



The Corporation of the City of Cornwall
Regular Meeting of Council
Report

Department: Planning, Development and Recreation
Division: Planning
Report Number: 2021-55-Planning, Development and Recreation
Prepared By: Dana McLean, Development Coordinator
Meeting Date: April 12, 2021
Subject: CPPEG 24 Ninth Street East 205 Amelia 280 Sydney Street
208 Montreal Road and 711 Pitt

Purpose

To approve the six (6) hereafter mentioned items under the Heart of the City and Brownfield Community Improvement Plans recommended for approval at the March CPPEG meeting.

HOTC# 2021-05 24 Ninth St E, HOTC#2011-13 205 Amelia, HOTC#2020-02 780 Sydney St, HOTC#2009-09 208 Montreal Rd, HOTC#2010-43 711 Pitt St and BR#2011-01 711 Pitt St

CPPEG Recommendation

That Council approve the following items:

- a. 11838431 Canada Inc at 24 Ninth St E for:
 - Program 2 Building Restoration & Improvement in the amount of \$18,000 as an interest free loan
 - Program 5 Municipal Planning/Development Fees Grant 50% of actual costs
 - Program 6 Discretionary Municipal Tipping Fees Grant 25% of actual costs (new mini storage business, located outside the Priority Area)



- b. Cornwall Columbus Club at 205 Amelia for:
 - Program 2 Building Restoration & Improvement in the amount of \$20,917 being comprised of \$12,000 forgivable and \$8,917 interest free loan
 - Program 3 Project Design Grant in the amount of \$2,000
 - Program 4 Façade Improvement Grant in the amount of \$10,000
 - Program 5 Municipal Planning/Development Fees Grant based on actual costs
 - Program 6 Discretionary Municipal Tipping Fees Grant 50% of actual costs
- c. Wesleyan Church of Canada Inc at 780 Sydney St. for:
 - Program 7 Parking and Landscape Enhancement Program in the amount of \$25,000 as an interest free loan
- d. Run Guo Investments at 208 Montreal Rd for:
 - Program 3 Project Design Grant in the amount of \$1,500
 - Conditions to provide a concept plan for the front façade and a second estimate
- e. 1271450 Ontario Inc at 711 Pitt St for:
 - Program 5 Municipal Planning/Development Fees Grant based on actual costs
 - Program 6 Discretionary Municipal Tipping Fees Grant 50% of actual costs
 - Program 7 Parking and Landscape Enhancement Program in the amount of \$25,000 as an interest free loan
- f. 1271450 Ontario Inc at 711 Pitt St. for:
 - Program 2 Environmental Site Assessment Grant in the amount of \$4,521.54 under the Brownfield funding

Financial Implications

Funding for the Heart of the City and Brownfield applications is sourced from the Heart of the City Reserve and Brownfield Reserve respectively, and therefore does not have any immediate impact on the operating budget.

Background / Discussion

No Planning Advisory Committee meeting was held in March, and due to construction scheduling was forwarded direct to Council.



Strategic Priorities

The City's Community Improvement Plan (CIP) programs support local property owners looking to redevelop their properties. This has helped to attract new businesses to the area, as well as the conversion of some commercial space to residential.

24 Ninth St E is a net new business to the city, for a new mini storage and revitalization of the building.

The Cornwall Columbus Club at 205 Amelia continues to renovate the building which houses several tenants, Carefor, Lazard & Associates, 3 CUPE Locals, 3 Knights Clubs, Nativity Guards and St. Lawrence College will be using the facility for 2 months for a food prep course. It also provides a venue for fundraising events, and community organizations.

The Wesleyan Church severed off a portion of the property to create a new lot that was added to 711 Pitt St Miller Hughes Ford, for expansion of parking for new vehicles, this is a perfect infill development.

A new front façade for a new restaurant in Le Village at 208 Montreal Rd, by a couple relocating from Brantford, after visiting Cornwall while their daughter was attending St. Lawrence College.

Document Title:	CPPEG HOTC and Brownfield Applications- 2021-55-PDR.docx
Attachments:	
Final Approval Date:	Apr 8, 2021

This report and all of its attachments were approved and signed as outlined below:

Mark A. Boileau - Apr 7, 2021 - 11:04 PM

Tracey Bailey - Apr 8, 2021 - 7:38 AM

Maureen Adams - Apr 8, 2021 - 7:54 AM