



ST. CLAIR TOWNSHIP

Located within a **ONE-DAY DRIVE**
to 65% of the North American market

Home to Canada's *largest and most integrated*
chemicals cluster and a **BOOMING**
MANUFACTURING INDUSTRY

Known for calm countrysides,
historic small towns, and stunning riverfront trails
ALONG THE SHORES OF THE ST. CLAIR RIVER



ABOUT ST. CLAIR TOWNSHIP

Home to approximately 15,000 residents in St. Clair Township is the perfect place to live, work, and raise a family.

St. Clair Township is comprised of the distinct communities of Corunna, Mooretown, Courtright, Sombra, Wilkesport, Port Lambton, and Brigden, each offering residents and

businesses a unique opportunity enjoy the quiet life that a rural community provides, while also being close in distance to major economic hubs.

St. Clair has a thriving industrial park and is also home to many other large industrial clusters located throughout the Township.

DEMOGRAPHICS/IMPORTANT INFORMATION

POPULATION.....	14,086
TOTAL NUMBER OF HOUSEHOLDS.....	6,041
MEDIAN HOUSEHOLD INCOME.....	\$91,155
AVERAGE HOUSEHOLD INCOME.....	\$120,894
AVERAGE # OF PERSONS PER HOUSEHOLD ...	2.37
LABOUR FORCE.....	7,296
LABOUR FORCE PARTICIPATION RATE.....	60.77%
AVERAGE HOUSE PRICE.....	\$334,636
RESIDENTIAL TAX RATE.....	1.15%

LARGEST LOCAL EMPLOYERS INCLUDE:
NOVA Chemicals, Shell Canada, and Suncor Energy

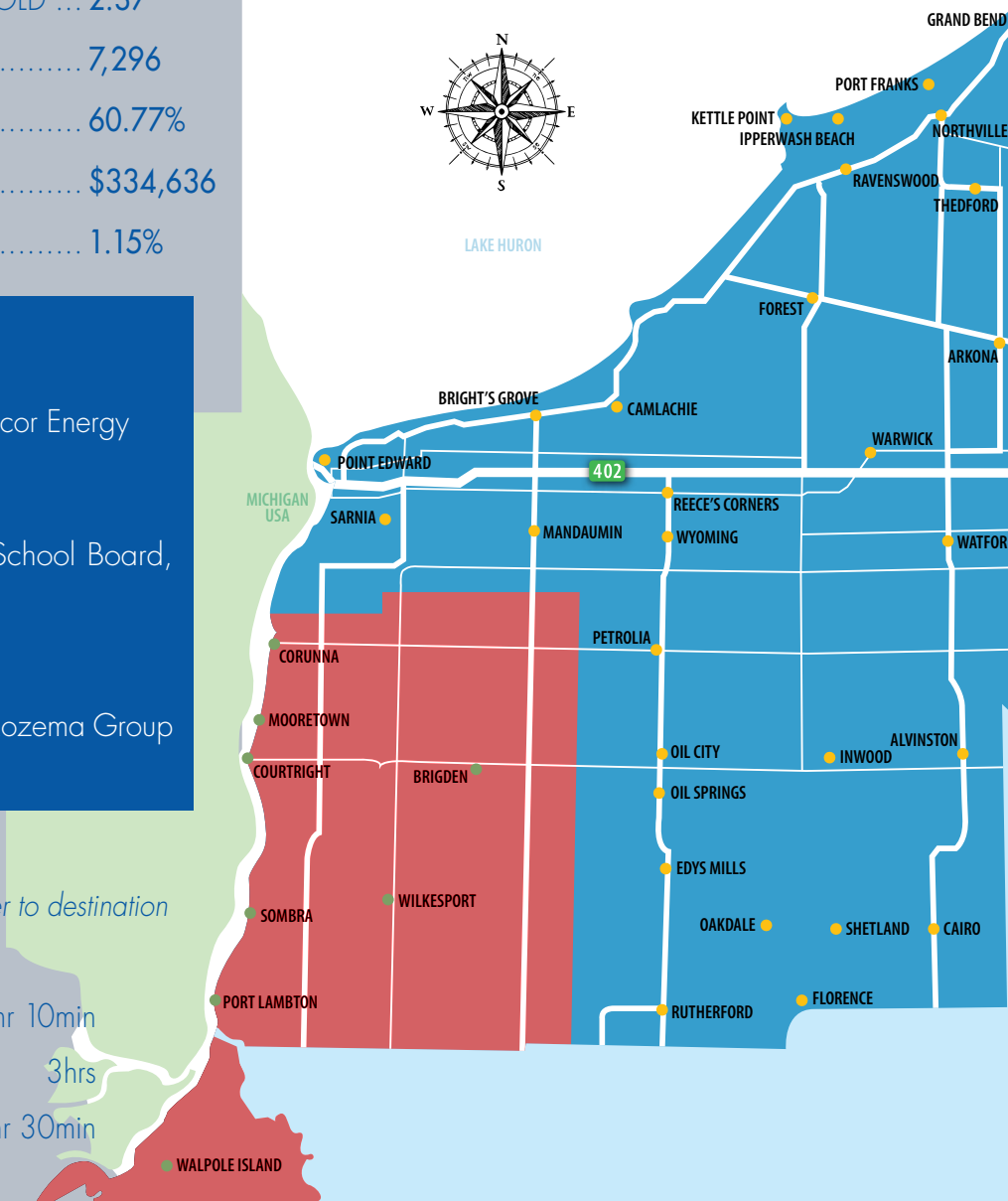
LARGEST PUBLIC EMPLOYERS IN LAMBTON COUNTY INCLUDE:
Bluewater Health, Lambton Kent District School Board, Corporation of the County of Lambton.

LARGEST PRIVATE EMPLOYERS IN LAMBTON COUNTY INCLUDE:
NOVA Chemicals, Imperial Oil, Steeves & Rozema Group

PROXIMITY TO MAJOR CENTRES

Distance taken from closest municipality border to destination

SARNIA.....	Adjacent
LONDON.....	95km 1 hr 10min
TORONTO.....	285km 3hrs
DETROIT, MI.....	115km 1hr 30min





WHY ST. CLAIR TOWNSHIP?

St. Clair Township is located immediately south of Sarnia in Lambton County, along the eastern shores of the idyllic St. Clair River.

A family friendly municipality that offers residents an exceptional quality of life, St. Clair Township also affords residents and businesses the amenities that they want and need, just a short drive away in neighboring communities.

The Township has quaint downtown areas that are well positioned for new businesses. With an above average income of \$120,894 and 21.7% of the labor force being in trades, transport, and equipment sectors, St. Clair's residents provide opportunities for businesses in the municipality. Coupled with the proximity to Sarnia and its residential growth, St. Clair affords a unique opportunity for new businesses to come to the area.

Business opportunities that exist in St. Clair Township include used car dealers, a women's clothing store, jewelry store, furniture store, and additional full-service restaurants. There are also identified opportunities for a legal practice, Certified Public Accountants, Real Estate office, and engineering services as well as accommodation and hospitality services for business travel and recreational guests to the area.

"St. Clair Township is a very supportive community with plenty of potential. New residential growth and its proximity to Sarnia and surrounding communities makes St. Clair Township a perfect place to do business and to live." – Tracy, KAY'S Petals & Plants

St. Clair Township's location on the St. Clair River, which is one of the busiest inland waterways in the world coupled with the fact that St. Clair is 20-minute drive to a border crossing and 8 hours driving distance to 22 million people, provides the area with a competitive advantage for businesses of any size.

PRIMARY & SECONDARY EDUCATION

Lambton Kent District School Board
St. Clair Catholic District School Board
Conseil Scolaire Viamonde
Conseil Scolaire Catholique Providence

POST-SECONDARY EDUCATION

Lambton College

HEALTHCARE OFFERINGS

Bluewater Health (Sites in both Sarnia & Petrolia)
Lambton County Public Health

AMENITIES

St. Clair Township is well served by the excellent education and health care systems of Lambton County and is also home to an abundance of recreational opportunities both located in the municipality and throughout Lambton County.

With 12 waterfront parks located throughout the municipality, riverfront and water-based recreation are a major part of the identity of St. Clair Township in the warmer months, while the Mooretown Sports Complex is a hub of activity year-round.

Equipped with a public library branch - one of seven Lambton County Library branches in the municipality - and community rooms, the Sports Complex also offers an indoor pool, fitness facilities, and a dual-pad arena that is one of the busiest arenas in Southwestern Ontario. The Sports Complex is also located adjacent to the municipally owned St. Clair Parkway Golf Course, which is renowned for its huge, beautifully manicured greens and its riverfront views.

St. Clair Township owns and operates 3 campgrounds with Branton Cundick Park Campground and Cathcart Park Campground in Sombra, and Mooretown Campground in Mooretown, directly adjacent to St. Clair Parkway's fairways.



ABOUT LAMBTON COUNTY



Recognized as a Top 7 Intelligent Community in the World, Lambton County is well known and respected as a key engineering, research, development, and product commercialization centre for the petrochemical and refining industries and is North America's leading centre for bio industrial manufacturing research and development.

Home to 11 unique municipalities and three First Nations, Lambton County is the birthplace of North America's oil industry (1858) and today is Canada's 2nd largest petrochemical cluster. With more than 500,000 acres of cultivated farmland, the area is one of Ontario's agricultural leaders. A diverse manufacturing sector supports these, and other industries and exports specialized products worldwide.

The award-winning Western Sarnia-Lambton Research Park and Lambton College – ranked one of the top 3 research colleges in Canada – helps Lambton County power innovation across a variety of sectors. On top of being an economic driver for both the Province of Ontario and Country of Canada, Lambton County also offers its residents an unparalleled quality of life.

With over 140km of waterfront that features two internationally recognized Blue Flag Beaches on the shores of Lake Huron and the St. Clair River, Lambton County proudly offers countless opportunities for residents to enjoy the outdoors year-round. The region enjoys a warm climate with more than 230 days of the year seeing temperatures above 0° Celsius and is home to 16 art galleries, eight breweries, wineries, and cider houses, six museums, and three theatres, as well as delicious locally sourced food that can be enjoyed at more than a dozen restaurants along the waters of Lake Huron and the St. Clair River. Lambton County is an exceptional place to live and invest.

ABOUT THE SARNIA-LAMBTON ECONOMIC PARTNERSHIP

The Sarnia-Lambton Economic Partnership (SLEP) is the lead economic development agency for the Sarnia-Lambton area. Funded by the County of Lambton, we have a focus on promoting the distinct advantages that Sarnia-Lambton proudly offers companies and residents. By coordinating community-based economic development initiatives and working to maintain a commercially attractive environment, we foster new business creation, help ensure that established firms remain and grow here, and work to attract growing businesses to the Sarnia-Lambton area.

As a public/private partnership, SLEP works to advance economic opportunities across the Sarnia-Lambton area. Through collaboration with local business leaders, educational institutions, and municipal governments, we help elevate the Sarnia-Lambton area through coordinated economic development initiatives.

Recognized by the International Economic Development Council as an Accredited Economic Development Organization, the Sarnia-Lambton Economic Partnership is the 2nd office in Ontario and the 4th in Canada to attain that top distinction.

CONTACT US

Sarnia-Lambton Economic Partnership

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St. Clair Township

stclairtownship.ca

