

Naturally Yours

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**SPECIAL SESSION OF THE 52nd COUNCIL
OF THE
MUNICIPALITY OF THE DISTRICT OF SHELburne
March 1, 2022**

The Special Council Meeting of the 52nd Council of the Municipality of the District of Shelburne was held on Tuesday, March 1st, 2022, commencing at 6:00 pm at the Municipal Administration Building, Council Chambers.

THOSE IN ATTENDANCE:

Warden Penny Smith
Deputy Warden Dale Richardson
Councillor Ron Coole
Councillor Heidi Wagner
Councillor Sherry Thorburn Irvine
Councillor Anthony Gosbee
Councillor Doris Townsend
Trudy Payne, CAO

ALSO IN ATTENDANCE:

Chana Ross, Executive Assistant
Michelle Williams, Director of Finance

1. CALL TO ORDER:

The meeting was called to order at 6:00 pm by Warden Smith.

2. FINANCE:

- a. Tax Sale by Tender Results March 1, 2022

Trudy Payne, CAO

Penny Smith, Warden

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5(a) Michelle Williams, Director of Finance, presented Council with the results of the tax sale by tender that was held March 1, 2022, via Facebook Live. For the week of January 19, 2022, and February 9, 2022, a tender ad was posted in the local newspaper, as well as on Municipality of the District of Shelburne website and Facebook.

There were 81 tender bids received and opened in a public livestreamed Facebook video on March 1, 2022, at 2pm AST. Present at the opening was the Director of Finance and the Director of Corporate Services, filming was done by Community Development Coordinator. The attachment in the "Tender bids summary March 1, 2022" report shows the range of bids provided on the various properties, The highest bid in each column of AAN's was selected as the recommendation. AAN 01736078, 02986841, 04874269, 08421854 received no bids

Bidders will be called March 2, 2022, and for those that were not successful, arrangements will be made for them to pick up their deposit or have it mailed back to them. They will have three business days to pay in full, in this case up to 4:30pm AST Monday March 7, 2022. As per section 149 (3) of the MGA "where the balance of the purchase money is not paid within three business days, the land shall again be advertised and put up for sale". Our solicitor has confirmed that any monies received to date on a bid where the amount in full has not been paid within the three business days can be retained until the property is sold. Expenses incurred to resell the property are to be taken from the funds held by the bidder, once sold the funds remaining after expenses are then returned to the bidder.

Staff are recommending any unsold properties from the March 1, 2022, tax sale tender to be advertised in the next tax sale by tender scheduled for March 2023 should the resident qualify for the terms set out in the Tax Sale and Collections Policies as:

1. Taxes are due June 30, 2022, after which staff will begin preparing for the March 2023 tax sale. Pre-warning letters will be sent May 2022. In July 2022, the preliminary notices would then be issued.
2. The accounts receivable is down to a lower level than in previous years.
3. April – July are busy months in the department where there is a high volume of transactions.

Discussion was held regarding the success of the new tax by tender process, ease of access for more individuals and municipal staff.

MOTION: AAN00291021

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from Elizabeth Bilton of \$15,725.00 plus HST for property identified as AAN00291021. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN00896691

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from 2301112 Nova Scotia Limited and Southern Scotia Property Management of \$5,002.00 plus HST for property identified as AAN00896691. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN02986841

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from Brian Bent of \$715.00 including HST for property identified as AAN #02986841 with the purchaser being required to pay a fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN01518283

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from 2301112 Nova Scotia Limited and Southern Scotia Property Management of \$2,007.00 plus HST for property identified as AAN01518283. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN02068214

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from Debra Bradshaw & Ken Doan of \$17,230.06 plus HST for property identified as AAN02068214. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN02392488

Being duly moved and seconded, be it resolved that the Council the Council of the Municipality of the District of Shelburne accept the tender bid from East Coast Land & Sea Ltd of \$26,112.00 plus HST for property identified as AAN02392488. Included in this bid is the purchaser's fee of

\$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN02576163

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from Elizabeth Bilton of \$42,725.00 plus HST for property identified as AAN02576163. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN03736369

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from 2301112 Nova Scotia Limited and Southern Scotia Property Management of \$10,007.00 plus HST for property identified as AAN03736369. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN04410777

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from Bruce Cotter of \$5,000.00 plus HST for property identified as AAN04410777. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN04511581

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from 2301112 Nova Scotia Limited and Southern Scotia Property Management of \$1,107.00 plus HST for property identified as AAN04511581. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN05145058

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from East Coast Land & Sea Ltd of \$8,212.00 plus HST for property identified as AAN05145058. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN10337070

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from Graham Ereaux of \$2,145.00 plus HST for property identified as AAN10337070. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN10337089

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from 2301112 Nova Scotia Limited and Southern Scotia Property Management of \$2,101.00 plus HST for property identified as AAN10337089. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN10845297

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from Emily Swim of \$5,000.00 plus HST for property identified as AAN10845297. Included in this bid is the purchaser's fee of \$575.00 to cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed.

- **MOTION CARRIED**

MOTION: AAN04874269

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne accept the tender bid from Municipality of the District of Shelburne of \$23,666.70 plus HST for property identified as AAN04874269. In addition, the Municipality will cover legal costs associated with preparation and registration of the Certificate of Sale and Tax Deed. Funds will be taken from the Capital Reserve to purchase the property.

- MOTION CARRIED

MOTION: TAX SALE BY TENDER RESULTS

Being duly moved and seconded, be it resolved that the Council of the Municipality of the District of Shelburne proceed to the next Tax Sale that is scheduled to take place in March of 2023 for any qualifying properties left from the March 1, 2022, tax sale.


- MOTION CARRIED

3. ADJOURNMENT:

There being no further business, the meeting was adjourned at 6:49 pm.

**Chana Ross
Recording Secretary**

Nov 24/22
Date



Penny Smith, Warden



Erin Hartley, Deputy Chief Administrative Officer