

TAX SALE PUBLIC AUCTION OVERVIEW

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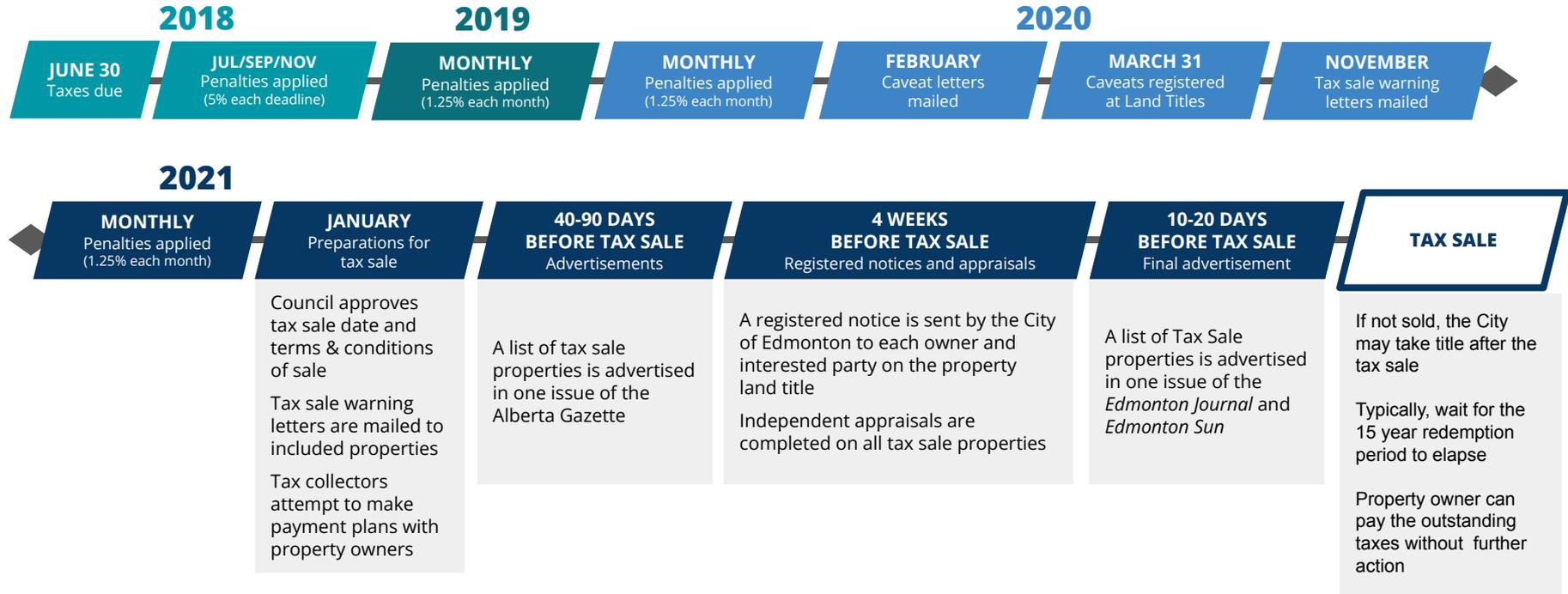
Issue

Administration is asking Council to approve the 2021 Tax Public Auction (Tax Sale) of properties to be rescheduled for Tuesday, January 25, 2022

Tax Sale Legislation

The Municipal Government Act (MGA) requires that municipalities offer for sale by public auction, any parcel of land remaining in arrears and subject to a Tax Recovery Notification (caveat).

Steps Leading to Tax Sale



2021 Tax Sale

- As of November 2, the 2021 Tax Sale list includes 92 properties.
- This is significantly higher than in previous years.
- Many property owners who were experiencing financial difficulties during and prior to 2020 were not able to resolve their situation during 2021.
- Historically, fewer than ten properties remain on the tax sale list as of the Tax Sale date.

Tax Sale History

Year	Tax Sale Accounts*	Outstanding Taxes*	Offered for Tax Sale	Properties Sold
2020	870	\$10,752,432	9	TBD
2019	854	\$10,319,300	25	1
2018	715	\$ 7,810,019	4	0
2017	656	\$ 6,681,047	4	0
2016	868	\$ 7,176,920	1	0
2015	656	\$ 6,004,336	6	0
5 year average (2015-2019)	750	\$7,598,324	8	0

**Based on the January Public Auction Resolution Report*

Rescheduling the 2021 Tax Sale

Administration Recommends delaying the 2021 Tax Sale

- Will provide additional time to pay for property owners who may be financially impacted by COVID-19.
- Will allow collections staff more time to pursue payment or repayment agreements with property owners
- Will extend time for mortgage companies to pay on behalf of their clients.
- Will provide time for independent appraisals to be completed on the remaining properties prior to the Tax Sale date.

Questions?