



**Regular Meeting of Council
Monday, September 10, 2018 at 4:30 PM
Council Chambers, City Hall, 199 Queen Street**

Mayor Clifford Lee Presiding

Present: Deputy Mayor Duffy
Councillor Terry MacLeod
Councillor Melissa Hilton
Councillor Jason Coady
Councillor Greg Rivard

Councillor Mitchell Tweel
Councillor Kevin Ramsay
Councillor Bob Doiron
Councillor Eddie Rice (arr. 4:50pm)
Councillor Terry Bernard

Also: Peter Kelly, CAO
Alex Forbes, PM
Randy MacDonald, FC
Scott Adams, PWM
Bethany Kauzlarick, HRC
Ramona Doyle, SO
Alicia Packwood, CA
Tracey McLean, RMC

Scott Messervey, DCAO
Paul Smith, PC
Frank Quinn, PRM
Paul Johnston, IAMM
Ron Atkinson, EconDO
Laurel Lea, TO
Steven Forbes, CS

Regrets: Richard MacEwen, UM
Wayne Long, EDO

- 1. Call to Order**
Mayor Lee called the meeting to order.
- 2. Declarations of Conflict of Interest**
Mayor Lee to remove himself from the Chair when the Advanced Planning, Priorities and Special Projects Committee report is presented as there is a perceived conflict of interest with respect to the affordable housing resolution.
- 3. Approval of Agenda**
Agenda was amended as the resolution under New Business was removed. Moved by Councillor Melissa Hilton and Seconded by Councillor Kevin Ramsay that the agenda be approved. Carried.
- 4. Adoption of Previous Draft Minutes**
Moved by Councillor Greg Rivard and Seconded by Councillor Mitchell Tweel that the draft minutes of the previous meetings be adopted. Carried.
 - Regular Meeting – August 13, 2018
 - Public & Special Meetings – August 29, 2018
- 5. Business Arising out of the Minutes**
No business arising from the minutes.

6. REPORTS OF COMMITTEES / RESOLUTIONS

By request, Mayor Lee moved Parks, Recreation & Leisure Activities to the first of the Committee reports.

6.1 Parks, Recreation & Leisure Activities – Coun. Mitchell Tweel, Chair

Councillor Tweel indicated his Committee's report was included in the weekend package. Volunteer of the Month for September is Andy Worth.

In regard to the floating dock system proposed for Victoria Park, Councillor Tweel stated that the Committee, department and staff agreed to delay the installation of the new dock in part due to the lateness of the season. It was also noted that the City will need to enter into an agreement with the Charlottetown Port Authority because the Authority controls the majority of the Charlottetown Harbour including the shoreline of Victoria Park.

**Moved by Councillor Mitchell Tweel
Seconded by Councillor Melissa Hilton**

RESOLVED:

That, as per the recently advertised tender for the "2018 Victoria Park Tennis Court Resurfacing", the City of Charlottetown accepts the bid of \$79,925.00 (HST included) from Bourassa Sport Technologie Inc. for this project, and

That the amount from CBCL Limited for project management and professional fees for \$7,762.50 (HST included) be accepted, and

That this amount be expensed to the 2018 Parks and Recreation Capital Budget,

And further that the Mayor and CAO are hereby authorized to execute standard contracts/agreements to implement this resolution.

CARRIED 9-0

6.2 Planning & Heritage – Coun. Greg Rivard, Chair

Councillor Rivard indicated his Committee's report was included in the weekend package.

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the request to:

1. Amend Appendix "H" – Zoning Map of the Zoning & Development By-law from the Single-Detached Residential (R-1L) Zone to the Open Space(OS) Zone for the property located at 34 Jardine Street (PID #1053032), be approved;
2. Amend Appendix "H" – Zoning Map of the Zoning & Development By-law from the Single-Detached Residential (R-1L) Zone to the Open Space(OS)

Zone for the property located at Lot 2009-1 Skyline Drive (PID# 1034685), be approved; and

3. Amend Appendix "H" – Zoning Map of the Zoning & Development By-law from the Open Space (OS) Zone to the Single-Detached Residential (R-1L) Zone for the property located at Lot 2002-6 Amanda Drive (PID# 939819), be approved.

CARRIED 10-0

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the request for a minor variance to increase the maximum height requirement of 39.4 ft to an average height of approximately 41.0 ft in order to construct a 44-unit apartment building on the vacant property located at 30 Norwood Road (PID #658526), be approved.

Concerned was raised with respect to the potential of increased traffic at the intersection of Norwood Road/ St. Peters Road/Northridge Parkway. It was noted that this intersection is extremely busy and, at times, dangerous to navigate and it was suggested that a moratorium be placed on development in the above noted area until the matter can be resolved. Councillor Rivard took this under advisement but suggested that the Intergovernmental Affairs Committee correspond with the Province requesting a traffic study on that particular intersection, as all the main arteries coming into Charlottetown are the responsibility of the Provincial government.

**CARRIED 9-1
Councillor Bernard opposed**

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the request to amend Section 5.2.15 and Section 5.13.3 of the Zoning & Development By-law as attached in order to allow additional signage to identify points of access / egress on institutional properties seven (7) acres or larger, be approved.

CARRIED 10-0

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the request to amend "Appendix A – Resources Designated under Heritage Provisions" of the Zoning and Development Bylaw by removing the property at 15 Hillsborough Street (PID #336198) from the table, in conjunction with a recommendation from the Heritage and Planning Boards, be rejected.

Councillor Rivard reported that a purchase and sale agreement is in place and the proposed purchaser has intentions of restoring the noted property.

CARRIED 10-0

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the request for a site specific amendment to amend the Single-Detached Residential (R-1L) Zone to allow:

1. an increase in the total maximum gross floor area for all accessory buildings onsite from 1,200 sq.ft (111.48 sq.m) to 2,416 sq.ft (224.4 sq.m); and
2. the proposed accessory building to exceed the maximum allowable floor size from 850 sq.ft (78.97 sq.m) to 1,800 sq.ft (167 sq.m), as it pertains to Belgrave Drive parcel (PID #1073634), be rejected to proceed to public consultation.

CARRIED 10-0

1st reading of the Zoning and Development Bylaw – Amend Appendix “H” – Zoning Map of the Zoning & Development By-law from the Single-Detached Residential (R-1L) Zone to the Open Space (OS) Zone for the property located at 34 Jardine Street (PID #1053032); Amend Appendix “H” – Zoning Map of the Zoning & Development By-law from the Single-Detached Residential (R-1L) Zone to the Open Space (OS) Zone for the property located at Lot 2009-1 Skyline Drive (PID #1034685); and Amend Appendix “H” – Zoning Map of the Zoning & Development By-law from the Open Space (OS) Zone to the Single-Detached Residential (R-1L) Zone for the property located at Lot 2002-6 Amanda Drive (PID #939819).

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the City of Charlottetown Zoning and Development Bylaw, Bylaw 2018-09-01 be read a first time.

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the said Bylaw (2018-09-01) be approved and that it be read a second time at the next Regular Meeting of Council.

CARRIED 10-0

1st reading of the Zoning and Development Bylaw – Amend Section 5.2.15 and Section 5.13.3 of the Zoning & Development By-law in order to allow additional signage to identify points of access / egress on institutional properties seven (7) acres or larger.

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the City of Charlottetown Zoning and Development Bylaw, Bylaw 2018-09-02 be read a first time.

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the said Bylaw (2018-09-02) be approved and that it be read a second time at the next Regular Meeting of Council.

CARRIED 10-0

2nd reading of the Zoning and Development Bylaw - Repeal the existing Zoning and Development Bylaw in its entirety and replace it with the proposed Zoning and Development Bylaw (2018-11) and further amend Sections 5.6.2 and the definition for Registry of Approved Accessory Apartments (Section 3: Definitions) shall come into force upon adoption of a Bylaw to create this Registry.

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the "City of Charlottetown Zoning and Development Bylaw" be read a second time and that the said Bylaw be approved and adopted.

CARRIED 10-0

2nd reading of the Heritage Preservation Bylaw - Create a new Heritage Preservation Bylaw (2018-07).

**Moved by Councillor Greg Rivard
Seconded by Councillor Terry MacLeod**

RESOLVED:

That the "City of Charlottetown Heritage Preservation Bylaw" (#2018-07) be read a second time and that the said Bylaw be approved and adopted.

CARRIED 10-0

6.3 Human Resources, Communications & Admin – Coun. Terry MacLeod, Chair
Councillor MacLeod indicated his Committee's report was included in the weekend package.

6.4 Intergovernmental Affairs & Event Attraction – Coun. Kevin Ramsay, Chair
Councillor Ramsay indicated his Committee had not met since the last Council meeting.

6.5 Protective & Emergency Services – Coun. Jason Coady, Chair

Councillor Coady indicated his Committee's report was included in the weekend package. He noted that Brad Wonnacott recently competed in the Atlantic Regional Fire Fit Challenge and won a spot at the National challenge in Alberta.

It was noted that cycling within the city has become quite popular and it was suggested that the Committee review the option to license cyclists. Councillor Coady took the suggestion under advisement.

It was suggested now that the fire department has a new rescue truck, the older truck be retained in the fleet and utilized to some capacity. Councillor Coady took this under advisement.

**Moved by Councillor Jason Coady
Seconded by Councillor Terry Bernard**

RESOLVED:

That the Public Works Manager be authorized to cut grass and subsequent under growth that would lead to the existence of animal life, remove any garbage and other materials or debris, clean up and properly dispose of same, at the owners expense, on property located at 304 Richmond Street (PID #339614) in accordance with the terms of the Dangerous, Hazardous and Unsightly Bylaw of the City of Charlottetown.

CARRIED 10-0

2nd reading of the Dangerous, Hazardous and Unsightly Premises Bylaw -

Amend Part III – DEFINITIONS Section. 3.7 "Inspector" to include police officer; to allow resolution to remain effect for 24 months to remedy recurring conditions. Amend Part V – Sections 5.4 (a) & (b) as they pertain to derelict vehicles; Amend Part VII – ENFORCEMENT STANDARDS Sections 7.1 to 7.4; Amend Part VIII – NON-COMPLIANCE, Sections 8.1 to 8.4 allow resolution to remain effect for 24 months to remedy recurring conditions.

**Moved by Councillor Jason Coady
Seconded by Councillor Greg Rivard**

RESOLVED:

That the City of Charlottetown Dangerous, Hazardous and Unsightly Premises Bylaw (#2018-09) be read a second time and that the said Bylaw be now adopted.

CARRIED 10-0

2nd reading of the Horsesdrawn and Rickshaw Vehicle Bylaw - Amend Section B - DEFINITIONS Section 1 (b) "Pedicab Vehicle" to include three and four wheeled vehicles with no motorized assistance. Amend Section B Section 8 (b) to reference need to park in an identified parking space. Amend Section B #10 to increase the number of Pedicab and Rickshaw vehicles allowable.

**Moved by Councillor Jason Coady
Seconded by Councillor Greg Rivard**

RESOLVED:

That the City of Charlottetown Horsesdrawn and Rickshaw Vehicle Bylaw (#2018-10) be read a second time and that the said Bylaw be now adopted.

CARRIED 10-0

6.6 Water & Sewer Utility - Deputy Mayor Mike Duffy, Chair

Deputy Mayor Duffy indicated his Committee's report was included in the weekend package.

In response to a question raised regarding the Water Rehabilitation project in areas of Sherwood, Deputy Mayor Duffy indicated there was an initial delay in sanitizing the pipes but the project should be completed relatively close to its initial timeframe.

**Moved by Deputy Mayor Mike Duffy
Seconded by Councillor Melissa Hilton**

RESOLVED:

That Island Coastal Services be awarded the tender for the East Royalty Lagoon Interconnection – Lift Station and Forcemain in the amount of \$2,609,670.57 (HST included),

And that this be expensed out of the 2018 Utility Capital Budget,

And that the Mayor and CAO are hereby authorized to execute standard contracts/agreements to implement this resolution.

CARRIED 10-0

6.7 Public Works & Urban Beautification – Coun. Terry Bernard, Chair

Councillor Bernard indicated his Committee's report was included in the weekend package. He reported that this year's paving program consisted of 60 streets with the contractor being 95% complete to date. Storm Water Management projects are underway, Storm Pipe Construction Package 'C' closes on September 14; multipurpose pathways on River Ridge Drive and Greensview Drive near completion and Royalty Road sidewalk installation to begin next week.

**Moved by Councillor Terry Bernard
Seconded by Councillor Melissa Hilton**

RESOLVED:

That, as per the conditions of the 'Request for Quotations for Five (5) Municipal Sidewalk Tractors', the low submission of Saunders Equipment Ltd. in the amount of \$728,582.50(all taxes included) be accepted.

CARRIED 10-0

**Moved by Councillor Terry Bernard
Seconded by Councillor Melissa Hilton**

RESOLVED:

That, as per the conditions of the 'Request for Quotations for Two (2) Compact Wheel Loader and Attachments', the only submission of MacFarland's Ltd. in the amount of \$326,579.30(all taxes included) be accepted.

CARRIED 10-0

- 6.8 Economic Development, Tourism, Arts & Culture – Coun. Bob Doiron, Chair**
Councillor Doiron indicated his Committee's report was included in the weekend package. He reported that the Victoria Park Sunset Series and Art in the Open were well attended. The Committee is preparing for the annual Charlottetown Christmas Parade.
- 6.9 Environment & Sustainability – Deputy Mayor Mike Duffy, Chair**
Deputy Mayor Duffy indicated his Committee's report was included in the weekend package. He reported that the Food Council recently met to develop its vision and mission statement; members are a very diverse group coming from areas of production, health/nutrition, non-profit/community and academia. Transit ridership for August 2018 was 47,678 compared to 43,208 in August 2017.
- 6.10 Finance, Audit & Tendering – Coun. Melissa Hilton, Chair**
Councillor Hilton indicated her Committee's report was included in the weekend package.

**Moved by Councillor Melissa Hilton
Seconded by Councillor Mitchell Tweel**

RESOLVED:

That the City of Charlottetown accept cash-in-lieu of parkland in the amount of \$57,000 for the Windymere Drive Sub-division Extension as outlined in the preliminary plan, to be paid on a per-lot basis as lots are developed to a maximum of 10 years, at which time any outstanding balance is due and payable,

And that these funds are credited to the Parkland Reserves,

And further that the Mayor and CAO are hereby authorized to execute standard contracts/agreements to implement this resolution.

CARRIED 10-0

**Moved by Councillor Melissa Hilton
Seconded by Councillor Mitchell Tweel**

RESOLVED:

That the City of Charlottetown accept the 69,909 sq. ft. (1.605 acres) of land (10%) as parkland for the MacRae Subdivision (Trailview Drive Extension) as indicated in the proposed concept development plan (attached),

And that the Planning Department will enter into a development agreement with the Developer,

And further that the Mayor and CAO are hereby authorized to execute standard contracts/agreements to implement this resolution.

CARRIED 10-0

**Moved by Councillor Melissa Hilton
Seconded by Councillor Mitchell Tweel**

RESOLVED:

That the City of Charlottetown accept the woodland parcel of property (8.5 acres) for parkland for the Montgomery Heights Sub-division as outlined in the attached concept plan,

And that the Planning Department will enter into a development agreement with the Developer,

And further that the Mayor and CAO are hereby authorized to execute standard contracts/agreements to implement this resolution.

CARRIED 10-0

Mayor Lee left the Chambers as he was in conflict with the following resolution. Deputy Mayor Duffy presided.

- 6.11 Advanced Planning, Priorities & Special Projects – Coun. Kevin Ramsay, Chair**
Councillor Ramsay indicated his Committee's report was included in the weekend package.

**Moved by Councillor Kevin Ramsay
Seconded by Councillor Mitchell Tweel**

RESOLVED:

That the City of Charlottetown:

- 1.) Adopt the attached proposed Affordable Housing Incentive Program as proposed by the Advanced Planning, Priorities and Special Projects Committee.
- 2.) Amend the proposed Zoning and Development Bylaw (2018-11) to reflect the recommendations under the Affordable Housing Incentive Program.
- 3.) Start to implement the Affordable Housing Incentive Program upon the adoption of the proposed amendment.

Concerns were expressed with respect to amending the Zoning & Development Bylaw (allow for additional residential Accessory/Auxiliary units) and allowable greenspace.

**CARRIED 8-1
Councillor Doiron opposed**

6.12 New Business

There was no new business.

7. Motion to Adjourn

Moved by Councillor Melissa Hilton and Seconded by Councillor Kevin Ramsay that the meeting be adjourned. Carried.

The meeting adjourned at 6:00 PM