YUKON UTILITIES BOARD

IN THE MATTER OF the *Public Utilities Act*

and

ATCO Electric Yukon and Yukon Energy Corporation Terms and Conditions of Service - Multiple Dwellings

BEFORE:	L. McCullough, Chair	)	October 26, 2026
	M. Johnson, Vice-Chair	)	
	R. Hancock	)	
	A. Woroniuk	)	

BOARD ORDER 2026-16

WHEREAS:

A. On December 20, 2024, ATCO Electric Yukon (AEY) and Yukon Energy Corporation (YEC) (jointly the Utilities), filed an Application with the Yukon Utilities Board (the Board) pursuant to *the Public Utilities Act* (the Act) and *Order-in-Council 1995/90*, requesting an order approving certain updates to the Terms and Conditions of Service (T&Cs). The Application sought approval of:

- Updates focused on modernization of the T&Cs;
- Updated Maximum Investment Levels (MIL) based on an MIL Cost Study including an inflation mechanism for future years; and
- Updated Fees and Service Charges to reflect changes in operations including an inflation mechanism for future years.

B. The Board issued Board Order 2025-13 on September 8, 2025, its decision on the Application in which it ordered as follows:

> AEY and YEC shall submit a compliance filing to the Board within 30 days of issuance of this Board Order, in accordance with the directions set out in the reasons found in Appendix A to this Order.

C. On October 8, 2025, the Utilities filed their compliance filing pursuant to Board Order 2025-13.

D. The Board issued Board Order 2025-15 setting out the process for the compliance

filing setting October 31, 2025 as the date for intervener comments and November 10, 2025 as the date for reply comments from the Utilities. Mr. John Maissan, an intervener, asked for a one-week extension to November 7, 2025 for intervener comments which the Board granted. The Board also granted the Utilities an extension for reply to November 17, 2025.

E. The Board received intervener comments by November 7, 2025 and reply from the Utilities by November 17, 2025.

F. In accordance with the revised proceeding schedule for this proceeding, the record for the compliance filing proceeding closed on November 17, 2025.

G. The Board issued its decision through Board Order 2026-02 on January 29, 2026.

H. However, the Utilities raised implementation issues regarding Section 4.13 Multi-Dwellings in their request for an extension (February 19, 2026) for the submission of the acknowledgement filing directed in Board Order 2026-02. This resulted in further correspondence regarding Section 4.13 of the T&Cs as described in detail in Appendix A to this Board Order. As a result, the Board reconsidered Section 4.13, set out in Board Order 2026-02, and approves a new section 4.13 by issuing this Board Order.

I. For the reasons set out in Appendix A to this Board Order, the Board approves Section 4.13 of the T&Cs, effective January 1, 2027:

NOW THEREFORE, the Board approves the new section 4.13 set out below and further orders that:

1. Section 4.13 Multiple Dwellings be implemented as follows:

Section 4.13 Multiple Dwellings

(1) Each individual unit within a residential only Multiple Dwelling will be served as a separate Point of Service and billed individually on the applicable residential rate. Common use areas, including but not limited to hallways, lobbies, and laundry rooms, elevators, and parkades will also be billed under the applicable Residential rate on the condition that electricity is exclusively used for habitation purposes.

(2) Each individual unit within a mixed use Multiple Dwelling will be served as a separate Point of Service and billed individually on the applicable residential rate for residential units, and general service rate for commercial purpose units. Common use areas for Multiple Dwelling with mixed use commercial and habitation activities will be billed on the applicable General Service rate

(3) Notwithstanding subsection (1), common areas of Multiple Dwelling which is exclusively used for habitation purposes, but previously received investment through the Company's General Service offering shall continue to be billed

under the applicable General Service rate until the expiry of the investment term. At the time of investment term expiry, the common use area will be charged the Residential rate for the next billing period in July of the year of expiry.

(4) Where service to a Multiple Dwelling is delivered through a single Point of Service, a single meter Multiple Dwelling, the applicable General Service rate will apply to the service, unless an exclusion has been approved by the Board for that specific customer.

(5) This section is effective on January 1, 2027.

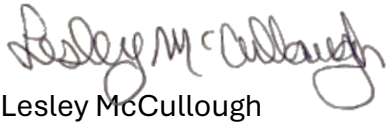
2. The Utilities are to submit the revised Terms and Conditions of Service as an acknowledgement filing to the Board by November 15, 2026;

3. The Utilities are to convert common area services for residential-only multi-dwellings with investment terms that have expired or will expire during 2026 to the Residential Rate effective on the first billing period in January 2027; and

4. The Utilities are to convert common area services for residential-only multi-dwellings with investment terms that will expire in future years to the Residential Rate effective on the first billing cycle in July of the year the investment expires.

DATED at the City of Whitehorse, Yukon, this 26th day of October 2026.

BY ORDER



Lesley McCullough
Chair