



Community Improvement Plan (CIP) Program 17 Checklist

Brownfield Environmental Remediation Tax Cancellation Assistance

If you are an applicant, please place a checkmark in the applicable boxes below.

Program 17 Criteria:

The property is within the eligible area (see Part 3, CIP) AND

Site is comprised of privately-owned lands proposed for development or redevelopment AND

There is a need for remediation, defined as a site with a Phase II E.S.A. which indicates that site conditions do not meet standards (under the Environmental Protection Act) to permit filing of a Record of Site Condition.

Eligible Costs

- Environmental remediation and costs of achieving acknowledgement of a Record of Site Condition by the M.E.C.P. and Certificate of Property Use as may be required. This includes both remedial action plans and risk management plans, and implementation costs;
- Waste transfer to landfill and tipping fees for contaminated soils land fill;
- Fill and grading to replace contaminated soils;
- Demolition of existing buildings or structures;
- Site development and infrastructure work including improvement or reconstruction of existing on-site infrastructure and development, triggered by the existence of contamination and requirements for remediation;
- Legal fees directly related to site investigation, remediation and filing of a Record of Site Condition and compliance with any Certificate of Property Use.
- Insurance premiums for Cost Cap Insurance and Pollution Legal Liability (P.L.L.) Insurance;
- Ongoing site environmental monitoring and management (part of risk management strategies); and,
- Interim financing costs (interest and financing fees) related to eligible costs. Long-term debt financing costs are not eligible.



Additional Considerations:

The specifics of any tax assistance will be identified in a municipal by-law which establishes the date that such tax assistance commences and the date of expiry of the assistance.

The matching education portion tax assistance is limited to the earlier of a 36-month consecutive period or the date that tax assistance equals the costs of remediation necessary to permit filing of a Record of Site Condition and the cost of complying with any certificate of property use issued under Section 168.6 of the Environmental Protection Act.

The matching education portion must be applied for by the municipality and is provided upon approval by the Minister of Finance.

Assistance under this program terminates upon transfer of title to the property, severance or subdivision. In the case of severance and subdivision of land, termination of the program applies only to those parts of the original land holding which are severed or subdivided to other owners.

Applicant/Agent Signature: _____

Date: _____