



**TOWN OF MINTO**

**DATE:** April 10, 2017  
**REPORT TO:** Mayor & Council  
**FROM:** Belinda Wick-Graham, Business & Economic Manager  
**SUBJECT:** Palmerston Industrial Land Agreement of Purchase & Sale – Lot 1E

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**STRATEGIC PLAN:**

4.3 Ensure there is sufficient serviced/serviceable land for a variety of uses in Minto’s three urban areas, and maintain a supply of municipally owned serviced industrial land for sale to business in accordance with Town policies.

**BACKGROUND:**

In 2015, Felix and Bernice Weber constructed a 6,000 sq. ft. building at 131 Frank Lambier Court, the building is currently full with their own business (Ag. Business & Crop Inc.), Dave Scholten Flooring and Holloway Auto Supply Ltd.

On March 20<sup>th</sup> Mr. & Mrs. Weber submitted a Letter of Intent to purchase Lot 1E in the Palmerston Industrial Park. The plan is to construct a 9,000 sq. ft. building in an effort to maintain an existing business within the Town of Minto. In the event that this business leaves Minto, this is a prime location to split the building into 3 X 3,000 sq. ft. rental units.

Staff worked with J & J Metzger Construction to re-purchase the lot after their deadline to so that this transaction can be completed quickly. It is believed they will seek out another lot to build on in a time frame that suits their schedule.

**COMMENTS:**

The Weber’s are graduates of the LaunchIt Minto Business Flight Program, are operating a successful international business from within Minto, and are eager to help the Town of Minto to retain a business within the community. They propose a quick closing and site plan submission to begin construction immediately.

**FINANCIAL CONSIDERATIONS:**

Felix and Bernice Weber are offering full asking price of \$15,000/acre.

**RECOMMENDATION:**

THAT the Council receives the April 10, 2017 report from the Business and Economic Manager regarding the Agreement of Purchase & Sale for Lot 1E in the Palmerston Industrial Park and considers a bylaw in regular session authorizing the Mayor and C.A.O. Clerk or designates to sign the Agreement of Purchase & Sale and all documents necessary to close the transaction.

Belinda Wick-Graham, Business & Economic Manager

