

**MUNICIPALITY OF THE COUNTY OF INVERNESS  
COUNCIL POLICY  
INVESTMENT POLICY RE MORTGAGE ON SALE OF MUNICIPAL LAND**

**LEGISLATIVE AUTHORITY: MUNICIPAL GOVERNMENT ACT  
C.18, SECTION 100**

**PREAMBLE:**      WHEREAS Chapter 18, Section 100 of the Municipal Government Act provides the authority for the Municipality to establish a policy for the investment of funds held in a Sinking Fund, Capital Reserve Fund, Utility Fund, Depreciation Fund, or other fund of the Municipality.

AND WHEREAS the Municipality wishes to establish a policy for the investment of such funds; and, in particular, to permit the Municipality to accept a take-back mortgage on the sale of Municipal land upon certain terms hereinafter set out.

**POLICY:**      The policy of the Municipality of the County of Inverness shall be, in addition to the investments permitted pursuant to Section 100 of the Municipal Government Act, to invest in a take-back mortgage of land sold by the Municipality, provided:

Service Nova Scotia and Municipal Relations Recommended for approval of the Minister Deputy Minister	a)
APPROVED this <u>17<sup>th</sup></u> day of <u>March</u> 200 <u>9</u>	b)
Minister of Service Nova Scotia and Municipal Relations	c)
APPROVED this <u>17<sup>th</sup></u> day of <u>March</u> 200 <u>9</u>	d)
APPROVED this <u>17<sup>th</sup></u> day of <u>March</u> 200 <u>9</u>	e)

- a) the mortgage is for no more than 60% of the appraised value of the land;
- b) the mortgage amount is secured by a first mortgage on the land and such other security as may be advised by the Municipal Solicitor;
- c) the mortgage bears interest at market interest rates;
- d) the amortization term of the mortgage is for no longer than five years;
- e) the mortgage shall be a first charge on the land and shall continue as a first charge until it is paid and released.

<p><b>Approval:</b></p> <p>Policy Committee Review: December 8, 2008                  Council - 7 day Notice: December 8, 2008                  Council Approval: January 5, 2009</p>	<p>This is to certify that the above policy was approved by the Municipal Council of the Municipality of the County of Inverness on the <u>5<sup>th</sup></u> day of January, A.D., 200<u>9</u>.</p> <p style="text-align: center;">                  CHIEF ADMINISTRATIVE OFFICER</p>
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