

# **THE CORPORATION OF THE MUNICIPALITY OF TEMAGAMI**

## **BY-LAW NO. 21-1562**

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**Being a by-law to Rescind and Replace By-law # 20-1531, to authorize the sale of  
lands known as 10 Goward Avenue, RP36R9753 Part 57 Lot 214**

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**WHEREAS** under Section 9 of the Municipal Act, 2001, S.O., 2001, c.25, as amended, a municipality has the capacity, rights, powers and privileges of a natural person for the purpose of exercising its authority under this or any other act;

**AND WHEREAS** the lands herein described were declared surplus by Resolution No. 10-076, which was passed by Council at its Regular Council Meeting held on February 11, 2010;

**AND WHEREAS** the notice of sale of this municipally owned land was advertised in accordance with the Disposal of Real Property Bylaw 14-1171, as amended;

**AND WHEREAS** an opinion of value of the land known as 10 Goward Avenue (RP36R9753 Part 57 Lot 214) was completed in 2010, where Council passed resolution No. 10-077 at the Regular Council Meeting held on February 11, 2010;

**AND WHEREAS** the transfer of the property known as 10 Goward Avenue, (RP36R9753 Part 57 Lot 214) to Mr. Clifford Bell and Mrs. Tamara Bell was not complete.

**AND WHEREAS** Notice was provided by Mr. Clifford Bell, Mrs. Tamara Bell and the law firm representing them that the transfer of property is no longer desired and will not be completed.

**AND WHEREAS** A letter of offer to purchase the property known as 10 Goward Avenue, (RP36R9753 Part 57 Lot 214) was received from Mr. Joshua Campbell on April 30, 2021 for his child and their partner, Ms. Alexandra Campbell and Mr. Jared MacDonald.



**NOW THEREFORE** the Council of the Corporation of the Municipality of Temagami hereby enacts as follows:

1. That the Corporation of the Municipality of Temagami is hereby authorized and directed to transfer 10 Goward Avenue, (RP36R9753 Part 57 Lot 214) to Ms. Alexandra Campbell and Mr. Jared MacDonald for the sum of eight thousand dollars (\$8,000.00) plus HST and all additional costs related to the sale of the property.

2. That the Mayor and Treasurer/Administrator are hereby authorized and directed to execute said transfer, including all documents as may be reasonably required to complete the transfer of said lands. The Municipality's solicitor has the authority to electronically sign for completeness and release any document required to be registered in title electronically.
3. The purchaser must start the process of locating a permanent residential structure with a minimum area of 600 sq. ft. on the property within two years of the purchase date. The dwelling must be occupiable within three years of the purchase date. If the purchaser fails to meet the conditions, as registered on title for 10 Goward Avenue (RP36R9753 Part 57 Lot 214), the Municipality will have the option of buying the lot back at the same price (\$8000) paid by the purchaser (not including any additional costs originally paid).
4. The Purchaser must follow all applicable building, planning, and other legislative requirements that relates to the property and buildings at 10 Goward Avenue (RP36R9753 Part 57 Lot 214).
5. That the Clerk of the Municipality of Temagami is hereby authorized to make minor modifications or corrections of a grammatical or typographical nature to this by-law and schedule, after the passage of this by-law, where such modifications or corrections do not alter the intent of the by-law.


TAKEN AS READ A FIRST time on this 17<sup>th</sup> day of June 2021.

READ A SECOND AND THIRD time and finally passed this 17<sup>th</sup> day of June 2021.

  
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Mayor  
  
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Clerk

Initials

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Mayor

  
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Clerk