

APPROVED MINUTES
Special Council Meeting
April 20, 2026 @ 6:30 pm
North Shore Community Centre

PRESENT:

Chair Deputy Mayor MacKinnon, Councillor McLaine, Councillor Sheehan, Councillor Cook, Councillor Paquet (Called in), Councillor Doyle, CAO Marie McInnis

ABSENT: Mayor Watts

Special Attendance: **Samantha Murphy, Planner**
 Barb Stevenson, Lawyer
 Maggie Grinner, Lawyer
 Melanie McKenna, Lawyer representing Municipality

1 Call to Order

6:30 pm by Chair Deputy Mayor MacKinnon.

2 Approval of the agenda

It was duly moved and seconded to approve the agenda as proposed.

Moved by Councillor Cook, seconded by Councillor McLaine

All in Favor (5)

MOTION CARRIED

2026-04-47

2.1 Disclosure of Pecuniary or other Conflicts of Interest”.

None

3 New Business (Requests for Decision)

3.1 RFD- 2026-09 -NS-23-108 RZ-PID# 544940, 3553 Bayshore Road

Chair Deputy Mayor MacKinnon opens with the following:

WHEREAS an application has been received from Kent MacLean and Patti-Sue Lee to change the future land use and zoning of portions of Property PID # 544940 on the Bayshore Road to Residential, as indicated in Figure 1;

AND WHEREAS a public meeting was held on October 28, 2025 in accordance with the statutory notice requirements;

AND WHEREAS Council has considered the planning report dated February 13, 2026 and public input;

AND WHEREAS Council is satisfied that the proposed amendment is consistent with the intent of the Official Plan and the *Planning Act*;

BE IT RESOLVED that Planning Board recommend to Council that Official Plan Amendment OPA-2026-04 to amend the Rural Municipality of North Shore 2021 Official Plan be approved and adopted; and

Motion to pass to rezoning.

First Reading of the Official Plan Amendment:

Official Plan Amendment OPA-2026-04

To amend the Rural Municipality of North Shore 2021 Official Plan

Effective Date

The effective date of the Official Plan Amendment OPA-2026-04 amending the 2021 Official Plan is the date as signed below by the minister responsible for the Planning Act.

Authority

This Official Plan Amendment is made under the authority of the Planning Act R.S.P.E.I. 1988, Cap. P-8 and the Municipal Government Act R.S.P.E.I. 1988, Cap. M-12.1.

BE IT ENACTED by the Council of the Rural Municipality of North Shore that Appendix A – Future Land Use Map of the 2021 Official Plan is amended as follows:

The future land use of portions of Property PID 544940 as shown in Figure 1 below, are designated as Residential, hereby excluding it from its former designation of Environmental Conservation.

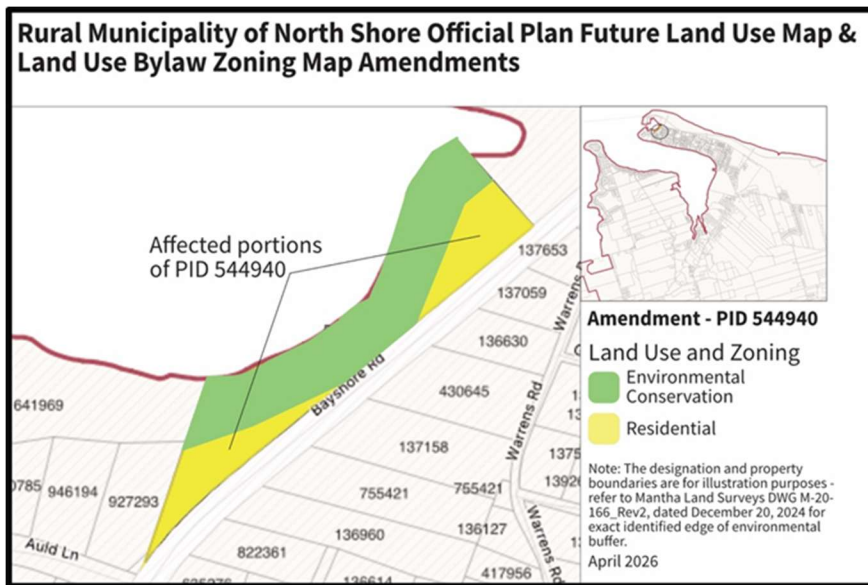


Figure 1 - PID 544940

Resolution

2026-04-48

Council Resolution

Official Plan Amendment OPA-2026-04

to amend the Rural Municipality of North Shore

2021 Official Plan

April 20th , 2026

Moved by **Doyle**
Councilor

Seconded
by **Cook**
Councilor

Resolution:

Carried	x
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For	5
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Defeated	
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Against	0
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WHEREAS an application has been received from Kent MacLean and Patti-Sue Lee to change the future land use and zoning of portions of Property PID # 544940 on the Bayshore Road to Residential, as indicated in Figure 1;

AND WHEREAS a public meeting was held on October 28, 2025 in accordance with the statutory notice requirements;

AND WHEREAS Council has considered the planning report dated February 13, 2026 and public input;

AND WHEREAS Council is satisfied that the proposed amendment is consistent with the intent of the Official Plan and the Planning Act;

BE IT RESOLVED that Official Plan Amendment OPA-2026-04 to amend the Rural Municipality of North Shore 2021 Official Plan be approved; and

BE IT FURTHER RESOLVED that Official Plan Amendment OPA-2026-04 to amend the 2021 Official Plan be hereby formally adopted.

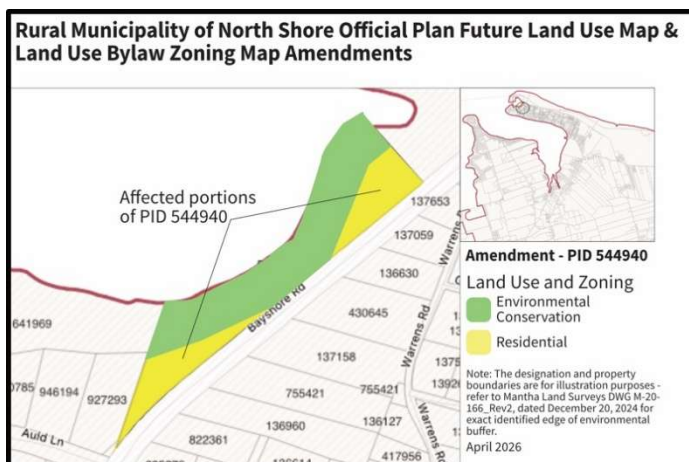


Figure 2 - PID 544940

OPA-2026-04 is attached.

This bears the recommendation of the Planning Board from the meeting held on DATE.

Council Resolution
2026-04-49
1st Reading
Bylaw #2021-C
A bylaw to amend the Rural Municipality of North Shore 2021 Land Use Bylaw

April 20th 2026

Moved by **Sheehan**
Councillor _____

Seconded **Doyle**
by
Councillor _____

Resolution:

Carried	
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For	5
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Defeated	
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Against	0
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WHEREAS an application has been received from Kent MacLean and Patti-Sue Lee to change the future land use and zoning of portions of Property PID # 544940 on the Bayshore Road to Residential, as indicated in Figure 1;
AND WHEREAS a public meeting was on October 28, 2025 in accordance with the statutory notice requirements;
AND WHEREAS Council has considered the planning report dated February 13, 2026 and public input;
AND WHEREAS Council is satisfied that the proposed amendment is consistent with the intent of the Official Plan and the Planning Act;
AND WHEREAS Official Plan Amendment OPA-2026-04 to amend the 2021 Official Plan has been considered and approved;
BE IT RESOLVED THAT the Rural Municipality of North Shore Bylaw #2021-C, A bylaw to amend the 2021 Land Use Bylaw, be hereby read a first time.

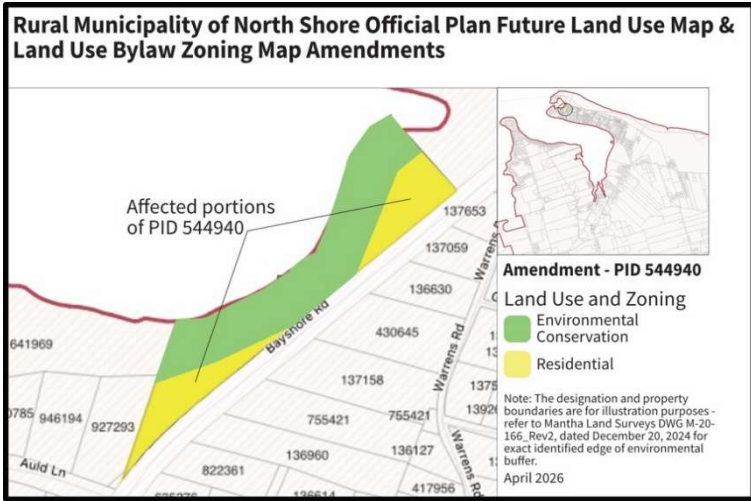


Figure 3 - PID 544940
Bylaw #2021-C is attached.

Council Resolution
2026-04-50
Approval of 1st Reading
Bylaw #2021-C
A bylaw to amend the Rural Municipality of North Shore
2021 Land Use Bylaw

April 20th, 2026

Moved by Councillor **Doyle**

Seconded by Councillor **Cook**

Resolution:

Carried	
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For	5
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Defeated	
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Against	0
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WHEREAS the Rural Municipality of North Shore Bylaw #2021-C was declared read a first time;
BE IT RESOLVED THAT the first reading of the Rural Municipality of North Shore Bylaw #2021-C, A
bylaw to amend the Rural Municipality of North Shore 2021 Land Use Bylaw, be hereby formally
approved.

4 NEXT MEETING DATE, TIME, North Shore Community Centre

The next meeting date as yet to be determined.

5 Adjournment of Special Council Meeting

It was duly moved and seconded to approve to adjourn the Special Council meeting at 6:41pm.

Moved by Councillor Cook, seconded by Councillor McLaine

All in Favor (5)

MOTION CARRIED

2026-04-51

SIGNED: NAME, Chair

DATE:

SIGNED: NAME, CAO

DATE: