

STAFF REPORT

TO: Warden and Members of Shelburne Municipal Council

FROM: Warren MacLeod, Chief Administrative Officer,

APPROVED BY: Warren MacLeod, Chief Administrative Officer

DATE: September 9th, 2026

SUBJECT: **Naval Base – Demolition-Level Hazardous Materials Survey**

PURPOSE

To provide staff with the authority to proceed with a Request for Proposal (RFP) to obtain a demolition-level hazardous materials survey for the old naval base located at 2882 Sandy Point Road.

BACKGROUND

On June 11, 2025 Council unanimously passed a motion that the Council of the Municipality of the District of Shelburne hereby issues an order as per Section 507 of the Municipal Government Act: and authorizes the Warden to sign off on the demolition and clean up order for the properties located at 2882 Sandy Point Road and 40, 44, 52, 62, 83, 84, 85, 87, 88, 129, 132, 135, and an unnumbered former wastewater treatment facility, Government Point Road, Sandy Point.

Since the demolition order was signed by the Warden, the owner of the property has not taken any action to comply with the order to make the property safe. The process has reached the point whereby the Municipality now has the legal authority to demolish the property and make it safe.

Prior to any consideration by Council to demolish the site, the Municipality must first conduct a demolition-level hazardous materials survey on the site to determine the location and extent of hazardous materials such as asbestos, lead paint, fuel tanks etc. Such a survey would be a key consideration to include in any future possible demolition RFP for the naval base.

BUDGET IMPLICATIONS

Staff have made some enquiries and believe that a demolition-level hazardous materials survey can be completed for approximately \$20,000. This is an unbudgeted item that

will be drawn down from the operating reserves into the dangerous and unsightly GL #0024999000.

RECOMMENDATION

Be it resolved that the Council of the Municipality of the District of Shelburne provide the CAO with the authority to obtain a demolition-level hazardous materials survey report on the old naval base located at 2882 Sandy Point Road. Funds to come from Operating Reserves in the amount of \$20,000.