



CITY OF IQALUIT
CITY COUNCIL MEETING #08
City Council Chambers
June 23, 2026 at 6:00 PM
AGENDA

MOMENT OF SILENCE

SWEARING IN - None.

ADOPTION OF AGENDA

1. **MINUTES**

- a) Public Hearing #04 Minutes dated May 26, 2026
- b) City Council Meeting #07 Minutes dated May 26, 2026

2. **DECLARATION OF INTEREST**

3. **DELEGATIONS**

- a) Concerns Regarding Short Term Rentals - Verbal
Kenny Bell
- b) Real Life Research Institute Request for In-Kind Support – Verbal
Ernest Lequimboh, Project Manager – Real Life Research Institute

4. **AWARDS AND RECOGNITIONS**

None.

5. **STATEMENTS**

6. **DEFERRED BUSINESS AND TABLED ITEMS**

None.

7. **NEW BUSINESS**

- a) Decision Item – Real Life Research Institute Request for In-Kind Support – Verbal
Mayor Awa
- b) Community Cleanup Acknowledgement and Prize Draw – Verbal
Dominik Gagné, Economic Development Officer
- c) Request for Decision – Mural Project Partnership with Create To Get Closer Program
Dominik Gagné, Economic Development Officer

- d) Request for Decision – 2026 Operating Budget Amendment Proposal
Peter Tumility, Chief Financial Officer
- e) Request for Decision – 2026 Capital Budget Amendment Proposal #2
Peter Tumility, Chief Financial Officer
- f) Request for Decision and Planning Report – Development Permit DP 26-027 & SK 26-008
Two Apartment Buildings, Hospital Hill
Plan 2105, Lot 860
Applicant: Nunavut Housing Corporation
Reiko Kobayashi, City Planner
- g) Appointment of City Councillor – Filling of Vacant Council Seat
Mayor Awa

8. **BY-LAWS**

- a) **First Reading of By-law(s).**

None.

- b) **Second Reading of By-law(s).**

None.

- c) **Third Reading of By-law(s).**

- i) By-law No. 1019, Zoning By-law Amendment 25-003 for Lot 19, Block 7, Plan 2871
- ii) By-law No. 1033, Zoning By-law Amendment 25-040 for Lot 483, Plan 911
- iii) By-law No. 1036, Zoning By-law Amendment 26-003A for Plan 2105, Lot 860

9. **OLD BUSINESS**

None.

10. **COMMITTEE REPORTS**

- a) Governance and Priorities Committee of the Whole Meeting #04 Report Dated June 16, 2026
Councillor Stevenson, Chair

11. **CORRESPONDENCE**

- a) Amaruq Hunters and Trappers Association – Qalugiaq Bowhead Whale Hunt – Sponsorship Request
- b) Nunavut Research Institute (NRI) – Scientific Research License Application – Michelle Blade, McGill University

12. **IN-CAMERA SESSION**

As per Section 22(2)(a) of the Cities, Towns and Villages Act and By-law No. 526 Section 67

- a) Legal
- b) Legal
- c) Legal

13. **ADJOURNMENT**

Next City Council Meeting July 28, 2026

**The Corporation of the City of Iqaluit
Minutes of a Public Hearing #04**

Held on Tuesday, the 26th day of May 2026, commencing at 5:30 p.m. at the City Council Chambers.

PRESENT FROM COUNCIL

Mayor Solomon Awa
Deputy Mayor Kimberly Smith – via teleconference
Councillor Amber Aglukark
Councillor Kyle Sheppard
Councillor Romeyn Stevenson

ABSENT

Alternate Deputy Mayor Harry Flaherty
Councillor Methusalah Kunuk
Councillor Simon Nattaq

PRESENT FROM ADMINISTRATION

Steve England, Chief Administrative Officer
Jamie Evic, Deputy Chief Administrative Officer
Bill Williams, Deputy Chief Administrative Officer
Katrina Sarmiento, Acting City Clerk/Deputy City Clerk
Carol Nakanwagi, Executive Assistant
Geoffrey Byrne, Communications and Customer Service Manager
Reiko Kobayashi, City Planner
Samantha Toffolo, Planning Contractor, Northern Futures – via teleconference

Mayor Awa called the Public Hearing to order.

1. By-law No. 1036, Amendment to Zoning By-law No. 899 for Lot 860, Plan 2105 (ZBA 26-003A)

Reiko Kobayashi, City Planner, presented By-law No. 1036, Amendment to Zoning By-law No. 899 for Lot 860, Plan 2105 (ZBA 26-003A). Ms. Kobayashi advised that the amendment would rezone the “Hospital Hill” public housing lot from Medium Density (R2) to High Density (R3(4)) to permit 116 housing units. The proposed zone includes the Core Area parking rate of one stall per three dwelling units, with an additional requirement for recreational vehicle parking.

Mayor Awa asked if any representations were received by the Planning Department.

Ms. Kobayashi advised that a written representation was received by the Planning Department and she advised the following:

- Received via e-mail from Karen Flaherty, 535 Niaqunngusiariaq Road
- Homeowner lives directly across from the proposed development site

- Supports the need for additional housing and additional public housing units are urgently needed
- Understands the importance of addressing housing crisis in the city
- Concerned about rezoning and construction of two large apartment buildings in the neighbourhood
- Has experienced existing challenges in the neighbourhood
- Shelter and boarding home both cause frequent disturbances in the neighbourhood
- Family would walk outdoors in the evening but can no longer enjoy this activity because of repeated encounters with individuals who are intoxicated, yelling, and/or behaving unpredictably on the street
- Concerned that adding two large apartment buildings without addressing neighbourhood impacts will place additional strain on existing challenges
- Concerns with increase in traffic and parking in an already congested area
- Main road provides access to the upper and lower parts of the city and traffic is often heavy because of limited routes
- Has been suggested that future tenants may not own vehicles and/or recreational vehicles, however, it is reasonable to expect that a number of tenants and visitors will have vehicles
- Addition of two large apartment buildings will increase traffic and parking demands in an area where congestion is already a concern
- Concerned about the capacity and reliability of electrical infrastructure in the area
- Residents in the area experience frequent power outages and interruptions
- Felt it was important to confirm that the existing electrical infrastructure has the capacity to support the increase in demand without affecting reliability for current residents
- Requested that Qulliq Energy Corporation assess the proposal and any necessary upgrades to the infrastructure would be carried out prior to construction
- Concerns of the long-term maintenance and management of the units
- Developers had spoken about the need for additional housing but there was little discussion about building maintenance
- Proposed housing units should include maintenance requirements, tenant support, and community services to ensure that the development is successful and positively contributes to the neighbourhood
- Housing alone does not address the broader social and operational challenges that can arise if buildings are not properly maintained and residents are not supported
- Nunavut Housing Corporation has challenges in maintaining existing housing
 - Some units remain vacant for extended periods due to significant damage or repair needs caused by tenants
 - Housing unit directly behind her property is boarded up and remained empty for a year
- Residents in the area have made financial improvements to their homes and are committed to maintaining a safe, stable and family-friendly neighbourhood
- Future development should complement and strengthen the surrounding community and not diminish the quality of life or negatively affect the value and enjoyment of neighbouring properties

- Prior to approving the rezoning, Council should consider:
 - What is the long-term maintenance plan for the new buildings?
 - How will ongoing property management and tenant supports be provided?
 - How many existing public housing units are currently vacant and in need of repair?
 - How will the impacts on traffic, parking, safety and neighborhood livability be addressed?
 - What measures will be taken to ensure the development enhances rather than diminishes the quality of life for surrounding residents?
- Urging Council to consider broader infrastructure issues, particularly the need for sidewalks
- Walking can be dangerous due to speeding vehicles, splashing from puddles and the lack of pedestrian infrastructure
- Safe sidewalks are important for children, seniors and lower income families who rely on walking
- Supports the creation of additional housing, but believes it must be done responsibly and with a long-term vision for the city
- Iqaluit needs safe green spaces, pedestrian infrastructure, well-maintained housing and family-friendly neighbourhoods
- Respectfully requests that Council consider these concerns prior to making a decision on the rezoning application

Mayor Awa called for input from the public.

George MacKay, resident in the area of the proposed development, made the following comments:

- Strongly in favour of the proposal
- Iqaluit is experiencing a housing crisis
- City needs to add as much high-quality public housing as quickly as possible
- Does not believe that parking is an issue
- Future consideration should be given to good public transportation rather than wasting valuable space on parking lots

Mayor Awa called for input from the public a second time.

Mayor Awa called for input from the public a third and final time.

Hearing none, Mayor Awa deemed Public Hearing #04 closed at 5:40 p.m.

Mayor Solomon Awa
Chair

Katrina Sarmiento
Acting City Clerk

Approved by City Council on the _____ day of _____ 2026.

**CITY OF IQALUIT
CITY COUNCIL MEETING #07
MAY 26, 2026 at 6:00 p.m.
CITY COUNCIL CHAMBERS**

PRESENT FROM COUNCIL

Mayor Solomon Awa
Deputy Mayor Kimberly Smith – via teleconference
Councillor Amber Aglukark
Councillor Kyle Sheppard
Councillor Romeyn Stevenson

ABSENT

Alternate Deputy Mayor Harry Flaherty
Councillor Methusalah Kunuk
Councillor Simon Nattaq

PRESENT FROM ADMINISTRATION

Steve England, Chief Administrative Officer
Jamie Evic, Deputy Chief Administrative Officer
Bill Williams, Deputy Chief Administrative Officer
Katrina Sarmiento, Acting City Clerk/Deputy City Clerk
Carol Nakanwagi, Executive Assistant
Kevin Kerr, Director of Engineering and Capital Projects
Geoffrey Byrne, Communications and Customer Service Manager
Reiko Kobayashi, City Planner
Samantha Toffolo, Planning Contractor, Northern Futures – via teleconference

MOMENT OF SILENCE

Mayor Awa opened the meeting at 6:00 p.m. with a moment of silence.

SWEARING IN

None

ADOPTION OF AGENDA

Remove:

12. IN CAMERA
- Legal Item

Motion #26-117

Moved by: Councillor Sheppard
Seconded by: Councillor Stevenson

Adoption of agenda as amended.

Unanimously Carried

1. MINUTES

- a) Governance and Priorities Committee of the Whole Meeting #03 Minutes dated May 5, 2026**

Motion #26-118

Moved by: Councillor Stevenson
Seconded by: Councillor Aglukark

Governance and Priorities Committee of the Whole Meeting #03 Minutes dated May 5, 2026.

Unanimously Carried

- b) City Council Meeting #06 Minutes dated May 12, 2026**

Motion #26-119

Moved by: Councillor Aglukark
Seconded by: Councillor Stevenson

City Council Meeting #06 Minutes dated May 12, 2026.

Unanimously Carried

2. DECLARATION OF INTEREST

Councillor Sheppard declared a conflict of interest regarding:

9. NEW BUSINESS
b) Request for Decision and Planning Report – Development Permit Application DP 25-047 and Survey Sketch Application SK 26-007

3. DELEGATIONS

- a) Iqaluit RCMP Detachment Monthly Reports – March and April 2026**

Staff Sergeant Vlatko Nikolovski, Iqaluit RCMP, was in attendance and presented the March and April 2026 Monthly Reports.

Staff Sergeant Nikolovski introduced Superintendent Simon McDermott, who made the following comments:

- Grew up in several communities in Nunavut
- Happy to return to Nunavut

- Officer in charge of Criminal Operations for Nunavut
- Serving in RCMP to give back to Nunavummiut

Councillor Sheppard made the following comments and asked the following questions, which Staff Sergeant Nikolovski answered:

- Thanked the RCMP for the good work being carried out in Iqaluit
- Expressed concern about public drinking
- What are the plans for the coming months? What can the department do? Are there additional resources needed to be proactive to address public drinking?
 - Project was developed to work with Municipal By-law Enforcement, but unfortunately there are no resources to dedicate to the project
 - Trying to secure resources to continue with the project
 - Members have shown an interest to continue with last year's project with the ATV patrols during the summer months, conducting patrols during random hours and places
 - ATV patrols will start in June once the weather permits
- Would there be a benefit for the City to formally request additional RCMP supports?
 - Would definitely be a benefit to have additional support that can be dedicated to a specific task
 - Additional supports will benefit both the detachment and the community
 - Previously discussed having a member to provide a community driven program

Councillor Aglukark made the following comments:

- Expressed concern with public drinking
- Strongly encourage and support any work being done by the RCMP regarding public drinking
- Spoke about the importance of traffic stops and ATV and foot patrols, as they are effective
- Public drinking is all over the city and not contained to one particular area
- Important to work with the RCMP and Government of Nunavut Department of Justice to implement a plan to address public drinking and intoxication

Staff Sergeant Nikolovski made the following comments:

- A joint effort where all agencies are working collaboratively to address public drinking and intoxication
- RCMP will continue with proactive patrols and initiatives

4. **AWARDS AND RECOGNITIONS**

None

5. **STATEMENTS**

Councillor Aglukark encouraged all eligible Nunavummiut to vote on May 27, 2026 for the Nunavut Tunngavik Inc. presidential by-election. She spoke about the importance of voting to stand together to ensure Inuit voices remain strong. Councillor Aglukark went on to say that the election was more than choosing leadership; it was about participating in the future direction of Nunavut and ensuring Inuit priorities remain at the centre. She stated that it was important that Inuit were heard, represented and engaged.

Deputy Mayor Smith explained that she was in Toronto for the Skills Canada National Competition and wished participants from Nunavut good luck. She went on to say that the event was a good opportunity to learn and network.

Mayor Awa noted that next month, students would be graduating. He encouraged students to remain in school and noted that they were the future leaders.

6. **DEFERRED BUSINESS AND TABLED ITEMS**

None

7. **BY-LAWS**

a) **First Reading of By-law(s)**

None

b) **Second Reading of By-law(s)**

- i) By-law No. 1036, Amendment to Zoning By-law No. 899 for Lot 860, Plan 2105 (ZBA 26-003A)

Motion #26-120

Moved by: Councillor Sheppard
Seconded by: Deputy Mayor Smith

Council approves Second Reading of By-law No. 1036, Amendment to Zoning By-law No. 899 for Lot 860, Plan 2105 (ZBA 26-003A).

Unanimously Carried

Councillor Stevenson asked the following question, and made the following comments, to which Reiko Kobayashi, City Planner, replied:

- When will the Development Permit Application be presented to Council once Third Reading has passed?
 - Following Second Reading, the developer will submit a Development Permit Application, and it will be forwarded to Council as soon as possible

- Third Reading will only be held if Council approves the Development Permit
- Council could approve rezoning the property to allow for higher density, but the proposed development may not be approved
- Requested clarification why the two are tied together
 - Bill Williams, Deputy Chief Administrative Officer, explained that there is a General Plan and Zoning By-law that shows a clear plan to follow for an amendment to the Zoning By-law to allow high density
 - Ms. Kobayashi explained that approval of Third Reading was not tied to any particular Development Permit Application
 - During past discussions, there were concerns regarding the proposed development
- Expressed concern for several years that the General Plan and Zoning By-law is outdated
- General Plan and Zoning By-law are being revised and updated for quite some time and currently, there is no clear plan that reflects Council's opinion for the community
- General Plan and Zoning By-law as it stands now does not reflect Council's vision for the community
 - Steve England, Chief Administrative Officer, explained that originally, there were concerns with the proposal presented to Council and staff worked with the developer to bring a revised proposal forward to get the project back on track
 - Bill Williams, Deputy Chief Administrative Officer, advised that an updated General Plan and Zoning By-law would be presented to Council this fall
 - Planning and Development team have been working with Council through workshops and meetings, while meeting the needs of developers for the growing city

Councillor Sheppard made the following comments:

- In favour of Second Reading
- Noted a numbering error in the amendment
- Pointed out, the amendment requires Development Permit approval prior to Third Reading

c) Third Reading of By-law(s)

None

8. OLD BUSINESS

None

9. **NEW BUSINESS**

a) **Information Item – Engineering Department Projects Update**

Kevin Kerr, Director of Engineering and Capital Projects, provided an Engineering Department Projects Update on the following projects:

- Long-term Water Project
 - Water Distribution Upgrades
 - Raw Water Supply and Storage – new reservoir

Councillor Sheppard made the following comment and asked the following question, which Mr. Kerr answered:

- Spoke about the amount of work carried out to repair pipes and the amount of water in the reservoir
- Will more long-term water leaks be repaired to maintain the full capacity of Lake Geraldine, ensuring there is adequate water supply for additional housing?
 - Repairing both waste and sewer infrastructure at the same time to minimize digging a second time to upgrade sewer infrastructure
 - Improving water capacity to provide sufficient water and proper water pressure to allow for developments
 - At the same time, ensuring that sewer infrastructure is available for developments
 - Staff are considering long-term capital planning to align projects with proposed developments

Steve England, Chief Administrative Officer, made the following comments:

- Thanked the utilidor crew for repairing leaks
- Parameters within the Disaster Mitigation and Adaptation Fund regarding leak repairs have been met

b) **Request for Decision and Planning Report – Development Permit Application DP 25-047 and Survey Sketch Application SK 26-007**

Councillor Sheppard declared a conflict of interest and left the Council Chambers.

Samantha Toffolo, Planning Contractor, Northern Futures, presented a Request for Decision and Planning Report for Development Permit Application DP 25-047 and Survey Sketch Application SK 26-007 for Lots 1 and 3, Block 239, Plan 4565.

Councillor Stevenson made the following comments and asked the following questions, which Ms. Toffolo answered:

- What were the staff recommendations made to the developer to revise the submission?
 - Revisions relate to the Grading and Drainage Plan as the original plan included a retaining wall that is too close to the lot line

- Developer wanted to revise the plan instead of requesting a variance
- Confirmation required on the exterior colour material, which was not identified
- Revisions to the Site Servicing Plan, as the Engineering Department requires more detailed plans relating to the access vault specifications
- Why are there no three-bedroom units in the building and was this discussed with the developer?
 - Extensive discussions with the developer prior to the application being submitted
 - Developer did not include three-bedroom units
- Does the sidewalk run the entire length of the lot?
 - Developer is responsible for the entire cost to install the sidewalk on the lot that fronts Fred Coman Street
- Mixed types of units in large residential spaces provides for a better community
- Should include both social and economic levels and different size family groups
- Proposal should include a small amount of three-bedroom units
- Needs of the community are not met by not including three-bedroom units

Deputy Mayor Smith made the following comments:

- Feels the need of one- and two-bedroom units are under estimated
- In general, families are smaller and one- and two-bedroom units provides an opportunity for young families and people starting out.
- Suggested that perhaps there is value for Council to conduct a study or survey to determine the housing needs of the community

Councillor Stevenson made the following comments:

- Agrees there is a need for one- and two-bedroom units
- Felt there is also a need for three-bedroom units
- Should be a variety of options

Motion #26-121

Moved by: Councillor Aglukark

Seconded by: Deputy Mayor Smith

Council approves:

1. Development Permit Application DP 25-047 for Lots 1 and 3, Block 239, Plan 4565, to permit the development of a 36-unit apartment, subject to the Special Conditions, the City's Standard Conditions, and in accordance with the attached plans.
2. Survey Sketch SK 26-007 to consolidate Lots 1 and 3, Block 239, Plan 4565.

For – Smith, Aglukark
Opposed – Stevenson
Carried

Following the vote, Councillor Sheppard returned to the meeting.

10. COMMITTEE REPORTS

None

11. CORRESPONDENCE

- a) Nunavut Research Institute (NRI) – Scientific Research License
Application – Brad Chambers, Qaujigiartiit Health Research Centre**

Motion #26-122

Moved by: Councillor Sheppard
Seconded by: Councillor Aglukark

Nunavut Research Institute – Application: “Improving the Health of Nunavummiut through Policy Directions and the Intersection of Housing Security and Food Security”, proposed to take place from June 20, 2026 to August 20, 2026, Brad Chambers, Qaujigiartiit Health Research Centre.

Unanimously Carried

12. IN CAMERA SESSION

- (1) as per Section 22 (2) (a) *Cities, Towns and Villages Act* and By-law No. 526
Section 67

- Legal

This item was removed from the agenda as Deputy Mayor Smith was present via teleconference and therefore could not participate in the In Camera session, resulting in quorum for the meeting being lost.

13. ADJOURNMENT

Motion #26-123

Moved by: Councillor Stevenson
Seconded by: Councillor Aglukark

Council adjourns at 7:05 p.m.

Unanimously Carried

Mayor Solomon Awa
Chair

Katrina Sarmiento
Acting City Clerk

Approved by City Council on the ____ day of _____ 2026.

Request for Decision

Topic: Mural Project Partnership with Create To Get Closer Program	Date: June 23, 2026
Proposal Summary: The administrative team is seeking Council's support to partner with the Create To Get Closer program group to facilitate the development of a community mural created by youth in Iqaluit.	Proposed By: Dominik Gagne, Economic Development Officer Presented to: Iqaluit City Council
Options: <ul style="list-style-type: none"> - Option One: Approve the project and authorize installation of the mural at one of the following locations: City Hall or the Aquatic Centre. - Option Two: Decline participation in the project. 	
Policy Implications: <ul style="list-style-type: none"> - N/A 	
Benefits/Outcome: <ul style="list-style-type: none"> - The municipality would retain ownership of the completed mural. - Provides youth with the opportunity to design and create a lasting public art installation. 	
Disadvantages/Challenges: <ul style="list-style-type: none"> - The City would have no control over the mural's design. While the proposed theme is "Iqaluit Through the Eyes of Its Youth," the participating youth would ultimately determine the final artwork. - The project is contingent upon the Create To Get Closer Program securing a second local school partner. 	
Strategic Plan: N/A	
Costs: Total Project Cost: Approximately \$3,000. Program Participation Fee: \$1,740 (mandatory). Materials Cost: Approximately \$1,260 (variable, depending on project requirements).	Source of Funding: City, through the Recreation and Communications Departments
Staff Recommendations/Comments: Initial consultations have been initiated with the program coordinators. To date, École des Trois-Soleils has been identified as one local partner and confirmed participation. A tentative project date of November 2026 has been proposed but could be extended up to spring 2027 to accommodate the schools. Program coordinators are actively working to establish contact with Joamie Ilinniarvik School as a potential second partner. City staff provides no recommendation at this time.	
CAO's Review/Comments/Initials: S.E., CAO	

Request for Decision

<p align="center">Topic: City of Iqaluit 2026 Operating Budget Amendment Proposal</p>	<p>Date: June 23, 2026</p>
<p>PROPOSAL SUMMARY: The City of Iqaluit proposes an amendment to the approved 2026 Operating Budget to address emerging operational needs and unanticipated expenses. These adjustments are necessary to maintain service levels and support the city's strategic and operational objectives.</p> <p>Budget: \$916,000</p>	<p>Proposed By: Peter Tumilty, CFO</p>
<p>Options:</p> <ol style="list-style-type: none"> 1. Approve the amendments as proposed. (Preferred) 2. Deny the request. 	
<p>Policy Implications: This amendment does not introduce new policies or establish precedents.</p>	
<p>Benefits/Outcome:</p> <ul style="list-style-type: none"> • Operational Agility: Enables the City to respond rapidly to staffing and infrastructure needs. • Service Continuity: Supports repair and maintenance issues to be addressed to allow operations to continue uninterrupted. 	
<p>Disadvantages/Challenges:</p> <ul style="list-style-type: none"> • Using general funds for ongoing operational costs weakens the City's financial resilience. For most operational issues, there are no opportunities to partner the expense, and the City must adjust its forecasted budgets accordingly. • Redirecting funds to cover operational increases may delay or interrupt planned projects. This can raise long-term costs, disrupt service improvements, and erode public trust. Deferred initiatives also risk reducing organizational efficiency and momentum. 	
<p>Strategic Plan:</p> <ul style="list-style-type: none"> • By amending the budget, the city can address potential financial risks early, such as revenue shortfalls or unexpected expenditures, reducing the likelihood of a financial crisis later in the year. 	
<p>Accessibility:</p> <ul style="list-style-type: none"> • N/A 	
<p>Total Budget Impact: Increase of \$ 916,000.00</p>	<p>Source of Funding: General Fund</p>
<p>Staff Recommendations/Comments:</p> <p>Staff recommends that the Council approve the proposed amendment to the 2026 Operating Budget. This adjustment is essential to continue service delivery, address maintenance and budget gaps, and sustain operational momentum across departments.</p>	
<p>CAO's Review/Comments/Initials: S.E., CAO</p>	

Amendment Details

Department	Description	Detail	Amount
Public Works	Vehicle Repair and Maintenance	Garage	\$ 15,000
Public Works	Vehicle Repair and Maintenance	Roads	\$ 100,000
Public Works	Repair and Maintenance	Sewage Treatment Plant	\$ 100,000
Public Works	Minor Capital	Light Duty Trailer	\$ 50,000
Recreation	Repair and Maintenance	Curling Rink	\$ 25,000
Recreation	Repair and Maintenance	Arnaikok Ice Plant and structural	\$ 80,000
Recreation	Minor Capital	AWG Electrical Upgrades	\$ 80,000
Planning and Lands	Quarry Management		\$ 200,000
Information Technology	Systems Upgrades - Hardware	Network Segmentation	\$ 90,000
Information Technology	Minor Computer Replacements	Evergreening hardware	\$ 30,000
Council	Mayor's Travel Budget		\$ 28,000
EMS	Repair and Maintenance	Firehall	\$ 28,000
EMS	Repair and Maintenance	Vehicles	\$ 75,000
EMS	Contract Services	E-PCR	\$ 15,000
		Total	\$ 916,000

Request for Decision

Topic: City of Iqaluit 2026 Capital Budget Amendment #2	Date: June 23, 2026																																																												
PROPOSAL SUMMARY: <p>This amendment proposal updates the previously approved 2026 Capital Budget to reflect revised cost estimates, delayed timelines, and infrastructure needs. The amendments incorporate carryovers from 2024, cost escalations, new funding requirements, and changes in project scope. These adjustments are needed to ensure project continuity, maintain service levels, and meet the City's long-term strategic objectives.</p>																																																													
Proposed By: Peter Tumilty, Chief Financial Officer																																																													
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Options: <ol style="list-style-type: none"> 1. Approve the amendment request (<i>Preferred</i>) 2. Deny the amendment request 																																																													
POLICY IMPLICATIONS: This amendment does not introduce new policies or establish precedents.																																																													
BENEFITS/OUTCOME: This Amendment will allow several projects to continue on with increased funding, reallocate and optimize our financial resources, and accurately reflect the design and construction activity in the current year.																																																													
DISADVANTAGES/CHALLENGES: Not approving the amendment could cause delay in critical upgrades to water related infrastructure.																																																													

STRATEGIC PLAN:

This amendment aligns with the City's strategic objectives by ensuring investments are focused on essential and time-sensitive infrastructure. While supporting fiscal discipline, it positions the City for improved long-term planning and execution of capital works in 2026 and beyond.

ACCESSIBILITY:

- N/A

TOTAL BUDGET IMPACT:

\$ 6,625,000

SOURCE OF**FUNDING:**

Various Funds

STAFF RECOMMENDATIONS/COMMENTS:

We have reviewed the budget requests and made sure that the City's Fiscal Framework for Capital can accommodate the new requests for funding. We are forecasting a \$6.6 Million increase in overall capital spending in 2026, with the majority of that expense being 100% covered by DMAF and Block Funding. City staff recommends that Council support and approve the proposed amendment #2 to the Capital Plan.

CAO'S REVIEW/COMMENTS/INITIALS:

S.E., CAO

Topic	DP 26-027: Hospital Hill - Two Apartment Buildings		
Approval Type	Development Permit; Survey Sketch		
Presented To	City Council		
Date	June 23 2026		
Presented By	Reiko Kobayashi, City Planner		
Applicant/Proponent	Nunavut Housing Corporation		
Location	Plan 2105, Lot 860	538 Niaqunngusiaraiq Rd	
CAO Review	✓ S.E., CAO	Development Officer	✓ Mathew Dodds



REQUEST FOR DECISION

After full review, staff consider the proposed Development Permit to be **supportable ✓**.

Options

1. Approve Development Permit DP 26-027 and SK 26-008.
2. Refuse Development Permit DP 26-027 and SK 26-008.

Approval Motion

That City Council,

1. Approve Development Permit DP 26-027 as per the plans and special conditions in the appended Planning Report, for the development of two 5-storey apartment buildings at Plan 2105, Lot 860.
2. Approve Survey Sketch SK 26-008 to facilitate a 2.5m dedication of land to the abutting Municipal Right-of-Way.

PLANNING REPORT

Proposal Description

The applicant is seeking development permit approval for both phases of the development of two 58-unit apartment buildings. The lot is vacant due to the demolition of 21 rowhouses in 2023. This application follows 2nd reading of ZBA 26-003A, site-specific rezoning to an *R3 - High Density Residential – Special Exception Zone* that includes reduced parking and setback requirements. Behind the lot is a significant green space that includes “Hospital Hill”.

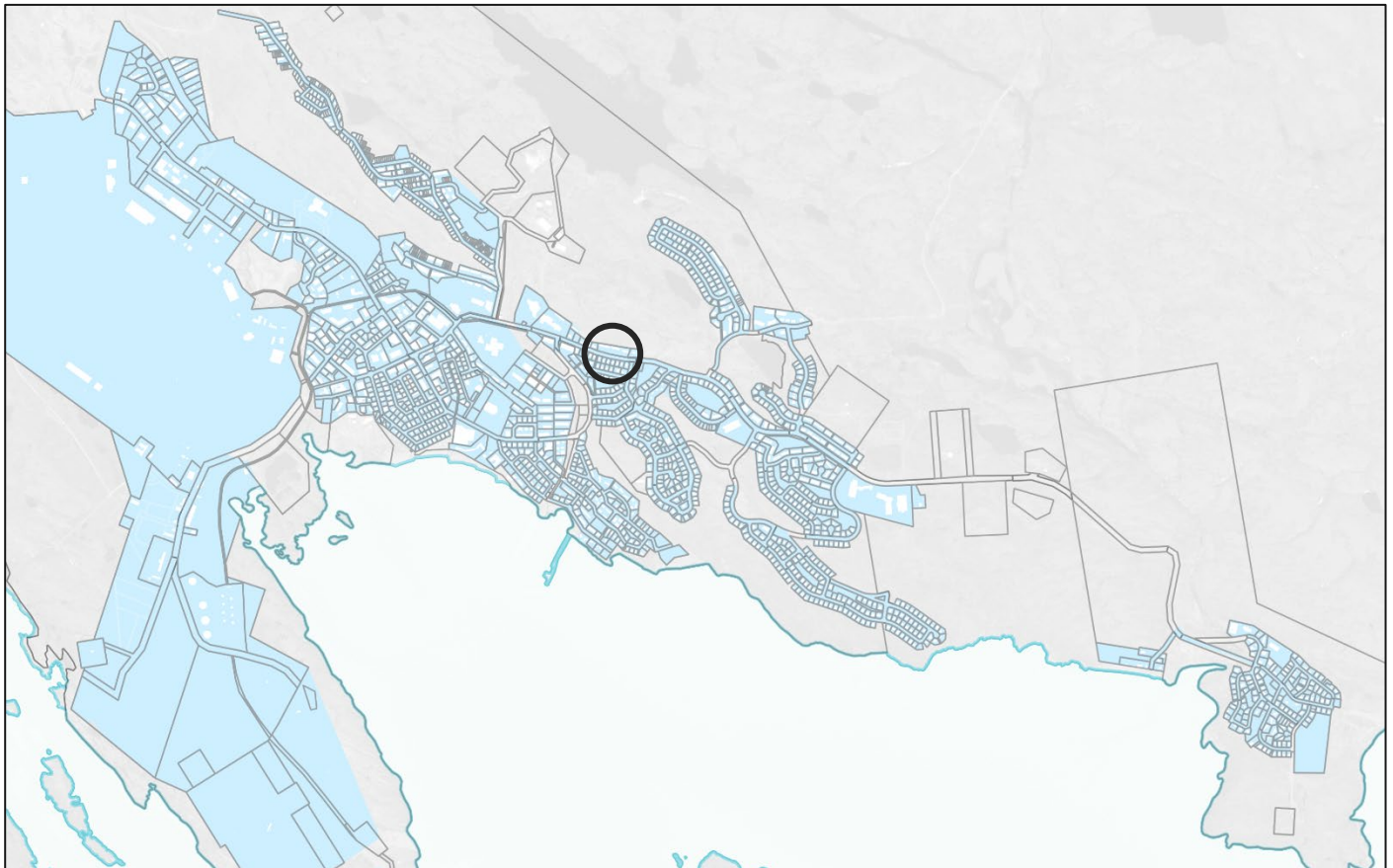
The proposed apartment buildings would introduce a total of 116 dwelling units with the following unit mix:

1-Bedroom 76 Units 2-Bedroom 28 Units 3-Bedroom 12 Units

Land Use(s)	Residential Community
Provisional Zone	R3(5) – High Density
Anticipated Completion	2027 (Phase 1) 2028 (Phase 2)

Height	5 storeys
Structure(s)	2 apartment buildings
Dwelling Units	116 units

Proposal Location



Committee Criteria for Planning Decisions (General Plan section 8.1.4)

Committee shall review Development Officer recommendations on referred Development Permit applications, Zoning By-law Amendments, General Plan Amendments, Subdivision applications and variances to the Zoning By-law, and make recommendations to Council on those applications. While regarding the following Criteria.

- 1 Authority under the Planning Act
- 2 Community input
- 3 The policies, general intent, and purpose of the General Plan
- 4 The provisions, general intent, and purpose of the Zoning By-law
- 5 Other guidelines and policies adopted by Council
- 6 Recommendations submitted by the Development Officer

General Plan and Zoning By-law

The proposed development does **not** meet requirements therefore requires a zoning by-law amendment.

Policy	Conformity	Notes
Zoning By-law – Section 4.14 – Capacity	✓	Local servicing capacity is understood to be adequate pending the completion of the “AV 205 to 601” capital project, which is ongoing.
Zoning By-law – General Provisions	✓	-
Zoning By-law – R3(5)	✓	-
General Plan – Land Use	✓	The proposed development is within the Residential Community land-use designation. The designation supports a wide range of housing types including apartments.
General Plan	✓	The General Plan generally supports using infill and intensification of existing lots where appropriate, to satisfy Iqaluit’s housing targets.

Discussion

Following 2nd reading of ZBL 26-003A, the development permit application was submitted, reviewed, commented on, and revised over multiple rounds and circulations. All comments were addressed by the Developer, and the proposal is now considered supportable from a Zoning and General Plan perspective.

The required due diligence studies, including the traffic and snow/wind studies, have been completed by qualified experts and confirm that the proposed buildings are supportable on the site. No major reconfigurations of surrounding civic facilities were required to support the proposed density.

The proposal remains consistent with the City’s long-term growth objectives and supports the housing direction established in the General Plan. As examined through staff review of ZBL 26-003A, the site’s adjacency to the Core Area and its existing surrounding land uses make the proposed residential intensity appropriate.

ZBA 26-003A

The final approval of DP 26-027 is conditional on the 3rd reading outcome for By-law 1036. Council’s discretion on By-law 1036 was stipulated via motion 26-34 to be withheld by Council if the development application is unsatisfactory. As such, proceeding with 3rd reading is supportable from a planning perspective. If the Development Permit is approved yet Council does not give 3rd reading to By-law 1036, the land will not be zoned appropriately, and the Development Permit will be withheld.

Commentary on Special Approval Conditions

Conditions that are of note and/or are unique to this project, are explained below.

#	Special Condition	Commentary
2	Access Vault	With the building being sprinklered, it would need to be connected to a water access vault. Staff require a new water-only access vault to support the development.
5	Road Widening	Staff requested a road widening as part of the development to ensure Niaqunngusiariaq Road meets Municipal Standards.
12	Development Phasing	As the building will be constructed over two phases, a special condition requiring an interim review intake has been applied to ensure the construction of Phase 2 does not negatively impact surrounding properties or the occupation of the Phase 1 component.

Special Approval Conditions

1. Grading and Drainage Plan

The Developer/Lessee agrees to provide a Grading and Drainage Plan to the satisfaction of the Director of Engineering and Capital Planning, or delegate, identifying planned and required drainage work, prior to issuance of the Development Permit. The Developer/Lessee agrees to install all infrastructure proposed in the approved Grading and Drainage Plan.

2. Access Vault

The Developer/Lessee shall be responsible for coordinating and managing the fabrication, supply, transportation, installation, and commissioning of the "water only" metal access vault. The City to work with the Developer/Lessee to provide design specifications for the proposed vault. The servicing works shall be addressed through the Development Agreement, prior to the issuance of the Development Permit. The new water AV shall be assumed as municipal infrastructure upon acceptance of the works by the Director of Engineering and Capital Planning, or delegate.

3. Development Agreement

The Developer/Lessee shall enter into a Development Agreement including all standard conditions therein and special conditions herein. In the event that the Owner(s)/Lessee(s) fails to sign the required agreement within one (1) year of development approval, the approval shall lapse. The Development Agreement must be signed prior to issuance of the Development Permit.

4. Emergency Services

The Developer/Lessee shall demonstrate to the approval of the Fire Chief prior to issuance of an Occupancy Permit, that an existing fire hydrant or new fire hydrant is located within 45 metres unobstructed of the principal lot access.

5. Road Widening

The Developer/Lessee shall provide to the City road widenings along Niaqunngusariaq Road as per SK 26-008.

6. Survey of Lot

The Developer/Lessee shall survey the lot at their cost as shown in survey sketch SK 26-008, within 2 years of issuance of the Development Permit.

The Developer/Lessee shall apply to the City Lands Administrator at their own cost for any required surrenders, amendments or new leases that arise from the survey, within 2 years of issuance of the Development Permit.

The Developer/Lessee shall register the plan of survey shown in survey sketch SK 26-008 and any associated surrenders, amendments, or new leases with the Nunavut Land Titles Office at their own cost, within 2 years of issuance of the Development Permit.

7. Power Poles

The new location of power poles shall be reviewed and approved by the Qulliq Energy Corporation and the City, prior to relocation/installation. All costs associated with the relocation/installation of existing/new power poles shall be at the Developer/Lessee's expense.

8. Exterior Materials and Color

The Developer/Lessee shall maintain the materials and color scheme as shown on the approved Colour Rendering.

9. Inuktitut Building Name Signage

The Developer/Lessee shall incorporate Inuktitut into the building name signage. Signage details shall be submitted and reviewed by the Development Officer prior to issuance of the Development Permit.

10. Construction Fencing

The Developer agrees to fence the lot to restrict general access and contain debris during construction.

11. Snow Removal Operations

The Developer agrees to the special snow removal instructions as advised in the Snow & Wind Study.

12. Development Phasing

(A) The Developer shall maintain all required parking stalls, amenities, and access lanes, with no exceptions, during the construction of Phase 2.


(B) At least 3-weeks prior to the commencement of Phase 2, and/or 2-weeks prior to the expiration of DP 26-027, the Developer shall submit in writing to the Development Officer:

- The date of commencement for Phase 2.
- A request for extension of term.
- A construction site plan.
- Any off-site locations for material staging.

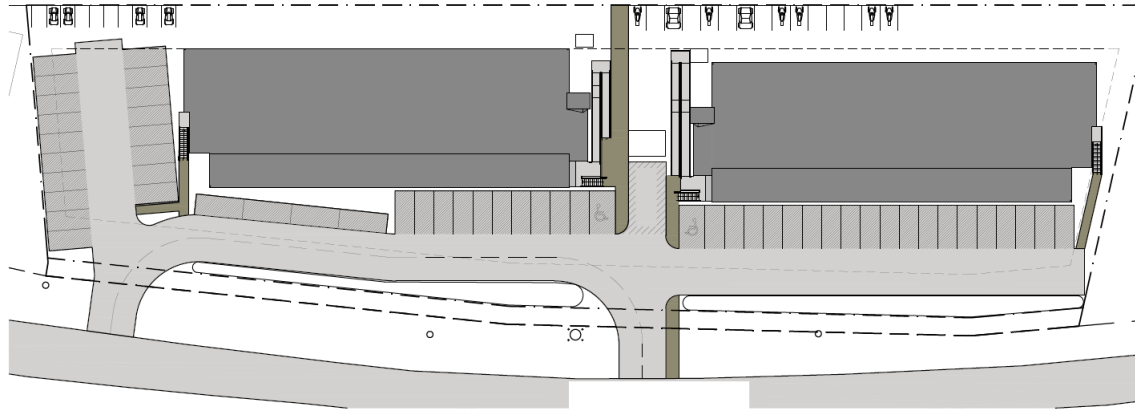
Attachments

1 Location Map



 Proposed Site

2 Site Plan



SK 26-008

08/06/2026

ᖃᕈᖅᕐᕈᖅ ᖃᕈᕐᕈᖅ | Survey Sketch

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Lines to be removed



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Lines to be surveyed



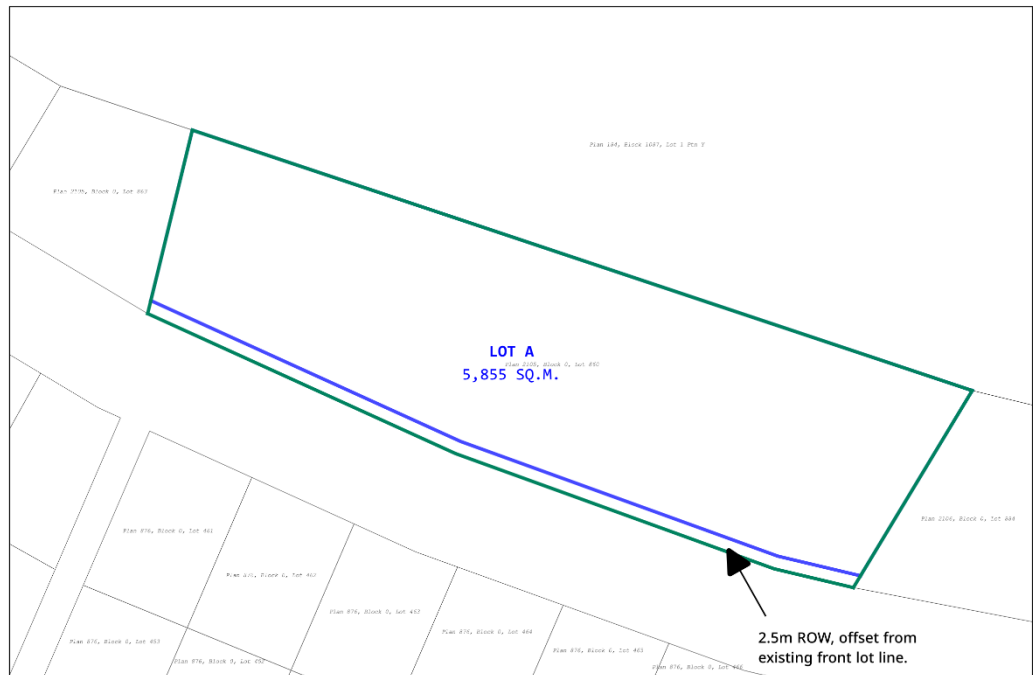
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Easement to be surveyed



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Survey Boundary

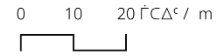


3
SK 26-008



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Council Motion No.

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Director of Planning / Date



Front Elevation
Building A



5
Rear Elevation
Building A



6
Side Elevations
Building A



7
Front Elevation
Building B



8
Rear Elevation
Building B



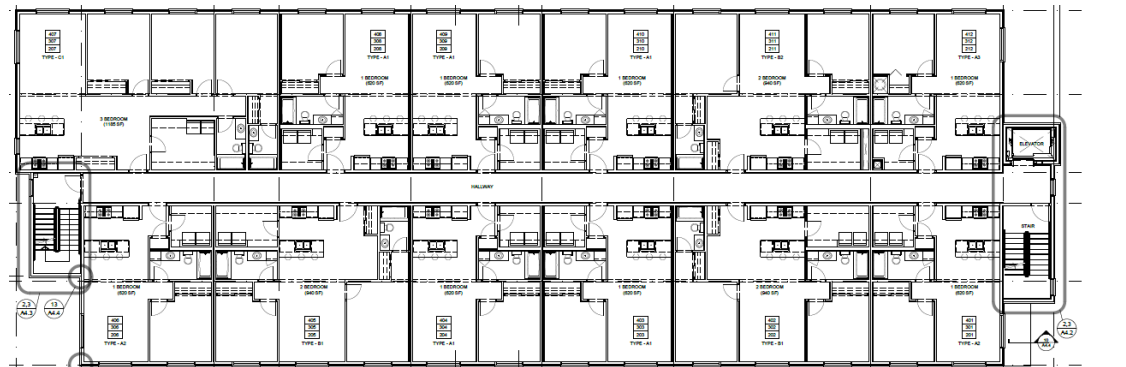
9
Side Elevations
Building B



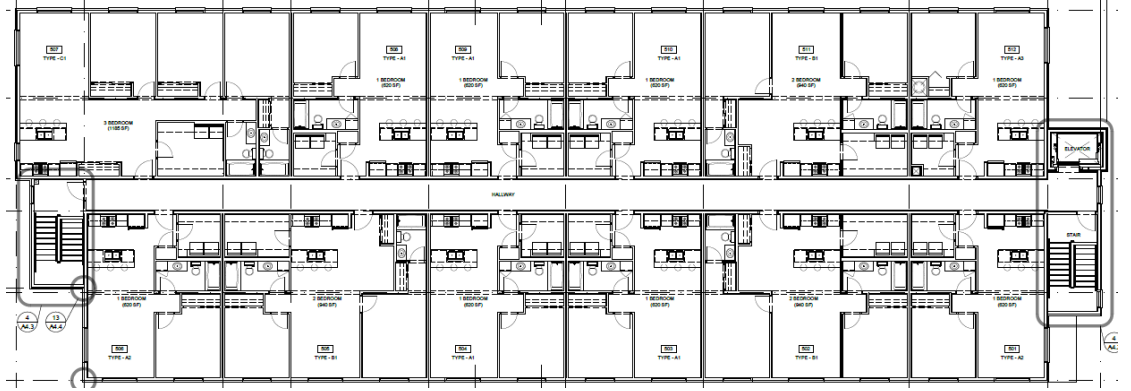
10
Ground Floor A
(Mirrored for
Building B)



11
Floors 2-4 A
(Mirrored for
Building B)



12
Floor 5 A
(Mirrored for
Building B)





VACANT SEAT APPLICATION FOR CITY OF IQALUIT - COUNCILLOR

Prospective appointees must include a current resume with their application

Deadline: 4:30 PM on May 22, 2026
Return to City Hall, Building 1085 or CityClerk@iqaluit.ca

PERSONAL INFORMATION

Name of Applicant: Amoudla Kootoo

Home Phone: _____

Work Phone: _____

~~I do not have experience related to City Council directly~~
~~Experience related to City Council.~~

but I am an individual who is always contacting the city for multiple reasons such as giving kudos and complaints

to the work th: about ISSUES or the great work city does. I voice
members do. my concerns and suggestions to the city when
I feel it's ~~appropriate~~ appropriate & ~~necessary~~ necessary.
I appreciate the work being done by the city
& council members.

What can you contribute if you are appointed as a city councillor? _____

I am an individual who likes to understand things at a deeper level, and becoming a council member would give

me the opportunity to voice my opinions, concerns, and suggestions directly to city council members.

My late father, Edward Legge, was an opinionated man, and through that, I learned the importance of having

knowledge and information that impacted us as citizens and finding ways to express them. As a citizen who

like's to communicate issues I become aware of, to the city, becoming a council member can give me the position t

have a stronger say in the ongoings and dealings of the city.

What do you think the most important qualities of a city councillor are and why? _____

1. A council member should be one that has lived in the community long enough to not only understand current events, but also some knowledge in the history of some of the dealings through city council.

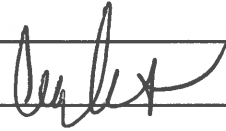
2. I believe being a homeowner is a great asset to have as a council member because of the knowledge and skills that come with being a homeowner and the many challenges we face as homeowners. I have been a homeowner for 12 years.

3. As a woman, I believe that women play an integral and important role in society, and bringing that to the table is important.

Date of Application:

May 21, 2021

Signature: _____





VACANT SEAT APPLICATION FOR CITY OF IQALUIT - COUNCILLOR

Prospective appointees must include a current resume with their
application

Deadline: 4:30 PM on May 22, 2026

Return to City Hall, Building 1085 or CityClerk@iqaluit.ca

PERSONAL INFORMATION

Name of Applicant:

BARRY BLACKMON

Address:

Home Phone:

Work Phone:

Email:

Experience related to City Council:

I HAVE LIVED IN IQALUIT

FOR 7 YEARS AND WORKED IN PUBLIC SECTOR SUPPORT.
SERVICE DELIVERY AND OPERATIONS ACROSS NUUNAVUT.

MY EXPERIENCE INCLUDES SUPPORTING GOVERNMENT
DEPARTMENTS, HEALTH CARE FACILITIES AND FRONT-LINE
STAFF. THIS HAS GIVEN ME EXPERIENCE IN PROBLEM
SOLVING, COMMUNICATION, ACCOUNTABILITY AND UNDERSTANDING
THE REALITIES OF SERVICE DELIVERY IN THE NORTH

What can you contribute if you are appointed as a city councillor?

I WOULD BRING

A PRACTICAL, RESPECTFUL, AND SOLUTIONS FOCUSED
APPROACH TO CITY COUNCIL. I HAVE EXPERIENCE
REVIEWING INFORMATION, IDENTIFYING ISSUES,
SUPPORTING CRITICAL SERVICES AND FINDING REALISTIC
SOLUTIONS, I WOULD COMMIT TO LISTENING TO RESIDENCE

AND SUPPORTING DECISIONS THAT BENEFIT IDALU IT.

What do you think the most important qualities of a city councillor are and why? _____

THE MOST IMPORTANT QUALITIES OF A CITY COUNCILLOR
ARE INTEGRITY, ACCOUNTABILITY, RESPECT, GOOD
JUDGEMENT, AND ABILITY TO LISTEN. COUNCILLORS
MAKE DECISIONS THAT AFFECT RESIDENCE, PUBLIC
FUNDS, AND ESSENTIAL SERVICES. THEY MUST BE
TRUST WORTHY, OPEN MINDED, RESPECTFUL OF DIFFERENT
PERSPECTIVES AND FOCUSED ON THE BEST INTERESTS OF
THE COMMUNITY.

Date of Application:

MAY 22, 2026

Signature:





VACANT SEAT APPLICATION FOR CITY OF IQALUIT - COUNCILLOR

Prospective appointees must include a current resume with their application

Deadline: 4:30 PM on May 22, 2026
Return to City Hall, Building 1085 or CityClerk@iqaluit.ca

PERSONAL INFORMATION

Name of Applicant: KUTHULA MATSHAZI

Address: _____

Home Phone: _____ Work Phone: _____

Email: _____

Experience related to City Council: I am a former City of Iqaluit Councillor, from 2015-2019 when I left the City for 2 years to pursue a Master's degree in public policy and Administration. I believe my experience and education makes me a strong candidate for the position. I am a former Chair of the Economic Development (EDC) Committee and vice Chair of the Finance Committee. As chair of EDC we reviewed the business licensing bylaw; I led a team tasked with working on the City's Strategic plan.

What can you contribute if you are appointed as a city councillor? I will build on my previous work of serving the residents, to make the City services available to residents in an effective and efficient manner. I will represent the residents with the best of my ability and work collaboratively with my colleagues on Council.

What do you think the most important qualities of a city councillor are and why?

Strong understanding of Iqaluit and Nunavut realities. Understand importance of Inuit culture & language and acute social challenges such as housing, food security, infrastructure deficit. Need excellent communication skills, collaborative leadership based on servant leadership; integrity and accountability; financial responsibility and practical decision-making; strong understanding of the Cities, Towns + Villages Act; Compassion; serving the municipality corporation.

Date of Application:

May 22, 2026

Signature:

Mats

What do you think the most important qualities of a city councillor are and why? _____

* Commitment to community service.

* Ability to interpret various types of documents and information
(policy, financial, planning, engineering, procedural, processes. Etc.)

* Strong communication and collaboration

* Sound judgment and ethical decision-making

* Ability to manage time and handle public scrutiny

* Self motivation and results & client satisfaction orientation

* Business and technical knowledge, skills and/or experience

Date of Application:

May 20th, 2026

Signature: _____





VACANT SEAT APPLICATION FOR CITY OF IQALUIT - COUNCILLOR

Prospective appointees must include a current resume with their application

Deadline: 4:30 PM on May 22, 2026

Return to City Hall, Building 1085 or CityClerk@iqaluit.ca

PERSONAL INFORMATION

Name of Applicant:

Noah Papatsis

Address:

Home Phone:

Work Phone:

Email:

Experience related to City Council:

was a city council before and
committee board member

What can you contribute if you are appointed as a city councillor?

Being a local community member
my whole, I understand and contribute
inclusion.

What do you think the most important qualities of a city councillor are and why?

Understanding what the city's needs are,
in infrastructure and accessibility.
To better serve the whole community

Date of Application:

May 20, 2026

Signature:





VACANT SEAT APPLICATION FOR CITY OF IQALUIT - COUNCILLOR

Iqaluit

Deadline: 4:30 PM on May 22, 2026
Return to City Hall, Building 1085 or CityClerk@iqaluit.ca

PERSONAL INFORMATION

Name of Applicant: Trevor Taylor

Address: _____

Home Phone: _____ Work Phone: _____

Email: _____

Experience related to City Council: _____

While I have no experience in municipal governance I have had considerable experience in union, provincial and organizational governance. I have served on the executive of the Fish Food and Allied Workers Union, was elected three times to the Provincial Legislature in Newfoundland and Labrador, including 6 years as a CaBinet Minister in multiple portfolios. More recently I helped form a substantial ENGO in which I served as the Vice-President for approximately 10 years. In many respects these experiences as well as many others are consistent with the type of experience that is necessary to approach municipal governance knowledgeably.

What can you contribute if you are appointed as a city councillor? _____

I believe my past experience in positions of responsibility and public life enable me to participate in city council with objectivity and a view towards decision making that has the longterm best interest of the city and its people at the forefront. I have lived here for 11 years now and have a pretty solid understanding of the challenges the city faces and the opportunities in front of it. I tend to focus on longterm goals of the organization I am a part of and tend less towards getting down into the weeds of the short term hurdles that stand in the way of those goals. I believe, rightly or wrongly, that I have compassion for people. I understand that people need answers regardless of whether or not that answer is the most favourable one. And though it might sound like an oxymoron, I believe that honesty though sometimes difficult, is the best policy when dealing with the public. My experience has taught me that what people might dislike you for in the short term they respect you for in the long term. So all that to say that I believe objectivity, straight talk and a desire to do my part to make the City of Iqaluit better for its citizens is what I can contribute.

What do you think the most important qualities of a city councillor are and why? _____

Firstly, I think a councillor needs to be informed. That comes from time living here and understanding the place and it comes from being fully prepared for discussion and informed decision making by reading the relevant materials. Lack of information and preparation stymies debate and leads to poor decision making.

~~Secondly, I think has to be completely honest with their opinions on matters. Talking in riddles and double speak has no place in public governance and contributes to misleading people. It sets people and organizations up with incorrect information at best and poor decision making at worse~~

Thirdly, a councillor needs to be dedicated. That dedication has to be to the longterm best interests of the city and the general populous. *Self-interest or the interest of a special interest group/organization most often compromises the greater good and leads to decisions that future councils will have to grapple with.*

Finally, though the list could be much longer, a councillor needs to be principled. That is to say that their beliefs and opinions are rooted and not subject to the whims of the political wind direction. That does not mean that all councillors must have the same set of principles, on the contrary sometimes it is better that they don't since that is where the differing opinions come from and the debate can occur. However, without some guiding principles people and organizations have little to guide them and that can be detrimental to the democratic process.

Date of Application: _____

May 21, 2026

Signature: _____





VACANT SEAT APPLICATION FOR CITY OF IQALUIT - COUNCILLOR

Prospective appointees must include a current resume with their application

Deadline: 4:30 PM on May 22, 2026

Return to City Hall, Building 1085 or CityClerk@iqaluit.ca

PERSONAL INFORMATION

Name of Applicant: William Glenn

Address: _____

Home Phone: _____ Work Phone: _____

Email: _____

Experience related to City Council: _____

~~My experience with City Council is peripheral in nature as I work for Transportation and Infrastructure Nunavut (TIN) as a Senior Facility Planner with the Infrastructure Branch's Capital Project Division. On my spare time, I support clients on designing residential and commercial buildings here in Iqaluit.~~

~~At TIN, I guide client departments with their spatial and functional requirements. Some of the clients that I have served are Department Of Health (Community Health Centres), Nunavut Arctic College (Grise Fiord CLC), Department of Environment (Conservation Offices), Department of Education, Department of Justice (ACHF, Various Tenant Improvements) and TIN (Hamlet Offices, Parking Garages). An integral part of planning GN assets are the site selection~~

~~processes. As part of the process, I engage with various levels of Nunavut's Jurisdictions and governments from Hamlet Officials (SAOs, Mayors, councillors, planning development officer), to GN Officials (Commissioners Office, GN Planning~~

~~and Development Group, Procurement). Some of the external entities that I have engaged are the HTO, and various Federal Government departments/agencies (Transportation Canada, NAVCanada, Heritage Canada). I have held many public consultations across the communities of Nunavut.~~

~~During my time off, I actively work as an architectural designer/technologist for clients in Iqaluit who have plans for residential and commercial buildings. As part of the design process, I adhere to the City Of Iqaluit's Zoning and By-Laws, and General Plan. In some cases, clients would seek a range of variances (setback encroachments, zoning amendment, etc).~~

~~I assist clients in guiding them through the Design Development and Building Permit Process.~~

What can you contribute if you are appointed as a city councillor?
I believe the nature of my jobs give me a good chance at transitioning in the role as a councillor.

I hope that my exposure to various governments, and engaging with various groups within the governments will help me become an effective councillor. I hope that I can look for ways for our City to be more effective at not only serving the needs and concerns of Iqaluit residences but look at ways our Municipal Government can be more effective. Without making any assumptions, as I have a lot to learn about the City of Iqaluit, some of questions would be: does our current zoning and by-laws serve, or better yet, align with the interest and uniqueness of Iqaluit? Does our City's organizational structure have a strong planning and contributions group?

Do our critical infrastructure workers need more support?

What do you think the most important qualities of a city councillor are and why? _____

I think the most important quality of the City Councillor is being able to relate to various walks of
life. Being able to contribute your time for people who are attempting to connect with you and making
their sentiment heard but more importantly how you deliver their concerns, regardless of whether you
agree with them or not. Striking that balance is very hard.

Most importantly, a coucillor has to deal with criticism and learn how to channel the initial feeling of resentment
or anger. Self-reflection is what I think that contributes to a councillors sucess. Debates can be extremely
exhausting and can stir up anger or fustration. Learning how to lean in on these situations and being able to return with civility can lead
to long lasting relationships.

Date of Application: May 21 2026 Signature: 

First Reading

#	By-law	Project Summary	Date reviewed by Committee	Conflict

Second Reading

#	By-law	Project Summary	Date of 1 st reading	Conflict

Third Reading

#	By-law	Project Summary	Date(s) of 1 st and 2 nd readings	Conflict
8(c)(i)	By-law No. 1019, Zoning By-law Amendment 25-003 for Lot 19, Block 7, Plan 2871	To permit a small accessory retail store in Apex.	May 13, 2025; January 27, 2026	None
8(c)(ii)	By-law No. 1033, Zoning By-law Amendment 25-040 for Lot 483, Plan 911	A site-specific rezoning to permit a Cannabis Establishment at 609 Mattaaq Crescent.	April 14, 2025; April 28, 2026	None
8(c)(iii)	By-law No. 1036, Zoning By-law Amendment 26-003A for Plan 2105, Lot 860	Rezoning the "Hospital Hill" public housing lot from Medium Density (R2) to High Density (R3(4)) to allot 116 housing units. The proposed zone includes the Core Area parking rate of 1 stall/3 dwellings; supplemented by an additional requirement for recreational vehicle parking.	May 12, 2026; May 26, 2026	None

THE CORPORATION OF THE CITY OF IQALUIT

BY-LAW # 1019

AMENDMENT TO ZONING BY-LAW # 899

A By-law of the City of Iqaluit in Nunavut to amend By-law No. 899, The City of Iqaluit Zoning By-law, pursuant to the Planning Act, R. S. N. (1988), c. P-7, s. 29.

WHEREAS the Council of the Corporation of the City of Iqaluit has adopted a Zoning By-law (By-law No. 899), in accordance with the *Planning Act*, and

WHEREAS Council wishes to amend the Zoning By-law to allow a Home-Based Business that can receive customers and sell products in an accessory building on Plan 2871, Block 7, Lot 19;

NOW THEREFORE the Council of the City of Iqaluit enacts as follows:

1. Schedule A of this By-law is declared to form part of this By-law.
2. Lot 19, Block 7, Plan 2871, as shown on Schedule A of this By-law, is hereby rezoned from Low Density Residential - Trucked Services (R1A) to Low Density Residential, Special Exception Zone 4, R1A(4).
3. The following text shall be inserted into Section 9 - R1A:

9.11 Notwithstanding the permitted conditional uses in Section 9.1 and 9.2 regarding the uses permitted in the (R1A) zone, on lands zoned R1A(4), an Accessory Retail Store shall be permitted as a conditional use, subject to the Conditional Use Criteria listed in Section 9.3 and subject to the gross floor area of the Accessory Retail Store not exceeding 30 m². An Accessory Retail Store permitted through this provision shall be excluded from the accessory area calculation in Section 4.3.

4. Schedule B of By-law No. 899 containing the Populated Area Zoning Map is hereby amended as shown on Schedule A of this by-law.
5. This by-law shall come into effect on the date of its third reading.

READ a first time this 13th day of May, 2025.



Solomon Awa

Mayor



for: Steve England

A | Chief Administrative Officer

Bill Williams

After due notice and a Public Hearing held on January 27, 2026

READ a second time this 27th day of January, 2026.



Solomon Awa

Mayor



for: Steve England

AI Chief Administrative Officer
Bill Williams

APPROVED by the Minister of Community Services this 11th day of

May, 2026.



Kenneth D. Koll

Minister of Community Services

Digitally signed by Department
of Community Services
Reason: Certification of Bylaw
Approval
Date: 2026.05.11 10:27:13
-0400'

READ a third and final time this ____ day of _____, 2026.

Solomon Awa

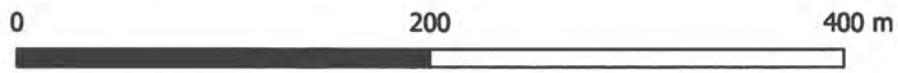
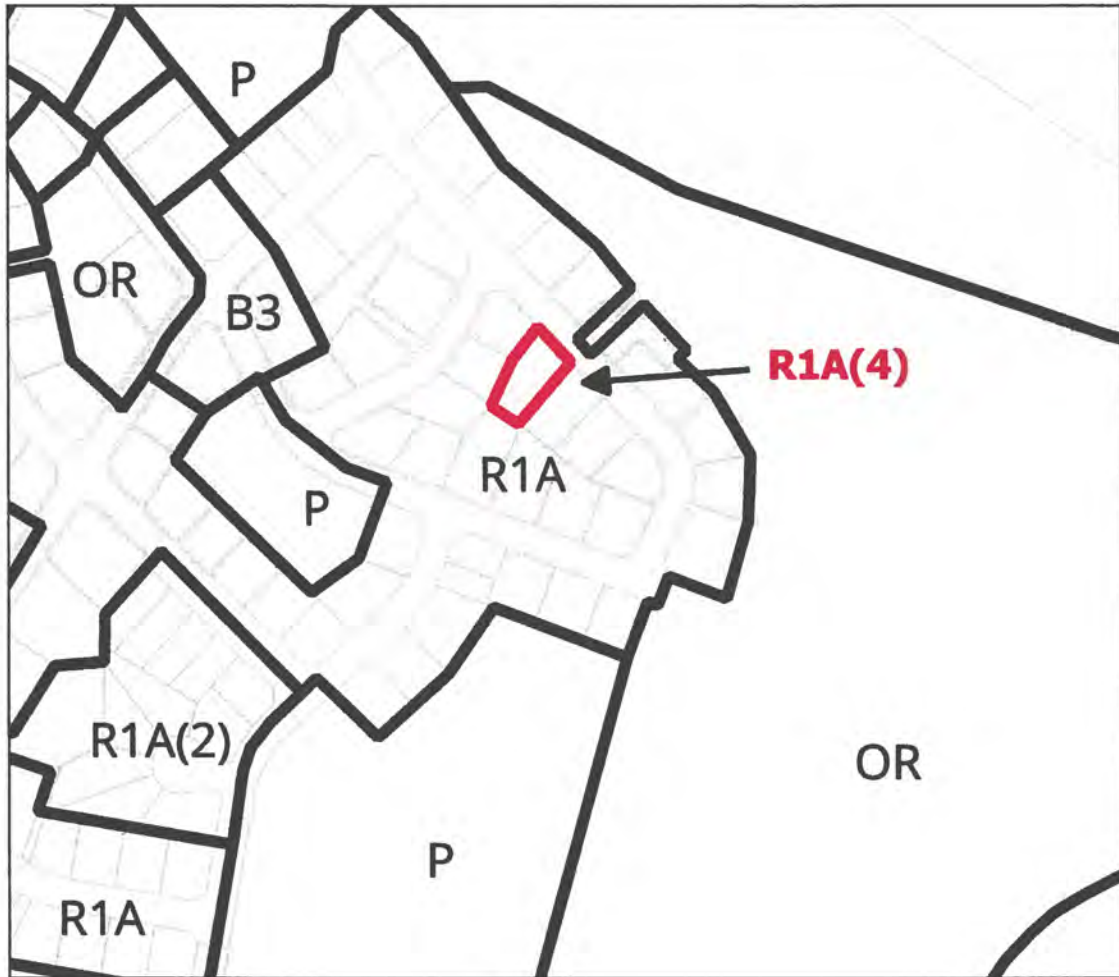
Mayor

Steve England

Chief Administrative Officer

Schedule "A"

Populated Area Zoning Map



THE CORPORATION OF THE CITY OF IQALUIT

BY-LAW # 1033

AMENDMENT TO ZONING BY-LAW # 899

A By-law of the City of Iqaluit in Nunavut to amend By-law No. 899, The City of Iqaluit Zoning By-law, pursuant to the Planning Act, R. S. N. (1988), c. P-7, s. 29.


WHEREAS the Council of the Corporation of the City of Iqaluit has adopted a Zoning By-law (By-law No. 899), in accordance with the *Planning Act*, and

WHEREAS Council wishes to amend the Zoning By-law to allow a Cannabis Establishment on Lot 483, Plan 911;

NOW THEREFORE the Council of the City of Iqaluit enacts as follows:

1. Schedule A is declared to form part of this By-law.
2. Lot 483, Plan 911, as shown on Schedule A of this By-law, is hereby rezoned from **Central Business Zone (B1[h16]) to Central Business Zone – Special Exception Zone (B1(8)[h16])**.
3. By-law No. 899 is hereby amended by adding the following sections immediately after Section 15.20, as follows:
 - “15.21 Notwithstanding the conditional uses in Section 15.2, on lands zoned B1(8)[h16], a Cannabis Establishment is a conditional use subject to the following criteria:
 - a) Council considers playgrounds and schools as conflicting land uses;
 - b) The Cannabis Establishment is located a minimum of 130m from a Playground in an Open Area Zone, as measured from the lot lines;
 - c) The Cannabis Establishment is located a minimum of 130m from a school in a Public/Institutional Zone, as measured from the lot lines.”
4. Schedule B of By-law No. 899 containing the Populated Area Zoning Map is hereby amended as shown on Schedule A of this by-law.
5. This by-law shall come into effect on the date of its third reading.

READ a first time this 14th day of April, 2026.



Solomon Awa
Mayor




Steve England Peter Tumilty
Chief Administrative Officer (Meeting)

After due notice and a Public Hearing held on April 28, 2026.

READ a second time this 28th day of April, 2026.



Solomon Awa
Mayor



Steve England Peter Tumilty
A Chief Administrative Officer

APPROVED by the Minister of Community Services this 10th day of
June, 2026.



Minister, Community Services

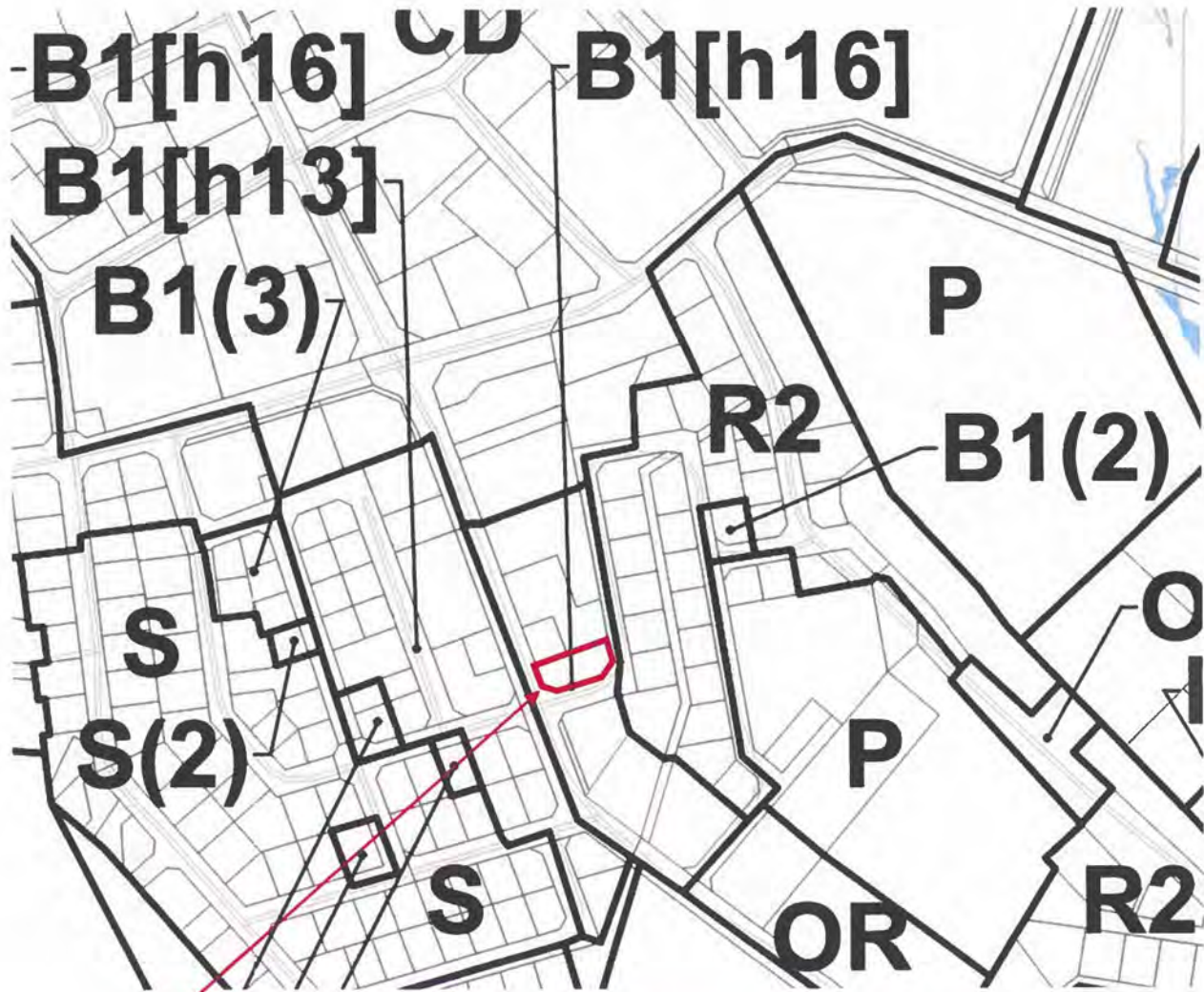
Digitally signed by
Department of Community
Services
Reason: Certification of Bylaw
Approval
Date: 2026.06.17 13:10:22
-04'00'

READ a third and final time this ____ day of _____, 2026.

Solomon Awa
Mayor

Steve England
Chief Administrative Officer

SCHEDULE A



Lands outlined in red to be rezoned to Central Business Zone, Special Exception Zone 8 (B1(8)[h16]).

THE CORPORATION OF THE CITY OF IQALUIT

BY-LAW # 1036

AMENDMENT TO ZONING BY-LAW # 899

A By-law of the City of Iqaluit in Nunavut to amend By-law No. 899, The City of Iqaluit Zoning By-law, pursuant to the Planning Act, R. S. N. (1988), c. P-7, s. 29.

WHEREAS the Council of the Corporation of the City of Iqaluit has adopted a Zoning By-law (By-law No. 899), in accordance with the *Planning Act*, and

WHEREAS Council wishes to amend the Zoning By-law to allow apartments on Lot 860, Plan 2105;

NOW THEREFORE the Council of the City of Iqaluit enacts as follows:

1. Schedule A is declared to form part of this By-law.
2. Lot 860, Plan 2105, as shown on Schedule A of this By-law, is hereby rezoned from **Medium Density Residential Zone (R2)** to **High Density Residential Special Exception Zone ~~R3~~ (R3⁵)**.
3. By-law No. 899 is hereby amended by adding the following sections immediately after Section 11.10¹, as follows:
 - 11.12² Notwithstanding the Zone Provisions in Section 6.1 and 11.7, on lands zoned R3⁵ the minimum rear yard setback shall be 6 m; the minimum requirement for parking spaces shall be "1 per 3 dwelling units plus 1 visitor space per 10 dwelling units"; and the minimum requirement for recreational vehicle parking spaces shall be "1 per 10 dwelling units".
4. Schedule B of By-law No. 899 containing the Populated Area Zoning Map is hereby amended as shown on Schedule A of this by-law.
5. Third reading of this by-law shall be withheld until a Development Permit for the proposed apartment buildings has been conditionally approved by Council.
6. This by-law shall come into effect on the date of its third reading.

READ a first time this 12th day of May, 2026.




Solomon Awa
Mayor



Steve England
Chief Administrative Officer

After due notice and a Public Hearing held on May 26, 2026.

READ a second time this 26th day of May, 2026.



Solomon Awa
Mayor



Steve England
Chief Administrative Officer

APPROVED by the Minister of Community Services this 10th day of

June _____, 2026.



Minister, Community Services

Kenneth D. Koll

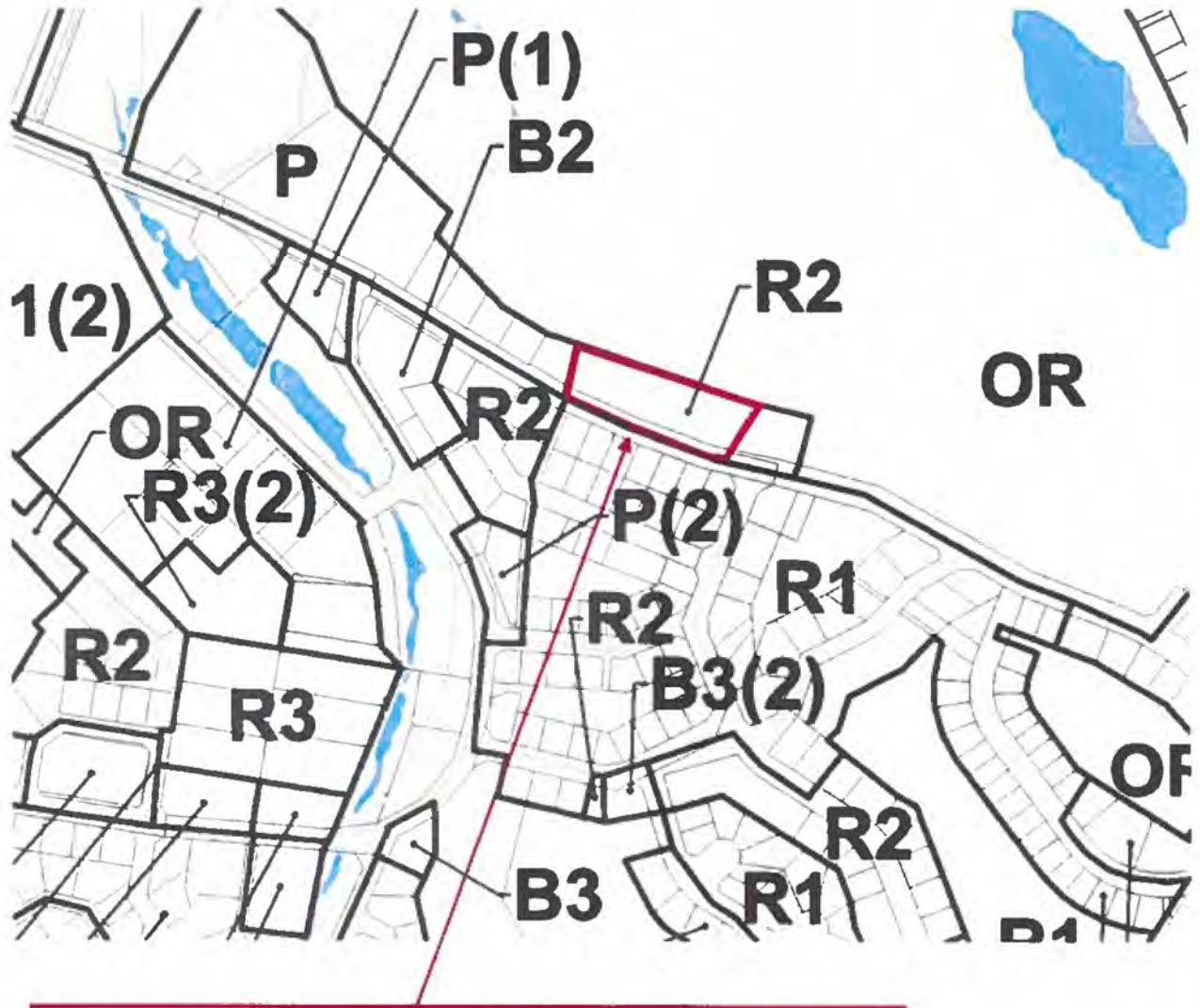
Digitally signed by
Department of
Community Services
Reason: Certification of
Bylaw Approval
Date: 2026.06.17
13:07:27 -04'00'

READ a third and final time this ____ day of _____, 2026.

Solomon Awa
Mayor

Steve England
Chief Administrative Officer

BY-LAW # 1036
SCHEDULE A



Lands outlined in red to be rezoned to High Density Residential, Special Exception
S# - R3(2) S₂₀

GP 26-27 M: Flaherty S: Kunuk Unanimous

Committee recommends that Council:

1. Approve Quarry Permit Application QP 26-003, authorizing Tower Arctic Ltd. to occupy a portion of Lot 1, Block 250, Plan 4960 and Lot 1, Block 251, Plan 4960, as listed in Attachment 2 and subject to the conditions in Attachment 1.
2. Set the extraction fee to \$7.50 per cubic metre of extracted material.

GP 26-28 M: Flaherty S: Kunuk Unanimous

Committee recommends that Council:

1. Approve Land Use Permit Application LUP 26-006, authorizing Nunavut Excavating 2007 Ltd. to occupy a portion of Lot 1, Group 1087, Plan 184, as listed in Attachment 2 and subject to the conditions in Attachment 1.
2. Set the land rental fee in accordance with the Land Use Permit Fee Policy and that the fee amount be set at 7.5% of the value of the land to be charged annually.

GP 26-29 M: Smith S: Aglukark Unanimous

Committee recommends that Council:

1. Approve Land Use Permit Application LUP 26-007, authorizing Nunavut Excavating 2007 Ltd. to occupy a portion of Lot 1, Block 237, Plan 4131, as listed in Attachment 2 and subject to the conditions in Attachment 1.
2. Set the land rental fee in accordance with the Land Use Permit Fee Policy and that the fee amount be set at 7.5% of the value of the land to be charged annually.

GP 26-30 M: Flaherty S: Smith Unanimous

Committee recommends that Council:

1. Approve Quarry Permit Application QP 26-004, authorizing Nunavut Excavating 2007 Ltd. to occupy a portion of Lot 1, Block 251, Plan 4960, as listed in Attachment 2 and subject to the conditions in Attachment 1.
2. Set the extraction fee to \$7.50 per cubic metre of extracted material.

- GP 26-31 M: Smith S: Aglukark Unanimous
- Committee recommends that Council:
1. Approve the direct disposal of Lot 40, SK 26-001 in the West 40 Subdivision to Canadian Broadcasting Corporation (CBC) at market value for utility purposes only; and
 2. Direct staff to coordinate with the Department of Community Services to issue a sketch lease to CBC, and upon completion and registration of the legal survey, surrender the sketch lease and issue a City 99-year lease to CBC.
- GP 26-32 M: Smith S: Flaherty Unanimous
- Committee recommends that Council approve Survey Sketch SK 26-006 for Lot 5, Block 134, Plan 4902.
- GP 26-33 M: Sheppard S: Smith Unanimous
- Committee recommends that Council approve Development Permit Application DP 26-009 and Request for Variance for Lot 12, Plan 1673 to permit the extension of an existing warehouse.
- GP 26-34 M: Smith S: Aglukark Unanimous
- Committee recommends that Council approve:
1. Development Permit Application DP 26-015 for Lot 868, Plan 2152 to change the use of 1354B Ulu Lane to include a home-based business (daycare).
 2. Request for Variance to permit a home-based daycare in a row dwelling, despite Section 5.2 of Zoning By-law No. 899.
- GP 26-35 M: Aglukark S: Smith Unanimous
- Committee recommends that Council approve:
1. Survey Sketch SK 26-OTL-001.
 2. Disposal of sketch lot identified in SK 26-OTL-001 in the form of a ten-year Standard Lease with the conditions listed in Attachment 1, to enable the establishment of an On-the-Land Facility for the Qaggiavuut Nunavut Performing Arts Centre.

GP 26-36 M: Sheppard S: Aglukark Unanimous

Committee recommends that Council approve:

1. Survey Sketch SK 26-OTL-002.
2. Disposal of sketch lot identified in SK 26-OTL-002 in the form of a ten-year Standard Lease with the conditions listed in Attachment 1, to enable the establishment of an On-the-Land Facility for the Qajuqturvik Community Food Centre.

GP 26-37 M: Smith S: Kunuk Unanimous

Committee recommends that Council approve:

1. Survey Sketch SK 26-OTL-004.
2. Disposal of sketch lot identified in SK 26-OTL-004 in the form of a five-year Standard Lease with the conditions listed in Attachment 1, to enable the establishment of an On-the-Land Facility for the Iqaluit Ski Association.
3. Land Use Permit LUP 26-008 as per Attachment 2 for a nine-month term to facilitate the relocation of their ski facility.

GP 26-40 M: Aglukark S: Nattaq Unanimous

Committee recommends that Council award Tom Fitzgerald Construction Private Land Development Agreement PLD 26-001 for the expansion of Tundra Ridge.

COUNCIL CORRESPONDENCE – June 23, 2026

	<u>Author</u>	<u>Message</u>	<u>Action</u>
(a)	Sally Mikijuk, Manager – Amaruq Hunters and Trappers Association	<p>Request for Sponsorship: Qalugiaq Bowhead Whale Hunt, beginning August 14, 2026.</p> <p>The Qalugiaq Bowhead Whale Hunt Planning Committee, under the Amaruq Hunters and Trappers Association, is requesting sponsorship and support for a community bowhead whale hunt planned for the Iqaluit area beginning August 14, 2026. Support requested may include funding, equipment, supplies, and other assistance related to the hunt.</p>	Motion Requested
(b)	Mosha Cote, Manager, Research Liaison – Nunavut Research Institute (NRI)	<p>Application: Michelle Blade from McGill University. The research is titled “Assessing changing cryohydrogeologic conditions with locally-relevant landscape indicators in Nunavut, Canada” and is proposed to take place during the winter of 2026/2027.</p>	Motion Requested



Amaruq Hunters and Trappers Association
1-208 Sinaa Street
Iqaluit, NU X0A 2H0

May 21, 2026

Mayor Solomon Awa
City of Iqaluit
Iqaluit, NU
X0A 3H0
info@iqaluit.ca

Your worship,

Qalugiaq Bowhead Whale hunt planning committee under the Amaruq Hunters and Trappers Association, is preparing a community bowhead whale hunt in the Iqaluit area beginning August 14, 2026.

This hunt is an important cultural and traditional activity that supports Inuit harvesting practices, food sharing and the transfer of knowledge between generations. The hunt will involve hunters, support crews, elders, youth and community volunteers.

We are respectfully seeking financial contributions, sponsorships, equipment, supplies, or any other assistance your organization may be able to provide to help support the hunt and related logistics, including fuel, food, transportation, and safety equipment.

Any support provided will be greatly appreciated and will help ensure a safe and successful community harvest. Harvested meat and maktaaq will be shared within Iqaluit and other Nunavut communities in keeping with Inuit traditional sharing practices.

Thank you for your consideration and support.

Sincerely,



Adamie Naulaq Inookie
Chairperson
Qalugiaq Bowhead Whale Hunt Planning Committee



Jimmy Sandy Akavak
Chairperson
Amaruq Hunters and Trappers Association



City of Iqaluit Correspondence Summary

Please identify the individual, the organization, the school, and the home community of those doing the research.

Michelle Blade. Iqaluit, Nunavut has been and continues to be my home since 2018. I am a PhD Candidate at McGill University conducting my PhD studies remotely from Iqaluit.

Please list a timeline for your work, including dates of consultations and the amount of time you will spend in our community.

I live in Iqaluit year-round minus the one month each Spring and Fall I am in the other Nunavut communities collecting field data for this PhD research project (see below).

Please give the field of study and the subject of study for this project.

This research project pairs Inuit *Qaujimajatuqangit* with permafrost and groundwater science to identify and assess perennial groundwater springs as along overland travel routes. Winter overland travel by Nunavut community members primarily consists of snowmobiling and dog sledding. Encountering overflow water is a winter overland travel hazard. Known overflow areas, as identified by local community members, have been selected to collect field measurements during the Winters of 2025/2026 and 2026/2027. Water samples (less than 4L) are collected from the overflow water and nearby lake(s) twice a year in the Fall and Spring and analyzed for dissolved minerals. Trail cameras are set up on 4ft wooden stakes to take daily photos of the overflow water area and resulting icing formation. Small sensors (8.5x1 inch or smaller) are installed in the overflow water and nearby lake(s) to record daily water temperature, electrical conductivity, and water level. Combined, these results improve understanding of why these winter overflow areas are already occurring where they are - and enhance predictions for local decision makers of where additional winter overflow areas may begin occurring and become future overland travel hazards as a result of climate change.

Does this project involve any community other than Iqaluit: If so, where and how?

Over 3 in-person meetings starting in November 2024, this project was co-designed with the Arviat Hunters and Trappers Organization, Arviat Hamlet Office, and the Aqqiumavvik Society with input from the Kivalliq Inuit Association. Since then, the project has expanded to include the Nunavut communities of Whale Cove (HTO approved support for the project at their November 10, 2025 Board meeting), Coral Harbour (HTO approved support for the project at their April 13, 2026 Board meeting), and Rankin Inlet (this project is on the next HTO Board meeting agenda for consideration).

The City of Iqaluit appreciates community involvement from researchers. How will your group be willing to communicate your findings to the population?

The City/Hamlet office, HTO, and wildlife office nearest to where the data is collected will all receive the data to maintain and manage as per their decision-making needs.