

- Designs and recommendations should take into consideration the City of Cambridge Urban Design Guidelines, available on the City's web site.
- A funding application must be processed prior to the commencement of work.

A Design Guide Program Checklist and Application Form are available by contacting the City of Cambridge, or download from the City's web site – Development and Infrastructure Department.

B2. Building Revitalization Program Loan

The Building Revitalization Program provides financial help, in the form of a Loan and a Grant, to complete the physical improvements needed to preserve and enhance the buildings and streetscapes of the Core Areas. Property owners (or their authorized agents) of buildings located in one of the three Core Areas are eligible to apply for this program.

These improvements can fall into two categories: Primary Projects – which are highly visible and all loan dollars can be directed to these plans; and Secondary Projects – which are important; however, have less impact on the streetscape, and therefore only half of the total requested loan can be applied to this work. Secondary projects alone are not eligible for funding.



Primary

- Exterior façade – structural replacements and repairs to address safety issues, such as building entry steps
- Replacement or repairs to: windows; doors; storefronts; awnings; canopies; cornices; eaves; parapets; and other architectural details visible from adjacent streets and public walkways
- Cleaning and painting of façades visible from adjacent streets and public walkways
- Entrance modifications, including wheelchair access
- Permanent “hard” landscaping elements such as walkways and planters (note: driveway and parking areas may not be entitled to funding, depending on the impact to the streetscape)
- Cost of consultants, such as Engineers, Contractors, Designers
- Signage (as permitted by the City of Cambridge Sign By-law)



Secondary

- Upgrades to address Fire Safety Codes
- Roof repairs or replacement
- Proactive waterproofing, and/or water and flood damage repairs
- Landscaping including perennial plant materials

An interest free loan for up to 50% of the cost of the eligible work is available, to be repaid to the City in annual installments.

An eligible property's funding level will be reset to the applicable maximum ten years after the most recent funding activity occurs or when the property is sold.

Maximum Loan Amounts

Type	Amount
Primary Street Frontage:	\$20,000
Additional Frontage(s):	\$5,000 per frontage. River: \$20,000
Total Maximum Funds:	\$35,000 - \$50,000 per building

- The Additional Frontages must be adjacent to either a public right-of-way (such as a corner lot, public laneway, municipal parking lot), or the Grand or Speed Rivers.
- The total project costs must be greater than \$4,000 to be eligible for the loan program.
- Written quotations must be obtained for the work; two quotes are required for each item that exceeds \$5,000 in projected costs.
- It is important to remember that the funding and plan must be approved by the City before any work is done. The money is given to the property owner once the work is finished; the suppliers have been paid in full; and an inspection of the property has been completed by City staff. These factors should be considered when planning the project's timetable, and cash flow.
- With the loan program, a lien is registered on the property title until the debt has been repaid.



B3. Building Revitalization Program Grant

The Building Revitalization Grant can be applied alone, or be used to reduce the Loan amount to be repaid to the City. Consult with City Planning staff for details.

A Building Revitalization Program (Loan and Grant) Checklist and Application Form are available by contacting the City of Cambridge, or download from the City's web site – Development and Infrastructure Department.

B4. Contaminated Sites Grant Program

The Contaminated Sites Grant Program is offered to property owners (or their authorized agents) to help cover the costs of doing environmental clean-up in the Core Areas. This grant can be applied to all new development or redevelopment projects doing clean-up activities which result in a "Record of Site Condition" acknowledged by the Ministry of the Environment and Climate Change. Funding must be approved before the remediation work begins.

Residential Development: a maximum of \$1,500 is available per residential unit.

Non-Residential Development: a maximum grant is available of \$10 per m² of gross floor area.





B5. Application Fee Exemptions

All properties located in the Core Areas are entitled to Application Fee Exemptions for: Building Permits; Sign Permits and Swimming Pool Permits; as well as Development Applications (Severance; Minor Variance; Site Plan; Official Plan Amendment; Zoning By-law Amendment; Preconsultation; Plan of Subdivision; Plan of Condominium; Condominium Conversion; Part Lot Control).

When a Core Areas property requests any of these permits, they automatically receive an exemption from paying the Application Fees.

B6. Development Charge Exemptions

All properties located in one of the three Core Areas are entitled to Development Charge Exemptions.

Development Charges are fees which may be collected to help offset primarily capital costs incurred when providing the necessary infrastructure to serve projects. These may include Core Areas new development, redevelopment, renovations and/or additions to existing properties. Note: Development Charges collected by School Boards are not exempt.

When a Building Permit is dealt with for a Core Area property, the Development Charge Exemption is applied automatically.

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