

**Town of Cornwall
Cornwall, Prince Edward Island
Committee of Council
June 17, 2026, 4:30 PM**

Chair: Mayor Minerva McCourt

Present: Councillor Steven Campbell
Councillor Corey Frizzell
Councillor Judy Herlihy
Councillor Cory Stevenson

Regrets: Deputy Mayor Jill MacIsaac

Also: Kevin Coady - CAO
Tracey Laybolt – Community/IT/HR Coordinator
Paula Griffin – Manager of Planning and Development
Geoff Baker – Manager of Engineering and Capital Projects

CALL TO ORDER

Deputy Mayor MacIsaac called the meeting to order at 4:30pm. There were two members of the public present, plus the Scholarship recipients and guests.

APPROVAL OF THE AGENDA

It was moved by Councillor Stevenson and seconded by Councillor Frizzell that the agenda be approved as circulated.

Motion Carried

DISCLOSURE OF CONFLICT OF INTEREST

Councillor Stevenson will recuse himself from section 7-B-1, Cornerstone Parking Request, due to his membership in the church.

ADOPTION OF PREVIOUS MINUTES

May 20, 2026 - It was moved by Councillor Stevenson and seconded by Councillor Campbell that the minutes of May 20, 2026, be approved as circulated.

Motion Carried

GUESTS/PRESENTATIONS

Town of Cornwall Annual Scholarship Presentations – Mayor Court welcomed the scholarship recipients and their families. Mayor and Council congratulated the recipients on their hard work and wished them all the best in their future endeavors. The scholarships were presented to:

Sophia MacPhail – Academic Scholarship
Kaidence Weeks – Athletic Scholarship
Emily Hughes – Arts Scholarship
Finn Turner Galaise – Trades Scholarship
Nathan Mahar – Mature Scholarship (not in attendance)
Dallin Waite – Prolonged Disability Scholarship (not in attendance)

PLANNING

- a) Reports/Minutes – The Committee did not meet.
- b) Information Items –

Councillor Stevenson left the meeting at 4:47pm

Cornerstone Reduced Parking Request

It was moved by Councillor Frizzell and seconded by Deputy Mayor MacIsaac to bring forth a resolution that Council grant approval to reduce the previously agreed-upon parking requirement for 9 Cornerstone Drive, being PID 761569, and eliminate the 47-space parking area fronting on Kingston Road initially required by Development Permit C-109-25 and its accompanying Development Agreement, subject to entering into a new Development Agreement with the Town.

Councillor Stevenson returned to the meeting at 4:50pm

Public Meeting- June 25, 2026

A Public Meeting will be held on June 25, 2026, 7pm at the Cornwall Civic Centre.

601 Main Street – Potential Commercial Development

There is a proposed development concept for commercial development at 601 Main Street. This will be three commercial buildings to be leased out. Developers are considering various businesses for the spaces. More information will be brought forward at the July Planning Committee meeting. Councillor Frizzell noted that this is exciting news and great for the development of Main Street.

c) Request for Decision –

Cornwall Self Storage – Automobile Sales License

There was a discussion on a request for a change of use at a self-storage facility in the industrial park. The request is for a secondary use as an office for an online car sales business. The owner only needs to provide an office address to obtain his brokerage license. The permit would allow him to run a digital business out of the property, but it would not be a car lot; it would need to be able to provide 4-6 parking spaces. There would be no signage or long-term parking. Manager Griffin noted that Council can put restrictions on the development agreement, but the owner does not anticipate any long-term parking. Councillor Frizzell would like to review the development agreement before it goes out. Manager Griffin will bring forward to the July Planning Committee meeting.

Change of Concept and Parkland Dedication – PID 246488 (Ferry Road)

The developers received pre-approval 2-3 years ago but have come forward with a new concept. They are looking to change to semi detached instead of single homes, which would help with the HAF numbers. The proposed land for parkland dedication was previously not palatable for the Town. Developers have spoken to Parks & Recreation manager Meunier regarding its usability and a proposal they have to create a trail connecting to Ferry Road, Retemary Drive, and Tranquility Trail. Councillor Frizzell would like to review the option of developers providing cash in lieu as previously discussed for future developments. Manager Griffin will find the value of proposed land and bring it to the July Planning Committee meeting.

3 Lot Subdivision – PID 246488 (Ferry Road)

It was moved by Councillor Campbell and seconded by Councillor Frizzell to bring forth a resolution that Council grant Approval to subdivide three (3) Lots from a portion of PID 246488 (the “Property”) as shown on Drawing No. 25201-1 prepared by Island Surveying & Engineering dated June 16, 2026, subject to the Developer entering into a Subdivision Agreement, Development Agreement and Parkland Dedication Agreement with the Town.

COMMITTEE of COUNCIL - FINANCE/ADMINISTRATION

103-105 Kingston Road HAF Funding Request

It was moved by Councillor Frizzell and seconded by Councillor Stevenson to bring forth a resolution to Council that Council grant approval for a commitment of \$113,850, representing fifty percent of the cost of the fire suppression booster pump system, of HAF funds to Arsenault Properties/Kingston Holdings Inc. for their current development situated at 103-105 Kingston Road

Local Leadership for Climate Adaptation – Climate Ready Plans and Processes (FCM)

Councillor Frizzell brought forward an initiative that had been presented at FCM. Manager Baker noted that, upon review, there would be significant reporting procedures and that they may require the use of a consultant to alleviate staff pressure. Councillor Frizzell suggested deferring the application to the next application intake.

ENVIRONMENT and SUSTAINABILITY

- a) Reports/Minutes – The Committee will be meeting next week. Councillor Herlihy provided the following updates:
 - The upcoming meeting will debrief on the Dandelion Festival and review information for the upcoming water audits.
 - The Committee will take a hiatus for July and August.
- b) Information Items – Nil
- c) Requests for Decision – Nil

MUNICIPAL and EMERGENCY SERVICES

- a) Reports/Minutes –
 - (i) The Committee did not meet.
 - (ii) Municipal Service Reports (Transit/Fire/Police/Bylaw/Humane Society).
Councillor Frizzell provided the following updates:
 - T-3 Transit: the new electric buses look great. There has been an increase in ridership for May 2026 of 33.6% over May 2025. Other municipalities have seen a decrease in recent months.
 - There will be an Emergency Measures Plan tabletop exercise facilitated by consultant Aaron Campbell on June 19, 2026, at Town Hall.
- b) Information Items – Nil
- c) Requests for Decision – Nil

PARKS and RECREATION

- a) Reports/Minutes
 - (i) May 13, 2026, Minutes included in the package.
 - (ii) Manager's Report – June's report included in the package. Councillor Stevenson provided the following updates:

- The Senior's Lobster dinner was well attended, with over 160 meals served. The Mark McLane Memorial lunch will take place tomorrow. Mark was a big supporter of the lunch and often stopped in to visit.
- The Everybody Plays Golf Tournament raised over \$3900.
- The Canada Day schedule will be released soon with a full line-up of fun events, including; pancake breakfast, Healing ceremony, official opening with entertainment, free swim & BBQ, sing-along with Campfire Dave and finishing with our fireworks display.
- Staff have been working to extend the childcare license to allow for more children at the summer camp to help alleviate the waiting list.
- Enrollment numbers for summer programs have been great so far.
- Councillor Stevenson provided the following updates to questions previously raised by Councillor Frizzell:
 - o Manager Meunier reached out to Holiday Haven to discuss possibly partnering in the future for Canada Day fireworks.
 - o All swings at Town parks have been installed.
 - o Entrances to parks, including the water access and green space at Primrose are in the process of being completed. Staff have had to wait for the weather to clear up and the grounds to dry to allow the work to be completed.
 - o More pickup after your pets' signs have been ordered and will be installed.

b) Information Items – Nil

c) Requests for Decision –

Parade Float

It was moved by Councillor Stevenson and seconded by Councillor Campbell to bring forth a resolution that Council approve the proposed float design.

Commemorative Sweater at TFSC Ballfield

It was moved by Councillor Stevenson and seconded by Councillor Campbell to bring forth a resolution that CAMBA be approved to install a commemorative jersey on the fence at centre field on the upper ball field of the Terry Fox Sport Complex in honour of Minhu Lee.

“Everybody Plays” Program

It was moved by Councillor Stevenson and seconded by Councillor Campbell to bring forth a resolution that the application and guidelines for the ‘Everybody Plays’ program, as amended and attached to this resolution, be adopted, and that funds raised in 2025, of approximately \$4100, be carried forward for use in the 2026 program.

“Mid-Isle Mariners” Sign at TFSC Softball Field

It was moved by Councillor Stevenson and seconded by Councillor Campbell to bring forth a resolution that the Mid-Isle Mariners be approved to install a ‘Home of the Mid-Isle Mariners’ sign on the fence at centre field of the softball field at the Terry Fox Sport Complex.

PUBLIC WORKS

- a) Reports/Minutes – The Committee did not meet. Councillor Campbell noted that there is a lot on the next meeting agenda including a resident guest speaker to discuss safety concerns at Main St and Mercedes Dr.
- a) Information Items – Nil
- b) Requests for Decision – Nil

WATER/SEWER UTILITY

- a) Reports/Minutes – The Committee did not meet
- b) Information Item – Nil
- c) Requests for Decisions –

Cornwall Road Phase Two – Resolution for Funding Agreement

It was moved by Councillor Stevenson and seconded by Councillor Herlihy to bring forth a resolution that the Council of the Town of Cornwall hereby confirms that it has the legal authority, administrative capacity, and financial resources necessary to enter into a funding agreement with Housing, Infrastructure and Communities Canada for the Cornwall Road Utilities Extension project under the Build Communities Strong Fund;

Contract Award – Warren Grove Roundabout Project Watermain Upgrades

It was moved by Councillor Stevenson and seconded by Councillor Frizzell to bring forth a resolution that the Town of Cornwall accept the Component 2 bid submitted by Birt & MacKay Construction for the Warren Grove Watermain and Sidewalk Project in the amount of \$523,019.34, including HST, in accordance with the recommendation of WSP.

CORRESPONDENCE

Thank You – Cornwall Area Meals on Wheels

The Town received a Thank You from the Cornwall Area Meals on Wheels thanking the Town for its continued support.

C.H.A.N.G.E Program – Rental Fee Waiver Request

It was moved by Councillor Herlihy and seconded by Councillor Stevenson to bring forth a resolution that the Town of Cornwall donate the use of space in the Cornwall Civic Centre, or Town Hall Community Room, at dates and times as are mutually agreeable between the Program and the Town, subject to availability, availability is at the sole discretion of the Town.

Diabetes Canada – Donation Request

Council will not be moving forward with this funding request.

The Equality Project

It was moved by Councillor Campbell and seconded by Councillor Frizzell to bring forth a resolution that the Town of Cornwall purchase a table of six seats at the Equality Project fundraising dinner and silent auction being held at the Eastlink Centre Friday June 26, 2026.

Crime Stoppers PEI – New Funding Model and Request

It was moved by Councillor Frizzell and seconded by Councillor Stevenson to bring forth a resolution that the Town of Cornwall donate two hundred and fifty dollars (\$250) to PEI Crime Stoppers to assist in their ongoing operations in furtherance of crime prevention and the promotion of safer communities.

OTHER

Nil

IN CAMERA

MGA s.119(1)(e) - It was moved by Councillor Campbell and seconded by Councillor Herlihy that the meeting would move “In Camera” at 6:41pm.

Motion Carried

The meeting resumed the regular session at 7:23pm.

ADJOURNMENT

The meeting was adjourned at 7:25pm.

Minerva McCourt, Mayor, Chair