

MINUTES
REGULAR COUNCIL MEETING

DECEMBER 16, 2019
8:00 p.m.

Minutes of the Regular Meeting of the Council of Montreal West held on December 16, 2019 at the Town Hall located at 50 Westminster Avenue South.

Present:	Mayor:	Mr. Beny Masella	
	Councillors:	Mr. Dino Mazzone	Seat 1
		Ms. Elizabeth Ulin	Seat 2
		Ms. Colleen Feeney	Seat 3
		Ms. Maria Torres	Seat 4

Also present: Me Raffaele Di Stasio, Director General
Me 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 Elizabeth Ulin, seconded by Councillor Dino Mazzone and resolved:

That the Meeting be declared open.

Carried unanimously
#20191216-001 (2)

The Mayor called the Meeting to order at 8:16 p.m.

2. Acknowledgement of Visitors

There was nothing under this item.

3. Adoption of the Agenda

It was moved by Councillor Maria Torres, seconded by Councillor Dino Mazzone and resolved:

To adopt the Agenda of the Regular Meeting of Monday, December 16, 2019 modified as follows:

- by deferring item 16 b): **Adoption of By-Law No. 2019-008 – By-Law Concerning Publishing Modalities of Public Notices.**

Carried unanimously
#20191216-002 (2)

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 Council Meetings held on the following dates:

- Regular Meeting of November 25, 2019;
- Special Meeting of December 6, 2019.

Carried unanimously
#20191216-003 (2)

5. Correspondence

There was nothing under this item.

6. Report of the Mayor

Mayor Masella thanked all the volunteers and Town employees who helped with the Christmas Dinner for seniors, and the Breakfast with Santa for families. He noted that the 2020 budget was adopted earlier tonight at a special meeting. In general terms, the tax bill for the average Montreal West home will rise 1.95%. On another point, the Mayor said that the provincial government launched a new program for funding of recreational facilities, and Montreal West has already filed its intent to apply for this grant. He also mentioned that he was re-elected president of the Association of Suburban Municipalities. This position is not an easy one at a time when the relations of demerged municipalities with the City of Montreal have become increasingly difficult. The Mayor thanked the organizations, volunteers and employees who helped make a great success with the stop in Montreal West of the CP Holiday Train. One of those organizations is The Depot, formerly the NDG Food Depot, which the Mayor visited with his wife and which he praised for its work. Finally, he said that the next Coffee with the Mayor will be January 23, and offered his Happy Holiday wishes.

7. First Public Question Period

The Mayor announced the beginning of the First Public Question Period at 8:21 p.m.

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

Bob Barnes discussed the issue of lead water pipes. He wondered what proportion of them are safe. The Mayor said the Town knows 70% are. The resident asked if that means 30% are not, but the Mayor answered it only means we do not know for them. Also, this is only about public pipes; the Town does not know the state of plumbing on the private side. The resident noted that Côte Saint-Luc was criticized for not sharing reports. The Mayor said the reports for Montreal West are up-to-date, the last one dating back to January 2019. The testing is done at selected addresses by the City of Montreal, upon suggestions from Montreal West. The resident asked if these reports and the Mayor said he assumed they are but would follow up.

Cynthia Nichols deplored traffic conditions on Westminster and said the Christmas decorations are not necessarily put in the best places.

Louise Chenevert said there has been waste dumping in the back of the apartment building located at 30 Sheraton. She also said that trees were damaged by a snow removal company around there after a snow fall. Having been invited to comment by the Mayor, the Director General, Raffaella Di Stasio, answered that she was not aware of this file and would have to come back to the resident.

The First Question Period ended at 8:35 p.m.

8. Contracts and Town Clerk's Office

There was nothing under this item.

9. Administration and finances

a) Approval of disbursements – November 21 to December 11, 2019

It was moved by Councillor Colleen Feeney, seconded by Councillor Dino Mazzone and resolved:

That the list of accounts payable from November 21 to December 11, 2019 totaling \$439,361.07 be approved and paid as listed.

Carried unanimously
#20191216-004 (2)

b) Delegation of powers for the month of December 2019

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

To approve the report of the Director General concerning the exercise of powers delegated under By-Law No. 2005-002 for the month of December 2019.

Carried unanimously
#20191216-005 (2)

c) Credit allocation – general fund (By-Law No. 2019-001)

It was moved by Councillor Dino Mazzone, seconded by Councillor Colleen Feeney and resolved:

That Loan By-Law No. 2019-001 concerning infrastructure work on Crestwood and Wolseley Avenues be amended by the addition of the following paragraph to its article 5, in accordance with section 564 of the Cities and Towns Act:

“Council allocates an amount of \$380,000 from the general fund in order to make a partial payment for the cost of the work authorized in article 1 of this by-law.”

Carried unanimously
#20191216-006 (2)

d) Grants for 2020

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

That the Town of Montreal West award the following grants for the year 2020:

• Montreal West Children’s Library	\$87,159
• Montreal West Public Library	87,620
• The Informer	16,300
• Community Services Council	5,000
• Dr. Robert Drummond (Roots and Remembrance)	250

Carried unanimously
#20191216-007 (2)

e) Subsidy application – Financial support program for recreation and sport infrastructure

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

1) That the Town of Montreal West apply to the Ministry of Education and Higher Learning for a grant under the Financial support program for recreation and sport infrastructure to fund the construction of a new Community and Recreation Center.

2) That the Town undertake to pay its share of the eligible costs for the carrying out of this project, as well as its operating costs once completed, to assume any budget overrun related to this project, and to refrain from awarding any contract with respect to direct costs until the grant is announced by a letter from the Minister.

3) That the Director General of the Town of Montreal West, Me Raffaele Di Stasio, be authorized to represent the Town and to sign on its behalf the subsidy application form as well as any other document for the purposes of this resolution.

Carried unanimously
#20191216-008 (2)

10. Urban Department

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

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

1) To acknowledge receipt of the minutes of a meeting held by the Planning Advisory Committee (PAC) on December 11, 2019.

2) To approve as presented under the SPAIP the following plans submitted to this meeting, in accordance with the recommendations of the PAC as outlined in the minutes:

Address	Project
75 Courtney	Replacement of cladding on front façade, sixteen windows, front door, rear door, garage door as well as replacement of a window by a patio door on rear façade;

128 Strathearn N.	Replacement of two windows;
37 Ballantyne S.	Replacement of the garage door;
141 Westminster N. -141A	Installation of a commercial sign on the window;
414-416 Hudson	Replacement of the fascia on the upper front balcony;
171 Sheraton	Replacement of four windows.

3) To defer the examination of the following plans to a next meeting of this Council, in accordance with the recommendations of the PAC as outlined in the minutes:

Address	Project
441 Brock North	Construction of an extension on the second floor (attic);
414-416 Hudson	Replacement of front entrance railings.

4) To refuse the following plans, in accordance with the recommendations of the PAC as outlined in the minutes:

Address	Project
91-93 Ronald	Replacement of fifteen windows.

Carried unanimously
#20191216-009 (2)

b) Minor exemption request – 75 Courtney

NOTE Councillor Colleen Feeney summarized the issues involved in the following matter. She also noted that it had been advertised in the newspaper. No comments were received since the publication (and none were made after these explanations).

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

That the plans and request submitted to the November 6, 2019 meeting of the Planning Advisory Committee be approved, in accordance with By-Laws 2010-002 and G-18-0005, for the following minor exemption from the schedule of uses and standards in effect under section 3.2.2 of the Zoning By-Law, regarding the immovable located at 75 Courtney in zone RA-10 to:

- Normalize an encroachment of the main building, which is located at 3.02 metres from the property line, while the minimum front setback is of 4.57 metres, the consequence being to reduce this requirement by 1.55 metres.

Carried unanimously
#20191216-010 (2)

11. Public Works

a) Awarding of contract – purchase of articulated sidewalk tractor

WHEREAS the Town of Montreal West issued a call for tenders by invitation for the purpose of purchasing an articulated sidewalk tractor;

WHEREAS two suppliers were invited and two bids were received;

THEREFORE:

It was moved by Councillor Dino Mazzone, seconded by Councillor Maria Torres and resolved:

- 1) To award the purchase contract of a Wacker Neuson WL 32 articulated sidewalk tractor (year 2020) to J. René Lafond Inc., being the lowest conforming bidder, for a total price of \$81,665.28 (excluding taxes).
- 2) That this expense be charged to budget code 02-920-30-725.
- 3) That the Director of Public Works be authorized to sign any documents required to implement this resolution, including the delivery and registration of the purchased equipment, as the case may be.

Carried unanimously
#20191216-011 (2)

12. **Human Resources**

There was nothing under this item.

13. **Appointments**

There was nothing under this item.

14. **Councillors' Reports**

a) **Seat Number 4**

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

b) **Seat Number 1**

Councillor Dino Mazzone reported on matters pertaining to Public Security and to Special Projects Fundraising.

c) **Seat Number 2**

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

d) **Seat Number 3**

Councillor Colleen Feeney reported on matters pertaining to Urban Planning, Finance, Administration and Human Resources.

15. **Deposit of Documents**

a) **Statements of pecuniary interests of Council Members**

All Council members have now filed their statements of pecuniary interest.

b) **Register of gifts received by Council Members**

An excerpt of the register of gifts, marks of hospitality and benefits received by Council members, in excess of a value of \$200 each, was filed. No such benefits were entered on the register.

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

a) **Adoption of By-Law No. 2019-007 – By-Law Concerning Taxes of the Town of Montreal West for the Fiscal Year 2020**

WHEREAS a copy of this By-Law in draft version was previously tabled at a Council meeting and made available in accordance with the law;

WHEREAS the purpose and scope of this by-law were summed up at the present meeting;

THEREFORE:

It was moved by Councillor Colleen Feeney, seconded by Councillor Dino Mazzone and resolved:

That By-Law No. 2019-007 entitled "By-Law Concerning Taxes of the Town of Montreal West for the Fiscal Year 2020" be adopted.

Carried unanimously
#20191216-012 (2)

b) **Adoption of By-Law No. 2019-008 – By-Law Concerning Publishing Modalities of Public Notices**

This item was deferred to another meeting.

17. **Second Public Question Period**

The Mayor announced the beginning of the Second Public Question Period at 9:00 p.m.

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

Cynthia Nichols asked where the money would come from to build a new community and recreation center. The Mayor explained that there is no grant at this time, the Town only made an application under the new program, which may be funded in part by the Federal Government but in any case is managed by the Quebec Government.

Bob Barnes said he was enthusiastic about the new arena project and wondered if there was something people like him could do to help. The Mayor told him that Town has yet to complete its home work to make sure the application file is conform.

Louise Chenevert asked a question about the tax rate for duplexes. Councillor Feeney answered it is the same basic rate as for single residential buildings. The new real estate valuation roll showed a lesser increase of value for duplexes than in previous years.

18. Termination of the Meeting

At 9:05 p.m., no other questions being asked,

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

That the Meeting be terminated.

Carried unanimously
#20191216-013 (2)

Beny Masella
Mayor

Claude Gilbert
Town Clerk

*The annexes mentioned above are deposited
in the municipal archives in File Archives-20191216*