

**RESERVE BIDS FOR PROPERTIES IN THE 2014 TAX SALE
FILE NO: 2014 TAX SALE (JM)**

SUMMARY/ISSUE

Reserve Bids for properties in the 2014 Tax Sale.

PREVIOUS COUNCIL DIRECTION/POLICY
None

ADMINISTRATION RECOMMENDATIONS:

That the Land and Asset Strategy Committee recommend that Council:

1. Approve the Reserve Bids for Properties in the 2014 Tax Sale as outlined in Attachment 1.
2. Request that Attachment 3 remain confidential under Sections 23(1)(b), 24(1)(a), 24(1)(g) and 25(1)(b) of the *Freedom of Information and Protection of Privacy Act* until it is published in the Council Agenda.

RECOMMENDATION OF THE LAND AND ASSET STRATEGY COMMITTEE, 2014 MARCH 20:

That Council:

1. Approve the Reserve Bids for Properties in the 2014 Tax Sale as outlined in Attachment 1; and
2. Request that Attachment 3, **be amended on Page 3 of 19, as follows:**
 - **Under Item 51, Reserve Bid, by deleting the amount “\$380,000” and by substituting the amount “\$350,000”; and**
 - **Under Item 52, Reserve Bid, by deleting the amount “\$400,000” and by substituting the amount “\$350,000”.**

Excerpt from the Minutes of the 2014 March 20 Regular Meeting of the Land and Asset Strategy Committee:

- “2. Request that Attachment 3 remain confidential under Sections 23(1)(b), 24(1)(a), 24(1)(g) and 25(1)(b) of the *Freedom of Information and Protection of Privacy Act* until it is published in the Council Agenda.”

INVESTIGATION

The 2014 Tax Sale is scheduled for 2014 April 17 at the Calgary Power Reception Hall, City Hall, 700 Macleod Trail, S.E. at 10:00 am.

Under the terms and conditions of the Municipal Government Act, Chapter M-26 RSA 2000, a Municipality must by resolution, fix a minimum sale price for each parcel, which shall be the Reserve Bid, and any conditions that apply to the sale.

In accordance with the Municipal Government Act (MGA), the Land Division of Corporate Properties and Buildings has viewed properties in the 2014 Tax Sale prior to the determination of the reserve bids, and has compiled a schedule of Reserve Bids representing the minimum sale price.

IMPLICATIONS

General

No implications were identified.

Social

No implications were identified.

Environmental

An environmental review of individual properties will be undertaken in accordance with The City of Calgary’s Sales, Acquisitions and Leases Environmental (S.A.L.E.) Policy

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prior to The City exercising its right under Section 424 of the MGA for "Tax Forfeiture".

Economic (External)

No implications were identified.

BUSINESS PLAN/BUDGET IMPLICATIONS

N/A

RISKS

If this item is not approved The City will not be in compliance with the requirements set forth in the MGA regarding its obligations to set the Reserve Bids for the Tax Sale scheduled 2014 April 17. The 2014 March 20 meeting of Land and Asset Strategy Committee is our only available opportunity to bring this report forward for Council approval prior to the 2014 April 17 date scheduled for the Tax Sale.

VALUATION

The Administration has viewed all properties included in the Reserve Bid Listing (Attachment 3) and determined an estimate of market value to be used as the Reserve Bid for each parcel. The Reserve Bid represents the minimum bid that will be accepted as each parcel is called out during the Tax Sale.

ATTACHMENTS

1. Recommendations
2. Public Sale of Land – Municipal Government Act
3. Reserve Bid Listing