

## THE REGIONAL MUNICIPALITY OF NIAGARA

## BY-LAW NO. &lt;&gt;

A BY-LAW TO APPROVE THE SUBMISSION OF AN APPLICATION TO ONTARIO INFRASTRUCTURE AND LANDS CORPORATION ("OILC") FOR THE LONG-TERM FINANCING OF CERTAIN CAPITAL WORK(S) OF THE REGIONAL MUNICIPALITY OF NIAGARA (THE "MUNICIPALITY"); AND TO AUTHORIZE THE ENTERING INTO OF A RATE OFFER LETTER AGREEMENT PURSUANT TO WHICH THE MUNICIPALITY WILL ISSUE DEBENTURES TO OILC

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WHEREAS the Municipal Act, 2001 (Ontario), as amended, (the "Act") provides that a municipal power shall be exercised by by-law unless the municipality is specifically authorized to do otherwise;

WHEREAS the Council of the Municipality has passed the by-law(s) enumerated in column (1) of Schedule "A" attached hereto and forming part of this By-law ("**Schedule A**") authorizing the capital work(s) described in column (2) of Schedule "A" ("**Capital Work(s)**") in the amount of the respective estimated expenditure set out in column (3) of Schedule "A", subject in each case to approval by OILC of the long-term financing for such Capital Work(s) requested by the Municipality in the Application as hereinafter defined;

WHEREAS before the Council of the Municipality approved the Capital Work(s) in accordance with section 4 of Ontario Regulation 403/02 (the "**Regulation**"), the Council of the Municipality had its Treasurer calculate an updated limit in respect of its then most recent annual debt and financial obligation limit received from the Ministry of Municipal Affairs and Housing (as so updated, the "**Updated Limit**"), and, on the basis of the authorized estimated expenditure for the Capital Work or each Capital Work, as the case may be, as set out in column (3) of Schedule "A" (the "**Authorized Expenditure**" for any such Capital Work), the Treasurer calculated the estimated annual amount payable in respect of the Capital Work or each Capital Work, as the case may be, and determined that the estimated annual amount payable in respect of the Capital Work or each Capital Work, as the case may be, did not cause the Municipality to exceed the Updated Limit, and accordingly the approval of the Local Planning Appeal Tribunal pursuant to the

Regulation, was not required before any such Capital Work was authorized by the Council of the Municipality;

WHEREAS subsection 401(1) of the Act provides that a municipality may incur a debt for municipal purposes, whether by borrowing money or in any other way, and may issue debentures and prescribed financial instruments and enter prescribed financial agreements for or in relation to the debt;

WHEREAS the Act also provides that a municipality shall authorize long-term borrowing by the issue of debentures or through another municipality under section 403 or 404 of the Act;

WHEREAS OILC has invited Ontario municipalities desirous of obtaining long-term debt financing in order to meet capital expenditures incurred on or after the year that is five years prior to the year of an application in connection with eligible capital works to make application to OILC for such financing by completing and submitting an application in the form provided by OILC;

WHEREAS the Municipality has completed and submitted or is in the process of submitting an application to OILC, as the case may be to request financing for the Capital Work(s) by way of long-term borrowing through the issue of debentures to OILC, substantially in the form of Schedule "B" hereto and forming part of this By-law (the "**Application**");

WHEREAS OILC has accepted and has approved or will notify the Municipality only if it accepts and approves the Application, as the case may be; and,

WHEREAS at least 5 business days prior to the passing of the debenture by-law in connection with the issue of Debentures as defined below, OILC will provide the Municipality with a rate offer letter agreement substantially in the form of Schedule "C" hereto and forming part of this By-law (the "**Rate Offer Letter Agreement**").

NOW THEREFORE the Council of The Regional Municipality of Niagara enacts as follows:

1. That the Council of the Municipality hereby confirms, ratifies and approves the execution by the Treasurer of the Application and the submission by such authorized official of the Application, duly executed by such authorized official, to OILC for the long-term financing of the Capital Work(s) in the maximum principal amount of \$ 25,816,676.00, with such changes thereon as such authorized official

may hereafter, approve such execution and delivery to be conclusive evidence of such approval.

2. That the Regional Chair and the Treasurer are hereby authorized to execute and deliver for and on behalf of the Municipality the Rate Offer Letter Agreement under the authority of this By-law in respect of the Capital Work(s) on such terms and conditions as such authorized officials may approve, such execution and delivery to be conclusive evidence of such approval.
3. That subject to the terms and conditions of the Rate Offer Letter Agreement, the Regional Chair and the Treasurer are hereby authorized to long-term borrow for the Capital Work(s) and to issue debentures to OILC on the terms and conditions provided in the Rate Offer Letter Agreement (the "Debentures"); provided that the principal amount of the Debentures issued in respect of the Capital Work or of each Capital Work, as the case may be, does not exceed the Authorized Expenditure for such Capital Work and does not exceed the related loan amount set out in column (4) of Schedule "A" in respect of such Capital Work.
4. That in accordance with the provisions of section 25 of the Ontario Infrastructure and Lands Corporation Act, 2011, as amended from time to time hereafter, the Municipality is hereby authorized to agree in writing with OILC that the Minister of Finance is entitled, without notice to the Municipality, to deduct from money appropriated by the Legislative Assembly of Ontario for payment to the Municipality, amounts not exceeding the amounts that the Municipality fails to pay to OILC on account of any unpaid indebtedness of the Municipality to OILC under the Debentures (the "Obligations") and to pay such amounts to OILC from the Consolidated Revenue Fund.
5. That for the purposes of meeting the Obligations, the Municipality shall provide for raising in each year as part of the general levy, the amounts of principal and interest payable in each year under the Debentures issued pursuant to the Rate Offer Letter Agreement, to the extent that the amounts have not been provided for by any other available source including other taxes or fees or charges imposed on persons or property by a by-law of any municipality.
6. (a) That the Regional Chair and the Treasurer are hereby authorized to execute and deliver the Rate Offer Letter Agreement, and to issue the Debentures, one or more of the Clerk and the Treasurer are hereby authorized to generally do all things and to execute all other documents and papers in the name of the Municipality in order to perform the terms and conditions that apply to the Municipality as set out

in the Rate Offer Letter Agreement and to perform the Obligations of the Municipality under the Debentures, and the Treasurer is authorized to affix the Municipality's municipal seal to any such documents and papers.

(b) That the money realized in respect of the Debentures, including any premium, and any earnings derived from the investment of that money, after providing for the expenses related to the issue of the Debentures, if any, shall be apportioned and applied to the respective Capital Work and to no other purpose except as permitted by the Act.

7. That this By-law takes effect on the day of passing.

THE REGIONAL MUNICIPALITY OF NIAGARA

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James Bradley, Regional Chair

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Ann-Marie Norio, Regional Clerk

Passed: <date>

**Schedule "A"**  
**(Capital Work(s))**

(1)	(2)	(3)	(4)
<b><u>By-Law Number</u></b>	<b><u>Description of Capital Work</u></b>	<b><u>Estimated Expenditure</u></b>	<b><u>Loan Amount</u></b>
18-2015	PH Facilities - Niagara Falls	\$2,640,000	\$2,640,000
18-2015; 2017-105	27-E Main St @CNR-WE	\$800,000	\$800,000
100-2015; 80-2016; 2017-105	69-069205-Reece-WL	\$8,400,000	\$8,400,000
2019-25	Struc Rehab - Hydro Canal Bridge North (Str. 020230 )	\$350,000	\$350,000
2019-25	Struc Rehab - Mewburn Road @ CNR Tracks	\$300,000	\$300,000
03-2006; 27-2007; 110-2009; 12-2008	Long-term Acc-2017 NRPS D1	\$8,766,676	\$8,766,676
2017-105	Sewer & Forcemain Prgm - Stam	\$650,000	\$650,000
2019-25	19-Dain City Pump Station Forcemain Replacement	\$2,775,000	\$2,775,000
2019-25	19-Generator Replacement Program	\$360,000	\$360,000
2019-25	19-Seaway WWTP Influent Channel	\$295,000	\$295,000
2019-25	19-Generator Replacement Program	\$150,000	\$150,000
2019-25	DeCew Falls Bypass Channel Weir Upgrade (Middle Res)	\$150,000	\$150,000
2019-25	19-DeCew High Lift Pump Sizing	\$90,000	\$90,000
2019-25	19-DeCew WTP Valve House Rehab	\$90,000	\$90,000

## Schedule "B"



## Webloans Loan Application PDF

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FA Number

1416

Application for

Niagara, The Regional Municipality of

**Projects**

ID	SIT Project ID	Project Name	Construction/Purchase Start	Construction/Purchase End	Project Cost	OILC Loan Amount
954	1	PH Facilities Niagara Falls	01/15/2015	12/31/2019	\$2,640,000.00	2,640,000.00
955	2	Municipal Bridge and Roads Rehabilitation Projects	01/15/2015	12/31/2019	\$9,850,000.00	9,850,000.00
956	3	Long term Acc 2017 NRPS D1	01/01/2015	06/30/2020	\$8,766,676.00	8,766,676.00
957	4	Regional wastewater projects	01/01/2018	12/31/2019	\$4,080,000.00	4,080,000.00
958	5	Regional water capital projects	01/01/2019	12/31/2019	\$480,000.00	480,000.00

**Details of Project PH Facilities Niagara Falls**

Project Category

Work Type

Other Description

Project Name

Construction/Purchase Start

Construction/Purchase End

Energy Conservation

Project Address 1

Project Address 2

City / Town

Province

Postal Code

Description

Comments and/or Special Requests

Project Life Span (Years)

Municipal Other Infrastructure

Others

Niagara Falls Public Health Facilities

PH Facilities Niagara Falls

01/15/2015

12/31/2019

☐

7835 McLeod Road, Niagara Falls, ON

ON

Construction of a new public health facility in Niagara Falls

30

**Project Financial Information**

Project Cost (A)	\$2,640,000.00
Other Project Funding / Financing (B):	
Other Project Funding/Financing Total (B)	\$0.00
OILC Loan Amount (A-B)	\$2,640,000.00

## Schedule "B"

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
11/30/2019	\$2,640,000.00	30	Serial
Long-term Borrowing Total		\$2,640,000.00	

## Details of Project Municipal Bridge and Roads Rehabilitation Projects

Project Category	Municipal Bridge Infrastructure
Project Name	Municipal Bridge and Roads Rehabilitation Projects
Construction/Purchase Start	01/15/2015
Construction/Purchase End	12/31/2019
Energy Conservation	<input type="checkbox"/>
Project Address 1	1815 Sir Isaac Brock Way, Thorold, ON
Project Address 2	
City / Town	
Province	ON
Postal Code	
Description	Multiple Regional Roads and Bridge Rehabilitation Projects: 10RC1553, Structural Rehab - E Main St. Bridge, \$800,000 10RC1022, Structural Rehab, Reece St. Bridge, \$8,400,000 20000664, Structural Rehab, Hydro Canal Bridge, \$350,000 20000658, Structural Rehab, Mewburn Rd., \$300,000
Comments and/or Special Requests	
Project Life Span (Years)	30

## Project Financial Information

Project Cost (A)	\$9,850,000.00
Other Project Funding / Financing (B):	
Other Project Funding/Financing Total (B)	\$0.00
OILC Loan Amount (A-B)	\$9,850,000.00

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
11/30/2019	\$0.00	30	Serial
Long-term Borrowing Total		\$0.00	

## Details of Project Long term Acc 2017 NRPS D1

Project Category	Municipal Other Infrastructure
Work Type	Police
Project Name	Long term Acc 2017 NRPS D1
Construction/Purchase Start	01/01/2015
Construction/Purchase End	06/30/2020
Energy Conservation	<input type="checkbox"/>

## Schedule "B"

Project Address 1	198 Welland Ave, St. Catharines, ON
Project Address 2	
City / Town	
Province	ON
Postal Code	
Description	Capital costs for the D1 police accommodations/HQ facility.
Comments and/or Special Requests	
Project Life Span (Years)	30

**Project Financial Information**

Project Cost (A)	\$8,766,676.00
Other Project Funding / Financing (B):	
Other Project Funding/Financing Total (B)	\$0.00
OILC Loan Amount (A-B)	\$8,766,676.00

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
11/30/2019	\$8,766,676.00	30	Serial

Long-term Borrowing Total \$8,766,676.00

**Details of Project Regional wastewater projects**

Project Category	Sewage Treatment Infrastructure
Project Name	Regional wastewater projects
Construction/Purchase Start	01/01/2018
Construction/Purchase End	12/31/2019
Energy Conservation	<input type="checkbox"/>
Project Address 1	1815 Sir Isaac Brock Way, Thorold, ON
Project Address 2	
City / Town	
Province	ON
Postal Code	
Description	10SW1512, Stamford Interceptor renewal, \$650,000 20000881, Forcemain replacement, \$2,775,000 20000870, Generator replacement program, \$360,000 20000869, wastewater treatment plant influent channel, \$295,000
Comments and/or Special	

## Schedule "B"

Requests			
Project Life Span (Years)	30		
<b>Project Financial Information</b>			
Project Cost (A)	\$4,080,000.00		
Other Project Funding / Financing (B):			
Other Project Funding/Financing Total (B)	\$0.00		
OILC Loan Amount (A-B)	\$4,080,000.00		
Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.			
Required Date	Amount	Term	Type
11/30/2019	\$0.00	30	Serial
Long-term Borrowing Total	\$0.00		
<b>Details of Project Regional water capital projects</b>			
Project Category	Clean Water Infrastructure		
Project Name	Regional water capital projects		
Construction/Purchase Start	01/01/2019		
Construction/Purchase End	12/31/2019		
Energy Conservation	<input type="checkbox"/>		
Project Address 1	1815 Sir Isaac Brock way, Thorold, ON		
Project Address 2			
City / Town			
Province	ON		
Postal Code			
Description	Multiple Regional water Infrastructure projects: 20000836, generator replacement program, \$150,000 20000615, bypass channel weir upgrade, \$150,000 20000844, lift pump sizing, \$90,000 20000834, valve house rehabilitation, \$90,000		
Comments and/or Special Requests			
Project Life Span (Years)	30		
<b>Project Financial Information</b>			
Project Cost (A)	\$480,000.00		
Other Project Funding / Financing (B):			
Other Project Funding/Financing Total (B)	\$0.00		
OILC Loan Amount (A-B)	\$480,000.00		

## Schedule "B"

Only include long-term borrowing in this section. If you anticipate that you will require short-term financing during the construction phase of the project, the information will be gathered as part of the Financing Agreement.

Required Date	Amount	Term	Type
11/30/2019	\$480,000.00	30	Serial
Long-term Borrowing Total		\$480,000.00	

### Debt and Re-payments Summary

Has there been any new/undisclosed debt acquired since last FIR was submitted? ☐ Yes ☒ No

Please describe any re-financing plans for any existing "Interest only" debt, if applicable.

### Non Re-payments of Loans or Debenture

In the last 10 years, has the borrower ever failed to make a loan payment or debenture repayment on time to any lender, including the Provincial Government?

If yes, please provide details.

### OILC Loan Repayment Information

Please indicate the source(s) of revenue you plan to use to repay the OILC Loan

Taxation	100.00
User Fees	0.00
Service Charges	0.00
Development Charges	0.00
Connection Fees	0.00
Repayment Subsidies	0.00
Other	
<b>Total</b>	<b>100.00%</b>

### Documentation and Acknowledgements

Please ensure all required documents are submitted with the signed application. OILC requires originals as noted below to be mailed or couriered. Also, please retain a copy of all documents submitted to OILC for your records.

To obtain templates for documents see listed below.

- Loan Application Signature Page signed and dated by the appropriate individual (original to be submitted)
- Certificate and sealed copy of OILC template By-Law authorizing project borrowing and applying for a loan (original with seal)
- Certificate of Treasurer Regarding Litigation using the OILC template (original, signed & sealed)
- Updated Certified Annual Repayment Limit Calculation (original)

☒ I acknowledge and agree that all of the above referenced documents must be submitted in the form required by OILC and understand that the application will not be processed until such documents have been fully completed and received by Infrastructure Ontario.

Please note: OILC retains the right to request and review any additional information or documents at its discretion.

**Confidential Information**  
OILC is an institution to which the Freedom of Information and Protection of Privacy Act (Ontario) applies. Information and supporting documents submitted by the Borrower to process the loan application will be kept secure and confidential, subject to any applicable laws or rules of a court or tribunal having jurisdiction.

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