

MINUTES
REGULAR COUNCIL MEETING

OCTOBER 2, 2017
8:00 p.m.

Minutes of the Regular Meeting of the Council of Montreal West held on October 2, 2017 at the Town Hall located at 50 Westminster Avenue South.

Present: Mr. Beny Masella, Mayor
Ms. Julie Tasker-Brown, Councillor
Ms. Elizabeth Ulin, Councillor
Ms. Colleen Feeney, Councillor
Ms. Maria Torres, Councillor

Also present: Ms. Raffaella Di Stasio, Director General
Mr. Claude Gilbert, Town Clerk

Mayor Beny Masella acted as chairperson of the meeting.
Mr. Claude Gilbert, Town Clerk, acted as secretary of the meeting.

Twenty (20) residents and visitors were in attendance.

1. Opening of the Meeting

It was moved by Councillor Julie Tasker-Brown, seconded by Councillor Maria Torres and resolved:

That the Meeting be declared open.

Carried unanimously
#20171002-001

The Mayor called the Meeting to order at 8:00 p.m.

2. Acknowledgement of Visitors

Mayor Masella greeted and welcomed Lieutenant Fred Jennings from the Montréal Police Department (Neighbourhood Police Station 9).

3. Adoption of the Agenda

It was moved by Councillor Maria Torres, seconded by Councillor Elizabeth Ulin and resolved:

To adopt the Agenda of the Regular Meeting of Monday, October 2, 2017 modified as follows:

- by adding item 8 b): **Leaf blowers – conditions of use (change of dates)**.

Carried unanimously
#20171002-002

4. Approval of the Minutes

It was moved by Councillor Elizabeth Ulin, seconded by Councillor Colleen Feeney and resolved:

To approve the Minutes of the Regular Council Meeting held on September 18, 2017.

Carried unanimously
#20171002-003

5. Correspondence

There was nothing under this item.

6. Report of the Mayor

a) Mayor's report on the financial position of the Town

Mayor Masella made a report on the financial position of the Town of Montreal West.

b) Publication of the Mayor's report

It was moved by Councillor Colleen Feeney, seconded by Councillor Maria Torres and resolved:

That the report of the Mayor on the financial position of the Town be published in the next edition of The Suburban instead of being distributed to every civic address in Montreal West, and that it also be posted on the Town's website.

Carried unanimously
#20171002-004

c) Regular monthly report

Mayor Masella noted that the Town will launch a public request for proposals in order to seek developers for the library lot, which includes John A. Simms Park. The Council believes that this property has potential and that an acceptable project would increase the tax base and residential diversity, among other benefits. Any building on this lot would be subject to the current zoning of this area. Notably, it would have to be a mixed-use project, incorporating commercial and residential components. The Mayor emphasized that in this kind of process, the Council is not bound to the best price rule, and may decide for the best project instead, taking into account all relevant factors. Although the process will be launched tonight, it will take a few months before the deadline comes for receiving proposals, so it will be for the next Council to decide on the outcome. In any case, even if a decision to go ahead was made rather quickly within the planned schedule, the construction phase will take a few years. Finally, noting that this was the last regular Council meeting before the general election, the Mayor thanked all the people who helped him in his work, particularly his wife, and all Town departments, their managers and employees.

7. First Public Question Period

The Mayor announced the beginning of the First Public Question Period at 8:15 p.m.

Residents were invited to ask the Mayor and Councillors questions concerning matters of general interest.

Paul Kenton said he noted a discrepancy between the remuneration of the Mayor as stated in his financial report tonight versus numbers the resident found out in other documents. The Mayor explained the difference comes from the additional remuneration he gets for attending Agglomeration meetings and that it comes from the City of Montreal.

Pascal Blais thanked the Town for the welcome basket he received as a new resident. He said he was surprised by the intensity of the lights on Strathearn near the rail tracks at night. He added there are risks associated with excessive lighting. Mayor Masella noted that on the resident's street, it will be LEED lights, and the mistake done elsewhere will not be repeated. In addition, the Town intends to have a global lighting study for the whole territory. On Strathearn, the wattage will be lowered and hats will be put on light poles, but the real solution lies in the plan that will come out of the study.

Harold Knowles said he hoped the format of the public meeting with candidates for this election will be better than the one in 2013. The Mayor told the resident that he had fair comments, and advised him to contact The Informer because it is them who are organizing the debate. Councillor Ulin added that this Council meeting is not the right place to make requests about the format of a public meeting with other candidates.

K. McGraw mentioned a problem about a manhole on Brock North between Curzon and Nelson. It was noted.

Andrea Palumbo noted that the lighting system of streets being rehabilitated should be considered as an important part of the infrastructure project. She said that the intensity of some street lights has an almost hostile feeling, and asked that Planning Advisory Committee get involved. The Mayor answered that it is not part of the PAC's mandate, but told the resident that her point was noted. Councillor Tasker-Brown added that the Town does not have the in-house expertise about this aspect. The resident also raised various safety issues like speed on Brock Avenue, sidewalks and some light poles not functioning or just half of the time. Councillor Feeney said there a traffic count and evaluation is already in the plans for the resident's street.

Louise Chenevert asked for an update on various street trees, park trees and private trees. Councillor Torres and Councillor Feeney answered her. Councillor Tasker-Brown said she was sad about the fate of one particularly beautiful tree, but on a private property it can be felled for construction purposes. The resident added she was sorry the tree policy was not yet adopted. Councillor Tasker-Brown said there is still work to do about it. However, last year guidelines were issued to the Public Works Department about the planting of public trees. The Mayor noted that it has been planned to plant 100 trees. The resident asked if a felling permit was issued at a given address. Councillor Feeney said a permit was issued.

K. McGraw expressed the opinion that if the Town is so concerned about the beautification of houses, it should go the same way for that of the whole municipality and this would include lighting issues, meaning the PAC should be involved. Mayor Masella observed that the PAC is notably made up of architects, who are not necessarily the right experts on exterior lighting issues.

Norbert Bedoucha asked a question about the traffic mess on Westminster due to trains. The Mayor agreed it is a major problem and not one within the Town's jurisdiction. A solution could be to lower or raise the avenue, implying to build a tunnel or a bridge, which would have to start half way between Milner and Curzon, and would effectively kill the commercial district of Montreal West. The more appropriate solution would probably be to lower the rail tracks. These kinds of solution would not cost millions of dollars but rather hundreds of millions. They are, in other words, dependent on Provincial Cabinet decisions. In the meantime, the Town has been working with the Réseau de Transport Métropolitain (RTM), to have some small modifications made to improve pedestrian safety. The resident suggested that the police officers who are there at rush hours be called to direct traffic. The Mayor said that these police officers, who are paid by the RTM, are there strictly for pedestrians. The resident asked if more pressure could be applied on the RTM. The Mayor said the Town is talking to them monthly.

The First Question Period ended at 8:50 p.m.

8. Contracts and Town Clerk's Office

a) Request for proposals – authorization to proceed (library)

It was moved by Councillor Maria Torres, seconded by Councillor Elizabeth Ulin and resolved:

- 1) That the Town of Montreal West initiate the proceedings of a public request for proposals intended to sell and redevelop the property where the municipal library is located on Westminster Avenue South.
- 2) That this process, not being subjected to the provisions of the Cities and Towns Act regarding calls for tenders, include a qualitative and discretionary assessment of the project submissions, also taking into consideration the price and the fiscal potential.
- 3) That the Director General be authorized to prepare and conduct the process leading at the end to a decision by Council, and to hire external resources if needed.

Carried unanimously
#20171002-005

b) Leaf blowers – conditions of use (change of dates)

WHEREAS the use of leaf blowers is allowed in the spring and in the fall, under certain conditions and between specified dates, although these dates may be modified as long as the duration remains the same, in accordance with section 8.2 of Nuisance By-Law No. 456;

WHEREAS the weather conditions at this time of the year justify that the dates be modified and the use of leaf blowers allowed only later this fall;

THEREFORE:

It was moved by Councillor Colleen Feeney, seconded by Councillor Elizabeth Ulin and resolved:

- 1) That the use of leaf blowers be allowed as of October 30 until November 30 in 2017, instead of October 15 until November 15.
- 2) That a notice be posted on the website to inform the public of this change.

Carried unanimously

#20171002-006

9. Administration and finances

a) Approval of disbursements – September 13 to September 29, 2017

It was moved by Councillor Colleen Feeney, seconded by Councillor Julie Tasker-Brown and resolved:

That the list of accounts payable from September 13 to September 29, 2017 totaling \$311,282.09 be approved and paid as listed.

Carried unanimously
#20171002-007

b) Delegation of powers for the second half of the month of September 2017

It was moved by Councillor Elizabeth Ulin, seconded by Councillor Maria Torres and resolved:

To approve the report of the Director General concerning the exercise of powers delegated under By-Law No. 2005-002 for the second half of the month of September 2017.

Carried unanimously
#20171002-008

c) Payment of revised proportional share to the Agglomeration of Montreal

WHEREAS the Town of Montreal West is bound, like any other municipality on the Island of Montreal, to pay its annual share of the Agglomeration's budget;

WHEREAS the amount of this share is determined according to evaluation and calculation rules that are established by the Québec Government;

WHEREAS the Québec Government has adopted a decree which modifies these rules as of this year, with immediate effect;

WHEREAS the result is to increase the cost for Montreal West;

THEREFORE:

It was moved by Councillor Colleen Feeney, seconded by Councillor Julie Tasker-Brown and resolved:

- 1) That the Town pay the City of Montreal the additional amount of \$25,108.91 as per the invoice dated September 12, 2017.
- 2) That this expense be charged to budget code 02-930-00-968.

Carried unanimously
#20171002-009

10. Urban Department

a) Site Planning Projects and Architectural Integration Programs (SPAIP)

It was moved by Councillor Julie Tasker-Brown, seconded by Councillor Colleen Feeney and resolved:

- 1) To acknowledge receipt of the minutes of a meeting held by the Planning Advisory Committee (PAC) by electronic mail on September 27, 2017.
- 2) To approve under the SPAIP the following plans submitted to this meeting, subject to the conditions stated by the PAC as outlined in the minutes, as the case may be:

Address	Project	PAC's recommendation
80-82 Roxton	replacement of four doors	as presented;
333 Brock N.	replacement of six windows and one door	as presented;
212 Strathearn N.	replacement of twenty-seven windows and a rear door, and replacement of a window by French doors	as presented;
150 Wolseley N.	restoration of front door	as presented;

76-78 Roxton	replacement of four doors and ten windows	as presented;
2 Courtney	extension of the ground floor deck	as presented;
451 Brock N.	construction of an extension to the residence	as presented.

3) To acknowledge receipt of the minutes of a meeting held by the Planning Advisory Committee (PAC) by electronic mail on September 29, 2017.

4) To approve under the SPAIP the following plans submitted to this meeting, subject to the conditions stated by the PAC as outlined in the minutes, as the case may be:

Address	Project	PAC's recommendation
86 Percival 28 Westover	installation of a window on the garage construction of a roof parapet	with conditions; as presented.

Carried unanimously
#20171002-010

11. Public Works

There was nothing under this item.

12. Human Resources

There was nothing under this item.

13. Appointments

There was nothing under this item.

14. Councillors' Reports

a) Seat Number 2

Councillor Elizabeth Ulin reported on matters pertaining to Recreation, Culture and Communications.

b) Seat Number 3

Councillor Colleen Feeney reported on matters pertaining to Finance, Administration and Public Security.

c) Seat Number 4

Councillor Maria Torres reported on matters pertaining to Public Works and Buildings.

d) Seat Number 1

Councillor Julie Tasker-Brown reported on matters pertaining to Urban Planning and Environment.

15. Deposit of Documents

a) Statement of comparative financial results

A comparative statement of financial results as of August 31, 2017 was tabled with Council.

16. Notice of Motion, Reading and Adoption of By-Laws

a) Notice of Motion and dispensation from reading for a By-Law Amending Traffic By-Law No. 405

Mayor Masella gave notice of motion that it is intended at a subsequent Meeting of Council to submit for adoption a "By-Law Amending Traffic By-Law No. 405".

A draft By-Law will be made available to the public at a subsequent Meeting of Council and at least two days before the meeting when it is scheduled to be adopted.

Mayor Masella requested that the reading of this "By-Law Amending Traffic By-Law No. 405" be dispensed with.

17. Second Public Question Period

The Mayor announced the beginning of the Second Public Question Period at 9:15 p.m.

Residents were invited to ask the Mayor and Councillors questions concerning the matters on the agenda of this meeting.

18. Termination of the Meeting

At 9:16 p.m., no questions being asked,

It was moved by Councillor Elizabeth Ulin, seconded by Councillor Julie Tasker-Brown and resolved:

That the Meeting be terminated.

Carried unanimously
#20171002-011

Beny Masella
Mayor

Claude Gilbert
Town Clerk

*The annexes mentioned above are deposited
in the municipal archives in File Archives-20171002*