Population (2016)	Population (2011)	% Change
Regional District of Bulkley-Nechako	37,896	39,208	-3.3%
British Columbia	4,648,055	4,400,057	5.6%

Population in the Regional District of Bulkley-Nechako and Electoral Areas in 2016

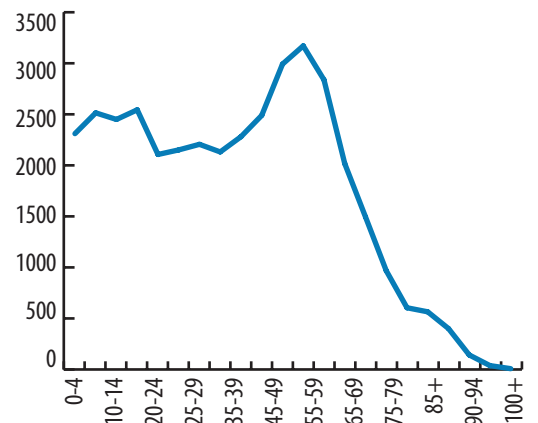


Household Income

Area	Median after-tax income of households in 2015 (\$)
Bulkley-Nechako A	\$73,239
Bulkley-Nechako B	\$70,437
Bulkley-Nechako C	\$70,272
Bulkley-Nechako D	\$60,032
Bulkley-Nechako E	\$57,024
Bulkley-Nechako F	\$69,274
Bulkley-Nechako G	\$68,032
RDBN	\$65,922
British Columbia	\$61,280

Demographics

Regional District of Bulkley-Nechako: Population by Age Group (2016)



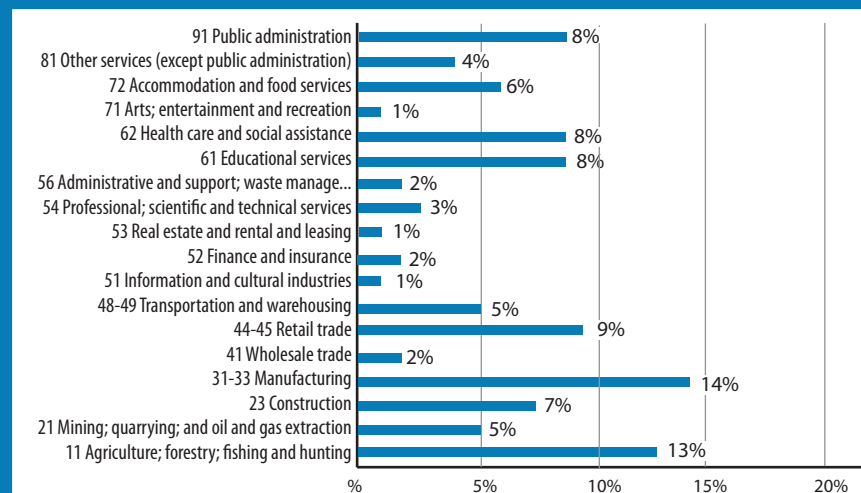


Labour Force by Industry

Industry (2-digit NAICS)	No. of Employees
11 Agriculture; forestry; fishing and hunting	2740
21 Mining; quarrying; and oil and gas extraction	945
22 Utilities	85
23 Construction	1510
31-33 Manufacturing	2945
41 Wholesale trade	400
44-45 Retail trade	1920
48-49 Transportation and warehousing	1000
51 Information and cultural industries	155
52 Finance and insurance	310
53 Real estate and rental and leasing	255
54 Professional; scientific and technical services	630
55 Management of companies and enterprises	35
56 Administrative and support; waste management and remediation services	455
61 Educational services	1630
62 Health care and social assistance	1605
71 Arts; entertainment and recreation	225
72 Accommodation and food services	1210
81 Other services (except public administration)	730
91 Public administration	1645
All industries	20,430

Electoral Areas: Labour Force by Industry (2011)

On comparing the labour force of the Electoral Areas, it is seen that Area A and Area F employ the largest labour force for the region, accounting for 16% and 9% of its total labour force. Area G accounts for only 2% of the total labour force.



Labour Force by Occupation

Regional District of Bulkley-Nechako: Labour Force by Occupation (2011)

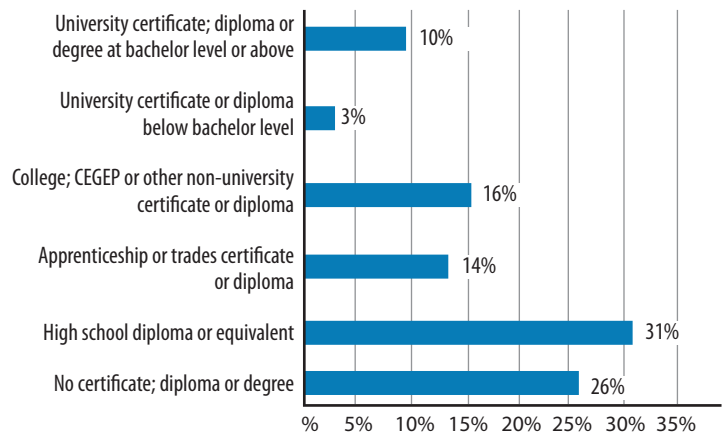
Occupation (2011)	
0 Management occupations	2065
1 Business; finance and administration occupations	2410
2 Natural and applied sciences and related occupations	1130
3 Health occupations	935
4 Occupations in education; law and social; community and government services	2260
5 Occupations in art; culture; recreation and sport	250
6 Sales and service occupations	3585
7 Trades; transport and equipment operators and related occupations	4475
8 Natural resources; agriculture and related production occupations	1580
9 Occupations in manufacturing and utilities	1730
All Occupations	20,420



Education Attainment

Regional District of Bulkley-Nechako: Education Attainment (2011)

The data for the Regional District shows that approximately 26% of the total population aged 15 years and over have no certificate; diploma or degree. 31% of the total population have a high school diploma or equivalent while 14% have an apprenticeship or trades certificate or diploma. As trades; transport and equipment operators and related occupations is the major employing occupational employment group in the region, improving skills in trade through related apprenticeship or trades certificate or diploma will greatly benefit regional development.



Existing Industrial Land

Area	Site Size (ha)	Industrial Lands			
		Total (ha)	Developed (ha)	Vacant (ha)	Usable Vacant (ha)
Area A	86.1	55.8	4.8	51.2	51.2
Area B	582.5	338.1	255.7	82.4	55.4
Area C	172.4	158.6	8.4	67.7	57.3
Area D	255.7	113.5	1.3	112.2	75.6
Area E	7.4	5.5	1.3	4.1	4.1
Area F	234.0	41.9	6.7	35.2	35.2
Area G	232.6	48.1	2.1	46.0	35.6
Total	1570.7	761.4	280.3	398.8	314.5

Summary of Potential Industry Types by Electoral Area

The table below identifies all of the industry types identified for each Electoral Area and highlights those Electoral Areas that should be a priority for promotion to that specific industry.

Industry Type	Area A	Area B	Area C	Area D	Area E	Area F	Area G
Co-generation Facility	X	X	X	X		X	X
Pellet Plant		X					
Large-scale Secondary (value added) Manufacturing			X		X	X	
Small-scale Secondary (value added) Manufacturing	X		X	X	X	X	X
Small-scale Specialty Manufacturers (i.e. furniture)					X		
Light Manufacturing - assembly and assembly of higher priced goods	X		X	X		X	X
Heavy Equipment Maintenance (air transport/survey, green energy industries)	X						
Heavy Equipment/Transport Maint. (truck transport, green energy industries) welding, fabricating		X					X
Labs or Other Analysis/Testing Facilities	X	X					X
Greenhouse Facilities	X	X	X	X			X
Trades Training Facility - Mining or Forestry	X		X		X		X
Mining/Environmental Remediation - offices/storage/operations	X		X	X	X	X	X
Trucking/Transportation - related storage	X	X	X	X	X	X	X
Pilot Training Facilities/Air Support for Mining	X						
Warehousing	X	X	X	X	X	X	X
Pulp-Mill - pulp and paper manufacturing			X				
Log Yard			X	X	X		
Residential/Commercial Building Contractors (framers, plumbers, electricians) - associated storage				X	X		
Small-scale Food Processing/Packaging Facilities				X		X	X
Log Home Building					X		
Community Kiln					X		
Portable Sawmill and Lumber Kiln					X		
Abattoir		X				X	
Livestock Auction Arena						X	
Farm/Heavy Equipment Repair and Sales						X	
Composting Facility						X	

Summary of Potential Lands by Electoral Area

District	Number of Sites	Potential Industrial Land (ha)
A	5	359
B	9	814
C	4	190
D	3	189

District	Number of Sites	Potential Industrial Land (ha)
E	3	155
F	3	285
G	2	311
Total	29	2,303