



**The Corporation of the
City of Sault Ste. Marie**

C O U N C I L R E P O R T

June 23, 2025

TO: Mayor Matthew Shoemaker and Members of City Council

AUTHOR: Melanie Borowicz-Sibenik, Assistant City Solicitor/Senior
Litigation Counsel

DEPARTMENT: Legal Department

RE: Sale of Part 0 Sackville Road and Part 128 Sackville Road
(Griffin Group Real Estate Ltd., S&T Group, Dennis
Tatasciore c/o Wishart Law Firm LLP)

Purpose

The purpose of this report is to advise Council of the offer received for the sale of part of property located at 0 Sackville Road and part of property located at 128 Sackville Road.

Attached as Schedule “A” is a map of the subject property (“Property”).

Background

On March 17, 2025, Council passed By-law 2025-45 which declared the property surplus to the City’s needs and approved the disposition of same.

The abutting property owner, Griffin Group Real Estate Ltd. - Dennis Tatasciore (the “Requestor”) advised they intend to use the Property to build a 10,000 square foot building to house vacuum trucks, a mechanics bay to provide normal maintenance on the vehicle fleet and to provide an additional shipping and receiving room. Initial thoughts are to employ 3 to 5 additional employees with S&T Group.

The Requestor obtained a formal appraisal. The City obtained a valuation and negotiations thereafter ensued. The sale of the property was also advertised on the City’s web page advising that the City wished to sell to the abutting owner. No comments or objections were received.

Analysis

The Legal Department has negotiated the sale of this Property to the abutting owner for the sum of \$74,000.00 and recommends same.

If the City decides to dispose of the Property, it would be consistent with the City’s plan to dispose of surplus property.

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June 23, 2025

Page 2.

Financial Implications

The property is presently owned by the City and is exempt from property taxes. Upon the sale, the Property may become taxable depending upon its ultimate use.

Strategic Plan / Policy Impact / Climate Impact

Not applicable.

Recommendation

It is therefore recommended that Council take the following action:

The relevant By-law 2025-95 is listed under item 12 of the Agenda and will be read with all by-laws under that item.

Respectfully submitted,

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