

Minutes of the March 10, 2026 regular meeting at 7:00 p.m. of the Council of the Municipality of the Township of Arundel, held at the Community Hall, 60 Route Morrison, Arundel.

Present at this meeting are:

Mayor Marc Poirier, Councillors Carole Brandt, Chantal Pieters, Yves Barrette, Terence Flanagan, Daniel Fournier and Jonathan Morgan.

The Director General and Clerk-Treasurer, Philip Toone, is also present.

**1. ESTABLISHMENT OF QUORUM AND OPENING OF THE MEETING**

Mayor Marc Poirier establishes quorum, welcomes those present and opens the regular meeting. The time is 7:00 PM.

**2. ADOPTION OF AGENDA**

**2026-03-027**

2.1 It is proposed by Councillor Yves Barrette and unanimously resolved by those councillors present to adopt the agenda.

1. ESTABLISHMENT OF QUORUM AND OPENING OF THE MEETING
2. ADOPTION OF AGENDA
3. CURRENT BUSINESS - ANNOUNCEMENTS
4. QUESTION PERIOD
5. ADOPTION OF MINUTES OF PREVIOUS MEETINGS
  - 5.1 Adoption of minutes for the regular meeting of February 10, 2026
6. NOTICE OF MOTION AND BY-LAW
  - 6.1 Adoption - Bylaw 279.1-2026 modifying harmonized bylaw 279 relating to parking and circulation
  - 6.2 Adoption - Bylaw 310-2026 regarding maintenance and occupation of buildings
  - 6.3 Notice of motion and Tabling - Draft Bylaw 311-2026 - Code of Ethics for elected
7. FINANCIAL AND ADMINISTRATIVE MANAGEMENT
  - 7.1 List of accounts payable on February 26, 2026
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  - 8.2 Acquisition - protection tubes - fluorescent lighting
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  - 10.1 Minor variance - 20 ch de la Montagne Lot 6465113
  - 10.2 SPAIP - 8 ch de la Montagne Lot 6214856
11. RECREATION, CULTURE AND COMMUNITY LIFE
  - 11.1 Support letter – Diable & Rouge snowmobile club
12. MAYOR'S COMMUNICATION TO THE PUBLIC
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15. ADJOURNMENT OF MEETING

ADOPTED UNANIMOUSLY

3. CURRENT BUSINESS – ANNOUNCEMENTS

4. QUESTION PERIOD

5. ADOPTION OF MINUTES OF PREVIOUS MEETINGS

5.1 Adoption of the minutes of the regular meeting of February 10, 2026

**WHEREAS** a copy of the minutes of the regular meeting of February 10, 2026 has been given to each member of the Municipal Council;

2026-03-028

**THEREFORE** it is proposed by Councillor Jonathan Morgan and unanimously resolved by those councillors present to :

**ADOPT** the minutes of the regular meeting of the Municipal Council held on February 10, 2026.

6. URBAN PLANNING AND ENVIRONMENT

6.1 Adoption - Bylaw 279.1-2026 modifying harmonized bylaw 279 relating to parking and circulation

**WHEREAS** the municipal council deems it appropriate to add provisions to Bylaw 279 concerning parking on municipal lots, in particular the lot located at 2 Village Street, adjacent to the Town Hall, the municipal library, the First Responders service and the Citizen Home, and that the vehicles of these stakeholders must be accommodated;

**WHEREAS** notice of motion was duly given at the regular council meeting held on 10 February 2026;

**WHEREAS** tabling of draft bylaw 279.1-2026 amending harmonised bylaw 279 on parking and traffic, was presented at the regular council meeting held on 10 March 2026, and that no changes were made to the wording of the bylaw, except for the addition of a reference stating that the presence of a permit is equivalent to a vignette;

2026-03-029

**THEREFORE** it is proposed by Councillor Jonathan Morgan and unanimously resolved by those councillors present to:

**ADOPT** Bylaw 279.1-2026 modifying harmonized bylaw 279 relating to parking and circulation;

**THAT** the French-language text of this bylaw may be found in the french-language meeting of this day's assembly.

6.2 Adoption - Bylaw 310-2026 regarding maintenance and occupation of buildings

**WHEREAS** the municipal council deems it appropriate to adopt a bylaw that establishes minimum occupancy and maintenance standards for all buildings and other structures in order to preserve the integrity of their constituent parts, prevent deterioration, protect them from the elements, ensure safety, sanitation and habitability, and promote the occupation of buildings designed for this purpose.

**WHEREAS** the said bylaw also aims to provide for inspection powers, corrective measures, and applicable penalties;

**WHEREAS** a notice of motion was duly given at the regular meeting of the council held on 10 February 2026;

**WHEREAS** tabling of draft bylaw 310-2026 concerning the maintenance and occupancy of buildings was presented at the regular council meeting held on 10 March 2026, and that no amendments were made to the wording of the bylaw;

**2026-03-030** **THEREFORE** it is proposed by Councillor Chantal Pieters and unanimously resolved by those councillors present to:

**ADOPT** Bylaw 310-2026 regarding maintenance and occupation of buildings;

**THAT** the French-language text of this bylaw may be found in the french-language meeting of this day's assembly.

### **6.3 Notice of motion and Tabling - Draft Bylaw 311-2026 - Code of Ethics for elected**

**NOTICE** Councillor Carole Brandt give Notice of Motion that, at a subsequent meeting, will be presented for adoption Bylaw 311-2026 - Code of Ethics for elected

This bylaw aims to set out the Municipality's core ethical values and the rules of professional conduct that must guide the conduct of a person as a member of the Municipal Council, a committee or commission of the Municipality, or, in their capacity as a member of the Municipal Council, of another body.

**TABLING** Councillor Carole Brandt tables Draft Bylaw 311-2026 - Code of Ethics for elected.

The French language text of this draft bylaw can be found in the French language minutes of this day's assembly.

## **7. FINANCIAL AND ADMINISTRATIVE MANAGEMENT**

### **7.1 List of accounts payable on February 26, 2026**

**WHEREAS** Council has examined the disbursements made and to be made for accounts payables on February 26, 2026;

**2026-03-031** It is **MOVED** by councillor Carole Brandt and **ADOPTED** unanimously by those councillors present to **APPROVE** the following disbursements as of February 26, 2026 as presented:

<b>Comptes à Payer 30 janvier au 26 février 2026</b>	
Fournisseurs	Montant
Albi Nissan Mont-Tremblant	203.22 \$
Alliance Ford	2 240.44 \$
Amyot Gélinas	10 922.63 \$
Bureau Tech	202.50 \$
Canadian Tire	97.12 \$
Centre de Camion Galland	272.20 \$
Centre d'Enquêtes Civiles du Québec	86.23 \$
DBO Expert Inc.	118.24 \$
Denis Dubé Avocat	2 449.95 \$
Energies Sonic	1 836.34 \$
Fournitures de Bureau Denis	250.28 \$
FQM	371.35 \$
Jaguar Media - RIM	212.70 \$

Loranger Marcoux	738.72 \$
M. Maurice Entrepreneur Électricien	317.24 \$
Matériaux SMB	19.25 \$
Pièces d'Auto P&B Gareau	193.97 \$
Plomberie Roger Labonté	693.70 \$
Programme frais non-résidents	310.00 \$
Propane Bélanger	825.66 \$
SAAQ	3 488.79 \$
Sainte-Agathe des Monts	86.23 \$
SCFP, Local 4852	414.32 \$
Service d'Entretien Ménager MC	1 046.27 \$
Trivium	563.44 \$
<b>Liste de chèques et prélèvements émis</b>	
ADMQ	373.67 \$
Bell Canada	118.85 \$
CSSL	82.46 \$
Frais de banque	72.00 \$
Hydro Québec	243.19 \$
Olivier Provost - RÉ 2025-10-174	1 500.00 \$
Remboursement contribuable	512.68 \$
Salaire et contribution d'employeur	51 244.53 \$
Visa	637.05 \$
<b>TOTAL</b>	<b>82 745.22 \$</b>

## 7.2 Acquisition -Photocopier and service contract - Juteau Ruel

**WHEREAS** the end of the lease agreement for the Canon ImageRunner C3730i photocopier requires either the purchase of the photocopier, the extension of the lease agreement, or the purchase of a new photocopier;

**WHEREAS** Bureau Tech (Juteau Ruel) is offering to sell the C3730i photocopier for \$1,548.00 (before taxes), or the continuation of the lease for 24 months at \$115 per month, or for 36 months at \$110 per month, with a service contract for 2026–2027 at a rate of \$0.01196 per black and white copy and \$0.0918 per colour copy, then for 2027–2028 at a rate of \$0.01274 per black and white copy and \$0.09777 per colour copy, all amounts before taxes;

**WHEREAS** Bureau Tech (Juteau Ruel) is also offering to lease a new ImageRunner DX-C3926 photocopier at a cost of \$163.97 per month, with a copy rate of \$0.0113 for black and white and \$0.07 for colour, before taxes;

**WHEREAS** the C3730i photocopier currently in service is estimated to be just over halfway through its useful life and that a new purchase is not deemed necessary;

**WHEREAS** council believes that the offer to purchase the C3730i photocopier represents the best value;

**2026-03-032**

IT IS THEREFORE PROPOSED by Councillor Daniel Fournier and unanimously resolved by those councillors present to :

**PURCHASE** the Canon ImageRunner C3730i photocopier currently in service at a cost of \$1,548.00 (before taxes) and **PAY** this amount to Bureau Tech (Juteau Ruel);

**AUTHORISE** the conclusion of a service contract with the aforementioned firm for the year 2026–2027 at a rate of \$0.01196 per black and white copy and

\$0.0918 per colour copy, and for the year 2027–2028 at a rate of \$0.01274 per black and white copy and \$0.09777 per colour copy, before taxes;

**THAT** the funds required for this expenditure be taken from the budget account provided for this purpose.

## **8. PUBLIC WORKS AND MUNICIPAL FACILITIES**

### **8.1 Request for modification of the TECQ 2024-2028 guide regarding granular reloading**

**WHEREAS** the Guide to the terms and conditions for the payment of government contributions under the 2024–2028 Quebec Water and Community Infrastructure Transfer Programme (TECQ), published in July 2024, stipulated that granular resurfacing of local roads was considered eligible work, without specifying a thickness;

**WHEREAS** the new TECQ guide, published in January 2026, now specifies that granular resurfacing must be at least 300 mm (30 cm) thick to be eligible;

**WHEREAS** this thickness represents a considerable amount, which is more akin to a complete reconstruction of a gravel road than to traditional granular resurfacing;

**WHEREAS** no standard prescribes a mandatory minimum thickness for granular resurfacing in the documents of the Ministry of Transport and Sustainable Mobility or in standard BNQ 2560-114/2014 R 2024. However, the Ministry's documents—notably Volume VI, Chapter 2, Standard 2204—instead stipulate a maximum thickness of 300 mm (30 cm);

**WHEREAS** granular resurfacing normally carried out on the local road network generally varies between 4 and 6 inches (100 to 150 mm), which is standard practice for rural road maintenance;

**WHEREAS** applying a thickness of 300 mm has several major drawbacks, including:

- a significant raising of the road surface, creating problematic differences in elevation with private driveways and property access points;
- instability of the road surface due to an excessive amount of material, even if compacted;
- an increased risk of material spreading into ditches, causing blockages and poor rainwater drainage;
- A significant increase in material, transport and labour costs, making this work difficult for rural municipalities to sustain.
- accelerated deterioration of roads due to longer consolidation time and lower load-bearing capacity during the stabilisation period;
- additional work required to adapt and extend culverts and private driveways, generating additional costs for residents and the municipality;

**WHEREAS** this new requirement imposes an administrative, financial and operational burden on rural municipalities that was not anticipated when the TECQ 2024-2028 programme was adopted;

**WHEREAS** maintaining granular resurfacing without a mandatory minimum thickness, as was previously the case, would allow municipalities to better adapt their interventions to the reality of soil conditions, climatic conditions and municipal budgets;

**2026-03-033**

IT IS THEREFORE PROPOSED by Councillor Jonathan Morgan and unanimously resolved by those councillors present to :

**THAT** the municipal council formally request that the Government of Quebec amend the TECQ 2024-2028 guide, published in January 2026, to remove the requirement for a minimum thickness of 300 mm for granular resurfacing and return to a formulation without quantitative specifications, leaving it up to municipalities to determine the necessary thickness according to their local context;

**THAT** a copy of this resolution be sent to the Fédération québécoise des municipalités, the Member of the provincial assembly for Argenteuil, Agnès Grondin, the Member of the Federal Parliament for Laurentides-Labelle, Marie-Hélène Gaudreau, and the MRC des Laurentides.

## **8.2 Acquisition - protection tubes - fluorescent lighting**

**WHEREAS** an inspection report dated 27 January 2026 by the firm MEDIAL indicates a risk of lighting systems failing in part of the town hall basement and that the municipality must take the necessary protective measures;

**WHEREAS** the corrective measure proposed by Mathieu Maurice Entrepreneur Électricien, in its bid dated 24 February 2026, meets the required corrective measures;

**2026-03-034**

IT IS THEREFORE PROPOSED by Councillor Daniel Fournier and unanimously resolved by those councillors present to :

**ACCEPT** the bid dated 24 February 2026 from the firm Mathieu Maurice Entrepreneur Électricien and **PAY** said firm the sum of \$1,770.00 (before taxes);

**THAT** the funds required for this expenditure be taken from the budget account provided for this purpose.

## **9. PUBLIC SAFETY**

### **10. URBAN PLANNING AND ENVIRONMENT**

#### **10.1 SPAIP - Modification of the resolution on the exterior paint - Town hall**

##### **10.1 Minor variance - 20 ch de la Montagne Lot 6465113**

**WHEREAS** a minor variance request has been received for a building on lot 6465113 of the Quebec cadastre (20 ch. de la Montagne) to authorise the accessory building (garage) located at the front of the property, approximately 3 metres in front of the main residence, and erected by a former owner;

**WHEREAS** Bylaw 79, section 6.3.2, in force at the time of construction of the said garage in 1999, did not allow for the location of an accessory building in the front yard;

**WHEREAS** Bylaws No. 265 and 115 on minor exemptions and the *Act respecting land use planning and development* set out the evaluation criteria for an application of this type;

**WHEREAS** the Planning Advisory Committee (CCU) reviewed this matter at its meeting on 19 February 2026 and considered the criteria applicable to the application, including:

- the minor exemption complies with the objectives of the urban development plan;

- strict application of the by-law would cause serious prejudice to the applicant;
- the exemption does not affect the enjoyment of neighbouring properties
- the project integrates acceptably into the surrounding environment
- the application for a minor exemption complies with all provisions of the building by-law and those of the zoning and subdivision by-laws that are not subject to a minor exemption
- the minor exemption does not have the effect of increasing risks to public safety or health or adversely affecting the quality of the environment or general well-being;

**WHEREAS** the Planning Advisory Committee (CCU) recommends acceptance of this request for minor variance;

**WHEREAS** the notice published on 5 February 2026 announcing that this request will be considered at this meeting of the municipal council;

*In accordance with the regulations in force, those present and interested in this request are invited to address the council;*

There were no comments from the public or members;

**WHEREAS** the municipal council has considered the evaluation criteria ;

**WHEREAS** the municipal council finds that the minor exemption request meets the evaluation criteria;

**2026-03-035**

**IT IS THEREFORE PROPOSED** by Councillor Yves Barrette and unanimously resolved by those councillors present to :

**ACCEPT** the minor exemption request for lot 6465113 of the Quebec cadastre (20 ch. de la Montagne);

**REGISTER** the minor exemption request and the Council resolution in the register created for this purpose;

**FORWARD** a copy of the resolution to the MRC des Laurentides in accordance with section 145.7 of the Act respecting land use planning and development.

## **10.2 SPAIP - 8 ch de la Montagne Lot 6214856**

**WHEREAS** an application for an extension to the main building located at 8 Chemin de la Montagne, lot 6214856, has been submitted;

**WHEREAS** the zoning of the address at 8 chemin de la Montagne, zone Pa-9, is subject to our Bylaw 285 on Site Planning and Architectural Integration Programs (SPAIP), which sets out the objectives and criteria to be met for an application of this type;

**WHEREAS** Bylaw 285 provides for a multi-criteria analysis specified in section 3.3.2;

**WHEREAS** Bylaw 285 provides for a multi-criteria analysis specified in section 3.3.3;

**WHEREAS** the members of the urban planning advisory committee (CCU) discussed this matter at their meeting on 19 February 2026 and concluded that the materials proposed for the extension are consistent with the materials used in the existing house and that the proposed extension meets all criteria;

**WHEREAS** the committee members unanimously recommend the approval of the project;

**2026-03-036** IT IS THEREFORE PROPOSED by Councillor Jonathan Morgan and unanimously resolved by those councillors present to :

**APPROVE** the SPAIP relating to the permit application for lot 6214856 of the Quebec cadastre (8 chemin de la Montagne).

## **11. RECREATION, CULTURE AND COMMUNITY LIFE**

### **11.1 Support letter – Diable & Rouge snowmobile club**

**WHEREAS** the Diable and Rouge Snowmobile Club is requesting a letter of support from the municipal council in its application for financial assistance from government agencies for the purpose of acquiring trail maintenance equipment;

**WHEREAS** that the municipal council deems it appropriate to support the club with a letter of support;

**2026-03-037** CONSEQUENTLY, it is proposed by Councilor Chantal Pieters and unanimously resolved by those councillors present:

**THAT** the municipal council authorize the mayor to draft and send a letter of support to the Diable and Rouge Snowmobile Club.

## **12. MAYOR'S COMMUNICATION TO THE PUBLIC**

## **13. COMMUNICATION FROM COUNCILLORS TO THE PUBLIC**

## **14. QUESTION PERIOD**

## **15. ADJOURNMENT OF MEETING**

**2026-03-038** It is **MOVED** by councillor Carole Brandt and unanimously **resolved** by those councillors present:

**THAT** the meeting be adjourned at 7:29 PM.

**ADOPTED UNANIMOUSLY**

(S) Marc Poirier, mayor

(S) Philip Toone, Clerk-treasurer