



The Corporation of the City of Cornwall
Regular Meeting of Council
By-law 2021-145

Department: Planning, Development and Recreation
Division: Planning
By-law Number: 2021-145
Report Number: 2021-176-Planning, Development and Recreation
Meeting Date: December 13, 2021
Subject: HOTC 113 Second Street East and 102 Sydney Program 1

Whereas the Council of The Corporation of the City of Cornwall has approved the Heart of the City (HOTC) Community Improvement Plan (CIP) under Section 28 of the Planning Act, in November, 2005, and associated funding programs to provide for loans/grants for the improvement of primarily commercial and mixed-use properties known as the Heart of the City Funding Programs; and

Whereas, the Council has provided in its Capital Budget, a sufficient level of annual funding to provide for the implementation of such HOTC Funding Programs; and

Whereas these loans are subsequently registered on title as applicable and the said Agreements as Mortgages and to further provide and administer municipal funds to the identified property owners under the HOTC Initiative (HOTC#2021-09 113 Second Street East and HOTC#2018-01 102 Sydney/41 First Street East); and

Whereas, pursuant to the said program(s), certain eligible applicants have applied for a Tax Increment based funding under the rules of the applicable HOTC program(s);



Now therefore be it resolved that the Council of The Corporation of the City of Cornwall enacts as follows:

1. That the following specific HOTC Program 1 – Rehabilitation & Redevelopment Tax Increment Grant Agreements be approved, and the following person(s) or their authorized Signing Officer(s) sign for the following properties, and the Mayor and Clerk be authorized to sign for the municipality.
 - a. HOTC#2021-09 2740648 Ontario Inc at 113 Second Street East being Pt Lt 12 N/S Second St Plan Cornwall As In S320513; Cornwall, as described by PIN#60173-0043 (LT) pursuant to a Program 1 (Tax Increment Grant) HOTC Funding Agreement.
 - b. HOTC#2018-01 1943217 Ontario Inc. at 102 Sydney Street and 41 First Street East being Pt E2/3 Lt 13 N/S First St Plan Cornwall, Parts 1, 2 52R7337 Cornwall; Subject to an Easement over Pt 2 52R7337 In Favour of Pt E2/3 Lot 13 N/S First St Plan Cornwall Pt 1, 2 52R5042 As In ST38916, as described by PIN#60167-0198 (LT) pursuant to a Program 1 (Tax Increment Grant) HOTC Funding Agreement.
2. That the Mayor and Clerk be and are hereby authorized to execute all documents to complete this matter.
3. That this Bylaw take effect on the day of passing by City Council

Read, signed, and sealed in open Council this 13th day of December, 2021.

Manon L. Levesque
City Clerk

Glen G. Grant
Mayor



Report Approval Details

Document Title:	By-law 2021-xxx HOTC 113 Second St E and 102 Sydney Prog 1 - 2021-176-PDR.docx
Attachments:	
Final Approval Date:	Nov 22, 2021

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

Mary Joyce-Smith - Nov 18, 2021 - 3:26 PM

Mark A. Boileau - Nov 18, 2021 - 5:02 PM

Maureen Adams - Nov 22, 2021 - 9:31 AM