

TOWN OF ST. ANDREWS
BY-LAW NO. 90-01

A By-Law to Regulate the Sale of Town-owned Lands

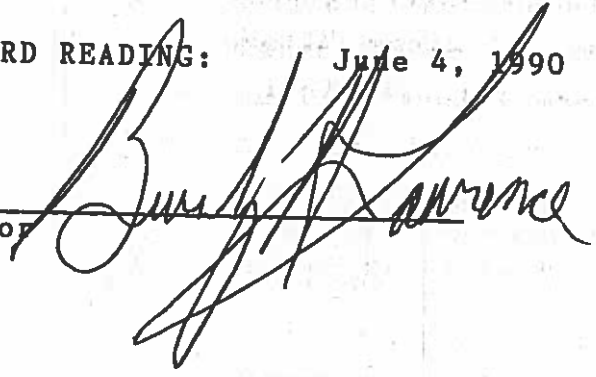
BE IT ENACTED by council of the Town of St. Andrews as follows:

1. In this by-law
 - (a) "council" means the mayor and the councillors of the municipality;
 - (b) "developer" means a person or group of people who will resell to others parcels of land with or without structures on them;
 - (c) "private purchaser" means a person who purchases a parcel of land for personal use.
2. When a parcel of land is to be sold to a developer, the council shall prepare a development agreement which sets forth the details of the purchase and development of the parcel.
3. When a parcel of land is to be sold to a private purchaser, the council shall by resolution set forth
 - (a) the freehold price of the parcel;
 - (b) any scheme of rebate to be applied to the purchase, which scheme will be attached to and become part of this by-law;
 - (c) any covenants or other protections, which items will be attached to and become part of this by-law;
 - (d) any other terms or conditions, which items will be attached to and become part of this by-law.

FIRST READING: May 7, 1990

SECOND READING: May 7, 1990

THIRD READING: June 4, 1990

 Mayor 

 Clerk 

SCHEDULE A

Rebate Scheme for the Champlain Avenue Subdivision, Phase I
The following scheme of rebates applies to any private purchaser of a lot in this subdivision. The rebates are granted only in the order enumerated below. No rebates will apply unless building on the lot commences within one year of the date of purchase. The purchaser must further agree to occupy the building for three years from the date of commencement of construction; otherwise, the rebate will be refunded in full upon sale of the property.

1. \$500 of the purchase price will be refunded if building commences within one year of the purchase of the lot.
2. \$1,000 of the purchase price will be refunded to any purchaser who is a first-time homeowner within the town.
3. \$1,500 of the purchase price will be refunded to any purchaser who has a child aged 15 years or younger living with him.
4. \$1,000 of the purchase price will be refunded to any purchaser with a second child aged 15 years or younger living with him.

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