CITY OF CHARLOTTETOWN
REGULAR MONTHLY MEETING OF COUNCIL
COUNCIL CHAMBERS, CITY HALL, 199 QUEEN STREET
TUESDAY, JANUARY 13, 2026 at 5:00 PM

Mayor Philip Brown presiding

Present:	**Deputy Mayor Alanna Jankov**	**Councillor Mitchell Tweel**
	Councillor Terry Bernard	**Councillor Bob Doiron**
	Councillor Kevin Ramsay	**Councillor Julie McCabe**
	Councillor Norman Beck (T/C)	**Councillor Trevor MacKinnon**
	Councillor John McAleer	**Councillor Justin Muttart**
Also:	**Brad MacConnell, CAO**	**Michael Ruus, DIG**
	Richard MacEwen, DCS	**Sean Coombs, APC**
	Kent Mitchell, DFC	**David Gundrum, PDM**
	Frank Quinn, PRM	**Jessika Corkum-Gorrill, ESM**
	Joshua McInnis, UM	**Wayne Long, EGAM**
	Ylber Gashi, PWM (T/C)	**Melanie Bailey, SIO**
	Jessica Bradley, SCO	**Riley Taweel, PWE**
	Rory Chaisson, IT	**Melanie McKenna, CS**
	Tracey McLean, PRC	
Regrets:	**Emilee MacLeod, HRM**	**Donna Miller-Ayton, PPHM**
	Isaac Ewuah, AFM	

(T/C indicates present via teleconference)

- The Mayor acknowledged that the land on which we gather is the traditional unceded territory of the Mi'kmaq First Nation.

1. **Call to Order**
   Mayor Brown called the meeting to order.

2. **Declarations of Conflict of Interest**
   Councillor Doiron declared a conflict with respect to Planning & Heritage Resolution #1 – Lot 159 Hidden Valley S/D (PID# 1047562).

3. **Approval of Agenda**
   It was requested that the Police Chief Recruitment Update item be removed from the Closed Session discussion. Moved by Councillor Bernard and seconded by Councillor McAleer that the agenda be approved as amended. Carried. Councillors Beck and MacKinnon opposed.

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4. Adoption of Previous Draft Minutes of Council

Moved by Councillor Tweel and seconded by Deputy Mayor Jankov that the draft minutes of the following open meetings of Council be adopted.

- Regular Meeting – December 9, 2025
- Special Meetings – December 8, 12 & 16, 2025

CARRIED

5. Business Arising out of the Minutes

CUPE 830 Collective Agreement status update was requested. Mr. MacEwen, DCS, indicated minor edits were done last Friday and anticipates the agreement coming forward for signature early next week.

Proposed Memorial Monument Policy status update was requested. Councillor Muttart indicated the policy will be discussed at the next Strategic Priorities, Comms & Intergovernmental Cooperation Committee meeting.

6. Council Inquiries to be taken Under Consideration

No inquiries raised.

7. REPORTS OF COMMITTEES/RESOLUTIONS/BYLAW READINGS

7.1 Planning & Heritage – Deputy Mayor Alanna Jankov, Chair

Deputy Mayor Jankov indicated her Committee report was included in the weekend package. She reported there will be public engagements held in February with respect to the Zoning & Development Bylaw, Patio Bylaw and Heritage Preservation Bylaw and encouraged Council and residents to attend when dates are finalized.

In response to a question raised regarding '4 units as a right', the Deputy Mayor noted that nothing can move forward on changing this until the Province gives ministerial sign-off on the new Official Plan.

● Councillor Doiron left the Chamber for the following resolution due to a conflict.

Moved by Deputy Mayor Alanna Jankov
Seconded by Councillor Julie McCabe

RESOLVED:

That the following Major Variance for the subject property identified as Lot 159, Hidden Valley subdivision (PID# 1047562) be approved:

To increase the maximum number of apartment units on the subject property to be 32 units whereas the maximum otherwise allowed under the (R-4) zone based on lot size is 26 apartment units.

CARRIED 9-0

● Councillor Doiron returned to the Chamber.

Moved by Deputy Mayor Alanna Jankov
Seconded by Councillor Julie McCabe

RESOLVED:

That Council approve the request to proceed to public consultation concerning a request to rezone the unaddressed subject property identified as Mount Edward Road (PID# 440545) from

the Single Detached Residential (R-1L) Zone to the Comprehensive Development Area (CDA) Zone and to change the land-use designation in the Official Plan for the subject property to the Comprehensive Development Area to facilitate future development of the property with three (3) apartment buildings having a combined maximum total of 87 dwelling units.

CARRIED 10-0

Moved by Deputy Mayor Alanna Jankov
Seconded by Councillor Julie McCabe

RESOLVED:

That Council approve the request to consolidate a 0.09 hectare (0.24 acre) portion of unaddressed property identified as PID# 279000 within the Light Industrial (M-1) Zone with an abutting lot identified as 40 Riverside Drive (PID# 839332), also in the (M-1) Zone, related to re-development of an existing energy generation plant. The lot consolidation will be subject to a final pinned survey plan.

CARRIED 10-0

7.2 Parks, Recreation & Leisure Activities – Councillor Kevin Ramsay, Chair

Councillor Ramsay indicated his Committee report was included in the weekend package.

Concern was raised with respect to dogs off leash in Victoria Park. Councillor Ramsay referred to the Parks & Rec Manager who responded that the department is looking at increased bylaw patrols and more "dogs on leash" signage in the Park.

7.3 Water & Sewer Utility – Councillor Bob Doiron, Chair

Councillor Doiron indicated his Committee report was included in the weekend package.

An update was requested with respect to the Value for Money Audit (FibreOP Communications). Councillor Doiron confirmed that data had been forwarded to the audit firm and a call is expected next week to discuss next steps.

Moved by Councillor Bob Doiron
Seconded by Councillor John McAleer

RESOLVED:

Whereas, the City of Charlottetown passed a policy resolution of April 10, 2000 "that City Council confirm its policy not to entertain applications for water service to properties outside the municipal boundary of the City of Charlottetown" without first receiving approval from City Council to do so,

Therefore, Be it Resolved, that City Council approves the request received for water service to 529 Brackley Point Road, PID# 1177096,

And Be it FURTHER RESOLVED that the costs associated with the development, or any future services be paid by the property owner and those services be billed with a 25% premium as a surcharge for services provided outside the City of Charlottetown municipal boundary.

CARRIED 10-0

7.4 Public Works – Councillor Mitchell Tweel, Chair
Councillor Tweel indicated his Committee report was included in the weekend package. He reported that the North River Road Master Plan was recently presented at Committee; the plan's purpose is to address congestion, safety, and accessibility along a key transportation corridor.

An update was requested regarding the Sherwood Sport and Recreation Complex Master Plan. Councillor Tweel indicated an Open House was held just before Christmas and consultants are now reviewing feedback from the four options presented to the public at that Open House.

7.5 Environment & Sustainability – Councillor Trevor MacKinnon, Chair
Councillor MacKinnon indicated his Committee report was included in the weekend package. He reported Charlottetown recorded over 103,000 transit passenger trips in December 2025, a 5.6% decrease from December 2024. Climate Action Tracker launched December 10, which is intended to improve transparency and accountability, and will be regularly updated throughout the plan's life.

7.6 Finance, Audit, Tendering & Administration – Councillor John McAleer, Chair
Councillor McAleer indicated his Committee report was included in the weekend package.

7.7 Human Resources – Councillor Norman Beck, Chair
Councillor Beck indicated his Committee report was included in the weekend package.

An update was requested regarding the status of the CUPE 501 Collective Agreement. Councillor Beck indicated there is no information to provide at this time.

7.8 Economic, Tourism & Cultural Development – Councillor Terry Bernard, Chair
Councillor Bernard indicated his Committee report was included in the weekend package. He reported that in 2025, Port Charlottetown seen 175,000 cruise ship visitors, Meetings & Conventions welcomed 15,000 delegates and major events like the PEI International Shellfish Festival, PEI Marathon and Jack Frost Winterfest were big economic drivers.

7.9 Strat. Priorities, Comms & Intergovernmental Cooperation - Coun. Justin Muttar, Chair
Councillor Muttart indicated his Committee report was included in the weekend package.

Moved by Councillor Justin Muttart
Seconded by Deputy Mayor Alanna Jankov

RESOLVED:

That Council approve that the annexed lands of Marshfield, identified as PID#s 140061, 140087, 1068873, 530972, 620989, 490573, and portion of PID# 992909, be assigned to Ward 9 – Stonepark, and

That Polling Division #7 – East Royalty Road be designated as the polling division for these lands.

CARRIED 10-0

7.10 Protective & Emergency Services – Councillor Julie McCabe, Chair
Councillor McCabe's Committee report was included in the weekend package.

2nd Reading to Amend the Enforcement and Summary Proceedings Bylaw (Amendment Bylaw #2024-ESP-01A) - Amend the City of Charlottetown Enforcement and Summary Proceedings Bylaw (#2024-ESP-01) to improve alignment with the Municipal Government Act of PEI Sections 236

and 238, strengthen enforcement provisions, clarify summary conviction offense, and expand on proceedings that can be processed through the Justice of Peace vs. Provincial Court judge.

Moved by Councillor Julie McCabe
Seconded by Councillor Kevin Ramsay

RESOLVED:

That the City of Charlottetown Enforcement and Summary Proceedings Bylaw #2024-ESP-01 which was read a first time on December 9, 2025 be read a second time and that the said Bylaw now be approved and adopted.

CARRIED 10-0

7.11 New Business

No new business.

8. Motion to Move into a Closed Session as per the MGA of PEI

Section 119(1)(a) commercial information which, if disclosed, would likely be prejudicial to the municipality or parties involved,

Section 119(b) information received in confidence which, if disclosed, would likely be prejudicial to the municipality or parties involved, and
Section 119(1)(d) human resource matters, including labour relations or employee negotiations

- Proposed Property Negotiations [119(1)(a)&(b)]
- CAO One (1) Year Evaluation Process [119(1)(d)]

Moved by Councillor MacKinnon and seconded by Deputy Mayor Jankov. Carried.

9. Business Arising from the Closed Session

No business arose.

10. Adjournment

Moved by Councillor Muttart and seconded by Councillor Ramsay hat the meeting be adjourned. Carried. Meeting concluded at 9:18 PM.