3208

THIS INDENTURE made the 11th day of April, 2025.

IN PURSUANCE OF THE ENACTMENTS RESPECTING SHORT FORMS OF INDENTURES;

BETWEEN: **THE FATHERS OF CONFEDERATION BUILDINGS TRUST,** a body corporate, incorporated by Special Act of the Legislature of the Province of Prince Edward Island, 1964, Cap. 10, with Head Office at Charlottetown in Queens County in the Province of Prince Edward Island,

(Hereinafter called the Grantor)

OF THE ONE PART

AND: **CITY OF CHARLOTTETOWN,** a body corporate duly incorporated under the laws of the Province of Prince Edward Island,

RECEIVED
APR 16 2025
12:40 p.m.

(Hereinafter called the Grantee)

OF THE OTHER PART

WHEREAS the lands herein described vested with the Vendor pursuant to the *Fathers of Confederation Buildings Act*, RSPEI 1988 , and, pursuant to section 11(4) of the said Act, the Vendor has obtained approval of the Lieutenant Governor in Council to sell the herein described lands.

WITNESSETH that in the consideration of Five Dollars ($5.00) of lawful money of Canada now paid by the Grantee to the Grantor (the receipt whereof is hereby by them acknowledged), the said Grantor DOTH grant unto the Grantee, its successors and assigns forever, all and singular the lands following that is to say:

ALL THAT PARCEL OF LAND situate, lying and being more particularly described in Schedule "A" annexed hereto.

TOGETHER with all the rights, privileges, easements, advantages and appurtenances to the said lands belonging or appertaining or thereunto now or heretofore holden, used, occupied or enjoyed: TO HAVE and TO HOLD the said lands and premises with their appurtenances unto and to the use of the Grantee, its successors and assigns forever. (1) THE SAID GRANTOR COVENANTS with the said Grantee (2) that it has the right to convey the said lands to the said Grantee notwithstanding any act of the said Grantor (3) AND that the said Grantee shall have quiet possession of the said lands (4) free from all encumbrances. (5) AND the said Grantor covenants with the said Grantee that it will execute such further assurances of the said lands as may be requisite. (6) AND the said Grantor covenants with the said Grantee that it has done no act to encumber the said lands. (7) AND the said Grantor releases to the said Grantee all its claims upon the said lands. (8) AND the said Grantee has joined herein as acknowledgment and acceptance of the Restrictive Covenants that shall run with the land and are set out in Schedule "B" annexed hereto.

IN WITNESS WHEREOF the said party has hereunto set the hand(s) of its duly appointed signing officer(s) and affixed its corporate seal on the day and year first above written.

effective

SEALED, DELIVERED & ATTESTED TO:) **THE FATHERS OF CONFEDERATION BUILDINGS TRUST**
by the duly authorized signing officer(s))
in the presence of:)

_____)

_____)

_____)
Per: STEVE BELLAMY, CEO

_____)
Per: JODI ZVER, CFO

IN WITNESS WHEREOF the Grantee herein have hereunto set their hands and seals on the day and year first above written in acknowledgement of the Restrictive Covenants contained in Schedule "B" annexed hereto.

SIGNED, SEALED AND DELIVERED
in the presence of:

Chantal Matheson

Chantal Matheson

CITY OF CHARLOTTETOWN

Per: PHILIP BROWN, Mayor

Per: SUE FRASER, Acting CAO

CANADA

PROVINCE OF PRINCE EDWARD ISLAND

IN THE MATTER of the *Family Law Act*, Stats. P.E.I., 1995, Chap. 12

- and -

IN THE MATTER of the *Registry Act*, R.S.P.E.I. 1988, Chap. R-11 as amended

AFFIDAVIT

I, Steve Bellamy, of Charlottetown, in Queens County, Province of Prince Edward Island, MAKE OATH AND SAY AS FOLLOWS:

1. THAT I was at least eighteen (18) years of age at the time I signed this Affidavit.

2. THAT I am a duly authorized signing officer of **THE FATHERS OF CONFEDERATION BUILDINGS TRUST** (the "**Corporation**"), being the Grantor named in the within Indenture, and as such I have personal knowledge of the matters herein.

3. THAT the Corporation is not a non-resident of Canada within the meaning of the *Income Tax Act* (Canada).

4. THAT for the purpose of this Affidavit:
   (i) "Act" means the *Family Law Act,* Stats. P.E.I. 1995, Chap.12;
   (ii) "Family Home" has the meaning defined under the Act;
   (iii) "Domestic Contract" has the meaning defined under the Act;
   (iv) "Property" means the lands described in Schedule "A" of the annexed Indenture; and
   (v) "Spouse" has the meaning defined under the Act.

5. THAT the Property:
   (i) is not now the subject of any Domestic Contract;
   (ii) is not now the subject of the order of any court, interim or otherwise, made pursuant to the Act;
   (iii) has never been occupied as a Family Home by myself, my Spouse, or any other person (or Spouse thereof) who is a shareholder of or has a beneficial interest in the Corporation; and
   (iv) Neither the ownership of shares nor the ownership of any beneficial interest in the Corporation entitles the owner of such shares or beneficial interest in the Corporation to occupy the Property as a Family Home.

6. THAT with respect to the foregoing Indenture:
   (i) the Corporation has taken all necessary steps to authorize the execution and delivery thereof;
   (ii) the signatory (or signatories) thereof are the properly authorized signing officer(s) of the Corporation; and
   (iii) the seal affixed thereto is the proper seal of the Corporation.

SWORN before me at Charlottetown, in Queens County, Province of Prince Edward Island, this 7 day of April, 2025.

A COMMISSIONER FOR TAKING OATHS AND AFFIDAVITS IN THE SUPREME COURT

Steve Bellamy

SCHEDULE "A"

ALL THAT PARCEL OF LAND situate, lying and being in Charlottetown, in Queens County, Province of Prince Edward Island, being shown and delineated on a plan of survey entitled "Plan of Survey Showing Lots 25-1 & Parcel R-1 Being a Subdivision of Lands of Confederation Centre", prepared by Island Surveying & Engineering and dated April 3, 2025, as Drawing No. 25053, said plan being approved by the City of Charlottetown on April 4, 2025, being more particularly described as follows:

COMMENCING at placed survey marker 8520, having coordinates Easting 390306.711 and Northing 687269.786 as shown on the above noted plan;

THENCE on an azimuth 137°08' 53" for the distance of 31.924 metres or to placed survey marker No. 8519;

THENCE continuing on an azimuth 227° 25' 15" for the distance of 48.645 metres or to placed survey marker No. 8518;

THENCE on an azimuth 137° 16' 02" for the distance of 2.893 metres, or to placed survey marker No. 8516;

THENCE on an azimuth 227° 37' 56" for the distance of 41.442 metres, or to calculated point No. 8523;

THENCE on an azimuth 227° 37' 56" for the distance of 10.843 metres, or to placed survey marker No. 8522;

THENCE on an azimuth 317° 38' 48" for the distance of 34.847 metres, or to placed survey marker No. 8521;

THENCE on an azimuth 47° 32' 49" for the distance of 10.777 metres, or to found survey marker No. 2031;

THENCE on an azimuth 137° 32' 49" for the distance of 6.706 metres, or to found survey marker No. 2032;

THENCE on an azimuth 47° 32' 49" for the distance of 13.441 metres, or to found survey marker No. 2033;

THENCE on an azimuth 317° 32' 49" for the distance of 6.706 metres, or to found survey marker No. 2034;

THENCE on an azimuth 47° 32' 49" for the distance of 76.442 metres, or to placed survey marker No. 8520 and being the point at the place of commencement;

BEING Lot No. 25-1 on the aforesaid Plan and containing an area of 3,284 Square meters.

SUBJECT TO right-of-way for ingress and egress at all times and for all purposes to and for the use of the Grantee, it's heirs, executors, administrators successors, and assigns, over and along the right-of-way as shown on the said plan.

SCHEDULE "B"

RESTRICTIVE COVENANTS

Notwithstanding the closing of this transaction the monuments (gifts of boulders received from the other Canadian Provinces on the opening of the Centre) shall remain the property of the Vendor.

The Vendor shall receive notice of their intended removal by the Purchaser and shall have sixty (60) days from the date of receipt of such notice to remove the monuments or to consent to their being moved or relocated by the Purchaser.

The Property is subject to a right of way in favour of the Vendor's adjacent lands which shall be binding on the Property and run with the lands.

The Deed shall include a restrictive covenant that shall run with the Property, which shall provide that the Property shall remain zoned as green space or park land and shall remain as green space or parkland, and no amendment to the zoning of the Property or a change in its use shall be permitted without the prior written consent of the Grantor and the Executive Council of the province of Prince Edward Island.



EC2025-249

FATHERS OF CONFEDERATION BUILDINGS ACT
FATHERS OF CONFEDERATION BUILDINGS TRUST
SALE OF REAL PROPERTY
APPROVED

Pursuant to section 11(3) of the *Fathers of Confederation Buildings Act*, R.S.P.E.I. 1988, Cap. F-6, Council approved the sale of real property belonging to the Fathers of Confederation Buildings Trust, lying and being in the City of Charlottetown in the Province of Prince Edward Island, to the City of Charlottetown, all as more particularly described in the Agreement of Purchase and Sale.

EC2025-250

GASOLINE TAX ACT
DECLARATION RE

Under authority of section 24 of the *Gasoline Tax Act* Stats. P.E.I. 2022, c. 75 Council ordered that a Proclamation do issue proclaiming the said "*Gasoline Tax Act*" to come into force effective March 22, 2025.

EC2025-251

GASOLINE TAX ACT

GASOLINE TAX REGULATIONS

Pursuant to section 21 of the *Gasoline Tax Act* R.S.P.E.I. 1988, Cap. G-3.1, Council made the following regulations:

PART 1 - INTERPRETATION

1. Definitions

In these regulations,

(a) "**Act**" means the *Gasoline Tax Act* R.S.P.E.I. 1988, Cap. G-3.1;

(b) "**base jurisdiction**" means the member jurisdiction of Prince Edward Island;

(c) "**commercial vehicle**" means a vehicle that

(i) is a commercial vehicle as defined in the *Highway Traffic Act* R.S.P.E.I. 1988, Cap. H-5 that is engaged in interprovincial or international transport or travel or both, and

(ii) is licensed or required to be licensed under the International Fuel Tax Agreement;

(d) "**member jurisdiction**" means any province or territory of Canada and any state or territory of the United States of America, including the District of Columbia, and any state of the United Mexican States, that is a member of the International Fuel Tax Association, Inc.;

(e) "**month**" means, when used in reference to an agent's monthly records, the period that under the accounting practices of the agent is treated as the equivalent of a month, and in all other cases means calendar month.

Dated the 11th day of April 2025.

BETWEEN:

THE FATHERS OF CONFEDERATION BUILDINGS TRUST

AND:

CITY OF CHARLOTTETOWN

****

DEED

****

COX & PALMER

Search: _____
Subsearch: _____
Registration search: _____

Checked by: _____
Date: _____

COX & PALMER
Barristers & Solicitors
97 QUEEN STREET, SUITE 600
Charlottetown, P.E.I.
C1A 4A9

Per: Katie Morello
File No. 09945-106/cmf

Office of the Registrar of Deeds

For Queens County, Charlottetown, P.E. Island

Book 6129

Doc # 3208

The within document was registered on

The 16th Day of Apr A.D., 2025 on

COMMISSIONER WITNESSED

Alex McLeod

ASST REGISTRAR