

Town of Wabush

Council Policy

PD-VL-009

Section: Planning & Development

Policy: Vacant land - Residential, Industrial, Commercial

This policy is in place to encourage developers to develop vacant land within the Town of Wabush Boundaries

- Any undeveloped, vacant, cleared land sold within the Town Boundaries for development from the Town of Wabush has 2 years to develop from date of purchase.
 - Extension may be considered with a written letter to council within 6 months of expiry of land development from original date of purchase, explaining why land has not been developed and reasoning why to extent a development.
 - If not developed within the time frame mentioned above, the Town will be given back the land from the purchaser at cost of the sale at that time and legal fees. Land sales will be held in trust until developed.
 - Land will be relisted for sale for another developer to purchase, depending current land sales as per council's tax structure.
 - Purchasers are responsible to pay all taxes on land after purchase, including water/sewer if not connected as per Municipalities Act Section 130 relating to water/sewer taxation.
 - If land is not assessed, developer has to pay as per Council tax structure min tax for land as per Council tax structure.
 - Purchasers are responsible to pay for all Town legal fees, surveys and documentation registration.
 - All previous policies and amendments referring to Vacant Land are hereby repealed.
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Date Approved: Feb 23/2023

Meeting #: 23-02

Mayor: [Signature]

Town Clerk: [Signature]