

Draft Regulations

Draft Regulation

An Act respecting the lands in the domain of the State (chapter T-8.1)

Sale, lease and granting of immovable rights on lands in the domain of the State — Amendment

Notice is hereby given, in accordance with sections 10 and 11 of the Regulations Act (chapter R-18.1), that the Regulation to amend the Regulation respecting the sale, lease and granting of immovable rights on lands in the domain of the State, appearing below, may be made by the Government on the expiry of 45 days following this publication.

The draft Regulation determines new reference values used to determine the rent for lands in the domain of the State leased for building cottages. It exempts the lessees of lands intended for purposes other than commercial or industrial purposes from paying survey costs, where such operations are necessary. It makes the transfer of a lease conditional on meeting the conditions of the lease. Lastly, it postpones the indexing of an amount that cannot be rounded up to the nearest dollar until the year in which the total of the postponed indexing rates increases the amount by \$1.

Study of the matter shows no impact on enterprises, including small and medium-sized businesses.

Further information on the draft Regulation may be obtained by contacting Laurent Girard, Direction des politiques et de l'intégrité du territoire, Ministère de l'Énergie et des Ressources naturelles, 5700, 4^e Avenue Ouest, bureau E-318, Québec (Québec) G1H 6R1; telephone: 418 627-6362, extension 2622; fax: 418 644-2774; email: laurent.girard@mern.gouv.qc.ca.

Any person wishing to comment on the draft Regulation is requested to submit written comments within the 45-day period to Daniel Gaudreau, Associate Deputy Minister for the Territory, Ministère de l'Énergie et des Ressources naturelles, 5700, 4^e Avenue Ouest, bureau E-330, Québec (Québec) G1H 6R1.

JONATAN JULIEN,
Minister of Energy and Natural Resources

Regulation to amend the Regulation respecting the sale, lease and granting of immovable rights on the lands in the domain of the State

An Act respecting the lands in the domain of the State (chapter T-8.1, s. 71)

1. The Regulation respecting the sale, lease and granting of immovable rights on the lands in the domain of the State (chapter T-8.1, r. 7) is amended in section 3

(1) by replacing “adjusted” in the first paragraph by “indexed”;

(2) by inserting the following after the second paragraph:

“The indexing of an amount that cannot be rounded up to the nearest dollar is postponed until the year in which the total of the indexing rates applicable to each year for which the indexing is postponed will increase the amount by \$1.”

2. Section 4 is amended

(1) by inserting “of land intended for commercial or industrial purposes” after “lessee” in the second, third and fourth paragraphs;

(2) by adding the following paragraph at the end:

“In the case of land leased for purposes other than commercial or industrial purposes, the Minister shall pay the fees for the preparation and registration of survey plans and documents, where such operations are necessary.”

3. Section 26 is amended by striking out the third paragraph.

4. The following is inserted after section 26:

“**26.01.** A lease is not transferable if the lessee failed to meet one of the conditions of the lease.

At the time of the transfer by the lessee of the lessee’s rights in the lease or the alienation of the buildings and facilities erected on the leased land, a new lease must be entered into between the Minister and the purchaser. In either case, the lessee must inform the Minister.”

5. Schedule I is amended by replacing “a file is opened” in section 1 by “an application is filed”.

6. Schedule I is amended in the first paragraph of section 2

(1) by inserting “non-refundable” after “the following” in the portion before subparagraph 1;

(2) by replacing “its renewal” in subparagraph 2 by “the renewal of a lease with a term longer than 1 year”.

7. Schedule I is amended by replacing section 17 by the following:

“(17) For the purposes of section 28.1, the urban poles and references values of land rated 100 according to the corresponding years as follows:

Urban poles	100-rated reference value for leases issued before 1 January 2020	100-rated reference value for leases issued in 2020	100-rated reference value for leases issued as of 1 January 2021
Municipalité de Chénéville	\$34,200	\$34,200	\$34,200
Municipalité de La Pêche	\$28,384	\$29,405	\$31,500
Municipalité de Saint-Côme	\$16,100	\$16,100	\$16,100
Municipalité de Saint-Donat	\$20,200	\$20,200	\$20,200
Municipalité de Sainte-Thècle	\$29,300	\$29,300	\$29,300
Municipalité de Saint-Michel-des-Saints	\$15,500	\$15,500	\$15,500
Municipalité de Val-des-Monts	\$38,300	\$38,300	\$38,300
Municipalité Les Escoumins	\$3,800	\$3,800	\$3,800
Municipalité Les Îles-de-la-Madeleine	\$15,315	\$15,315	\$15,500
Paroisse de Saint-Alexis-des-Monts	\$18,800	\$18,800	\$18,800
Village de Fort-Coulonge	\$24,700	\$24,700	\$24,700
Ville d'Alma	\$16,642	\$18,000	\$18,000
Ville d'Amos	\$14,100	\$14,100	\$14,100
Ville d'Amqui	\$5,600	\$5,600	\$5,600
Ville de Baie-Comeau	\$4,000	\$4,000	\$4,000
Ville de Carleton-sur-Mer	\$2,900	\$2,900	\$2,900
Ville de Chandler	\$3,400	\$3,400	\$3,400
Ville de Chibougamau	\$20,800	\$20,800	\$20,800
Ville de Forestville	\$3,500	\$3,500	\$3,500
Ville de Gaspé	\$3,800	\$3,800	\$3,800
Ville de La Malbaie	\$24,200	\$24,200	\$24,200

Urban poles	100-rated reference value for leases issued before 1 January 2020	100-rated reference value for leases issued in 2020	100-rated reference value for leases issued as of 1 January 2021
Ville de La Pocatière	\$12,100	\$12,100	\$12,100
Ville de La Sarre	\$3,800	\$3,800	\$3,800
Ville de La Tuque	\$16,030	\$16,030	\$24,600
Ville de Maniwaki	\$26,700	\$26,700	\$26,700
Ville de Matagami	\$6,841	\$7,000	\$7,000
Ville de Matane	\$4,900	\$4,900	\$4,900
Ville de Mont-Laurier	\$20,931	\$22,258	\$28,000
Ville de Montmagny	\$11,800	\$11,800	\$11,800
Ville de Mont-Tremblant	\$29,400	\$29,400	\$29,400
Ville de Paspébiac	\$1,500	\$1,500	\$1,500
Ville de Port-Cartier	\$3,369	\$3,471	\$4,000
Ville de Rimouski	\$9,100	\$9,100	\$9,100
Ville de Rivière-du-Loup	\$11,800	\$11,800	\$11,800
Ville de Rivière-Rouge	\$28,500	\$28,500	\$28,500
Ville de Roberval	\$9,400	\$9,400	\$9,400
Ville de Rouyn-Noranda	\$12,967	\$13,477	\$21,300
Ville de Saguenay (arrondissement Chicoutimi)	\$20,200	\$20,200	\$20,200
Ville de Saguenay (arrondissement La Baie)	\$13,500	\$13,500	\$13,500
Ville de Sainte-Anne-des-Monts	\$3,800	\$3,800	\$3,800
Ville de Saint-Félicien	\$8,000	\$8,000	\$8,000
Ville de Saint-Georges	\$16,100	\$16,100	\$16,100
Ville de Saint-Raymond	\$28,800	\$28,800	\$28,800
Ville de Senneterre	\$4,900	\$4,900	\$4,900
Ville de Sept-Îles	\$3,369	\$3,471	\$6,000
Ville de Témiscaming	\$18,400	\$18,400	\$18,400
Ville de Témiscouata-sur-le-Lac	\$11,900	\$11,900	\$11,900
Ville de Val-d'Or	\$16,000	\$16,000	\$16,000
Ville de Ville-Marie	\$4,901	\$4,901	\$10,200

8. This Regulation comes into force on 1 January 2021.