



Public Offering **Municipal Property Available for Purchase**

Location:

- Legal: Lots 3-4, Block 49, Plan W2283
- Civic: 604 Centre Street

History:

- Building Completed in 1920.
- Transferred to The Town of Assiniboia in 1974.
- Used by the Assiniboia & District Historical Society as a museum.
- The building was designated as a heritage property in 1982. The historical designation was removed in 2006.
- Used as the Teen Power Station from 1996 until January 2010.
- November 2010 a Visual Inspection of the structure was conducted by Associated Engineering.
- December 2013 a building inspection was conducted indicating repairs required to meet building safety and life safety requirements.

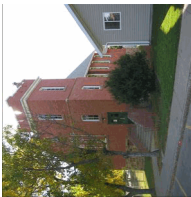
Documents:

- Saskatchewan Assessment Management Agency (SAMA) Property Report.
- ISC Parcel Picture
- November 2010 Structural Visual Inspection Report
(Due to Copyright – may be viewed in-office ONLY)
- December 2013 Property Inspection

Interior viewing available by appointment only
Contact Executive Assistant, Kerri Martin: 306-642-3382

Property will be sold “AS IS”
Only written offers of purchase will be considered
The highest or any offer may not necessarily be accepted

A Survey / Real Property Report is the responsibility of the purchaser.



External picture(s) also exist

Municipality Name: ASSINBOIA School Division: 210 Inspected Date: 05-May-2010
 Civic Address: Lot 3-4 Block 49 Plan W2283 Sup Neighborhood: 110 Change Reason: Reinspection
 Legal Location: Puse Code: Church,Religious Fac Year / Frozen ID: 2014-48
 Supplementary: Predom Code: MS309 - Church Call Back Year: Method_in_use: C.A.M.A. - Cost

Assessed & Taxable/Exempt Values (Summary)

Description	Assessed Values	Liability Subdivision	Tax Class	Percentage of value	Taxable	Exempt	V/A	Tax Status
Improvement	158,500	1	Comm & Industrial Other	100%	0	\$158,500		Exempt
Non-Agricultural	16,900	1	Comm & Industrial Other	100%	0	\$16,900		Exempt
Total of Assessed Values	175,400				0	175,400		

Total of Taxable/Exempt Values:

URBAN LAND (Details)

Lot/Plot	Land Use	Plot Characteristics	Rates and Factors	Other Information	Liability Subdivision	Tax Status
03 / 1	Institutional	Square Footage	Prime Rate:	Std.Parcel Size:	1	Exempt
Plot use -	CHURCH,RELIGIOUS FAC	Width(ft)	Urban - Square Foot	Land Size Multiplier:		
		Side 1 (ft)		Adjustment reason:		
		Side 2 (ft)	Lump Sum:			
		Area				
04 / 1	Institutional	Square Footage	Prime Rate:	Std.Parcel Size:	1	Exempt
Plot use -	CHURCH,RELIGIOUS FAC	Width(ft)	Urban - Square Foot	Land Size Multiplier:		
		Side 1 (ft)		Adjustment reason:		
		Side 2 (ft)	Lump Sum:			
		Area				
		Total Area:				

Sub Model	Occupancy Type	Const Class	Quality	Bldg ID	Bldg Seq	Eff. Year Built	Cond	SEC Area/Vol	TRA Area	Func OBS	Econ OBS	Phys DEP	UNF	MAF	Liability Sub	ST
309 - Church	Basement	Type 3 (M&S C)	Un-finished Basement	137096	0	1920	0.80 - Good	2160	2160	00 %	00 %	64	0	100	1	Exempt
309 - Church	General	Type 3 (M&S C)	B - Average	137097	0	1920	0.80 - Good	2160	2160	00 %	00 %	64	0	100	1	Exempt

Sub Model: 309 - Church **Building ID:** 137096 **Building SEQ:** 0 **Prop Use Code:** CHURCH RELIGIOUS **Section Area/Vol:** 2,160 **Perimeter:** 204

Act. Year Built: 1920 **Exterior Wall Material 1:** 100% N/A - Not Applicable **Current Cost Multiplier:** 0.99

Const. Class: Type 3 (M&S C) **Exterior Wall Material 2:** **Local Multiplier:** 1.29

Const. Quality: Un-finished Basement **Heat Type 1:** 0% No Heating **Sask. Cost Factor:** 1.05

Bmt Quality: B - Average **Heat Type 2:** **Elevators:** No

Storey Height : 10.00 **Air Conditioning Type 1:** 0% No Air Conditioning **Ventilation:**

Number of Storeys: 01 Storey **Air Conditioning Type 2:** **Unit-in-place Component:**

Total # of Storeys Abv Grnd: 01 Storey **Sprinklers Type 1:** No - Sprinklers

Storey Height Multiplier: Storey Height Adj **Sprinklers Type 2:** **Unit-in-place Component:**

Sub Model: 309 - Church **Building ID:** 137097 **Building SEQ:** 0 **Prop Use Code:** CHURCH RELIGIOUS **Section Area/Vol:** 2,160 **Perimeter:** 204

Act. Year Built: 1920 **Exterior Wall Material 1:** 100% CBR - Common Brick **Current Cost Multiplier:** 0.99

Const. Class: Type 3 (M&S C) **Exterior Wall Material 2:** **Local Multiplier:** 1.29

Const. Quality: B - Average **Heat Type 1:** 100% Forced Hot Air **Sask. Cost Factor:** 1.05

Bmt Quality: Not Applicable **Heat Type 2:** **Elevators:** No

Storey Height : 14.00 **Air Conditioning Type 1:** 0% No Air Conditioning **Ventilation:**

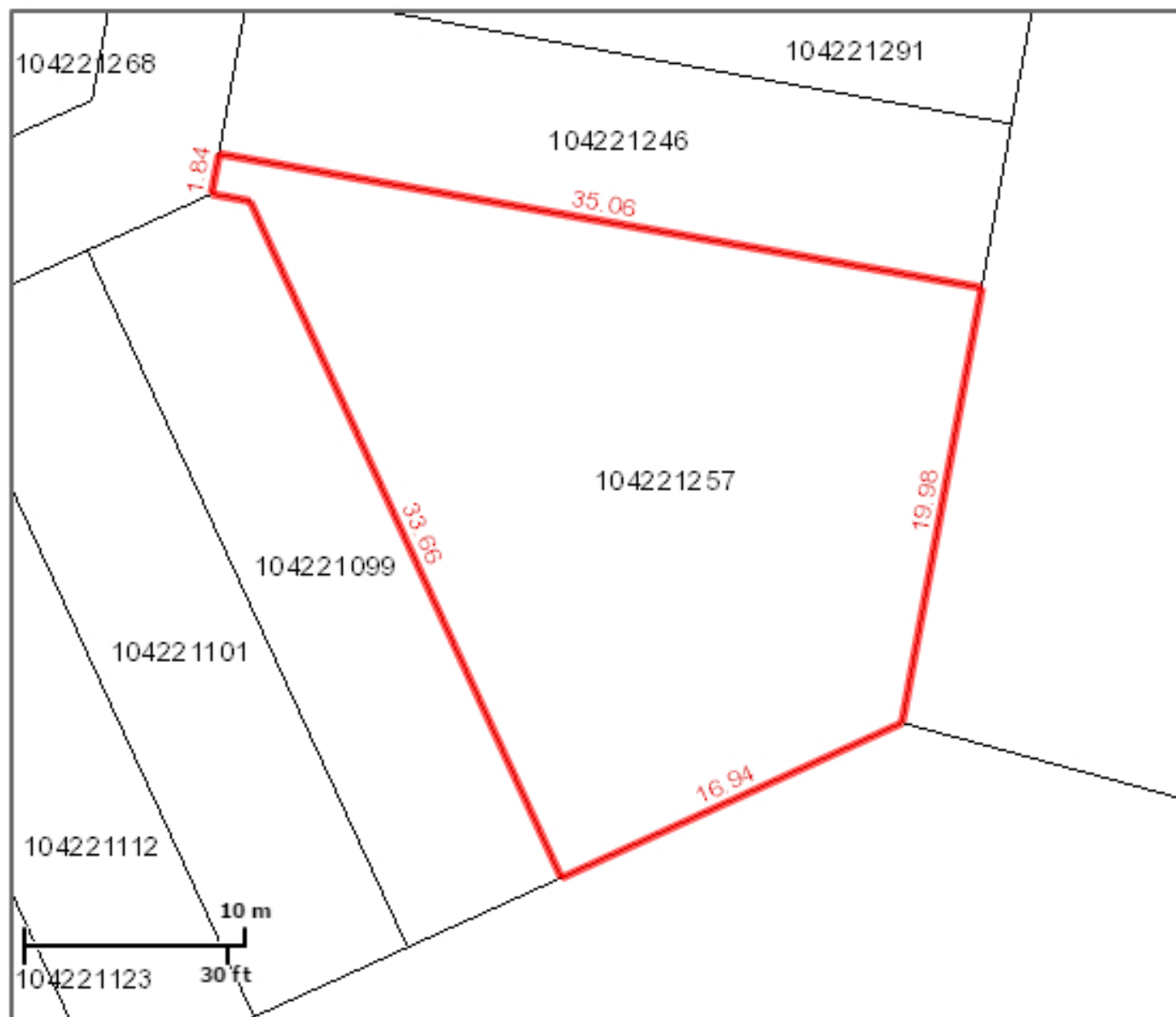
Number of Storeys: 01 Storey **Air Conditioning Type 2:** **Unit-in-place Component:**

Total # of Storeys Abv Grnd: 02 Storeys **Sprinklers Type 1:** No - Sprinklers

Storey Height Multiplier: Storey Height Adj **Sprinklers Type 2:** **Unit-in-place Component:**

Parcel (Generic) Parcel Number: 104221257

REQUEST DATE: Thu Dec 18 15:11:01 GMT-0600 2014



Scale: 1:564

Owner Name(s): TOWN OF ASSINIBOIA

Municipality: TOWN OF ASSINIBOIA

Title Number(s): 101067320

Parcel Class: Parcel (Generic)

Land Description: Lot 3-Blk/Par 49-Plan W2283 Ext 0

Source Quarter Section: SW-10-08-30-2

Commodity/Unit: Not Applicable

Area: 0.065 hectares (0.16 acres)

Converted Title Number: 74MJ07338

Ownership Share: 1:1

Cooper



Holdings

Building Inspection Services

Class 1, 2 and 3 – Licence #BOL0283

Box 37

Hodgeville, SK. S0H 2B0

Phone: (306) 677-2613 Fax: (306) 677-2614

Cell: (306) 677-7133 Email: cooper@yourlink.ca

December 23, 2013

Town of Assiniboia
Box 670
Assiniboia, SK. S0H 0B0

**Re: Property Inspection
604 Centre Street**

An on-site inspection was conducted December 20, 2013 at 604 Centre Street, Assiniboia. The inspection was conducted to review the property for building safety and life safety requirements that should be considered prior to the building being occupied. Also present during the inspection was Mayor Bob Himbeault.

Areas of concern noted during the inspection are as follows:

- 1) Service room (mechanical room) furnace ducting system has some ductwork dislodged from its proper placement. This should be repaired. Some small areas of the service room have drywall damaged or never installed. This should also be repaired.
- 2) Emergency lighting and exit lighting should be upgraded and in working condition (basement and main floor areas).
- 3) All stairs should have at least one handrail installed.
- 4) Existing interior railings/guards should be repaired or replaced. These railings should be not less than 36" in height with the spindles spaced not more than 4" apart.
- 5) Ceilings and walls have damaged plaster. All loose plaster from the ceilings should be removed and replaced with 5/8" Fireguard drywall, or repaired with plaster.
- 6) Wall plaster that has been damaged should be replaced with plaster or 5/8" Fireguard drywall.
- 7) Basement telepost has been removed. This must be replaced to support the main floor beam.
- 8) Roof leakage was evident and should be repaired as needed.

All contractors performing any work for this project should be qualified in the work they are performing. Workers Compensation and Occupational Health and Safety requirements must be adhered to in order to reduce the liability to the property owner(s).

If you have further questions or concerns please feel free to contact me.

Sincerely,

Allan Cooper

Allan Cooper CCBO
Building Official