

LEGISLATIVE RETURN



SUBMITTED BY: Hon. Mr. Streicker, Minister of Energy, Mines and Resources

1. On April 21, 2022, Wade Istchenko, Member for Kluane
 - asked the following question during the Oral Question Period at page(s) 1983
~~(BLUES)~~ of *Hansard*
 - submitted the following written question – WQ No. #
 - gave notice of the following motion for the production of papers – MPP No. #

RE: ~~Cost of Land~~ Land Costs

OR

2. This legislative return relates to a matter outstanding from discussion with [MLA] on [date] related to:
 - Bill No. # Second Reading Third Reading
 - Committee of the Whole: [Vote]
 - Motion No. # RE: [subject]
 - at page(s) [page numbers] of *Hansard*.

The response is as follows:

Question:

Will the Minister consider using the cost of development rather than the appraised value to make land more affordable for Yukoners?

Answer:

Pricing of public land sales is governed by the Lands Act and the Lands Regulation. The pricing mechanism depends on the classification of the land being sold and the type of sale (e.g., an individual applying for undeveloped or raw land or the Government of Yukon selling developed lots). In the case of undeveloped rural residential land (that is not part of a planned subdivision development), for which an individual has applied for under the Rural Residential Land Application Policy, both Section 49 of the Lands Regulation and Section 13 of the Lands Act require that the rural residential land shall be sold for no less than the market (appraised) value of the land determined as of the date of sale.

Where the Government of Yukon has developed lots in a subdivision area that are classified as rural residential, section 50 of the Lands Regulation applies and provides that those lots shall be sold for either (a) development costs, with each lot sharing an equitable portion of the cost, or (b) such other amount, no greater than market value, as may be prescribed by the Commissioner in Executive Council by a regulation. This allows flexibility in pricing for the Government of Yukon to recover development costs or, when development costs exceed market value, ensure that lots are priced fairly for Yukoners.

The Government of Yukon is currently developing a new Public Lands Act that will provide more flexibility in pricing and land opportunities for Yukoners.

27 April 2022

Date

Signature