



St. Clair Catholic
District School Board



Enclosure 7

SALE OF ST. AGNES CATHOLIC SCHOOL, CHATHAM

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Date: **June 14, 2021**

Background

A Report to the Board of Trustees, *Declaration of Surplus Property and Property Disposal Process*, was presented on September 24, 2019. At this time, the Board of Trustees approved a motion that declared St. Agnes Catholic School, Chatham surplus to the needs of the Board.

A Report to the Board of Trustees was presented on November 12, 2019 to clarify the list of Preferred Agents as identified in Ontario Regulation 444/98.

On November 13, 2019 the Board provided a proposal to the Preferred Agents offering the surplus properties at fair market value. The due date for Preferred Agents expressions of interest was February 11, 2020.

On February 11, 2020 the Board received no expression of interest from the Preferred Agents as identified in Ontario Regulation 444/98 for St. Agnes Catholic School.

As noted in the previous Report to the Board of Trustees describing the disposition of surplus property, the Board is disposing of entrusted property assets and therefore has a Trustee fiduciary responsibility that effective public sector governance is clearly demonstrated. The Board must be in full compliance with all Legislative and Regulatory requirements, meaning that directions and decisions are clearly articulated in a timely fashion to the Preferred Agents as identified in Ontario Regulation 444/98 and the community at large.

On May 13, 2021 the Board issued a Request for Offers (RFO) to the open public in order to solicit offers to purchase St. Agnes Catholic School.

The RFO closing date was June 3, 2021 and a total of 10 offers were received prior to the deadline of 12:00 p.m. At 1 p.m. on June 3, 2021 administrative staff and the Board's solicitor Ed Litrenta of George, Murray, Shipley, Bell LLP opened the sealed submissions by way of a TEAMS meeting with cameras on. At the conclusion of the submission opened copies of the offers were sent to Mr. Litrenta for a full review and summary.

On June 4, 2021 Mr. Litrenta advised that after his review of submissions, Indwell Community Homes ("Indwell") of Hamilton, ON offer of \$635,000.00 was in order, signed and dated as required by the RFO document.

Recommendation

That the St. Clair Catholic District School Board receive the report: Sale of St. Agnes Catholic School, Chatham **for information.**

That the St. Clair Catholic District School Board approve the sale of St. Agnes Catholic School, Chatham, municipally known as 55 Croydon St., Chatham, ON for the selling price of \$635,000 to Indwell Community Homes as per the Agreement of Purchase and Sale dated June 1st, 2021.