

MINUTES OF THE REGULAR MEETING OF CITY COUNCIL HELD ON MONDAY, AUGUST 17, 2026 AT 7:00 PM IN THE COUNCIL CHAMBERS, CIVIC ADMINISTRATION BUILDING, BRANDON, MANITOBA

PRESENT: Mayor Jeff Fawcett In The Chair, Councillor Shawn Berry, Councillor Shaun Cameron, Councillor Barry Cullen, Councillor Kris Desjarlais, Councillor Greg Hildebrand, Councillor Heather Karrouze, Councillor Bruce Luebke, Councillor Jason Splett, Councillor Tyson Tame

ABSENT: Councillor Glen Parker

ADOPTION OF AGENDA:

1896 Desjarlais-Hildebrand
That the Agenda for the regular meeting of City Council to be held on Monday, August 17, 2026 be adopted as presented. CARRIED.

RECOGNITIONS:

(A) LOGAN PANDOLFI GROWS FOR GOOD

Councillor Tame recognized Logan Pandolfi, a local youth, for his charitable efforts. He noted that Logan grows and sells potatoes then uses the proceeds to purchase toys for children at Brandon General Hospital.

(B) KEYSTONE CENTRE ARABIAN HORSE SHOW

His Worship Mayor Fawcett recognized the Keystone Centre for the successful 2026 Arabian Horse show, the only national Arabian competition in Canada.

CONFIRMATION OF MINUTES:

1897 Karrouze-Splett
That the Minutes of the Special Meeting of City Council held Saturday, July 4, 2026 be taken as read and so adopted, all statutory requirements having been fulfilled. CARRIED.

1898 Cameron-Splett
That the Minutes of the Regular Meeting of City Council held Monday, July 27, 2026 be taken as read and so adopted, all statutory requirements having been fulfilled. CARRIED.

COMMUNITY COMMENTS & FEEDBACK:

(A) MADELYN ROBINSON - FREE YOUTH TRANSIT

Madelyn Robinson, Chair, Sustainable Brandon, spoke on the Free Youth Transit program. Praising the Youth Smart Card program, she encouraged Council approve the proposed motion. She noted concerns with the current transit system's schedule/capacity and

whether youth will be able to ride as intended. She encouraged Council to use a portion of proceeds to increase the number of buses running at peak times and work with the province to restore 50/50 funding to increase overall ridership.

HEARING OF PRESENTATIONS:

(A) 2027 BRINE BASH

Aly Wowchuk addressed City Council and introduced the upcoming 2027 Brandon Brine Bash event. She noted the event succeeds Brandon Pickle Fest, (disbanded in 2000) to restore public events in Brandon's downtown space, but is delayed due to naming copyright issues with the separate entity, Picklefest™. The Brandon Brine Bash will be free and open to the community and will feature various activities, contests, and vendors.

Desjarlais-Splett

1899 That the presentation from Aly Wowchuk regarding the 2027 Brandon Brine Bash event be received. CARRIED.

HEARING OF DELEGATIONS:

Nil

PUBLIC HEARINGS:

Nil

COMMUNICATIONS & PETITIONS:

Nil

COMMITTEE REPORTS:

(A) AUDIT AND FINANCE VERBAL AUGUST 17, 2026

Councillor Splett gave a verbal report from the Audit and Finance Committee meetings held on August 12, 2026 and August 17, 2026. He advised that the committee had discussed the MNP audit regarding the City's year end annual position. The City reported an annual surplus of approximately \$28.3 million for 2025, compared to approximately \$30.4 million in 2024. Additionally, the City's accumulated surplus increased to \$454 million at December 31, 2025 and the City finished the year with approximately \$504 million in tangible capital assets, reflecting an increase of \$41 million, and net debt of \$51.5 million. Further the committee reviewed the June Budget Review results and capital budget forecast, which reports total year end reserves currently projected at approximately \$56.9 million, compared to the budgeted year-end balance of \$52.7 million which is primarily the result of favourable investment maturities and reduced reserve-funded expenditures resulting from capital program.

1900 Splett-Hildebrand
That the verbal report from the Audit and Finance Committee be received. CARRIED.

(B) Environment and Climate Change Committee WRITTEN AUGUST 17, 2026

Council received a written report from the Environment and Climate Change Committee dated July 27, 2026. He noted that the committee discussed climate change and the Tier 2 energy performance target as the province is moving towards higher energy performance requirements.

1901 Desjarlais-Cameron
That the written report and recommendations from the Environment and Climate Change Committee from the July 27, 2026 meeting be received;

and further that Administration reviews the Committee recommendations and provide comments back to City Council at the September 9, 2026 regular meeting. CARRIED.

ENQUIRIES:

(352) WILLOWDALE WATERMAIN

Councillor Berry enquired about the watermain breaks in the Willowdale area, and when the area is scheduled to have the underground pipes replaced.

At the request of His Worship the Mayor, the City Manager advised that Administration would undertake a review of the recent break history and risk scoring for the Westview area watermains and evaluate whether this area warrants consideration for inclusion in a future update of the 10-year capital plan. This review would take place as part of the 2027 Capital Budget submission process.

(353) WILLOWDALE DRAINAGE

Councillor Berry enquired about a report from administration for rainwater mitigation plan in the Willowdale area.

At the request of His Worship the Mayor, the City Manager advised that administration would undertake a drainage study assessment in 2027 or 2028 for the Willowdale Area and prepare a report for Council outlining feasible mitigation options.

(354) SAFETY AUDIT - RICHMOND AND 19TH STREET

Councillor Hildebrand enquired about a potential safety audit at the crosswalk of Richmond Avenue and 19th Street and developing a minimum standard for Brandon's crosswalks.

At the request of His Worship the Mayor, the City Manager advised that crosswalk improvements at 19th Street and Richmond Avenue would include improved visibility, reduced crossing distances and accessible design features. These improvements would be included in the 2027 reconstruction project. Additionally, a review of the minimum standards for crosswalks would be taken under advisement.

(355) FRANKLIN STREET REPAIR

Councillor Parker enquired about a progress update for the roads in the 500 and 600 blocks of Franklin Street.

At the request of His Worship the Mayor, the City Manager advised that the Engineering Department would investigate establishing a separate budget for minor street improvements as part of the 2027 capital budget process.

(356) PARKING REGULATIONS - 400 BLOCK OF 27TH STREET

Councillor Cameron enquired about the parking regulations of the 400 block of 27th Street.

At the request of His Worship the Mayor, the City Manager advised that by-law officers were notified of the issues within this block and would monitor the area for violations when completing their tours. By-law encouraged residents to call in complaints for parking infractions for enforcement to be addressed.

(357) EAST END DOG PARK IMPROVEMENT

Councillor Parker enquired about the improvements to the 11th Street East dog park.

At the request of His Worship the Mayor, the City Manager advised that a new gate was being added, improvements to the east portion of the park were being planned, and repairs to the gazebo would be done later 2026. He advised that work continued toward improvements for all dog parks.

(358) PARK SPEED SIGNS

Councillor Parker enquired about the speed signs being adjusted at the 400 block of Park Street and noted the difference in signage for northbound and southbound traffic.

At the request of His Worship the Mayor, the City Manager advised that the conflicting speed sign for southbound traffic in the 400 block of Park Street would be removed in order to ensure safe speeds are maintained near the reduced speed zone adjacent to Rideau Park.

(359) DITCH SYSTEM - GARWOOD DRIVE AREA

Councillor Tame enquired about basement flooding in the Garwood area, and current ditch system contributing to mosquito concerns.

At the request of His Worship the Mayor, the City Manager advised that administration plans to move forward with the Park Avenue East Land Drainage in 2029 following construction of Southeast Drainage Phase 2.

(360) PATHWAY LIGHTING UPDATE

Councillor Tame enquired about the funds added to the 2025 budget for pathway lighting and requested an update.

At the request of His Worship the Mayor, the City Manager advised that the matter would be taken under advisement.

ANNOUNCEMENTS:

WINNIPEG SEABEARS VICTORY

Councillor Desjarlais announced the recent victory in the Canadian Elite Basketball League (CEBL) championship. He noted this was their first major victory and have broken attendance records this season.

WESTMAN MAGIC MEDALS

Councillor Luebke announced that three Westman Magic teams earned medals at various championship events across the country and extended congratulations for their hard work. The U17 team earned a bronze medal with the U13 and the U15 teams earned silver.

SUMMER SPECIAL OLYMPICS

His Worship Mayor Fawcett announced Team Manitoba won 17 gold medals, 21 silver medals, and 14 bronze medals during the 2026 Special Olympics Summer Games in Medicine Hat Alberta, recognizing the Brandonites on the team.

GENERAL BUSINESS:

(A) SUBDIVISION 4500-26-753—1900 – 34TH STREET

Submitted for consideration was a report from the Planning & Buildings Department dated August 7, 2026, with respect to the above.

Berry-Cullen

1902 That City Council approve the application to subdivide (4500-26-753) 1900 – 34th Street (Part SE ¼ 9-10-19 WPM) to create 44 lots and a public road in the RLD Residential Low Density and OS Open Space Zones in accordance with the subdivision map "Attachments C-3 through C-5", subject to:

1. The owner or successor entering into a development agreement with the City of Brandon, to be registered in series with the subdivision, with conditions as set out in "Attachment D" of this report;
2. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for a joint use easement agreement and Plan of Easement to the satisfaction of Manitoba Hydro, BellMTS, and Westman Communications Group, and registering the easement agreement along with the easement plan, if required, in series with the plan of subdivision;
3. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for the naming of the new street in the northwest corner of this subdivision and addressing of proposed lots to the satisfaction of City of Brandon Real Estate Administration;
4. The owner or successor completing a Heritage Resources Impact Assessment through a qualified archeological consultant to the satisfaction of Manitoba Historic Resources Branch;
5. The owner or successor revising the plan of subdivision to include a 12m wide public reserve corridor along 34th Street north of Manitou Street, to the satisfaction of the City of Brandon Planning & Buildings Department. CARRIED.

(B) SUBDIVISION - PART OF 1955 - 34TH STREET

Submitted for consideration was a report from the Planning & Buildings Department dated August 6, 2026 with respect to the above.

Berry-Splett

1903 That the application to subdivide (4500-26-756) (Pt. SW'A 10-10-19 WPM; Pt. Parcels 2 and 4, Plan 1731 BLTO) to create forty-six (46) lots, public roads, and public reserve in the RLD Residential Low Density and OS Open Space Zones be approved in accordance with the subdivision application map "Attachments C-3 through C-5", subject to the owner or successor:

1. Entering into a development agreement with the City of Brandon, to be registered in series with the subdivision with conditions as set out under Attachment D of the report to the Planning Commission;
2. Submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for a joint use easement agreement and Plan of Easement to the satisfaction of Manitoba Hydro, BellMTS, and Westman

Communications Group, and registering the easement agreement along with the easement plan, if required, in series with the plan subdivision;

3. Submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for naming of the proposed streets and addressing of the proposed lots to the satisfaction of City of Brandon Real Estate Administration; and Completing a Heritage Resources Impact Assessment through a qualified archaeological consultant to the satisfaction of Manitoba Historic Resources Branch. CARRIED.

(C) STREET NAMES BELLAFIELD LOCATED PART OF 1955 - 34TH STREET PROPOSED DEVELOPMENT SOUTH OF MARYLAND AVENUE & EAST OF 34TH STREET BY VBJ DEVELOPMENTS LTD.

Submitted for consideration was a report from the Planning & Buildings Department dated August 7, 2026 with respect to the above.

Berry-Tame

1904 That the proposed street names being McCrimmon Drive and Propp Place submitted by VBJ Developments Ltd. for their development of the area known as Bellafield at 1955 - 34th Street and the extension of Chipperfield Drive and Ferraro Drive in the SW 1/4 10-10-19 WPM, be approved. CARRIED.

(D) FREE YOUTH TRANSIT

Submitted for consideration was a report from the Transportation Department dated August 7, 2026 with respect to the above.

Luebke-Desjarlais

1905 That City Council authorize the implementation of the Free Youth Transit Pass Program effective September 1, 2026, subject to the contribution agreement with the Province of Manitoba providing funding of up to \$1 million to offset lost transit revenue from September 2026 through August 2027, and that transit fares for eligible youth participants be waived for the duration of the provincially funded program. CARRIED.

(E) AMENDMENT TO RESOLUTION 1843

Submitted for consideration was a report from the Finance Department dated August 7, 2026 with respect to the above.

Desjarlais-Cullen

1906 That Resolution 1843 passed by City Council on June 15, 2026 be amended by deleting:

"That City council support an application for funding to the Climate-Ready Plans and Processes program submitted under the Federation of Canadian Municipalities (FCM) Green Municipal Fund."

and replacing with:

"Whereas the City of Brandon has the following interest:

Identifying risks and resiliency measures for climate hazard events such as heavy rainfall and flooding;

- Analyzing community infrastructure to determine strategies for improving climate hazard adaptability; and
- Implementing the strategies and measures as part of the City of Brandon's long-term Climate Change Action Plan

And whereas the City of Brandon is undertaking Strengthening Brandon's Resilience Through Climate Hazard Assessment and Adaptation Planning.

Be it resolved that the City of Brandon directs staff to apply for a funding opportunity from the Federation of Canadian Municipalities' Local Leadership for Climate Adaptation initiative for Strengthening Brandon's Resilience Through Climate Hazard Assessment and Adaptation Planning." CARRIED.

(F) SOUTHWEST WATER & WASTEWATER SERVICING

Submitted for consideration was a report from the Engineering Department dated August 10, 2026 with respect to the above.

Berry-Splett

1907 That \$1,475,000 be authorized to be expended to advance water and wastewater servicing of the Southwest Growth Area;

and further that the expenditures be funded from the following reserves:

Development Charge Water Network Reserve: \$885,000

Development Charge Wastewater Network Reserve: \$590,000;

and further that internal financing of \$750,000 from the Development Charge Wastewater Network Reserve to the Development Charge Water Network Reserve be authorized, with interest calculated at 4.45% annually and repayment over 15 years from future water network development charge collections. CARRIED.

(G) NOTICE OF MOTION - COUNCILLOR SPLETT - MTI AGREEMENT

Councillor Splett submitted notice to with respect to a long-term service agreement with Manitoba Transportation and Infrastructure for mowing of boulevards, pothole filling, and snow removal on provincially owned roadways.

Splett-Desjarlais

1908 That Administration approach Manitoba Transportation & Infrastructure (MTI) to establish a multiyear (3 or 5 year) tender for mowing grass on Provincial roadways within the City of Brandon with a built-in escalator for each year at the rate of municipal inflation;

and further that Administration report back to Council at the first council meeting in October with an update on progress towards finalizing such an Agreement. CARRIED.

BY-LAWS:

NO. 7455 TO REZONE PROPERTY LOCATED AT 1900 – 34TH STREET
2ND & 3RD READINGS

Submitted for consideration for was a report from the Planning & Building Department dated August 7, 2026 with respect to the above.

Berry-Cameron

1909 That By-law No. 7455 to rezone land located at part of 1900 – 34th Street (Part SE 1/4 9-10-19 WPM) from AG80 Agricultural General 80 under the RM of Cornwallis Zoning By-law No. 1558/09/99 to RLD Residential Low Density and OS Open Space be amended as follows:

Under Section 1, adding immediately after "RLD Residential Low Density Zone" the words "OS Open Space Zone"; and Replacing Schedule "A" with Schedule "A" as attached within "Attachment A" of this report. CARRIED.

Berry-Cameron

1910 That By-law No. 7455 be read a second time as amended. CARRIED AS AMENDED.

Berry-Cameron

1911 That the By-law be read a third and final time. CARRIED.

FOR: Mayor Jeff Fawcett, Councillor Shawn Berry, Councillor Shaun Cameron, Councillor Barry Cullen, Councillor Kris Desjarlais, Councillor Greg Hildebrand, Councillor Heather Karrouze, Councillor Bruce Luebke, Councillor Jason Splett, Councillor Tyson Tame

AGAINST: Nil

NO. 7459 REZONING - PART OF 1955 - 34TH STREET
2ND & 3RD READINGS

Submitted for consideration was a report from the Planning & Building Department dated August 6, 2026.

Berry-Cullen

1912 That By-law No. 7459 (Z-06-26) to rezone part of 1955 – 34th Street (Pt. SW¼ 10-10-19 WPM; Pt. Parcels 2 and 4, Plan 1731 BLTO) from AG80 Agricultural General Zone under the

RM of Cornwallis Zoning By-law No. 1558/09/99 to RLD Residential Low Density and OS Open Space be amended by replacing Schedule “A” with Schedule “A” as attached within “Attachment A” of this report. CARRIED.

Berry-Cullen

1913 That By-law No. 7459 be read a second time as amended. CARRIED.

Berry-Cullen

1914 That By-law No. 7459 be read a third and final time. CARRIED.

FOR: Mayor Jeff Fawcett, Councillor Shawn Berry, Councillor Shaun Cameron, Councillor Barry Cullen, Councillor Kris Desjarlais, Councillor Greg Hildebrand, Councillor Heather Karrouze, Councillor Bruce Luebke, Councillor Jason Splett, Councillor Tyson Tame

AGAINST: Nil

NO. 7461 PLAN OF PUBLIC ROAD TO BE OPENED LOT 1 PLAN 75048 (510 PERRY STREET)
1ST READING

Submitted for consideration was a report from the Planning & Buildings Department dated August 7, 2026 with respect to the above.

Luebke-Karrouze

1915 That By-Law No. 7461, to open a portion of public road across part Lot 1 Plan 75048, located south of Victoria Avenue East and east of 17th Street East, be read a first time. CARRIED.

GIVING OF NOTICE:

Nil

ADJOURN:

Berry-Luebke

That the meeting do now adjourn. (8:22 p.m.) CARRIED.

MAYOR

CITY CLERK