

A Special meeting of Middleton Town Council was held in-person at the Town Hall and via YouTube Live, on Monday, June 1, 2026, prior to the Committee of the Whole Meeting.

PRESENT

Chairing the meeting, Mayor Gail Smith, Deputy Mayor Gary Marshall Councillors John Bartlett, Bernadette Knapp, Jonathan Archibald and Dan Smith; Chief Administrative Officer, Ashley Crocker; and Recording Secretary, Sara Marceau.

Also in attendance: Darren Boates, Fire Chief Mike Toole, Deputy Fire Chief Jody Spidle and one (1) citizen.

1. **CALL TO ORDER**

Mayor Smith called the meeting to order at 6:00pm.

2. **APPROVAL OF THE AGENDA**

260601.01 It was moved and seconded that Council approve the agenda as circulated.
Motion carried.

3. **NEW BUSINESS**

3.1 Swearing-In Ceremony for Darren Boates

Councillor Darren Boates solemnly affirmed the following Oath of Allegiance and of Office as administered by the Mayor:

I, Darren Boates do swear that I will be faithful and bear true allegiance to His Majesty King Charles, His heirs and successors according to law;

And that I am duly qualified as required by law for the office of Mayor/Councillor of the Town of Middleton;

And that I will truly, faithfully and impartially execute the duties of the office to which I have been elected to the best of my knowledge and ability;

And that I have not received and will not receive any payment or reward of promise thereof for the exercise of any partiality or undue execution of the duties of my office.

3.2 RFD 046-2026 Award of Tender for Decommissioning of the Old Reservoir

Council members expressed concerns about the significant differences between bids, particularly the large price gap and the variation in proposed completion times. Questions were raised about whether the bids were directly comparable and whether the shorter timeline could affect the quality of work.

CAO Crocker confirmed that a formal contract would be signed and advised that the tender specifications were consistent for all bidders. Concerns about quality assurance and project oversight were addressed, with confirmation that both the Director of Public Works and CBCL would inspect and oversee the work. Council also discussed project financing, with CAO Crocker noting that costs would be funded through a combination of grant funding, long-term debt, and depreciation reserves.

Some members remained cautious about awarding the contract to a non-local company and sought reassurance regarding accountability and recourse should issues arise during the project.

ACTION: Council requested that Paul Young attend the next Council meeting to address questions and provide further clarification.

260601.02 It was moved and seconded that Council award tender MID 2026-04 for decommissioning of the old reservoir to IQ Environmental Inc. for an estimated amount of \$121,440 plus HST. **Motion carried.** (2 votes against – Councillor Smith, Deputy Mayor Marshall).

3.3 RFD 047-2026 Award of Tender for Fire Pumper/Tanker

CAO Crocker gave a brief overview of the Award of Tender for Fire Pumper/Tanker. Council discussed the tender evaluation and specifications for the proposed fire truck purchase.

- Councillor Knapp asked whether Truck 12 could be sold and, if so, whether Rocky Mountain Phoenix would be interested in purchasing it back.
 - Fire Chief Toole stated that Rocky Mountain Phoenix does not offer buy-back arrangements.
- Councillor Boates questioned the compliance component of the tender and the difference in scoring between the two bids.
 - Fire Chief Toole explained that both trucks were functionally equivalent, but the chassis specifications differed from those requested, including variations in the brake system, rear axle configuration, and axle width.
- Councillor Boates asked whether there was a preference for one truck over the other from a safety perspective.

- Fire Chief Toole responded that the priority is replacing the current truck now, with additional replacements anticipated in the coming years.
- Councillor Archibald asked whether the new truck would fit in the existing bay and the Mayor asked whether the vehicle would serve multiple functions and replace another truck.
 - Fire Chief Toole confirmed that the new truck would fit in the bay and explained that it would function as both a pumper and tanker and that its effectiveness in this dual role would be evaluated over time.
- Councillor Marshall noted that the department is expected to replace three trucks within the next five years and that this purchase has been included in the budget planning since 2012. He stated that the new truck is intended to replace two existing vehicles.
- Councillor Boates inquired about the truck's water capacity.
 - Fire Chief Toole indicated that its capacity could potentially reduce the number of trucks required for certain operations.
- Councillor Smith asked about financing and the County's contribution toward the purchase.
 - Fire Chief Toole explained that capital funding through the County of Annapolis is committed annually, with another installment expected in September.

CAO Crocker clarified that the purchase is included in the 5-year Capital Budget along with the planned replacement of two other fire department trucks that are nearing the end of their service life. She noted that if the new pumper/tanker performs as intended, it may reduce the need for additional vehicle replacements in the future.

260601.03 It was moved and seconded that Council approve an increase in the budget for project 24-17 Fire Pumper/Tanker to \$888,138, which includes the Town's portion of HST.
Motion carried.

Councillor Bartlett raised concerns regarding Northlands, which will serve a population of approximately 1,000–1,200 residents. He noted that the Fire Department operates with very basic equipment and relies heavily on volunteers. As a result, the department is significantly behind in acquiring the resources and equipment needed to adequately serve the community.

260601.04 It was moved and seconded that Council award tender MID 2026-04 for a Fire Pumper/Tanker to Rocky Mountain Phoenix for an estimated amount of \$855,151 plus HST.
Motion carried.

3.4 Public Hearing Date for Magee Drive Development Agreement

CAO Crocker spoke with Council regarding a Public Hearing date and Special Council meeting to consider Second Reading for the Magee Drive Development Agreement.

It was agreed that the Public Hearing and Second Reading would be on Monday, June 22, with the meeting scheduled to begin at 6:30pm.

4. ADJOURNMENT

The Deputy Mayor declared the meeting adjourned at 6:51pm.



Mayor



Recording Secretary