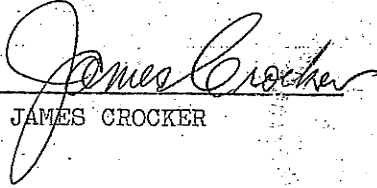


81-2991

I, James Crocker, Clerk-Treasurer of the  
Municipal Corporation of the Town of Seaforth,  
do hereby certify that the foregoing is a  
true copy of By-Law No. 14-81 passed at a  
meeting of Council on April 13th  
1981, at Seaforth, Ontario.

SIGNED



JAMES CROCKER

THE CORPORATION  
OF THE  
TOWN OF SEAFORTH

BY-LAW NO. 14 FOR 1981

Being a by-law to designate an area in the Seaforth Business District as an Improvement Area and to establish a Board of Management for the Seaforth Business Improvement Area.

WHEREAS The Municipal Act provides that the Council of a local municipality may pass by-laws designating an area as an Improvement Area;

AND WHEREAS notice of the intention of the Council to pass a by-law designating the area hereinafter described as an Improvement Area has been given as by the said Act prescribed and no sufficiently signed petition objecting to the passing of the by-law has been received within the time limited therefor;

NOW THEREFORE, the Council of the Corporation of the Town of Seaforth enacts as follows:

1. The area attached hereto as Schedules 'A' and 'B' is designated an Improvement Area within the meaning of the Municipal Act.
2. A Board of Management to be known as the "Board of Management for the Seaforth Business District Improvement Area" (hereinafter called "the Board") is established for the area designated in the said schedules 'A' and 'B'.
3. There is entrusted to the Board, subject to the limitations hereinafter set out, the improvement, beautification and maintenance of lands, buildings and structures in the area owned by The Corporation of the Town of Seaforth beyond such improvement, beautification and maintenance as is provided at the expense of the municipality at large, and the promotion of the area as a business or shopping area.
4. The Board shall consist of such number of members, appointed by Council as Council considers advisable, one of which shall be a full member of the said Council and the remaining members shall be persons qualified to be elected as members of Council, assessed for Business Assessment in respect of the lands that such nominees are persons qualified to be elected as members of Council."
5. Each member shall hold office from the time of his or her appointment until the expiration of the term of the Council

that appointed him or her provided that he or she continued to be qualified to be elected as a member of Council for the Corporation of the Town of Seaforth, assessed for Business Assessment in respect of land in the area or a nominee of a Corporation so assessed.

6. Where a vacancy occurs from any cause, the Council shall appoint a person qualified as set out in Section 4 to be a member, who shall hold office for the remainder of the term for which his predecessor was appointed.

7. The members shall hold office until their successors are appointed and are eligible for re-appointment on the expiration of their term of office.

8. The Board shall, as soon as possible after its members are appointed, elect a chairman and vice-chairman and appoint a secretary and treasurer, and such other officers as it may deem necessary properly to conduct the business of the Board during the said year.

9. The Board shall keep proper minutes and records of every meeting of the Board and shall forward true copies of such minutes and records to all members of the Board and the Town Clerk of the Corporation as soon as possible after the meeting covered thereby.

10. The Board shall adopt and maintain only banking arrangements and ordinary good accounting practices that are acceptable to the Auditor of the Corporation of the Town of Seaforth and keep such books of account and submit such statements from time to time as the said Auditors of the Corporation of the Town of Seaforth may require.

11. The Auditor of the Corporation of the Town of Seaforth shall be the auditor of the Board and all books, documents, transactions, minutes and accounts of the Board shall at all times be open to his inspection.

12. The fiscal year of the Board shall be the calendar year.

13. On or before the 1st day of March in each year, the Board shall submit its annual report for the preceding year to Council including a complete audited and certified financial statement of its affairs with balance sheet and revenue and ex-

penditure statement.

14. The Board shall submit to the Council, an annual budget in a form and at a time satisfactory to the Treasurer for the Corporation and within the limits of the estimates as approved by Council, the money to be provided by Council shall be paid by the Treasurer of the Corporation to the Board from time to time upon receipt of requisitions signed by the Chairman thereof.

15. The Board shall submit to the Council a detailed program of the improvement beautification and maintenance proposed for each fiscal year with its budget. The Council shall within 45 days notify the Board where any project which forms part of the program may adversely affect the use or function of any land owned by the Town including any highway, street, lane or pedestrian walkway, and upon such notification being given the Board shall delete the project or alter that project to the satisfaction of the Town.

16. That the Business Improvement Area, Board of Management in co-operation with the Town of Seaforth shall determine the level of insurance required for the Board of Management and such coverage shall be included in the Town of Seaforth's policy. The tariff increase resulting from the additional coverage for the Business Improvement Area may be assigned to the Board of Management by the Corporation for reimbursement.

17. This by-law shall not come into force without the approval of the Ontario Municipal Board.

Read a first and second time this 13 day of April, 1981.

Read a third time and finally passed this 13 day of April, 1981.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk

SCHEDULE 'A'

to

BY-LAW NO. 14 FOR 1981

The lands, buildings and premises located and situate in the Town of Seaforth, County of Huron, Province of Ontario, more particularly described as follows:

Commencing at the Northeast corner of Lot 4, Plan 4;

Thence Easterly in a straight line to the Northwest corner of Lot 11, Plan 1;

Thence Southerly along the Easterly limite of Main Street to the Northwest corner of lot 9, Plan 1;

Thence Easterly along the Northerly limits of Lots 9 and 16, Plan 1 to the Northeast corner of said Lot 16;

Thence Southeasterly in a straight line to the Northwest corner of Lot 4, Plan 1

Thence Easterly in a straight line to the Northeast corner of Lot 8, Plan 1;

Thence Easterly and parallel to the Northerly limit of Goderich Street, a distance of 179.43' to a point;

Thence Northerly and parallel to the Easterly limit of Lot 21, Plan 1, a distance of 125.8' to a point;

Thence Easterly and parallel to the Westerly limit of Goderich Street, a distance of 162.98' to a point;

Thence Southerly and parallel to the Easterly limit of Lot 21, Plan 1 to a point on the Southerly limit of Goderich Street;

Thence Westerly in a straight line to the Northeast corner of Lot 89, Plan 7;

Thence Southerly in a straight line to the Northeast corner of Lot 76, Plan 7;

Thence Southerly in a straight line to the Southeast corner of Lot 65, Plan 7;

Thence Westerly along the northerly limit of George Street to the Southwest corner of Lot 68, Plan 7;

Thence northerly along the Easterly limit of Victora Street to the Northeast corner of Lot 73, Plan 7;

Thence Northerly in a straight line to the Northeast corner of Lot 46, Plan 7;

Thence Westerly along the Southerly limit of Gouinlock Street to the Northwest corner said Lot 46, Plan 7;

Thence Southerly and parallel to the Easterly limits of Lots 46, 47 and 48, Plan 7 to a point on the Southerly limit of said Lot 48;

Thence Westerly in a straight line to the Northeast corner of Lot 20, Plan 7;

Thence in a straight line to the Southeast corner of Lot 30, Plan 7;

Thence Westerly along the Southerly limit of said Lot 30, to the Southwest corner of said Lot 30;

Thence in a straight line to the Southeast corner of Lot 49, Plan 3;

Thence Westerly along the Southerly limit of said Lot 49 to the Southwest corner of said Lot 49;

Thence Westerly along the Westerly limits of Lots 49 and 48, Plan 3 as extended Northerly to a point on the Southerly limit of Lot 47, Plan 3;

Thence Westerly in a straight line to the Southwest corner of Lot 162, Plan 3;

Thence Northerly along the Easterly boundary of High Street to the Southwest corner of Lot 30, Plan 3;

Thence Westerly along the Northerly limit of Market Street to a point on the Southerly limit of Lot 108, Plan 3 which point is 5' Easterly from the Southwest corner of said Lot 108;

Thence Northerly and parallel to the Westerly limit of said Lot 108, a distance of 72.5' to a point;

Thence Easterly and parallel to the Northerly limit of Market Street to a point on the Westerly limit of High Street;

Thence Northerly along the Westerly limit of High Street to the Northeast corner of Lot 104, Plan 103;

Thence Easterly in a straight line to the Southeast corner Lot 18, Plan 3;

Thence Northerly along the Easterly limit of said Lot 18 to the Northwest corner of said Lot 18;

Thence Westerly and parallel to the Southerly limit of Goderich Street to the Southwest corner of Lot 10, Plan 3;

Thence Northerly along the Westerly limit of said Lot 10 to the Northwest corner of said Lot 10;

Thence Easterly in a straight line to the Southwest corner of Lot 6, Plan 4;

Thence Northerly along the Westerly limit of said Lot 6 to the Northwest corner of said Lot 6;

Thence Easterly along the Northerly limits of Lots 6 and 5, Plan 4 to the North Easterly corner of said Lot 5;

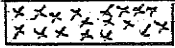
Thence in a straight line to the Southwest corner of Lot 34, Plan 4;

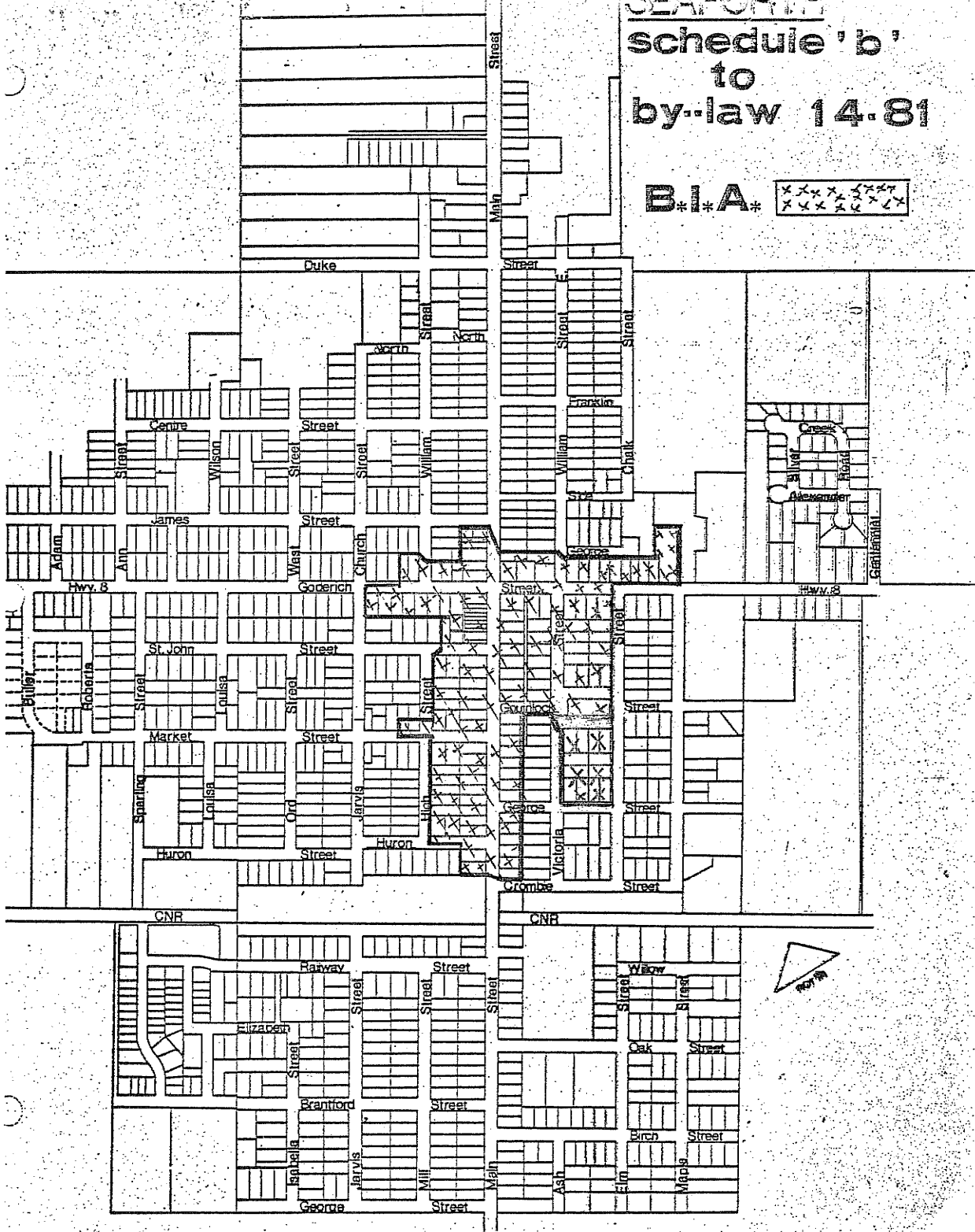
Thence Easterly along the Southerly limit of said Lot 34, to the Southeast corner of said Lot 34;

Thence Northerly and parallel to the Easterly limit of Lot 34 to a point on the Easterly limit of James Street;

Thence Easterly along the Southerly limit of James Street to the point of Commencement.

SEAFORTH  
schedule 'b'  
to  
by-law 14.81

B.I.A. 







M81236

Ontario Municipal Board

IN THE MATTER OF Section 361 of  
The Municipal Act, (R.S.O. 1970,  
c. 284)

- and -

IN THE MATTER OF an application  
by The Corporation of the Town of  
Seaforth for approval of By-law  
14-81, passed on the 13th day of  
April, 1981, being a by-law to  
designate a certain area as an  
Improvement Area to be known as  
the Town of Seaforth Business  
Improvement Area

B E F O R E :

H.E. STEWART  
Chairman

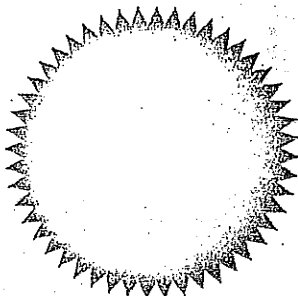
- and -

A.H. ARRELL, O.C.  
Vice-Chairman

] ] ] ] ] ] ] ] ] ] ] ]  
Friday, the 10th day  
of July, 1981

UPON IT APPEARING that notice of this application has been  
duly given as required by statute and no petition objecting  
to its approval has been filed with the Clerk of the Town  
of Seaforth;

THE BOARD ORDERS that this application is hereby granted and  
By-law 14-81, passed by Council of The Corporation of the  
Town of Seaforth on the 13th day of April, 1981, designating  
a certain area described in Schedules "A" and "B" attached  
hereto, as an Improvement Area, to be known as the Town of  
Seaforth Business Improvement Area, is hereby approved.



*[Handwritten Signature]*  
SECRETARY

ENTERED  
O. B. No. M81-1  
Folio No. 125  
JUL 30 1981  
*[Handwritten Signature]*  
SECRETARY, ONTARIO MUNICIPAL BOARD

**THE CORPORATION**  
**OF THE**  
**MUNICIPALITY OF HURON EAST**  
**BY-LAW NO. 43 FOR 2011**

Being a by-law to amend By-Law No. 14 for 1981 of the former Town of Seaforth, a by-law to designate an area in the Seaforth Business District as an Improvement Area and to establish a Board of Management for the Seaforth Business Improvement Area and to rescind By-Law No. 31 for 2011.

**WHEREAS** the former Town of Seaforth passed By-Law 14-1981, a by-law under the Municipal Act to designate an area as an Improvement Area;

**AND WHEREAS** By-Law 14-1981 established a Board of Management for the Seaforth Business Improvement Area;

**AND WHEREAS** the Business Improvement Board of Management requested amendments to By-Law 14-1981;

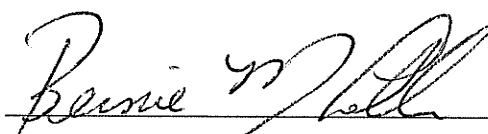
**NOW THEREFORE** the Council of the Corporation of the Municipality of Huron East **ENACTS AS FOLLOWS:**

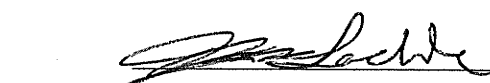
1. Section 3 is amended to read – *There is entrusted to the Board, subject to the limitations hereinafter set out, the improvement, beautification and maintenance of lands, buildings and structures in the area owned by The Corporation of the Municipality of Huron East within the Seaforth Ward beyond such improvement, beautification and maintenance as is provided at the expense of the municipality at large, and the promotion of the area as a business or shopping area.*
2. Section 4 is amended to read – *The Board shall consist of a minimum of 7 Directors appointed by Council, one of which shall be a full member of the said Council and the remaining members shall be persons qualified to be elected as members of Council, assessed for Business Assessment in respect of the land that such nominees are persons qualified to be elected as members of Council. The elected Directors may appoint one Director from the general public if they so desire, and if a business owner is unable to sit as a Director, he or she may appoint an employee current or former to sit as his or her designate in the Director's capacity.*
3. Section 5 is amended to read – *That each member shall hold office for the time of his or her appointment for two years provided that he or she continues to be qualified to be elected as a member of Council for the Corporation of the Municipality of Huron East, assessed for Business Assessment in respect of land in the area or an appointee of the Director or an appointee of a Business Owner.*

4. Section 9 is amended to read – *The Board shall keep proper minutes and records of every meeting of the Board and shall forward true copies of such minutes and records to all members of the Board and the Municipal Clerk Administrator of the Corporation as soon as possible after the meeting covered thereby.*
5. Section 10 is amended to read – *The Board shall adopt and maintain only banking arrangements and ordinary good accounting practices that are acceptable to the Auditor of the Corporation of the Municipality of Huron East and keep such books of account and submit such statements from time to time as the said Auditors of the Corporation of the Municipality of Huron East may require.*
6. Section 11 is amended to read – *The Auditor of the Corporation of the Municipality of Huron East shall be the auditor of the Board and all books, documents, transactions, minutes and accounts of the Board shall at all times be open to his or her inspection.*
7. Section 15 is amended to read – *The Board shall submit to the Council a detailed program of the improvement beautification and maintenance proposed for each fiscal year with its budget. The Council shall within 45 days notify the Board where any project which forms part of the program may adversely affect the use or function of any land owned by the Municipality of Huron East including any highway, street, lane or pedestrian walkway, and upon such notification being given the Board shall delete the project or alter that project to the satisfaction of the Municipality of Huron East.*
8. Section 16 is amended to read – *That the Business Improvement Area, Board of Management in co-operation with the Municipality of Huron East shall determine the level of insurance required for the Board of Management and such coverage shall be included in the Municipality of Huron East's policy. The tariff increase resulting from the additional coverage for the Business Improvement Area may be assigned to the Board of Management by the Corporation for reimbursement.*
9. By-Law 31 for 2011 is hereby rescinded.

**READ** a first and second time this 17<sup>th</sup> day of May, 2011.

**READ** a third time and finally passed this 17<sup>th</sup> day of May, 2011.

  
\_\_\_\_\_  
Mayor, Bernie MacLellan

  
\_\_\_\_\_  
Clerk, J. R. McLachlan