




COMMUNICATION UPDATE

TO:	Mayor and Members City Council
DATE:	August 6, 2025
SUBJECT:	Quarterly Update (April - June 2025): Economic Development Financial Incentive and Assistance Program Applications Approved under Delegated Authority (Wards 1, 2, 3, 4, 7, and 14)
WARD(S) AFFECTED:	Wards 1, 2, 3, 4, 7, and 14
SUBMITTED BY:	Arvin Prasad General Manager Planning and Economic Development Department
SIGNATURE:	

The purpose of this Communication Update is to provide a quarterly update respecting financial incentive program applications received by the Economic Development Division and which were subsequently approved under City Council's delegated authority to staff.

Background

Commercial District Revitalization and Designated Heritage Building Incentive Programs:

- On September 29, 2021, City Council enacted By-law 21-165, being a by-law to delegate authority to the General Manager of Planning and Economic Development to approve grants/loans to a maximum of \$200,000 per application for financial incentive programs provided under the Revitalizing Hamilton's Commercial Districts Community Improvement Plan (2021) and the *Ontario Heritage Act*. Currently active programs subject to this delegated authority are:
 - Barton/Kenilworth Planning and Building Fees Rebate Program;
 - Barton/Kenilworth Revitalization Grant Program;
 - Commercial District Housing Opportunities Program;
 - Commercial District Revitalization Grant Program;

OUR Vision: To be the best place to raise a child and age successfully.

OUR Mission: To provide high quality cost conscious public services that contribute to a healthy, safe and prosperous community, in a sustainable manner.

OUR Culture: Collective Ownership, Steadfast Integrity, Courageous Change, Sensational Service, Engaged Empowered Employees.

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- Commercial Vacancy Assistance Program;
- Hamilton Heritage Conservation Grant Program; and,
- Hamilton Heritage Property Grant Program.

On May 28, 2025, City Council approved an amendment to By-law 21-165, to provide delegated authority for approvals of up to \$200,000 for the newly created Downtown Hamilton Office Conversion Grant Program.

Environmental Remediation and Site Enhancement (ERASE) Programs for Brownfields:

- On June 7, 2023, City Council enacted By-law 23-108, being a by-law to delegate authority to the General Manager of Planning and Economic Development and the Manager of Commercial Districts and Small Business to approve certain grant/loan applications received under the Environmental Remediation and Site Enhancement Community Improvement Plan (2023).

Programs subject to delegated authority approval by the General Manager of Planning and Economic Development to a maximum of \$200,000 are:

- Environmental Remediation and Site Enhancement Affordable Housing Grant Program; and,
- Environmental Remediation and Site Enhancement Commercial Districts Remediation Loan Program.

The program subject to delegated authority approval by the Manager of Commercial Districts and Small Business to a maximum of \$40,000 is the Environmental Remediation and Site Enhancement Study Grant Program.

Delegated Authority Approvals April – June 2025

During the second quarter (April – June) of 2025, the General Manager approved the following program applications (note any program with delegated authority not listed below did not have any applications approved in the quarter):

- Commercial District Revitalization Grant Program

Nineteen grant applications were approved under the Commercial District Revitalization Grant Program in the total amount of \$36,200.

The total estimated value of the proposed works under the program are \$64,960.15. The City's grants represent 55.73% of the total improvement costs.

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The properties that are being improved under the program are located within the following Community Improvement Project Areas:

- Downtown Hamilton Commercial District;
- Upper James Street Commercial Corridor;
- Main Street West Commercial Corridor;
- Concession Street Commercial District; and,
- Main Street East Commercial Corridor.

- Commercial Vacancy Assistance Program

One grant application was approved under the Commercial Vacancy Assistance Grant Program in the total amount of \$10,000.

The total estimated value of the proposed works under the program is \$76,563.15. Therefore, the City's grant represents 13.06% of the total improvement costs.

The property being improved is located within the Downtown Hamilton Commercial District Community Improvement Project Area.

- Barton Kenilworth Revitalization Grant Program

Three grant applications were approved under the Barton Kenilworth Revitalization Grant Program in the total amount of \$110,311.25.

The total estimated value of the proposed works under the program is \$282,405.54. Therefore, the City's grant represents 39.06% of the total improvement costs.

The properties being improved are located within the following Community Improvement Project Areas:

- Downtown Hamilton Commercial District; and,
- Barton Street East Commercial Corridor.

- Hamilton Heritage Conservation Grant Program

Two grant applications were approved under the Hamilton Heritage Conservation Grant Program in the total amount of \$7,353.23. The total estimated value of the proposed works under the program is \$16,893.38. Therefore, the City's grant represents 43.53% of the total improvement costs.

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The properties being improved under the program are located within Wards 3 and 14.

- Hamilton Heritage Property Grant Program

Four grant applications were approved under the Hamilton Heritage Property Grant Program in the total amount of \$93,767.30. The total estimated value of the proposed works under the program is \$244,855.02. The City's grant represents 38.30% of the total improvement costs.

The properties being improved under the program are located within the Downtown Hamilton Commercial District Community Improvement Project Area and Ward 2.

- Environmental Remediation and Site Enhancement Affordable Housing Grant Program

One grant application was approved under the Environmental Remediation and Site Enhancement Affordable Housing Grant Program in the total amount of \$200,000. The total estimated value of the proposed remediation works under the program is \$1,016,395. The City's grant represents 19.68% of the total remediation costs.

The property being improved is located within Ward 2.

- Environmental Remediation and Site Enhancement Study Grant Program

Four grant applications were approved under the Environmental Remediation and Site Enhancement Study Grant Program.. Of the four applications approved, two were submitted by not-for-profit developers intending to develop affordable housing. The estimated grants under these applications range from approximately \$9,900 to \$20,000.

The four applications subject to environmental investigations are located in Wards 2, 3 and 15.

Please refer to Appendix A, attached to this Communication Update, for a more detailed description of each property and the proposed improvements (note specific addresses associated with applications approved under the Environmental Remediation and Site Enhancement Study Grant Program are not detailed beyond ward location as studies involve third-party investigations of potential environmental contamination on private properties).

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For further information respecting the commercial district revitalization or designated heritage building programs, please contact Carlo Gorni, Co-ordinator, Urban Renewal Incentives by e-mail at carlo.gorni@hamilton.ca or at (905) 546-2424 Ext. 2755.

For information on the Environmental Remediation and Site Enhancement programs, please contact Johnpaul Loiacono, Senior Project Manager, by email at Johnpaul.loiacono@hamilton.ca or at 905-546-2424 Ext. 5134.

APPENDICES AND SCHEDULES ATTACHED

Appendix A – Economic Development Financial Incentive and Assistance Programs
Applications Approved under Delegated Authority: April – June 2025