

Dangerous & Unsightly Property Committee AGENDA
29, March, 2023 – 9:00 a.m.
MODL Council Chambers – 10 Allée Champlain Drive, Cookville

- 1. Call to Order**
- 2. Approval of Agenda (as circulated)**
- 3. Approval of Notes**
- 4. Business Arising from Notes**
- 5. Staff Reports/Request for Decision**
- 5.1 Request for Demolition Order 323 Charles Hill Road, Barss Corner.....2-15**
- 6. Added Items**
- 7. In Camera**
- 8. Date & Time of Next Meeting**
- 9. Adjournment**

Meeting: D&UPC
Date: March 29, 2023
Item No: 5.1
Approved by: J. Merrill



Municipality of the District of Lunenburg

Request for Decision

REPORT TO: Dangerous & Unsightly Property Committee
SUBMITTED BY: Kyle Whynot
DATE: March 29, 2023
RE: 323 Charles Hill Road, Farmington – Darren Arseneault & Donald Arseneault

Property – 323 Charles Hill Road, Farmington

PID 60493012 AAN 00652601 LU-DG2022-007

RECOMMENDATION

Staff recommends:

That the Dangerous and Unsightly Property Committee issue an order to demolish and cleanup all 3 buildings located on the property at 323 Charles Hill Road. All buildings are in a state of non-repair and not suitable for use. The proposed demolition order should say:

IT IS HERBY ORDERED that you are to, within 30 days of service of this Order, remedy the dangerous and unsightly conditions, namely;

ACTION “To remedy the dangerous and unsightly conditions, all three buildings on the property must be demolished, and the demolition debris totally removed from the property along with all other junk and debris. If you fail to comply with the requirements of this Order, the Administrator may enter upon the property without warrant or other legal process and carry out work specified in the Order as per section 348(3) of the Municipal Government Act and/or lay charges as per section 348(3) of Municipal Government Act.”

BACKGROUND

We received a complaint on May 30, 2022, in reference to the above-noted property. An initial inspection was carried out on January 27, 2023 which concluded that the property is considered Dangerous and unsightly under the terms of the *Municipal Government Act* (the "Act"). As per Policy MDL-07, a letter dated January 30, 2023 was sent to the property owners advising of the dangerous and unsightly conditions of the property and the remedy required to return the property to a sightly and safe condition.

On February 27, 2023, a follow up inspection was conducted which found no change in the condition of the unsightly property. The property owner has not made any attempts to contact our office to resolve this matter to date.

DISCUSSION

- The Property Valuation Services Corporation (PVSC) records show the property as being assessed at \$27,600.00 in 2023.
- The lot area is 0.80 acres (34,887 square feet).
- Property taxes are: outstanding since 2020.

ALTERNATIVES

- a) Do nothing and close file.
- b) Grant additional time.

CONCLUSION

It is of my opinion that the property is dangerous and unsightly as per the Municipal Government Act, and therefore requires demolition and cleanup.

ATTACHMENTS

Photos from last inspection

Department:

Report Prepared By: Kyle Whynot

Date: March 22, 2023

Report Approved By:

Date:

Reviewed By CAO:

Date:























