



Enclosure 7

Date: **Nov. 25, 2025**
Prepared by: **Amy Park, Associate Director – Corporate Services & Treasurer**
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Subject: **Sale of Former St. Ursula Catholic School, 426 Lacroix St. Chatham**

BACKGROUND:

A Report to the Board of Trustees, *Declaration of Surplus Property and Property Disposal Process*, was presented on April 30, 2024. At this time, the Board of Trustees approved a motion that declared St. Ursula Catholic School, 426 Lacroix St., Chatham surplus to the needs of the Board.

As part of this declaration, staff initiated the disposition process in accordance with Regulation 374/23 of the Education Act, and the Ministry of Education was duly notified of the declaration.

On July 14, 2025, the Board received notice from the Ministry, that St. Ursula Catholic School – 426 Lacroix St. Chatham, pursuant to subparagraph 1 of subsection 5(1) of Ontario Reg. 374/23 and at the recommendation of the Ministry of Municipal Affairs and Housing (MMAH), the property must be offered to the Municipality of Chatham-Kent (the municipality), if the board intends to dispose of the property under clause 1(1)(a) of O. Reg. 374/23. The regulation requires that the property be sold at fair market value.

On September 29, 2025, the Municipality presented an offer for the acquisition of St. Ursula Catholic School, initiating the negotiation process. On November 7, 2025, the Board received a \$1,699,999 offer from the Municipality of Chatham-Kent. That same day, the Board's legal counsel confirmed the Agreement of Purchase and Sale to be valid.

RECOMMENDATIONS:

That the St. Clair Catholic District School Board receive the report: *Sale of Former St. Ursula Catholic School, 426 Lacroix St. Chatham, for information.*

That the St. Clair Catholic District School Board authorize the Director of Education and Associate Director – Corporate Services & Treasurer to proceed with the Municipality of Chatham-Kent offer for the sale of the former St. Ursula Catholic School, known as 426 Lacroix St., Chatham, ON.