



Legislation Details (With Text)

File #: RFD 21-104 **Version:** 1 **Name:** 2021 Tax Recovery Public Auction Reserve Bids and Conditions of Sale

Type: Request For Decision **Status:** Carried

File created: 5/21/2021 **In control:** Council

On agenda: 6/22/2021 **Final action:** 6/22/2021

Title: 2021 Tax Recovery Public Auction Reserve Bids and Conditions of Sale

Proposed Motions

1. That Council approve the Terms and Conditions of Sale for the 2021 Public Auction, as presented.
2. That Council approve the Reserve Bids for properties being offered for sale at the public auction on Wednesday September 15, 2021 at 10:00 a.m., as presented.

Indexes:

Code sections:

Attachments: 1. 1. 2021 Terms and Conditions of Sale, 2. 2. 2021 Auction List Appraised Values

Date	Ver.	Action By	Action	Result
6/22/2021	1	Council	approved	
6/22/2021	1	Council	approved	

2021 Tax Recovery Public Auction Reserve Bids and Conditions of Sale

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Administration Recommendation

Administration supports the proposed motions to meet the requirements of the *Municipal Government Act*.

Purpose

Section 419 of the Municipal Government Act (MGA) stipulates that Council must set a reserve bid that is as close as reasonably possible to the market value of each parcel, and any conditions that apply to the sale.

Summary

As required by the MGA, a municipality must annually prepare a tax arrears list showing the parcels of land on which there are tax arrears *for more than one year* as of March 31. Further to this, any parcel of land shown on the 2020 tax arrears list which remains in arrears as of March 31, 2021, must be offered for sale by public auction between April 1, 2021 and March 31, 2022 (Attachment 2). Administration has scheduled the 2021 Public Auction date for Wednesday, September 15th, 2021 at 10:00 a.m., in Council Chambers at Parkland County Centre, which will be advertised as per the MGA.

Strategic Plan/Policy/Legal/Staff Implications

In compliance with Section 417 of the MGA, the Registrar (Land Titles) sends notices (prior to August 1, 2020) to all registered property owners and caveat holders regarding tax notification, stating that if tax arrears are not paid before March 31 in the following year (2021) the municipality will offer the parcel for sale at a public auction. Parkland County provides correspondence, as does the tax recovery company (November 2019,

January 2020, May 2020, April 2021 and August 2021) to advise property owners of the pending auction if arrears are not paid in full.

Financial Impact:

Cost: N/A

Source of Funding: N/A