

VERDUN BOROUGH COUNCIL – MARCH 2, 2004

A regular meeting of the Verdun Borough Council was held on Tuesday, March 2, 2004, at 7:00 p.m., in Room 205 of the Verdun Borough Office.

WERE PRESENT: Mr. Georges Bossé, Borough Mayor as well as Councillors Laurent Dugas, Claude Trudel, and John Gallagher.

MEMBER OF COUNCIL NOT ATTENDING: Councillor Ginette Marotte.

WERE ALSO PRESENT: Mr. Gilles Baril, Borough Director, Mrs. Maryse Bouchard, Division Chief, Borough reception and information, Mrs. Louise Hébert, Borough Council Secretary and Director of the Borough Office.

CA04 210090.1

AWARDS – MONTREAL ARCHITECTURAL HERITAGE CAMPAIGN

Mr. Georges Bossé, Borough Mayor, presented the Montreal architectural heritage award in the residential category to Mrs. Denise Leduc for the property located at 703 to 707, Gordon Street, and the award in the commercial, industrial and office building category to Mr. André Archambault, general manager, Auberge communautaire du Sud-Ouest, for the property located at 4026, Wellington Street (former Bank of Montreal).

CA04 210091

ADOPTION OF THE AGENDA

IT WAS PROPOSED by Councillor Claude Trudel
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED THAT the agenda of the regular meeting of the Verdun Borough Council held on Tuesday, March 2, 2004, be adopted.

GDD1042200014

QUESTION PERIOD

Question period started at 7:10 p.m. and ended at 7:45 p.m. seven (7) persons requested to be heard and were heard.

CA04 210091.1

Mr. Robert Tremblay, resident of Verdun Borough, tabled a letter pertaining to recyclable bags.

APPROVAL — MINUTES

CA04 210092

MINUTES — PUBLIC CONSULTATION MEETING OF THE VERDUN BOROUGH COUNCIL — TUESDAY, FEBRUARY 3, 2004, AT 6:00 P.M.

IT WAS PROPOSED by Councillor Laurent Dugas
 SECONDED by Councillor Claude Trudel
AND UNANIMOUSLY
RESOLVED THAT the minutes of the public consultation meeting of the Verdun Borough Council held on Tuesday, February 3, 2004, be and are hereby considered read, copy having already been distributed to each member of the Borough Council and they are hereby approved.

GDD1042200016

CA04 210093

MINUTES — REGULAR MEETING OF THE VERDUN BOROUGH COUNCIL — TUESDAY, FEBRUARY 3, 2004, AT 7:00 P.M.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Claude Trudel
AND UNANIMOUSLY
RESOLVED THAT the minutes of the regular meeting of the Verdun Borough Council held on Tuesday, February 3, 2004, be and are hereby considered read, copy having already been distributed to each member of the Borough Council and they are hereby approved.

GDD1042200015

CA04 210094

MINUTES — SPECIAL MEETING OF THE VERDUN BOROUGH COUNCIL — MONDAY, FEBRUARY 9, 2004, AT 6:30 P.M.

IT WAS PROPOSED by Councillor Laurent Dugas
 SECONDED by Councillor Claude Trudel
AND UNANIMOUSLY
RESOLVED THAT the minutes of the special meeting of the Verdun Borough Council held on Monday, February 9, 2004, be and are hereby considered read, copy having already been distributed to each member of the Borough Council and they are hereby approved.

GDD1042200019

**STUDY OF THE RECOMMENDATIONS
OF THE COMMITTEE OF THE WHOLE
HELD ON MONDAY, MARCH 1ST, 2004 AT 8:30 A.M.**

WERE PRESENT:

Mr. Georges Bossé, Mayor of the Verdun Borough, as well as Councillor Laurent Dugas.

WERE ALSO PRESENT:

Mr. Gilles Baril, Borough Director,
 Mr. Pierre Boutin, Public Works Director,
 Mr. Dany Tremblay, Director, Urban
 Planning and Business Services,
 Mr. René Breton, Director, Culture,
 Sports, Recreation and Social
 Development,
 Mrs. Lucie Boulais, Director,
 Administrative Services,
 Mrs. Maryse Bouchard, Division Chief,
 Borough reception and information,
 Mrs. Louise Hébert, Borough Council
 Secretary and Director of the Borough
 Office.

CA04 210095

1. APPROVAL OF THE DETAILED LIST OF CHEQUES ISSUED BY THE VERDUN BOROUGH FOR THE PERIOD FROM JANUARY 30TH TO FEBRUARY 29TH, 2004.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas

AND UNANIMOUSLY

RESOLVED THAT said detailed list of cheques, issued by the Verdun Borough for the period from January 30th, to February 29th, 2004, be approved.

GDD 1042186011

CA04 210096

2. APPROVAL OF THE BUDGET REPORT OF THE VERDUN BOROUGH FOR THE MONTH OF JANUARY 2004.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas

AND UNANIMOUSLY

RESOLVED THAT the Verdun Borough's budget report for the month of January 2004 be approved.

GDD 1042186010

CA04 210097

3. TABLING OF THE REPORT ON THE COMPLIANCE WITH THE AUTHORIZATION LIMITS OF SUPPLY EXPENDITURES FOR THE PERIOD FROM FEBRUARY 1ST TO 29TH, 2004, IN ACCORDANCE WITH THE VERDUN BOROUGH'S BY-LAW PERTAINING TO THE DELEGATION OF POWERS TO MUNICIPAL OFFICERS AND EMPLOYEES (BY-LAW G21-0004).

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED THAT the report on the compliance with the authorization
limits of supply expenditures (DA) for the period from February 1st to 29th,
2004, be received for information.

GDD 1042186012

CA04 210098

4. MONTHLY REPORT FROM NEIGHBOURHOOD STATION #16 OF THE
MONTREAL POLICE DEPARTMENT FOR THE MONTH OF JANUARY
2004.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED THAT said report be received and filed.

GDD 1042200017

CA04 210099

5. REQUEST FOR EXEMPTION TO THE BAN TO TRANSFORM AN
IMMOVABLE INTO CONDOMINIUMS FOR THE TRIPLEX AT 300 TO
304, FIRST AVENUE.

**The Chairman invited the audience to comment on this exemption
request.**

No one requested to be heard.

CONSIDERING this request for exemption to the ban to transform an
immovable into condominiums submitted by the owner of the triplex at 300
to 304, First Avenue;

CONSIDERING THAT the members of the Urban Planning Advisory
Committee have examined this request at their meeting held on January
14, 2004;

CONSIDERING THAT, in accordance with the law, a public notice was
published to this effect on January 18, 2004;

CONSIDERING THAT the Verdun Borough Council must evaluate this
request by taking into account the recommendations of the Urban
Planning Advisory Committee as well as the conditions stipulated in
Section 4.1 of By-law 1539, as amended, governing the granting of
exemptions to the ban to convert immovables into condominiums in the
Desmarchais-Crawford and Downtown districts.

IT WAS PROPOSED by Councillor Laurent Dugas
SECONDED by Councillor Claude Trudel
AND UNANIMOUSLY
RESOLVED TO grant this request for exemption to the ban to convert an
immovable into condominiums for the triplex located at 300 to 304, First
Avenue.

GDD 1042959002

CONSIDERING THAT the Verdun Borough Council must evaluate this request by taking into account the recommendations of the Urban Planning Advisory Committee as well as the conditions stipulated in Section 4.1 of By-law 1539, as amended, governing the granting of exemptions to the ban to convert immovables into condominiums in the Desmarchais-Crawford and Downtown districts;

CONSIDERING THAT, due to a major fire, the dwellings are vacant.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Claude Trudel
AND UNANIMOUSLY
RESOLVED TO grant this request for exemption to the ban to convert an immovable into condominiums for the property located at 215 to 225, Galt Street.

GDD 1042959010

CA04 210102

8. REQUEST FOR MINOR EXEMPTION SO AS TO ALLOW A 0.80-METRE ENCROACHMENT ONTO THE REAR SETBACK FOR THE PROPERTY AT 12, TERRY-FOX STREET.

The Chairman invited the audience to comment on this exemption request.

No one requested to be heard.

CONSIDERING this request for minor exemption to Zoning By-law 1700, as amended, submitted by the owner of 12, Terry-Fox Street, so as to allow a 0.80-metre encroachment onto the rear setback;

CONSIDERING THAT the members of the Urban Planning Advisory Committee have examined this request for minor exemption at their meeting held on February 19, 2004;

CONSIDERING THAT, in accordance with the law, a public notice was published to this effect on February 11, 2004;

CONSIDERING THAT the Borough Council must evaluate this request by taking into account the recommendations of the Urban Planning Advisory Committee as well as the objectives and criteria stipulated in section 9 of By-law 1752 pertaining to minor exemptions;

CONSIDERING THAT it is possible to expand the property without the encroachment onto the rear setback;

CONSIDERING THAT this encroachment may cause prejudice to the neighbour.

IT WAS PROPOSED by Councillor Claude Trudel
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED TO turn down said request for a 0.80-metre encroachment onto the rear setback at 12, Terry-Fox Street.

GDD 1042959012

CA04 210103

9. REQUEST FOR MINOR EXEMPTION SO AS TO ALLOW FOR PHASES I TO III OF SAX RESIDENTIAL DEVELOPMENT ON CHEMIN DU GOLF, A 1.36-PARKING SPACE PER UNIT, FOR RESIDENTS ONLY, INSTEAD OF THE REQUIRED 1.45-PARKING SPACE UNDER SECTION 261.

The Chairman invited the audience to comment on this exemption request.

No one requested to be heard.

CONSIDERING this request for minor exemption submitted by Kevlar for phases I to III of SAX residential development so as to allow a 1.36-parking space per unit for residents instead of the required 1.45-parking space under section 261 of Zoning By-law 1700, as amended;

CONSIDERING THAT the members of the Urban Planning Advisory Committee have examined this request for minor exemption at their meeting held on February 11, 2004;

CONSIDERING THAT the current number of parking spaces requested may vary in the future;

CONSIDERING THAT parking on nearby streets is already limited;

CONSIDERING THAT similar residential projects never required such exemption;

CONSIDERING THAT the development of indoor parking facilities is not reversible;

CONSIDERING THAT the developer should have taken measures to prevent this situation;

CONSIDERING THAT, in accordance with the law, a public notice was published to this effect on February 19, 2004;

CONSIDERING THAT the Borough Council must evaluate this request by taking into account the recommendations of the Urban Planning Advisory Committee as well as the objectives and criteria stipulated in section 9 of By-law 1752 pertaining to minor exemptions.

IT WAS PROPOSED by Councillor Claude Trudel
SECONDED by Councillor John Gallagher

AND UNANIMOUSLY

RESOLVED TO turn down said request to allow a 1.36-parking space per unit for phases I to III of SAX residential development.

GDD 1042959019

CA04 210104

10. REQUEST FOR APPROVAL BY SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM (SPAIP) SO AS TO AUTHORIZE THE CIVIC ADDRESS IN LETTERS ON THE CEMENT BASE AT 8, PLACE DU COMMERCE.

CONSIDERING THAT a request for approval by site planning and architectural integration program (SPAIP) was submitted so as to authorize the civic address in letters on the cement base at 8, Place du Commerce;

CONSIDERING THAT in accordance with sub-section 4 of chapter 9 of Zoning By-law 1700, as amended, all requests for permission to install signs that are not compliant with the general provisions of chapter 8 must be submitted to the Borough Council for approval by SPAIP;

CONSIDERING THAT the members of the Urban Planning Advisory Committee have examined this request for approval by SPAIP at their meeting held on February 11, 2004;

CONSIDERING THAT, with the addition of the civic address, the building will be easily identified;

CONSIDERING THAT this addition will not overbear the signs;

CONSIDERING THAT the Borough Council must evaluate this request by taking into account the recommendations of the Urban Planning Advisory Committee as well as the objectives and criteria stipulated in section 359 of Zoning By-law 1700, as amended.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas
 AND UNANIMOUSLY
 RESOLVED TO authorize the addition of the civic address in letters on the cement base already approved for 8, Place du Commerce.

GDD 1042959020

CA04 210105

11. REQUEST FOR APPROVAL BY SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM (SPAIP) SO AS TO ALLOW THE INSTALLATION OF TWELVE (12) ROGERS AT&T TELECOMMUNICATION ANTENNAE ON THE ROOF OF THE CHAMPLAIN HOSPITAL LOCATED AT 1350, LECLAIR STREET.

CONSIDERING THAT a request for approval by site planning and architectural integration program (SPAIP) was submitted so as to authorize the installation of twelve (12) Rogers AT&T telecommunication antennae on the roof of the Champlain Hospital located at 1350, Leclair Street;

CONSIDERING THAT in accordance with section 147 of Zoning By-law 1700, as amended, all requests for permission to install telecommunication antennae must be submitted for approval by SPAIP;

CONSIDERING THAT the members of the Urban Planning Advisory Committee have examined this request for approval by SPAIP at their meeting held on November 26, 2003;

CONSIDERING the minimal visual impact of this request;

CONSIDERING THAT Rogers AT&T has other matters pending with the Urban Planning and Business Services;

CONSIDERING THAT Rogers AT&T has signed a contract with Marcel Ouimet Co. Inc. for the landscaping of their installations located behind Gibbons Street;

CONSIDERING THAT the Borough Council must evaluate this request by taking into account the recommendations of the Urban Planning Advisory Committee as well as the objectives and criteria stipulated in section 359 of Zoning By-law 1700, as amended.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas
 AND UNANIMOUSLY
 RESOLVED TO approve the request from Rogers AT&T for the installation of twelve (12) telecommunication antennae on the roof of Champlain Hospital located at 1350, Leclair Street.

GDD 1032959118

CA04 210106

12. REQUEST FOR APPROVAL BY SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM (SPAIP) SO AS TO ALLOW THE CONSTRUCTION OF TWO BUILDINGS CONSISTING OF 43 CONDOMINIUMS EACH ON RHÉAUME STREET.

CONSIDERING THAT a request for approval by site planning and architectural integration program (SPAIP) was submitted so as to authorize the construction of two identical buildings on Rhéaume Street;

CONSIDERING THAT in accordance with sub-section 10 of chapter 9 of Zoning By-law 1700, as amended, all requests for the construction of infill buildings must be submitted to the Borough Council for approval by SPAIP;

CONSIDERING THAT the members of the Urban Planning Advisory Committee have examined this request for approval by SPAIP at their meetings held on July 3, and November 26, 2003;

CONSIDERING THAT, further to a preliminary analysis, this project was modified;

CONSIDERING THAT this project meets the objectives and criteria stipulated in section 353.1;

CONSIDERING THAT the Borough Council must evaluate this request by taking into account the recommendations of the Urban Planning Advisory Committee as well as the objectives and criteria stipulated in section 353.1, Zone H02-87, of Zoning By-law 1700, as amended.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas
 AND UNANIMOUSLY
 RESOLVED TO approve the request submitted by Les Habitations La Poudrière for the construction of two identical buildings on Rhéaume Street.

GDD 1032959135

CA04 210107

13. REQUEST FOR APPROVAL BY SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM SO AS TO AUTHORIZE THE CONSTRUCTION OF NINE HOUSING UNITS ON A VACANT LOT AT THE CORNER OF DE L'ÉGLISE AND DE VERDUN STREETS.

CONSIDERING THAT a request for approval by SPAIP (site planning and architectural integration program) was submitted so as to authorize the construction of a residential building at the corner of de Verdun and de l'Église Streets;

CONSIDERING THAT in accordance with sub-section 10 of chapter 9 of Zoning By-law 1700, as amended, all requests for the construction of infill buildings must be submitted to the Borough Council for approval by SPAIP;

CONSIDERING THAT the members of the Urban Planning Advisory Committee have examined this request for approval by SPAIP at their meetings held on September 10 and November 26, 2003, as well as February 11, 2004;

CONSIDERING THAT, further to our recommendations, major modifications were made to this project;

CONSIDERING THAT the elevation on de Verdun Street enhances the facade;

CONSIDERING THAT the choice of a light-coloured brick will blend in well with neighbouring houses while giving the facade its character;

CONSIDERING THAT the Borough Council must evaluate this request by taking into account the recommendations of the Urban Planning Advisory Committee as well as the objectives and criteria stipulated in section 363.8 of Zoning By-law 1700, as amended.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas

AND UNANIMOUSLY

RESOLVED TO authorize the construction of an infill building at the corner of de l'Église and de Verdun Streets provided that the following material be used:

- "Sundance Matt" light clay brick from Hanson Co.;
- Dufferin stone (charbon meule) from Permacon Co.

GDD 1042959014

CA04 210108

14. AMENDMENT TO RESOLUTION CA03 210192 ADOPTED BY THE BOROUGH COUNCIL ON JUNE 3, 2003, SO AS TO MODIFY THE CIVIC ADDRESS IN THE TITLE TO INDICATE 2010, RENÉ-LÉVESQUE BOULEVARD.

CONSIDERING THAT resolution CA03 210192 approved the request for the installation of a sign at 2000, René-Lévesque Boulevard to identify the medical clinic whereas the correct address is 2010, René-Lévesque Boulevard.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY

RESOLVED TO amend resolution CA03 210192 by replacing the civic address "2000, René-Lévesque Boulevard" in the title with the correct address "2010, René-Lévesque Boulevard".

GDD 1042174009

CA04 210109

15. AMENDMENT TO RESOLUTION CA03 210417 ADOPTED BY THE BOROUGH COUNCIL ON NOVEMBER 4, 2003, CONCERNING THE REQUEST FOR APPROVAL BY SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM SUBMITTED BY CHAMPLAIN DODGE CHRYSLER JEEP LTD. DEALERSHIP FOR THE INSTALLATION OF BANNERS ON LAMPPOSTS AT 3350, WELLINGTON STREET.

CONSIDERING THAT Champlain Dodge Chrysler Jeep Ltd. dealership has submitted conclusive evidence to have its acquired rights recognized with regard to its banners.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY

RESOLVED TO amend resolution CA03 210417 so as to include the following:

"CONSIDERING THAT this request is to ratify that banners have been in place for more than 15 years;"

and to modify the resolution to read the following words:

"RESOLVED to approve the request for banners at 3350, Wellington Street."

GDD 1042174010

CA04 210110

16. AMENDMENT TO RESOLUTION CA04 210026 ADOPTED BY THE BOROUGH COUNCIL ON JANUARY 13, 2004, SO AS TO MODIFY THE CIVIC ADDRESS IN THE TITLE AS WELL AS IN THE RESOLUTION TO INDICATE 110, RHÉAUME STREET.

CONSIDERING THAT resolution CA04 210026 approved the request for minor exemption pertaining to parking spaces for the building at 100, Rhéaume Street whereas the correct address is 110, Rhéaume Street.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY

RESOLVED TO amend resolution CA04 210026 by replacing in the title as well as in the resolution the civic address "100, Rhéaume Street" with the correct address "110, Rhéaume Street".

GDD 1042174011

CA04 210111

17. WITHDRAWAL OF DRAFT BY-LAW 1700-26-2 MODIFYING ZONING BY-LAW 1700, AS AMENDED.

CONSIDERING draft by-law 1700-26-2 modifying Zoning By-law 1700, as amended, so as to:

- authorize outdoor storage and parking for recreational equipment such as snowmobile, trailer, boat, motorhome in front yards, side yards as well as back yards.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED TO withdraw draft by-law 1700-26-2.

GDD 1042174012

CA04 210112

18. RATIFY THE AWARDING TO THE LEGAL FIRM DUFRESNE HÉBERT COMEAU OF A MANDATE FOR 2004 TO ACT AS LEGAL ADVISORS ON A PRE-ESTABLISHED AMOUNT.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED TO ratify the awarding to the legal firm Dufresne Hébert Comeau of a mandate for 2004 to act as legal advisors on a pre-established amount, being a sum of \$21,500.00 (taxes not included) to be appropriated from budget item 05-990-01-000.

Treasurer's certificate CTA1042176001

GDD 1042176001

CA04 210113

19. APPROVAL OF AN AGREEMENT BETWEEN THE VILLE DE MONTRÉAL, ARRONDISSEMENT DE VERDUN AND LES DRAGONS DE VERDUN HOCKEY TEAM OF THE QUEBEC SEMI-PROFESSIONAL HOCKEY LEAGUE PERTAINING TO LOSS OF REVENUE DUE TO THE RESCHEDULING OF PRE-SEASON GAMES AND TRAINING CAMP FOR THE PERIOD FROM AUGUST 17, TO SEPTEMBER 5, 2003.

CONSIDERING THAT Verdun Borough was unable to have Les Dragons de Verdun hockey team use its facilities at the Auditorium during the period from August 17, to September 5, 2003;

CONSIDERING THAT the Verdun Borough is not compelled to provide Les Dragons de Verdun hockey team with the use of its facilities in the event of a major crisis (such as a strike, power failure, etc.) as stipulated at section 11.2 of the lease between the Ville de Montréal, arrondissement de Verdun, and Les Dragons de Verdun;

CONSIDERING THAT the Verdun Borough wishes to remain in good terms with Les Dragons de Verdun hockey team.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY

RESOLVED TO approve the agreement intervened between the Ville de Montréal, arrondissement de Verdun, and Les Dragons de Verdun of the Quebec semi-professional hockey league regarding the loss of revenue incurred due to the rescheduling of pre-season games as well as training camp from August 17, to September 5, 2003, and that an amount of \$21,656.89 be appropriated from the accumulated surplus as at December 31, 2001, to cover said loss of revenue.

Treasurer's certificate CTA1043397001

GDD 1043397001

CA04 210114

20. APPROVAL OF A \$20,000.00 CONTRIBUTION TOWARD THE ACQUISITION AND INSTALLATION OF A WORK OF ART AT THE ROUNDABOUT MEDIAN DIVIDER ON RENÉ-LÉVESQUE BOULEVARD.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY

RESOLVED TO transfer a sum of \$20,000.00 from the accumulated surplus as at December 31, 2001, to the Bureau d'art public, Service du développement culturel et de la qualité du milieu de vie, to finance the project for the acquisition and installation of a work of art at the roundabout median divider on René-Lévesque Boulevard.

Treasurer's certificate CTA1042735001

GDD 1042735001

CA04 210115

21. REQUEST FROM THE ROYAL CANADIAN LEGION, VERDUN (QUEBEC #4) BRANCH, FOR PERMISSION TO HOLD THEIR ANNUAL YPRES DAY PARADE AT THE CENOTAPH ON SUNDAY, APRIL 25, 2004, AT 2:00 P.M., AS PER SUBMITTED ITINERARY, AND TO USE THE FRONT STEPS OF THE BOROUGH OFFICE AS SALUTING BASE.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY

RESOLVED TO authorize the Royal Canadian Legion, Verdun (Quebec #4) Branch, to hold their Annual Ypres Day Parade at the cenotaph on Sunday, April 25, 2004, as per submitted itinerary, and to use the front steps of the borough office as saluting base.

GDD 1042925006

CA04 210116

22. AUTHORIZATION TO MANDATE THE LEGAL FIRM DUFRESNE HÉBERT COMEAU IN THE CASE « LES ENTREPRISES PROMÉCANIC LTÉE. V. DORBEC CONSTRUCTION INC. AND AXA ASSURANCES INC. AND VILLE DE MONTRÉAL – ARRONDISSEMENT DE VERDUN », FURTHER TO A PETITION IN QUEBEC COURT NUMBER C.Q.M. 500-22-089201-035 (EXPANSION OF ELGAR CENTRE).

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas

AND UNANIMOUSLY

RESOLVED TO mandate the legal firm Dufresne Hébert Comeau to protect the interests of Ville de Montréal, arrondissement de Verdun further to a petition in Quebec Court number 500-22-089201-035.

FURTHER RESOLVED TO appropriate to this effect an amount not exceeding \$10,000.00 from the unrestricted accumulated surplus (budget item 05-990-01-000).

Treasurer's certificate CTA1042176002

GDD 1042176002

CA04 210117

23. REQUEST FOR APPROVAL BY SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM SO AS TO ALLOW THE CONSTRUCTION OF A SINGLE-FAMILY HOUSE AT 29, DE L'ORÉE-DU-BOIS STREET EAST.

CONSIDERING THAT a request for approval by site planning and architectural integration program (SPAIP) as submitted so as to authorize the construction of a single-family house at 29, de l'Orée-du-Bois Street East;

CONSIDERING THAT the members of the Urban Planning Advisory Committee have examined this request for approval by SPAIP at their meeting held on September 10, 2003;

CONSIDERING THAT the Borough Council must evaluate this request by taking into account the recommendations of the Urban Planning Advisory Committee as well as the objectives and criteria stipulated for Domaine de la Pointe in the de l'Orée-du-Bois East sector;

CONSIDERING THAT this architectural design will blend in well with the existing designs;

CONSIDERING THAT the choice of "Dalhousie" brick meets our standards.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas

AND UNANIMOUSLY

RESOLVED TO approve the request so as to authorize the construction of a single-family house at 29, de l'Orée-du-Bois Street East.

GDD 1032959087

CA04 210118

24. VARIOUS DOCUMENTS

SUBMITTED the following documents:

1. Notice from the Régie des alcools, des courses et des jeux including the following requests for permits:

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| Alexey Rogozhkin CAFÉ ALPHA 4559, Wellington St. Montréal (Québec) H4G 1W8 | 1 Restaurant to sell (Compliant) |
|--|--|

| | |
|--|---|
| Restaurant Pier 1 inc. RESTAURANT PIER 1 INC. 5145, Wellington St. Montréal (Québec) H4G 1Y2 | Authorize dancing and live entertainment excluding nudity in 1 Restaurant to sell (Compliant) |
|--|---|

| | |
|---|--|
| 9117-2064 Québec inc. MILAN RESTAURANT 5055, de Verdun St. H4G 1N5 | 1 Restaurant to sell 1 Liquor Permit Video lottery terminal permit (Compliant) |
|---|--|

2. Offer of service from Roche Ltd., consulting-engineers.
3. Letter from the Borough of Kirkland including resolution C.A03 03 0248 adopted by its council on December 1st, 2003, to the effect that the Kirkland Borough Council objects to the budget submitted by the Ville de Montréal for the 2004 fiscal period.

IT WAS PROPOSED by Councillor John Gallagher
SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED THAT said documents be received and filed, and that letters
requiring a follow-up be answered as soon as possible.

GDD 1042200018

CA04 210119

25. REQUEST FOR APPROVAL BY SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM SO AS TO AUTHORIZE A SERVICE-STATION AT 3000, WELLINGTON STREET (MAXI).

CONSIDERING THAT a request for approval by SPAIP (site planning and architectural integration program) was submitted so as to authorize the construction of a service-station at the corner of Henri-Duhamel and Wellington Streets;

CONSIDERING THAT in accordance with sub-section 10 of chapter 9 of Zoning By-law 1700, as amended, all requests for the construction of infill buildings must be submitted to the Borough Council for approval by SPAIP;

- a) TO mandate the legal firm Dufresne Hébert Comeau to undertake the necessary proceedings to cancel the liquor permit issued by the Régie to Café Dan's and Resto Dan's, at 4434 and 4436, Wellington Street, owned by Daniel W. Automatique Ltée, as well as the liquor permit issued to Resto Bar Café Pino at 4317, Wellington Street;
- b) TO appropriate to this effect an amount not exceeding \$3,000.00 from the unrestricted accumulated surplus as at December 31, 2001 (budget item 05-990-01-000).

Treasurer's certificate CTA1042194005

GDD 1042194005

CA04 210121

27. AUTHORIZATION TO MANDATE THE LEGAL FIRM, DUFRESNE HÉBERT COMEAU, IN THE CASE « MARIUS NADEAU V. VILLE DE MONTRÉAL, ARRONDISSEMENT DE VERDUN AND YVES DEBONVILLE » FURTHER TO A WRIT OF MANDAMUS AND ACQUIRED RIGHTS RECOGNITION IN SUPERIOR COURT NUMBER 500-17-019040-040.

CONSIDERING THAT the current mandate of the legal firm Dufresne Hébert Comeau is too restrictive;

CONSIDERING THAT, with the current mandate, the Verdun Borough would have to undertake additional legal proceedings in the event of a favourable decision from the Superior Court;

CONSIDERING THAT, should a favourable decision be rendered by the Superior Court, this new mandate would authorize the legal firm to compel Mr. Nadeau to remove his trucks from his property and to landscape the open space in accordance with our current by-laws;

CONSIDERING THAT fees related to this new mandate would not exceed \$15,000.00;

CONSIDERING THAT this case does not comply with our zoning by-law;

CONSIDERING the recourse taken by Mr. Marius Nadeau, owner of 3961, Lesage Street, Verdun Borough.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas
 AND UNANIMOUSLY
 RESOLVED as follows:

- 1) TO mandate the legal firm, Dufresne Hébert Comeau, to take legal action to ensure the application of our by-laws in addition to the previous mandate given by the Verdun Borough at its regular meeting held on February 3, 2004;
- 2) TO amend resolution CA04 210079 adopted on February 3, 2004;
- 3) TO appropriate to this effect an amount not exceeding \$15,000.00 from the unrestricted accumulated surplus as at December 31, 2001 (budget item 05-990-01-000).

Treasurer's certificate CTA1042194010

GDD 1042194010

CA04 210122

28. APPROPRIATION OF \$500,000.00 FROM THE UNRESTRICTED ACCUMULATED SURPLUS AS AT DECEMBER 31, 2001, FOR VARIOUS SUBSIDY PROGRAMS IN THE VERDUN BOROUGH FOR 2004.

CONSIDERING THAT, since 2002, the Verdun Borough has maintained subsidy programs for buildings located on its territory concerning plumbing, restoration of facades and places of business, as well as the conversion of places of business into dwellings and the conversion into condominiums;

CONSIDERING THAT the Verdun Borough has commitments with regard to the payment of subsidies in order to finalize the program for the revitalization of old neighbourhoods (PRVQ), phase 1 and phase 5, as well as the program for the demolition of sheds of the former Ville de Verdun;

CONSIDERING THAT the Verdun Borough continues to subsidize a program for the conversion of places of business into dwellings which the City of Montreal subsidizes;

CONSIDERING THAT it is possible to transfer to the City of Montreal current subsidy programs for plumbing as well as those for the conversion of places of business into dwellings;

CONSIDERING THAT, in 2003, \$486,370.00 from a total amount of \$500,000.00 was given as subsidies by the Verdun Borough;

CONSIDERING THAT, in the short term, the Verdun Borough has to give subsidies in the amount of \$457,000.00 for 2004;

CONSIDERING THAT it is necessary to grant subsidies to places of business located on commercial streets other than de l'Église and Wellington Streets.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas
 AND UNANIMOUSLY
 RESOLVED as follows:

- TO appropriate \$500,000.00 from the unrestricted accumulated surplus as at December 31, 2001, for budget items pertaining to subsidy programs in the Verdun Borough for 2004;
- THAT request be made to the Service de la mise en valeur du territoire et du patrimoine, du développement économique et urbain, City of Montreal, to integrate our subsidy program pertaining to plumbing with the subsidy program for buildings;
- THAT request be made to transfer current applications for the conversion of places of business into dwellings to programs offered by the City of Montreal to limit our disbursements.

Treasurer's certificate CTA1042194009

GDD 1042194009

CA04 210125

31. PERMANENT APPOINTMENT OF THE DIVISION CHIEF – ENGINEERING.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas

AND UNANIMOUSLY

RESOLVED TO ratify the permanent appointment of Mr. Jean Cardin, supervisor – traffic division of the Public Works to the position of division chief – Engineering of the Public Works retroactive to February 20, 2004.

GDD 1042285003

**END OF STUDY OF THE RECOMMENDATIONS
 OF THE COMMITTEE OF THE WHOLE**

CA04 210126

APPROVAL OF A DRAFT DEED AND AGREEMENT BETWEEN THE VILLE DE MONTRÉAL AND LES DÉVELOPPEMENTS SAX INC. FOR THE EXCHANGE OF LAND FRONTING ON DE L'ÎLE-DES-SŒURS BLVD. FULLY DESCRIBED AND KNOWN AS LOT 3 110 312 IN THE LAND REGISTRY OF THE BUREAU DE LA PUBLICITÉ DES DROITS DE LA CIRCONSCRIPTION FONCIÈRE DE MONTRÉAL AS WELL AS THE PIECE OF LAND FULLY DESCRIBED AND KNOWN AS LOT 2 975 301, SAID LOTS ARE ALL LOCATED IN THE VERDUN BOROUGH OF THE CITY OF MONTREAL – REPEAL RESOLUTIONS CA04 210034 AND CE04 0269.

CONSIDERING THAT DÉVELOPPEMENTS SAX INC. is building a residential project consisting of three phases in the Verdun Borough, Île des Sœurs district, and to optimize this project as well as provide better views between the buildings, it is necessary to exchange parcels of land;

CONSIDERING THAT the VILLE DE MONTRÉAL will require a piece of land, lot 3 110 312, with a surface area measuring 128,5 m², to re-arrange de l'Île-des-Sœurs Boulevard/Chemin du Golf intersection;

CONSIDERING THAT, to develop a bicycle path along de l'Île-des-Sœurs Boulevard, the former Ville de Verdun had to encroach on private property.

IT WAS PROPOSED by Councillor Claude Trudel
 SECONDED by Councillor John Gallagher

AND UNANIMOUSLY

RESOLVED as follows:

- TO repeal resolution CA04 210034 adopted by the Borough Council on January 13, 2004;
- THAT request be made to the City Council to repeal resolution CE04 0269;

CA04 210129

ZONING BY-LAW 1700-27

Further to the notice of introduction given by Councillor Laurent Dugas at a regular meeting of the Verdun Borough Council held on January 13, 2004, resolution CA04 210038, Zoning By-law 1700-27 was submitted.

Said by-law amends Zoning By-law 1700, as amended, so as to:

- Prohibit PVC lattice fences;
- Transfer the "arts and crafts workshop" use from the "local business" group of uses (c2) to the "neighbourhood business" group of uses (c1);
- Include standards to preserve existing trees during construction work;
- Require stones or artificial stones as siding material during the transformation of a place of business into a dwelling;
- Authorize a "restaurant" use for the property located at 3610, Wellington Street;
- Modify the required floor space index for the building located at 4565-4567-4569, LaSalle Boulevard;
- Prohibit in Zone C03-07 the storage or the display of vehicles at less than 10 metres from the front property line.

IT WAS PROPOSED by Councillor Laurent Dugas
 SECONDED by Councillor Claude Trudel
 AND UNANIMOUSLY
 RESOLVED THAT Zoning By-law 1700-27 be adopted, all members of the
 Borough Council declared having read it and renounced to its reading.

GDD 1042174007

CA04 210130

BY-LAW AMENDING BY-LAW 1596 – COLLECTION OF RESIDUAL MATERIALS AND RECYCLABLE OR REUSABLE SECONDARY RESIDUES.

Further to the notice of introduction given by Councillor Laurent Dugas at a regular meeting of the Verdun Borough Council held on February 3, 2004, resolution CA04 210080, By-law bearing number 1596-1 was submitted.

Said by-law amends By-law 1596 respecting the collection of residual materials and recyclable or reusable secondary residues in order that curbside recycling be compulsory in the Verdun Borough.

IT WAS PROPOSED by Councillor Laurent Dugas
 SECONDED by Councillor John Gallagher
 AND UNANIMOUSLY
 RESOLVED THAT By-law 1596-1 be adopted as submitted, all members
 of the Borough Council declared having read it and renounced to its
 reading.

GDD 1042194011

CA04 210131

BY-LAW CONCERNING THE OCCUPANCY OF THE PREMISES LOCATED AT 998, HICKSON STREET, BY A DAYCARE CENTRE.

Further to the notice of introduction given by Councillor Ginette Marotte at a regular meeting of the Verdun Borough Council held on February 3, 2004, resolution CA04 210081, By-law bearing number RCA04 210007 was submitted.

Said by-law pertains to the occupancy of the premises located at 998, Hickson Street, by a daycare centre.

IT WAS PROPOSED by Councillor John Gallagher
 SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED THAT By-law RCA04 210007 be adopted as submitted, all members of the Borough Council declared having read it and renounced to its reading.

GDD 1042174008

END OF MEETING

IT WAS PROPOSED by Councillor Claude Trudel
 SECONDED by Councillor Laurent Dugas
AND UNANIMOUSLY
RESOLVED THAT the meeting be ended at 7:50 p.m.

CHAIRMAN

SECRETARY