



Land Sales Policy

Policy No.: ECON-1	Council Resolution No.: 597/2019
Department: Planning and Economic Development	Authority: CAO
Effective Date: October 15, 2019	Revision Date:
Review Date: October 2022	Repealed Date:
Supersedes: Land Sales Policies Residential-Industrial/Commercial No.53M-82830	
Related Procedure No.: ECON-1	
Related Procedure Name: Land Sales	

Purpose

To ensure compliance with *Municipal Government Act* as well as consistency and comprehensiveness when selling Town owned land except highways, roads and lands held in titles by the Crown.

Policy Statement


- 1) The sale of municipal lands will be considered in the context of the overall legislation, and policies of the Municipality, including the *Municipal Government Act*, Municipal Development Plan, Intermunicipal Development Plan, Land Use Bylaw, and any applicable Area Structure Plans.
- 2) The sale of land may take place through two separate methods:
 - a. Public sale of land including land that the Municipality knowingly and actively wishes to sell; and,
 - b. Direct sales of lands that are not actively advertised and that are initiated through the public.
- 3) Upon receipt of a Land Sale Agreement or Purchase Offer the Director of Planning and Economic Development shall review any proposals and prepare a Request For Decision for Council that includes the following:
 - a. A description of the subject property (including the location, zoning, development permit requirements, and any other relevant information),
 - b. Copy of the title and plan (including any applicable covenants registered on title) and,
 - c. Offer price and proposal information.



- 4) Upon consideration of a Land Sale Agreement or Purchase Offer Request for Decision Council may, at its discretion, choose to accept the offer, reject the offer, propose a counter-offer, or provide Administration with other direction regarding the proposal.
- 5) Additional Conditions;
 - a. Town of Taber legal and survey costs related to subdivision of lands to facilitate the creation of lots that are the subject of the potential land sale will be paid by land sale revenue, unless otherwise directed by Council or negotiated in any Council approved land sale agreement.
- 6) All matters related to the sale of Municipal property shall adhere to the following requirements of the *Municipal Government Act* as applicable:
 - a. *Municipal Government Act*, Part 3, Division 8, Limits on Municipal Powers, Disposal of land – Section 70,
 - b. *Municipal Government Act*, Part 16, Requirements for Advertising – Section 606
 - c. *Municipal Government Act*, Part 7, Section 231 - Petitions for Vote of the Electors, Advertised Bylaws and Resolutions
- 7) Administration shall establish procedures for this policy and shall be responsible to ensure the spirit and intent of the policy is adhered to.

Additional References

- Municipal Government Act – Revised Statutes of Alberta 2000 Chapters M-26



MAYOR

OCT. 25, 2019
DATE



CHIEF ADMINISTRATIVE OFFICER

Oct. 21/2019
DATE

