



MEETING DATE: JULY 15, 2025

REQUEST FOR DECISION - TO COUNCIL

SUBJECT

TAX RECOVERY AUCTION 2025 RESERVE BID – MOTION REQUIRED

RECOMMENDATION

THAT, pursuant to **Section 419(a)** of the Municipal Government Act, the County of Vermilion River set the following reserve bids for the Tax Recovery Action to be held September 15, 2025.

LOT 1 BLOCK 1 PLAN 9323108	Reserve Bid \$_____
LOT 1A BLOCK 1 PLAN 0323583	Reserve Bid \$_____
LOT 16 BLOCK 9 PLAN 4687NY	Reserve Bid \$_____
LOT 1 BLOCK 4 PLAN 2129EO	Reserve Bid \$_____
LOT 16 BLOCK 1 PLAN 8021720	Reserve Bid \$_____
SW-26-51-02-W4	Reserve Bid \$_____
NE-21-55-04-W4	Reserve Bid \$_____
SE-21-55-04-W4	Reserve Bid \$_____
NE-16-55-05-W4	Reserve Bid \$_____

DETAILS

Background:

MGA Section 418(1) - Each municipality must offer for sale at a public auction any parcel of land shown on its tax arrears list if the tax arrears are not paid.

MGA Section 419(a) - The Council must set:

(a) for each parcel of land to be offered for sale at a public auction, a reserve bid that is as close as reasonably possible to the market value of the parcel, and

(b) any conditions that apply to the sale



Below are the tentative timelines and the fall 2025 tax auction.

- Registered mail will be sent to the registered owner during the week of July 28, 2025.
- Local new paper advertisement will be authorized for September 2 and September 4.
- Physical inspection will be conducted on August 11, 2025.
- Physical delivery of reminder notice is scheduled to be delivered via road trip September 2, 2025.

Roll Number	Legal Description	Location	Tax Arrears	CVR 2025 Tax Assessment	Appraisal Value	Reserve Bid Recommendation
148140411	LOT 1 BLOCK 1 PLAN 9323108		\$4,905.41	\$188,980	\$200,000-\$230,000	\$200,000
652080200	LOT 1A BLOCK 1 PLAN 0323583		\$9,519.72	\$307,200	\$300,000-\$380,000	\$307,200
802006600	LOT 16 BLOCK 9 PLAN 4687NY	CLANDONALD	\$12,843.80	\$12,700	\$2,500	\$12,843.80
806003203	LOT 1 BLOCK 4 PLAN 2129EO	MCLAUGHLIN	\$477.07	\$2,800	\$0	\$500
861720166	LOT 16 BLOCK 1 PLAN 8021720	MORNING GOLD ESTATES	\$13,181.46	\$483,000	\$480,000-\$550,000	\$483,000
251260406	SW - 26 - 51 - 2 - W4		\$2,821.25	\$483,400	\$750,000-\$850,000	\$750,000
455210100	NE - 21 - 55 - 4 - W4	VERMILION RIVER/HEINSBURG	\$483.04	\$1,040	\$125,000-\$150,000	\$125,000
455210315	SE - 21 - 55 - 4 - W4	VERMILION RIVER/HEINSBURG	\$1,171.59	\$4,590	\$180,000-\$200,000	\$180,000
555160116	NE - 16 - 55 - 5 - W4		\$2,304.89	\$132,320	\$75,000-\$150,000	\$132,320

ATTACHMENTS

PREPARED BY: Alyssa Irvine

DATE: July 8, 2025