



Minutes of the Council of Beaconsfield

Minutes of the City of Beaconsfield's regular Municipal Council meeting, held at City Hall, 303 Beaconsfield Boulevard, Beaconsfield, Québec, on Tuesday, May 23, 2023, at 8 p.m.

WERE PRESENT:

His Honour the Mayor Georges Bourelle and Councillors Dominique Godin, Martin St-Jean, Robert Mercuri, David Newell, Roger Moss, Peggy Alexopoulos

ALSO PRESENT:

Patrice Boileau, Director General, Nathalie Libersan-Laniel, City Clerk and Director of Public Affairs, Eva Vyncke, Executive Assistant

1. OPENING OF MEETING

His Honour the Mayor calls the meeting to order.

2. AGENDA

2.1 Adoption of the agenda of the City of Beaconsfield's regular Council meeting of May 23, 2023

2023-05-350 It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to adopt the agenda of the City of Beaconsfield's regular Council meeting of May 23, 2023, as presented.

5. PUBLIC QUESTION PERIOD

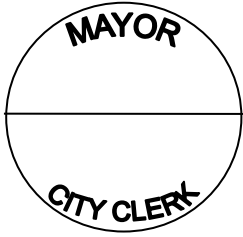
The City Clerk announces the beginning of the public question period. His Honour the Mayor invites commandant Couture to provide updates and information regarding citizen's security in Beaconsfield.

His Honour the Mayor mentions that the City would like to present a certificate and a framed serigraphy to thank Serge Abergel for his work within the Planning Advisory Committee for the past 12 years. Councillor Newell adds that as a member, Serge Abergel was very dedicated and that his contribution helped improve the City. The City wishes him well in his new projects.

A resident indicates that By-law BEAC-045-17 at item 40.1 mentions pesticide laws. She would like to know if Beaconsfield use pesticides in the sewers, in particular rodenticide. She adds that because the bait kills fish and many other animals. She includes a link to an article online. She adds that she understands that the new definition of building includes "vacant" lots. She asks what Beaconsfield will do to ensure that the lots being built on are, in fact, vacant and do not contain mature trees or wetland. She asks if Beaconsfield will define "vacant lot" as a non-environmentally sensitive space with no mature trees or wetland.

His Honour the Mayor indicates that this question has already been answered by the Administration and the answer is no, Beaconsfield does not use rodenticide in or near the sewers. He explains that in By-law BEAC-128-2, the term "vacant" is used in the sense of construction and not of the environment. He adds that environment protections are provided for under the *Environment Quality Act* for example, the protection of wetlands. Moreover, Beaconsfield has by-laws regarding zoning and trees which provides environmental protection.

A resident explains that the Planning Advisory Committee (PAC) has given an unfavourable opinion on his request for a minor exemption without giving an explanation. He confirms that from his point of view, the impact on such a derogation would be none while the costs to make the correction would be significant. He would like to be able to discuss this matter.



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His Honour the Mayor mentions that the PAC indicates that a condition provided in By-law BEAC-044 on minor exemptions has not been met. He invites the resident to communicate with the Urban Planning Department for more information.

A resident shares his concerns regarding the level of noise produced by generators. He explains that he reached out to his Councillor which did not see a problem and suggested for him to speak to his neighbours. He adds that at the last power failure in April, he had four neighbours with generators running for a total of 120 hours. He concludes by saying that the City of Blainville has a by-law providing rules for the use of a generator, which includes a curfew, he invites the City to look further into this matter.

His Honour the Mayor asks M. Patrice Boileau, General Director to answer the question. M. Boileau understands the resident's discontent but also explains that the power failure was an exceptional circumstance. He thanks the resident for letting the City know about the by-law in Blainville.

A resident reads the definition of nuisance which includes the words danger, illegal and obnoxious. He explains that his property is on the agenda tonight at 40.9 to correct nuisances. He explains that he has sent pictures to the Mayor to show what he is planning to do on his property and to consider that he has been a resident for 50 years.

His Honour the Mayor asks M. Patrice Boileau to give an explanation to the resident. M. Boileau defines nuisance as something that can be annoying to others. He understands that the by-law may not appeal to all but unfortunately, the City cannot make exception and the by-law needs to be applied. He is aware that the situation has worried the Service de sécurité incendie de Montréal, he adds that he hopes the situation can be fixed for the best interest of the resident.

A resident reads sections of a management agreement that was signed in 2019 for the Centennial Marina and underlined that the City will undertake and cover the costs of the demolition of the pool, club house, shed within five years and that the City will pay the cost to rebuild. He would like to know what amount has been allocated for the demolition and rebuilding of these facilities. He then points out the water levels of Lac St-Louis, that the water is high and that it will only get worse with time.

His Honour the Mayor asks M. Patrice Boileau to answer. M. Boileau explains that the pandemic delayed the projects. He indicates that the demolition of the barn is planned for the end of the year as indicated in the three-year plan. He expects the harbour master office to be less expensive than a community park chalet that is used for different activities and by different groups. He indicates that the amount of the project will be public at the end of the year when the three-year plan is adopted. His Honour the Mayor indicates that he monitors the water level every day and that the Urban Planning Department does it as well, he confirms that the water flow is controlled. He then states that the situation is a lot better than in 2019.

A resident, having sent a written question on an unfavourable opinion on his request for a minor exemption, explains again the situation.

His Honour the Mayor indicates that the question has been answered already. He invites the resident to speak to the Urban Planning Department, he also explains that the resident may be able to follow the recommendation of the PAC and to resubmit his minor derogation.

The question period ends at 8:44 p.m.

10. MINUTES

10.1 Approval of the minutes of the City of Beaconsfield's Public Consultation of April 24, 2023, at 7:30 p.m.



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2023-05-351 It is moved by Councillor Roger Moss, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to approve the minutes of the City of Beaconsfield's Public Consultation of April 24, 2023, at 7:30 p.m.

10.2 Adoption of the minutes of the City of Beaconsfield's regular Council meeting of April 24, 2023

2023-05-352 It is moved by Councillor Martin St-Jean, seconded by Councillor Peggy Alexopoulos and UNANIMOUSLY RESOLVED to approve the minutes of the City of Beaconsfield's regular Council meeting of April 24, 2023, at 8:00 p.m.

20. CONTRACTS

20.1 Awarding of contract 614-23-GC for the construction of a sidewalk with glass powder (green sidewalk) on Fieldfare, Montrose and Woodland to the lowest conforming bidder, Excavation Gricon (3286916 Canada Inc.), in the amount of \$558,182.48, all taxes included

2023-05-353 It is moved by Councillor Robert Mercuri, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to award contract 614-23-GC for the construction of a sidewalk with glass powder (green sidewalk) on Fieldfare, Montrose and Woodland to the lowest conforming bidder, Excavation Gricon (3286916 Canada Inc.), in the amount of \$558,182.48, all taxes included; and

To authorize the Finance and Treasury Department to charge the expense to budget code 22-321-00-711.

20.2 Awarding of contract 640-23-EL for the replacement of electrical panels, City Hall to the lowest conforming bidder, Poulin Électrique Inc., in the amount of \$200,796.94, all taxes included

2023-05-354 It is moved by Councillor Dominique Godin, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to award contract 640-23-EL for the replacement of electrical panels, City Hall to the lowest conforming bidder, Poulin Électrique Inc., in the amount of \$200,796.94, all taxes included; and

To authorize the Finance and Treasury Department to charge the expense to budget code 02-198-00-567.

20.3 Awarding of contract TP 2023-07 for the transportation of bulk leaves for the years 2023 and 2024 with two (2) renewal options to the lowest conforming bidder, GFL Environmental Inc., in the amount of \$53,462, all taxes included

2023-05-355 It is moved by Councillor Martin St-Jean, seconded by Councillor Peggy Alexopoulos and UNANIMOUSLY RESOLVED to award contract TP 2023-07 for the transportation of bulk leaves for the years 2023 and 2024 with two (2) renewal options to the lowest conforming bidder, GFL Environmental Inc., in the amount of \$53,462, all taxes included; and

To authorize the Finance and Treasury Department to charge the expense to budget code 02-452-30-436.

30. FINANCE AND TREASURY

30.1 Approval of the list of accounts payable as of May 23, 2023, and of the list of pre-authorized payments for the period of April 13, 2023, to April 23, 2023, and for the period of April 25, 2023, to May 10, 2023, for a total disbursement of \$3,076,676.21

2023-05-356 CONSIDERING the lists submitted by the Treasurer regarding the payment of expenses for financial and investment activities;



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It is moved by Councillor Robert Mercuri, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED:

To approve the list of accounts payable as of May 23, 2023, regarding expenses for financial and investment activities totalling \$499,475.23; and

To approve the list of pre-authorized payments from April 13, 2023, to April 23, 2023, and for the period of April 25, 2023, to May 10, 2023, totalling \$2,109,658.74 and electronic payments, for the same period, of salaries paid to municipal employees, bank fees and the debt service, totalling \$467,542.24; and

That all these disbursements totalling \$3,076,676.21 be drawn from the City's bank account at Royal Bank of Canada, Beaconsfield branch.

30.2 Deposit by the Treasurer of the Financial Statement as of December 31, 2022

2023-05-357 Council takes note of the tabling, by the Treasurer, of the Financial Statement for the year ending December 31, 2022.

30.3 Reading and filing of the highlights of the Financial Report for the year 2022 by the Mayor of the City of Beaconsfield

2023-05-358 The Mayor presents and files the highlights of the Financial Report for the year 2022, in compliance with section 105.2.2 of the *Cities and Towns Act*;

The Financial Report will be published on the City's website and in the contact magazine, which is distributed free of charge to every civic address.

40. BY-LAWS

40.1 Filing, notice of motion and adoption of Draft By-law BEAC-045-17 entitled "By-law modifying By-law BEAC-045 on permits and certificates to request a report signed by a professional within the meaning of section 31.42 of the Environment Quality Act when submitting an application for a construction or subdivision permit and to make connections to water, storm and sanitary sewer lines subject to obtaining a certificate of authorization " and submission of the draft by-law to a public consultation on June 19, 2023, at 7:30 p.m.

2023-05-359 WHEREAS the draft by-law is filed and a notice of motion is given by Councillor Roger Moss for Draft By-law BEAC-045-17 entitled "By-law modifying By-law BEAC-045 on permits and certificates to request a report signed by a professional within the meaning of section 31.42 of the *Environment Quality Act* when submitting an application for a construction or subdivision permit and to make connections to water, storm and sanitary sewer lines subject to obtaining a certificate of authorization" in compliance with the *Cities and Towns Act*, *Act* and the *Act respecting land use planning and development*;

It is moved by Councillor Roger Moss, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to adopt, as submitted, the Draft By-law BEAC-045-17 entitled "By-law modifying By-law BEAC-045 on permits and certificates to request a report signed by a professional within the meaning of section 31.42 of the *Environment Quality Act* when submitting an application for a construction or subdivision permit and to make connections to water, storm and sanitary sewer lines subject to obtaining a certificate of authorization" and to submit the Draft By-law to a public consultation on June 19, 2023, at 7:30 p.m., in compliance with the *Act respecting land use planning and development*.



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- 40.2 Filing, notice of motion and adoption of Draft By-law BEAC-046-6 entitled "By-law modifying Construction By-law BEAC-046 to modify the provisions regarding solid fuel appliances and to prescribe the connection of new principal building to water, storm and sanitary sewer mains " and submission of the draft by-law to a public consultation on June 19, 2023, at 7:30 p.m.
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- 2023-05-360 WHEREAS the draft by-law is filed and a notice of motion is given by Councillor Peggy Alexopoulos for Draft By-law BEAC-046-6 entitled "By-law modifying Construction By-law BEAC-046 to modify the provisions regarding solid fuel appliances and to prescribe the connection of new principal building to water, storm and sanitary sewer mains" in compliance with the *Cities and Towns Act*, *Act* and the *Act respecting land use planning and development*;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to adopt, as submitted, the Draft By-law BEAC-046-6 entitled "By-law modifying Construction By-law BEAC-046 to modify the provisions regarding solid fuel appliances and to prescribe the connection of new principal building to water, storm and sanitary sewer mains" and to submit the Draft By-law to a public consultation on June 19, 2023, at 7:30 p.m., in compliance with the *Act respecting land use planning and development*.

- 40.3 Adoption of By-law BEAC-045-15 entitled "By-law modifying By-law BEAC-045 concerning permits and certificates in order to add responsibilities of the owner of an immovable covered by a certificate of occupancy for a "Principal residence establishment" usage, to add penalties relating to the "Principal residence establishment" usage, to modify the titles of the sections relating to certificates of occupancy for a commercial usage in order to integrate the notion of additional usage from the "Housing" group of usages and the principal residence establishment usage from the class of usages "Lodging services" (C5), to require the obtention of a certificate of occupancy for a commercial usage, an additional usage from the "Housing" group of usages and Principal residence establishment usage from the class of usages "Lodging services" (C5), to define the application procedures, to add criteria for the issuance, to define the validity and to provide the revocation of a certificate of occupancy for a Principal residence establishment"
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- 2023-05-361 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Dominique Godin, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law BEAC-045-15 entitled "By-law modifying By-law BEAC-045 concerning permits and certificates in order to add responsibilities of the owner of an immovable covered by a certificate of occupancy for a "Principal residence establishment" usage, to add penalties relating to the "Principal residence establishment" usage, to modify the titles of the sections relating to certificates of occupancy for a commercial usage in order to integrate the notion of additional usage from the "Housing" group of usages and the principal residence establishment usage from the class of usages "Lodging services" (C5), to require the obtention of a certificate of occupancy for a commercial usage, an additional usage from the "Housing" group of usages and Principal residence establishment usage from the class of usages "Lodging services" (C5), to define the application procedures, to add criteria for the issuance, to define the validity and to provide the revocation of a certificate of occupancy for a Principal residence establishment".

- 40.4 Adoption, with changes, of By-law BEAC-045-16 entitled "By-law modifying By-law BEAC-045 concerning permits and certificates to repeal the provisions relating to fines for demolition, to refer to By-law BEAC-152 concerning demolition prior to obtaining a building permit



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requiring the demolition of a building, to make the total demolition of a building subject to obtaining a certificate of authorization and to repeal the provisions relating to demolitions in the present By-law"

- 2023-05-362 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Martin St-Jean, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to adopt, with changes, By-law BEAC-045-16 entitled "By-law modifying By-law BEAC-045 concerning permits and certificates to repeal the provisions relating to fines for demolition, to refer to By-law BEAC-152 concerning demolition prior to obtaining a building permit requiring the demolition of a building, to make the total demolition of a building subject to obtaining a certificate of authorization and to repeal the provisions relating to demolitions in the present By-law".

- 40.5 Adoption of By-law BEAC-146-1 entitled "By-law modifying By-law BEAC-146 on tariffs"
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- 2023-05-363 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Robert Mercuri, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to adopt By-law BEAC-146-1 entitled "By-law modifying By-law BEAC-146 on tariffs".

- 40.6 Adoption of By-law BEAC-152 entitled "By-law concerning demolition"
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- 2023-05-364 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Roger Moss, seconded by Councillor Peggy Alexopoulos and UNANIMOUSLY RESOLVED to ADOPT, with modification, By-law BEAC-152 entitled "By-law concerning demolition".

- 40.7 Adoption of the second Draft By-law 720-126 entitled "By-law modifying zoning By-law 720 to modify the uses of the class of use "Lodging services" (C5), to modify provisions regarding additional authorized usages for "Housing" group of usages, to prescribe specific provisions concerning principal residence establishments, to modify provisions regarding signs permitted without a certificate of authorization and signs for bed and breakfast establishments, to modify and add definitions concerning lodging services to the terminology index, to allow usages of the class of use lodging services (C5) in zones H119, C120, C208, H231, H235, C309, H315, H343 and H344, and to modify the limits of zone H231 in order to enlarge zone H115 within zone H231"
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- 2023-05-365 The City Clerk mentions the by-law's object, scope, cost and where applicable, the mode of financing and the mode of payment and repayment;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt, as submitted, the second Draft By-law 720-126 entitled "By-law modifying zoning By-law 720 to modify the uses of the class of use "Lodging services" (C5), to modify provisions regarding additional authorized usages for "Housing" group of usages, to prescribe specific provisions concerning principal residence establishments, to modify provisions regarding signs permitted without a certificate of authorization and signs for bed and breakfast establishments, to modify and add definitions concerning lodging services to the terminology index, to allow usages of the class of



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use lodging services (C5) in zones H119, C120, C208, H231, H235, C309, H315, H343 and H344, and to modify the limits of zone H231 in order to enlarge zone H115 within zone H231".

- 40.8 Adoption of By-law 720-128 entitled "By-law modifying Zoning By-law 720 to add the definition of ancillary building, to repeal the term demolition and its definition and to modify the definition of exterior wall and main building area"
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- 2023-05-366 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Dominique Godin, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to ADOPT, with modification, By-law 720-128 entitled "By-law modifying Zoning By-law 720 to add the definition of ancillary building, to repeal the term demolition and its definition and to modify the definition of exterior wall and main building area".

- 40.9 Authorization to correct nuisances at 161 Stonehenge and to bill the costs to the owner, in virtue of By-law BEAC-033
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- 2023-05-367 CONSIDERING that a 10-day notice to correct nuisances at 161 Stonehenge was sent to the owner, in conformity with By-law BEAC-033, but the notice was not respected;

It is moved by Councillor Martin St-Jean, seconded by Councillor Peggy Alexopoulos and UNANIMOUSLY RESOLVED that the Public Works Department be authorized, in virtue of By-law BEAC-033, section 11.3, to perform the necessary corrective work at 161 Stonehenge and that the City bill the costs to the owner.

- 40.10 Adoption of By-law 720-127-1 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H101", and register to be held on June 6, 2023
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- 2023-05-368 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-1 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H101"; and

That a register be held for By-law 720-127-1 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

- 40.11 Adoption of By-law 720-127-2 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H105", and register to be held on June 6, 2023
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- 2023-05-369 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-2 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H105"; and

That a register be held for By-law 720-127-2 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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- 40.12 Adoption of By-law 720-127-3 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H107", and register to be held on June 6, 2023
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- 2023-05-370 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-3 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H107"; and

That a register be held for By-law 720-127-3 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

- 40.13 Adoption of By-law 720-127-4 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H115", and register to be held on June 6, 2023
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- 2023-05-371 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-4 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H115"; and

That a register be held for By-law 720-127-4 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

- 40.14 Adoption of By-law 720-127-5 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H131", and register to be held on June 6, 2023
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- 2023-05-372 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-5 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H131"; and

That a register be held for By-law 720-127-5 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

- 40.15 Adoption of By-law 720-127-6 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H203", and register to be held on June 6, 2023
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- 2023-05-373 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-6 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H203"; and

That a register be held for By-law 720-127-6 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.16 Adoption of By-law 720-127-7 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H210", and register to be held on June 6, 2023

2023-05-374 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-7 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H210"; and

That a register be held for By-law 720-127-7 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.17 Adoption of By-law 720-127-8 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H212", and register to be held on June 6, 2023

2023-05-375 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-8 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H212"; and

That a register be held for By-law 720-127-8 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.18 Adoption of By-law 720-127-9 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H214", and register to be held on June 6, 2023

2023-05-376 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-9 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H214"; and

That a register be held for By-law 720-127-9 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.19 Adoption of By-law 720-127-10 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H219", and register to be held on June 6, 2023

2023-05-377 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-10 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H219"; and

That a register be held for By-law 720-127-10 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.20 Adoption of By-law 720-127-11 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H225", and register to be held on June 6, 2023

2023-05-378 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-11 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H225"; and

That a register be held for By-law 720-127-11 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.21 Adoption of By-law 720-127-12 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H228", and register to be held on June 6, 2023

2023-05-379 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-12 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H228"; and

That a register be held for By-law 720-127-12 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.22 Adoption of By-law 720-127-13 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H232", and register to be held on June 6, 2023

2023-05-380 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-13 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H232"; and

That a register be held for By-law 720-127-13 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.23 Adoption of By-law 720-127-14 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H302", and register to be held on June 6, 2023

2023-05-381 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-14 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H302"; and

That a register be held for By-law 720-127-14 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.24 Adoption of By-law 720-127-15 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H305", and register to be held on June 6, 2023

2023-05-382 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-15 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H305"; and

That a register be held for By-law 720-127-15 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.25 Adoption of By-law 720-127-16 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H306", and register to be held on June 6, 2023

2023-05-383 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-16 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H306"; and

That a register be held for By-law 720-127-16 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.26 Adoption of By-law 720-127-17 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H307", and register to be held on June 6, 2023

2023-05-384 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-17 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H307"; and

That a register be held for By-law 720-127-17 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.27 Adoption of By-law 720-127-18 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H308", and register to be held on June 6, 2023

2023-05-385 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-18 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H308"; and

That a register be held for By-law 720-127-18 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.28 Adoption of By-law 720-127-19 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H314", and register to be held on June 6, 2023

2023-05-386 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-19 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H314"; and

That a register be held for By-law 720-127-19 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.29 Adoption of By-law 720-127-20 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H321", and register to be held on June 6, 2023

2023-05-387 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-20 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H321"; and

That a register be held for By-law 720-127-20 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.30 Adoption of By-law 720-127-21 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H323", and register to be held on June 6, 2023

2023-05-388 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-21 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H323"; and

That a register be held for By-law 720-127-21 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.31 Adoption of By-law 720-127-22 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H324", and register to be held on June 6, 2023

2023-05-389 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-22 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H324"; and

That a register be held for By-law 720-127-22 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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- 40.32 Adoption of By-law 720-127-23 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H327", and register to be held on June 6, 2023
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- 2023-05-390 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-23 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H327"; and

That a register be held for By-law 720-127-23 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

- 40.33 Adoption of By-law 720-127-24 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H328", and register to be held on June 6, 2023
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- 2023-05-391 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-24 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H328"; and

That a register be held for By-law 720-127-24 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

- 40.34 Adoption of By-law 720-127-25 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H333", and register to be held on June 6, 2023
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- 2023-05-392 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-25 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H333"; and

That a register be held for By-law 720-127-25 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

- 40.35 Adoption of By-law 720-127-26 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H334", and register to be held on June 6, 2023
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- 2023-05-393 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-26 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H334"; and

That a register be held for By-law 720-127-26 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.36 Adoption of By-law 720-127-27 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H336", and register to be held on June 6, 2023

2023-05-394 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-27 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H336"; and

That a register be held for By-law 720-127-27 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.37 Adoption of By-law 720-127-28 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H338", and register to be held on June 6, 2023

2023-05-395 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-28 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H338"; and

That a register be held for By-law 720-127-28 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.38 Adoption of By-law 720-127-29 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H339", and register to be held on June 6, 2023

2023-05-396 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-29 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H339"; and

That a register be held for By-law 720-127-29 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.39 Adoption of By-law 720-127-30 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H340", and register to be held on June 6, 2023

2023-05-397 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-30 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H340"; and

That a register be held for By-law 720-127-30 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.40 Adoption of By-law 720-127-31 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H347", and register to be held on June 6, 2023

2023-05-398 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-31 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H347"; and

That a register be held for By-law 720-127-31 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.41 Adoption of By-law 720-127-32 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H349", and register to be held on June 6, 2023

2023-05-399 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-32 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H349"; and

That a register be held for By-law 720-127-32 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.42 Adoption of By-law 720-127-33 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H350", and register to be held on June 6, 2023

2023-05-400 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-33 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H350"; and

That a register be held for By-law 720-127-33 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.43 Adoption of By-law 720-127-34 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H351", and register to be held on June 6, 2023

2023-05-401 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-34 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H351"; and

That a register be held for By-law 720-127-34 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.44 Adoption of By-law 720-127-35 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H352", and register to be held on June 6, 2023

2023-05-402 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-35 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H352"; and

That a register be held for By-law 720-127-35 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.45 Adoption of By-law 720-127-36 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H353", and register to be held on June 6, 2023

2023-05-403 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-36 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H353"; and

That a register be held for By-law 720-127-36 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.46 Adoption of By-law 720-127-37 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H354", and register to be held on June 6, 2023

2023-05-404 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-37 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H354"; and

That a register be held for By-law 720-127-37 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.47 Adoption of By-law 720-127-38 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H355", and register to be held on June 6, 2023

2023-05-405 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-38 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H355"; and

That a register be held for By-law 720-127-38 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.48 Adoption of By-law 720-127-39 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H358", and register to be held on June 6, 2023

2023-05-406 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-39 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H358"; and

That a register be held for By-law 720-127-39 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.49 Adoption of By-law 720-127-40 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H359", and register to be held on June 6, 2023

2023-05-407 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-40 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H359"; and

That a register be held for By-law 720-127-40 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.50 Adoption of By-law 720-127-41 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H361", and register to be held on June 6, 2023

2023-05-408 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-41 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H361"; and

That a register be held for By-law 720-127-41 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.51 Adoption of By-law 720-127-42 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H363", and register to be held on June 6, 2023

2023-05-409 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-42 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H363"; and

That a register be held for By-law 720-127-42 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.



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40.52 Adoption of By-law 720-127-43 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H364", and register to be held on June 6, 2023

2023-05-410 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-43 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H364"; and

That a register be held for By-law 720-127-43 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.53 Adoption of By-law 720-127-44 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H365", and register to be held on June 6, 2023

2023-05-411 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-44 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H365"; and

That a register be held for By-law 720-127-44 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

40.54 Adoption of By-law 720-127-45 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H406", and register to be held on June 6, 2023

2023-05-412 The City Clerk mentions the by-law's object, and where applicable, the differences between the draft by-law that was filed and the by-law being submitted for passing, the expenditure, the mode of financing, payment and repayment of the expenditure;

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to adopt By-law 720-127-45 entitled "By-law modifying Zoning By-law 720 to provide a specifically prohibited use in zone H406"; and

That a register be held for By-law 720-127-45 on June 6, 2023, from 9 a.m. to 7 p.m., in accordance with the *Tourist accommodation Act*.

45. URBAN PLANNING

45.1 Request for a minor exemption for the property located at 22 Glendale

2023-05-413 CONSIDERING THAT a request for minor exemption was presented to the Planning Advisory Committee meeting held on May 3, 2023, for the property located at 22 Glendale;

CONSIDERING THAT the request for minor exemption is to authorize that the main building be located at 1.57 metres from the right property line, while the zoning by-law requires that the minimum distance between a main building and a lateral property line be 4.5 metres, resulting in an encroachment of 2.93 metres in the lateral right setback.;

CONSIDERING THAT a minor exemption application must respect the conditions enumerated in section 2.9 in By-law BEAC-044 concerning minor exemptions;



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CONSIDERING THAT the Planning Advisory Committee considers that the conditions listed in By-law BEAC-044 are fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the minor exemption request to authorize that the main building be located at 1.57 metres from the right property line, while the zoning by-law requires that the minimum distance between a main building and a lateral property line be 4.5 metres, resulting in an encroachment of 2.93 metres in the lateral right setback. for the property located at 22 Glendale;

It is moved by Councillor David Newell, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to APPROVE the request for a minor exemption to authorize that the main building be located at 1.57 metres from the right property line, while the zoning by-law requires that the minimum distance between a main building and a lateral property line be 4.5 metres, resulting in an encroachment of 2.93 metres in the lateral right setback for the property located at 22 Glendale.

45.2 Request for a minor exemption for the property located at 94 Sussex

The owner is present at the question period and provides his representations.

2023-05-414 CONSIDERING THAT a request for minor exemption was presented to the Planning Advisory Committee meeting held on May 3, 2023, for the property located at 94 Sussex;

CONSIDERING THAT the request for a minor exemption is to authorize the pave uni to be installed at 1.07 metres along the side property line, whereas the zoning by-law prescribes that a minimum width of 2 metres along the property limit of the back yard and side yard of a single-family dwelling must be preserved and maintained with grass, vegetation, crushed stone, or river stone;

CONSIDERING THAT a minor exemption application must respect the conditions enumerated in section 2.9 in By-law BEAC-044 concerning minor exemptions;

CONSIDERING THAT the Planning Advisory Committee considers that the conditions listed in By-law BEAC-044 are not respected, and this because the application of the provisions of the by-law in cause does not create a serious prejudice to the applicant;

CONSIDERING the Planning Advisory Committee's recommendation to REFUSE the minor exemption request: to authorize the pave uni to be installed at 1.07 metres along the side property line, whereas the zoning by-law prescribes that a minimum width of 2 metres along the property limit of the back yard and side yard of a single-family dwelling must be preserved and maintained with grass, vegetation, crushed stone, or river stone for the property located at 94 Sussex;

It is moved by Councillor David Newell, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to REFUSE the request for a minor exemption: to authorize the pave uni to be installed at 1.07 metres along the side property line, whereas the zoning by-law prescribes that a minimum width of 2 metres along the property limit of the back yard and side yard of a single-family dwelling must be preserved and maintained with grass, vegetation, crushed stone, or river stone and this for the property located at 94 Sussex.

45.3 Request for minor exemptions for the property located at 132-134-136 Larch (projected lot 6 576 817)

2023-05-415 CONSIDERING THAT a request for minor exemptions was presented to the Planning Advisory Committee meeting held on May 3, 2023, for the property located at 132-134-136 Larch (projected lot 6 576 817);

CONSIDERING THAT the request for minor exemptions is: (1) to authorize the number of parking spaces required for a residential use to



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be 33 spaces, whereas the zoning by-law prescribes a minimum number of 55 spaces, (2) to authorize the number of interior parking spaces required for a residential use to be 15 spaces, whereas the zoning by-law prescribes a minimum of 50 interior spaces and (3) To allow a distance of 4.9 metres between two main buildings, whereas the zoning by-law prescribes a minimum distance of 10 metres between two 3-storey buildings;

CONSIDERING THAT a minor exemption application must respect the conditions enumerated in section 2.9 in By-law BEAC-044 concerning minor exemptions;

CONSIDERING THAT the Planning Advisory Committee considers that the conditions listed in By-law BEAC-044 are fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the minor exemptions request: (1) to authorize the number of parking spaces required for a residential use to be 33 spaces, whereas the zoning by-law prescribes a minimum number of 55 spaces, (2) to authorize the number of interior parking spaces required for a residential use to be 15 spaces, whereas the zoning by-law prescribes a minimum of 50 interior spaces and (3) To allow a distance of 4.9 metres between two main buildings, whereas the zoning by-law prescribes a minimum distance of 10 metres between two 3-storey buildings for the property located at 132-134-136 Larch (projected lot 6 576 817);

It is moved by Councillor David Newell, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to APPROVE the request for minor exemptions: (1) to authorize the number of parking spaces required for a residential use to be 33 spaces, whereas the zoning by-law prescribes a minimum number of 55 spaces, (2) to authorize the number of interior parking spaces required for a residential use to be 15 spaces, whereas the zoning by-law prescribes a minimum of 50 interior spaces and (3) To allow a distance of 4.9 metres between two main buildings, whereas the zoning by-law prescribes a minimum distance of 10 metres between two 3-storey buildings for the property located at 132-134-136 Larch (projected lot 6 576 817).

45.4 Request for minor exemptions for the property located at 140 Larch (projected address) on the projected lot 6 576 815

2023-05-416 CONSIDERING THAT a request for minor exemptions was presented to the Planning Advisory Committee meeting held on May 3, 2023, for the property located at 140 Larch (projected address) on the projected lot 6 576 815;

CONSIDERING THAT the request for minor exemptions is to (1) authorize a minimum lot size of 2,138 square metres, whereas the H324 specification schedule prescribes a minimum lot size of 2,787 square metres and (2) To authorize the recreational area of the common yard to be 2.5% of the total lot area whereas the zoning by-law requires a minimum outdoor amenity area of 10% of the total lot area;

CONSIDERING THAT a minor exemption application must respect the conditions enumerated in section 2.9 in By-law BEAC-044 concerning minor exemptions;

CONSIDERING THAT the Planning Advisory Committee considers that the conditions listed in By-law BEAC-044 are fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the minor exemptions request: to (1) authorize a minimum lot size of 2,138 square metres, whereas the H324 specification schedule prescribes a minimum lot size of 2,787 square metres and (2) To authorize the recreational area of the common yard to be 2.5% of the total lot area whereas the zoning by-law requires a minimum outdoor amenity area of 10% of the total lot area for the property located at 140 Larch (projected address) on the projected lot 6 576 815;

It is moved by Councillor David Newell, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to APPROVE the request for



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minor exemptions: to (1) authorize a minimum lot size of 2,138 square metres, whereas the H324 specification schedule prescribes a minimum lot size of 2,787 square metres and (2) To authorize the recreational area of the common yard to be 2.5% of the total lot area whereas the zoning by-law requires a minimum outdoor amenity area of 10% of the total lot area for the property located at 140 Larch (projected address) on the projected lot 6 576 815.

- 45.5 Request for minor exemptions for the property located at 142-144-146 Larch (projected lot 6 576 816)
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- 2023-05-417 CONSIDERING THAT a request for minor exemptions was presented to the Planning Advisory Committee meeting held on May 23, 2023, for the property located at 142-144-146 Larch (projected lot 6 576 816);

CONSIDERING THAT the request for minor exemptions is: (1) to authorize the number of parking spaces required for a residential use to be 33 spaces, whereas the zoning by-law prescribes a minimum number of 55 spaces, (2) to authorize the number of interior parking spaces required for a residential use to be 15 spaces, whereas the zoning by-law prescribes a minimum of 50 interior spaces and (3) To allow a distance of 4.9 metres between two main buildings, whereas the zoning by-law prescribes a minimum distance of 10 metres between two 3-storey buildings;

CONSIDERING THAT a minor exemption application must respect the conditions enumerated in section 2.9 in By-law BEAC-044 concerning minor exemptions;

CONSIDERING THAT the Planning Advisory Committee considers that the conditions listed in By-law BEAC-044 are fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the minor exemptions request: (1) to authorize the number of parking spaces required for a residential use to be 33 spaces, whereas the zoning by-law prescribes a minimum number of 55 spaces, (2) to authorize the number of interior parking spaces required for a residential use to be 15 spaces, whereas the zoning by-law prescribes a minimum of 50 interior spaces and (3) To allow a distance of 4.9 metres between two main buildings, whereas the zoning by-law prescribes a minimum distance of 10 metres between two 3-storey buildings for the property located at 142-144-146 Larch (projected lot 6 576 816);

It is moved by Councillor David Newell, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to APPROVE the request for minor exemptions: (1) to authorize the number of parking spaces required for a residential use to be 33 spaces, whereas the zoning by-law prescribes a minimum number of 55 spaces, (2) to authorize the number of interior parking spaces required for a residential use to be 15 spaces, whereas the zoning by-law prescribes a minimum of 50 interior spaces and (3) To allow a distance of 4.9 metres between two main buildings, whereas the zoning by-law prescribes a minimum distance of 10 metres between two 3-storey buildings for the property located at 142-144-146 Larch (projected lot 6 576 816).

- 45.6 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for a new main building located at 84 Woodland
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- 2023-05-418 CONSIDERING THAT a building permit application was filed for a new main building located at 84 Woodland;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the building permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are respected;



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CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to a building permit application for a new main building located at 84 Woodland;

It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to a building permit application for a new main building located at 84 Woodland.

- 45.7 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for a new main building located at 119 Lakeview
-

- 2023-05-419 CONSIDERING THAT a building permit application was filed for a new main building located at 119 Lakeview;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents submitted with the building permit application at the May 3, 2023, meeting and is of the opinion that the objective of proposing a quality and sustainable architecture is not respected because the criteria on (1) the exterior cladding materials are durable, of sober colours and compatible with the neighbouring buildings and (2) the exterior cladding materials and the architectural components harmonize with each other, at the level of the form, the texture and the colour are not fulfilled;

CONSIDERING that, to fulfill the unmet objectives and criteria of the SPAIP, the modifications to be made to the project were minor and that new plans were submitted to the Planning Advisory Committee by email on May 9, 2023;

CONSIDERING the Planning Advisory Committee has studied these plans and documents submitted on May 9, 2023, and is of the opinion that the objective of proposing quality and sustainable architecture is not respected because the criterion on exterior cladding materials and architectural components harmonize with each other, in terms of shape, texture and colour is not fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to REFUSE the SPAIP relating to the building permit application for a new main building located at 119 Lakeview;

It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to the building permit application for a new main building located at 119 Lakeview, according to the plans submitted on May 9, 2023.

- 45.8 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for a new main building located at 131 Woodland
-

- 2023-05-420 CONSIDERING THAT a building permit application was filed for a new main building located at 131 Woodland;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents submitted with the building permit application at the May 3, 2023, meeting and is of the opinion that the objective to propose sustainable, quality architecture is not respected because the criteria (1) the building is inspired by the dominant architectural styles on that stretch of street, (2) the exterior cladding are durable, with sober



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colours and compatible with the surrounding buildings and (3) exterior cladding materials and architectural components match together, in form, texture and colour are not fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to REFUSE the SPAIP relating to the building permit application for a new main building located at 131 Woodland;

It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to REFUSE the SPAIP relating to the building permit application for a new main building located at 131 Woodland.

- 45.9 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for a new main building located at 140 Larch (projected address) on the projected lot 6 576 815
-

- 2023-05-421 CONSIDERING THAT a building permit application was filed for a new main building located at 140 Larch (projected address) on the projected lot 6 576 815;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents submitted with the building permit application at the May 3, 2023, meeting and is of the opinion that the objective of proposing a quality and sustainable architecture is not respected because the criterion on the exterior cladding materials are durable, of sober colours and compatible with the neighbouring buildings is not fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to REFUSE the SPAIP relating to the building permit application for a new main building located at 140 Larch (projected address) on the projected lot 6 576 815;

It is moved by Councillor David Newell, seconded by Councillor Peggy Alexopoulos and UNANIMOUSLY RESOLVED to REFUSE the SPAIP relating to the building permit application for a new main building located at 140 Larch (projected address) on the projected lot 6 576 815.

- 45.10 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for a new main building located at 179 Stonehenge
-

- 2023-05-422 CONSIDERING THAT a building permit application was filed for a new main building located at 179 Stonehenge;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the building permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are respected;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to a building permit application for a new main building located at 179 Stonehenge;

It is moved by Councillor David Newell, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to a building permit application for a new main building located at 179 Stonehenge.



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- 45.11 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for the extension of the main building located at 36 Hansen
-

- 2023-05-423 CONSIDERING THAT a building permit application was filed for the extension of a main building located at 36 Hansen;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the building permit application at the May 3, 2023, meeting and is of the opinion that the objective in the case of an extension, that it respects the architectural characteristics of the main building is not met because the criteria of (1) the type and angle of the roof of an extension are similar to those of the building being extended and (2) the exterior cladding materials and openings of the addition are harmonized with those of the main building are not fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to REFUSE the SPAIP relating to a building permit application for the extension of the main building located at 36 Hansen;

It is moved by Councillor David Newell, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to REFUSE the SPAIP relating to a building permit application for the extension of the main building located at 36 Hansen.

- 45.12 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for the extension of the main building located at 88 Beaconsfield
-

- 2023-05-424 CONSIDERING THAT a building permit application was filed for the extension of a main building located at 88 Beaconsfield;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the building permit application at the May 3, 2023, meeting and is of the opinion that in the case of an extension, that it respects the architectural characteristics of the main building is not met because the criterion on the exterior cladding materials and openings of the addition are harmonized with those of the main building is not fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to REFUSE the SPAIP relating to a building permit application for the extension of the main building located at 88 Beaconsfield;

It is moved by Councillor David Newell, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to REFUSE the SPAIP relating to a building permit application for the extension of the main building located at 88 Beaconsfield.

- 45.13 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for the modification of the facade of a main building located at 212 Stonehenge
-

- 2023-05-425 CONSIDERING THAT a building permit application was filed for the modification of the facade of a main building located at 212 Stonehenge;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;



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CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the building permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are respected;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to the building permit application for the modification of the facade of a main building located at 212 Stonehenge;

It is moved by Councillor David Newell, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to the building permit application for the modification of the facade of a main building located at 212 Stonehenge.

45.14 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for the modification of the facade of the main building located at 434 Concord

2023-05-426 CONSIDERING THAT a building permit application was filed for the modification of the facade of the main building located at 434 Concord;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents submitted with the building permit application at the May 3, 2023, meeting and is of the opinion that the objective to propose sustainable, quality architecture is not respected because the criteria regarding the exterior cladding materials and architectural components match together, in form, texture and colour is not fulfilled;

WHEREAS to comply with these objectives and criteria, the applicant should add overhangs on the front porch and on the roof of the main building;

WHEREAS new plans were submitted on May 16, 2023, which, according to the Planning Advisory Committee, meet the objectives and criteria to be respected;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to the building permit application for the modification of the facade of the main building located at 434 Concord;

WHEREAS Council has taken note of the recommendation of the Planning Advisory Committee;

WHEREAS the preamble is an integral part of this resolution;

It is moved by Councillor David Newell, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to the building permit application for the modification of the facade of the main building located at 434 Concord, according to the plans submitted on May 9, 2023.

45.15 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application to modify the already approved plan at 63 Madsen

2023-05-427 CONSIDERING THAT on January 25, 2021, Council adopted resolution 2021-01-024 approving the site planning and architectural integration programme for a building permit application at 63 Madsen;

CONSIDERING THAT after the resolution was adopted, an application to modify the approved plan was filed;

CONSIDERING THAT this modification application must respect the applicable objectives and criteria included in By-law BEAC-098 on Site



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Planning and Architectural Integration Programmes (SPAIP);

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the building permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are respected;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to a building permit application to modify the already approved plan at 63 Madsen;

It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to a building permit application to modify the already approved plan at 63 Madsen.

- 45.16 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application to modify the already approved plan at 134 Madsen
-

- 2023-05-428 CONSIDERING THAT on June 20, 2022, Council adopted resolution 2022-06-251 approving the site planning and architectural integration programme for a building permit application at 134 Madsen;

CONSIDERING THAT after the resolution was adopted, an application to modify the approved plan was filed;

CONSIDERING THAT this modification application must respect the applicable objectives and criteria included in By-law BEAC-098 on Site Planning and Architectural Integration Programmes (SPAIP);

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the building permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are respected;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to a building permit application to modify the already approved plan at 134 Madsen;

It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to a building permit application to modify the already approved plan at 134 Madsen.

- 45.17 Request the approval of the Site Planning and Architectural Integration Programme (SPAIP) to carry out backfilling work on the property located at 320 Preston
-

- 2023-05-429 CONSIDERING THAT a request was filed to carry out backfilling work for the property located at 320 Preston;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of request;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the request to carry out backfilling work at the May 3, 2023, meeting and is of the opinion that that the objective to minimize excavation and backfilling works is not respected because the criteria providing (1) to conserve, as much as possible, the natural grade and to enhance the natural elements, (2) the natural flow of rainwater are not fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to REFUSE the SPAIP relating to the permit application to carry out backfilling work on the property located at 320 Preston;

It is moved by Councillor David Newell, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to REFUSE the SPAIP relating



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to the permit application to carry out backfilling work on the property located at 320 Preston.

- 45.18 Request for the issuance of a certificate of authorization for the installation of a sign for the business located at 445-447 Beaconsfield
-

- 2023-05-430 CONSIDERING THAT a certificate of authorization application was filed for the installation of a sign at 445-447 Beaconsfield;

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are not respected, because (1) the objective that the sign must take into account its surroundings is not met because the criterion on the sign integrates and respects the building's size, the scale of the street and the alignment of the buildings is not fulfilled and (2) the objective that the design of the sign gives a style to the commercial sector of Beaurepaire according to the "Green Village" concept is not met because the criterion on the color of the sign that harmonizes with the building's facade and also with the color of the signs and adjacent buildings is not fulfilled;

CONSIDERING the Planning Advisory Committee's recommendation to REFUSE the issuance of a certificate of authorization for the installation of a sign at 445-447 Beaconsfield;

It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to REFUSE the issuance of a certificate of authorization for the installation of a sign at 445-447 Beaconsfield.

- 45.19 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) for the subdivision of the property located at 132-134-136 Larch (projected lot 6 576 817)
-

- 2023-05-431 CONSIDERING THAT a subdivision permit application was filed for the property located at 132-134-136 Larch (projected lot 6 576 817);

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are respected;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to the permit application for the subdivision for the property located at 132-134-136 Larch (projected lot 6 576 817);

It is moved by Councillor David Newell, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to the permit application for the subdivision of the property located at 132-134-136 Larch (projected lot 6 576 817).

- 45.20 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) for the subdivision of the property located at 140 Larch (projected construction)
-

- 2023-05-432 CONSIDERING THAT a subdivision permit application was filed for the property located at 140 Larch (projected address) on the projected lot 6 576 815;



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CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are respected;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to the permit application for the subdivision for the property located at 140 Larch (projected address) on the projected lot 6 576 815;

It is moved by Councillor David Newell, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to the permit application for the subdivision of the property located at 140 Larch (projected address) on the projected lot 6 576 815.

- 45.21 Request for the approval of the Site Planning and Architectural Integration Programme (SPAIP) for the subdivision of the property located at 142-144-146 Larch (projected lot 6 576 816)
-

- 2023-05-433 CONSIDERING THAT a subdivision permit application was filed for the property located at 142-144-146 Larch (projected lot 6 576 816);

CONSIDERING THAT By-law BEAC-098 regarding Site Planning and Architectural Integration Programmes (SPAIP) indicates objectives and criteria to fulfill for this type of permit application;

CONSIDERING THAT the Planning Advisory Committee has considered the plans and documents accompanying the permit application at the May 3, 2023, meeting and is of the opinion that the applicable objectives and criteria are respected;

CONSIDERING the Planning Advisory Committee's recommendation to APPROVE the SPAIP relating to the permit application for the subdivision for the property located at 142-144-146 Larch (projected lot 6 576 816);

It is moved by Councillor David Newell, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED to APPROVE the SPAIP relating to the permit application for the subdivision of the property located at 142-144-146 Larch (projected lot 6 576 816).

- 45.22 Acceptance of an amount of \$31,293.60 for park fees to be paid by the owner of lot 2 423 476 (5 Claude) to the City, according to By-law BEAC-128 concerning contributions for the establishment, maintenance and improvement of parks, playgrounds and natural areas on the City of Beaconsfield's territory
-

- 2023-05-434 It is moved by Councillor Dominique Godin, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to ACCEPT the amount of \$31,293.60 for park fees to be paid by the owner of lot 2 423 476 (5 Claude) to the City, according to By-law BEAC-128 concerning contributions for the establishment, maintenance and improvement of parks, playgrounds and natural areas on the City of Beaconsfield's territory, equivalent to 10% of the \$312,936 uniformized municipal value of lot 2 423 476, and to transfer this sum to a fund specially reserved for park fees.

- 45.23 Acceptance of an amount of \$27,824.40 for park fees to be paid by the owner of lot 2 423 510 (109 Jasper) to the City, according to By-law BEAC-128 concerning contributions for the establishment, maintenance and improvement of parks, playgrounds and natural areas on the City of Beaconsfield's territory
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2023-05-435 It is moved by Councillor Martin St-Jean, seconded by Councillor Peggy Alexopoulos and UNANIMOUSLY RESOLVED to ACCEPT the amount of \$27,824.40 for park fees to be paid by the owner of lot 2 423 510 (109 Jasper) to the City, according to By-law BEAC-128 concerning contributions for the establishment, maintenance and improvement of parks, playgrounds and natural areas on the City of Beaconsfield's territory, equivalent to 10% of the municipal value of \$278,244 of lot 2 423 510, and to transfer this sum to a fund specially reserved for park fees.

50. HUMAN RESOURCES

50.1 Compensation of overtime hours worked by managers during emergency measures

2023-05-436 WHEREAS the managers have worked an unusual number of hours in excess of their regular hours of work due to the emergency measures related to the 2023 ice storm and the power outages that followed;

WHEREAS the hours thus worked are subject to reimbursement by the Agglomeration;

WHEREAS, in the past, the City has paid overtime for managers under exceptional circumstances leading to increased workload;

It is moved by Councillor Robert Mercuri, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED that overtime worked by managers due to emergency measures related to the 2023 ice storm be paid at single rate, at their usual hourly wage.

50.2 Suspension of an employee

2023-05-437 It is moved by Councillor Roger Moss, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED that employee number 75121896 be suspended for a duration of 3 days without pay.

50.3 Nomination in view of permanency as Contremaître, égouts et aqueducs to position 5204

2023-05-438 It is moved by Councillor Peggy Alexopoulos, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED that the nomination in view of permanency of Ali Dehgahi as Contremaître, égouts et aqueducs, be approved as of June 5, 2023;

THAT his salary be established at level 2 of group 4 of the management salary scale;

THAT his nomination be subjected to an evaluation period of twelve (12) months as per the City's management employees working conditions.

53. COMMITTEES

53.1 Minutes of the Planning Advisory Committee meeting of May 3, 2023

2023-05-439 It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED that Council take act of the minutes of the Planning Advisory Committee meeting of May 3, 2023.

53.2 Minutes of the Environmental Advisory Committee meeting of May 2, 2023

2023-05-440 It is moved by Councillor Roger Moss, seconded by Councillor Robert Mercuri and UNANIMOUSLY RESOLVED to approve the minutes of the Environmental Advisory Committee meeting of May 2, 2023.



Minutes of the Council of Beaconsfield

60. GENERAL

60.1 Request to the Government of Québec to implement solutions for making the Hydro-Québec distribution network more reliable and robust

2023-05-441 CONSIDERING the increasingly frequent, intense, and violent climate hazards of prolonged duration and varying types (ice, wind, rain, flooding);

CONSIDERING that these events damage almost always the Hydro-Québec equipment and cause severe power outages, as experienced during the recent ice storm on April 5, which greatly affected Beaconsfield's territory and deprived the entire population of electricity over several days due to the severe damages to the distribution network caused by the many fallen branches and trees;

CONSIDERING that these interruptions are not only costly for Hydro-Québec, but also for the general economy of all affected sectors (losses for businesses and industries, and for citizens who have to be absent from work);

CONSIDERING that the Auditor General of Québec published a report in December 2022, which deals with the deficient reliability of Hydro-Québec's distribution network and its aging assets, and submits findings and recommendations;

CONSIDERING that the Nicolet Report published on April 7, 1999, entitled "Pour affronter l'imprévisible: les enseignements du verglas 1998", proposed over 500 recommendations, several of which concerning the distribution network;

It is moved by Councillor Roger Moss, seconded by Councillor Martin St-Jean and UNANIMOUSLY RESOLVED to request that the Government of Québec and Hydro-Québec implement without delay the recommendations issued by the Auditor General of Québec in December 2022 and the Nicolet Report in 1998 for improving the power distribution network on Beaconsfield's territory by a better maintenance of the arboricultural vegetation and the targeted and systematic burying of power lines.

60.2 Authorization to request a financial support for the free training leading to national lifeguard and aquatic instructor for the period of April 1, 2023, to March 31, 2024

2023-05-442 It is moved by Councillor Dominique Godin, seconded by Councillor Peggy Alexopoulos and UNANIMOUSLY RESOLVED to authorize Mayor Georges Bourelle or a designated representative to sign a grant request to the ministère de l'Éducation, du Loisirs et du Sport in order to offer free training leading to the national lifeguard and aquatic instructor certificate for the period of April 1, 2023, to March 31, 2024.

60.3 Tabling by the Directeur General of a report regarding the ice storm of April 5, 2023, and the prolonged power outage

2023-05-443 Council takes note of the tabling by the Directeur General of a report regarding the ice storm of April 5, 2023, and the prolonged power outage.

60.4 Opinion of the City of Beaconsfield on the Lester B. Pearson School Board draft for consultation on the three-year Plan (2023-2026) for the allocation and destination of its immovables

2023-05-444 It is moved by Councillor Robert Mercuri, seconded by Councillor Roger Moss and UNANIMOUSLY RESOLVED that the Lester B. Pearson School Board draft for consultation on the three-year plan (2023-2026) for the allocation and destination of its immovable be noted and filed.



Minutes of the Council of Beaconsfield

60.5 Mandate to the administration of the City of Beaconsfield to pay, under protest, the second payment of the quotes-parts, invoices and contributions for the year 2023 to the Agglomeration of Montréal

2023-05-445 CONSIDERING the tripartite agreement of June 2008, between the Government of Québec, the City of Montréal and the reconstituted municipalities of the Agglomeration of Montréal and the Ministerial Order therein from the Minister of Municipal Affairs and Regions dated November 26, 2008, concerning the rules to establish the fiscal potential of the related municipalities of the urban agglomeration of Montréal for the purposes of apportioning urban agglomeration expenditures;

CONSIDERING the Order of the Minister of Municipal Affairs and Land Occupancy dated July 21, 2017, replacing the Order of the Minister of Municipal Affairs and Regions dated November 26, 2008;

CONSIDERING resolution 2019-12-494 mandating Me Marc-André Lechasseur from Bélanger Sauvé law firm in order to evaluate various options for the City of Beaconsfield regarding the issue of the "quotes-parts" resulting in overtaxing by the Agglomeration of Montréal;

CONSIDERING resolution 2020-12-455 mandating Me Jacques Jeansonne, from the firm Jeansonne lawyers, to join the City's work team and Me Marc-André LeChasseur from Bélanger Sauvé law firm in the case of the "quotes-parts" resulting in overtaxing by the Agglomeration of Montréal;

CONSIDERING the Order of the Minister of Municipal Affairs and Housing dated December 18, 2019, renewing the coefficient of tax potential of 2.68, undervalued, without justification, and in the absence of a rigorous analysis of the fiscal impact following the 2020-2022 property assessment roll;

CONSIDERING the absence of a neutrality coefficient to counter market effects during the calculation of general "quote-parts" by the City of Montréal following the filing of the new 2020-2022 property assessment roll;

CONSIDERING resolution 2020-02-065 adopted at the Council meeting held on February 24, 2020, and resolution 2020-06-208 adopted at the Council meeting held on June 22, 2020, mandating the administration of the City of Beaconsfield to pay, under protest, the quotes-parts, invoices and contributions to the Agglomeration of Montréal for the year 2020;

CONSIDERING resolution 2021-05-202 adopted at the Council meeting held on May 17, 2021, and resolution 2021-08-351 adopted at the Council meeting held on August 23, 2021, mandating the administration of the City of Beaconsfield to pay, under protest, the quotes-parts, invoices and contributions to the Agglomeration of Montréal for the year 2021;

CONSIDERING resolution 2022-02-066 adopted at the Council meeting held on February 28, 2022, and resolution 2022-05-229 adopted at the Council meeting held on May 22, 2022, mandating the administration of the City of Beaconsfield to pay, under protest, the quotes-parts, invoices and contributions to the Agglomeration of Montréal for the year 2022;

CONSIDERING resolution 2023-02-123 adopted at the Council meeting held on February 20, 2023, mandating the administration of the City of Beaconsfield to pay, under protest, the quotes-parts, invoices and contributions to the Agglomeration of Montréal for the year 2023;

CONSIDERING the adoption by the Minister of Municipal Affairs and Housing of the Order concerning the rules to establish the fiscal potential of the related municipalities of the urban agglomeration of Montréal for the purposes of apportioning urban agglomeration expenditures on December 16, 2020, and the Erratum on January 15, 2021, the Order extends the coefficient of tax potential;



Minutes of the Council of Beaconsfield

It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED that a mandate be given to the City of Beaconsfield to pay, under protest, the second instalment of the quotes-parts, invoices and contributions for the year 2023 to the Agglomeration of Montréal;

THAT a copy of this resolution be sent to:

- Andrée Laforest, Minister of Municipal Affairs and Housing;
- Éric Girard, Member of the National Assembly for Groulx, Parliamentary Assistant to the Minister of Municipal Affairs and Housing;
- Gregory Kelley, Member of the National Assembly for Jacques Cartier;
- the Mayors of the related cities.

60.6 Mandate given to Bélanger Sauvé law firm to represent the City of Beaconsfield's interests regarding the legal steps concerning the property designated by lot number 6 266 766 (73, Amherst)

2023-05-446 CONSIDERING resolution 2022-09-378 - Request for the approval of Fthe Site Planning and Architectural Integration Programme (SPAIP) relating to a building permit application for a new main building at 73 Amherst (lot 6 266 766);

CONSIDERING the request from the owner of the lot in question to waive the condition imposing a financial guarantee as stated in resolution 2022-09-378;

CONSIDERING that the elected officials have heard the owner's representations and those of his legal counsel concerning the lifting of the financial guarantee;

It is moved by Councillor David Newell, seconded by Councillor Dominique Godin and UNANIMOUSLY RESOLVED to mandate Bélanger Sauvé law firm to represent the City of Beaconsfield, for the amount of \$5,000 to be defined, in the legal steps concerning the property designated by lot number 6 266 766 (73 Amherst).

70. AGGLOMERATION COUNCIL

70.1 Mayor's report on the decisions made by the Agglomeration Council at its meeting of May 18, 2023

2023-05-447 His Honour the Mayor indicates that he does not have much information to share but he indicates that the public assembly where the pre-budget recommendations were going to be deposited was deferred to June 22 at 3:00 p.m.; the public assembly can be watched on Visio Conference or on webcast.

80. DIRECTORS REPORTS

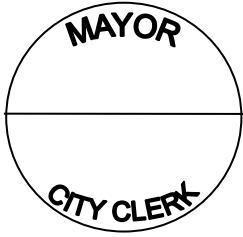
80.1 Deposit of the Directors reports

2023-05-448 Are received and accepted for information purposes:

Urban Planning Department's building report for April 2023;
DDO dispatch centre's report for April 2023;
Municipal Patrol's monthly report for March and April 2023;
Report on live and deferred viewing of Council meetings via webcast.

90. NEW BUSINESS

Nil.



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95. **CLOSING OF MEETING**

It is moved by Councillor Peggy Alexopoulos, seconded by Councillor David Newell and UNANIMOUSLY RESOLVED to close the regular meeting at 9:16 p.m.

MAYOR

CITY CLERK