

**MINUTES**  
**REGULAR COUNCIL MEETING**

**NOVEMBER 30, 2020**  
**8:00 p.m.**

Minutes of the Regular Meeting of the Council of Montreal West held on November 30, 2020 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.

**NOTE** This Council meeting was held in camera, and was attended by Council members using telecommunications means, as mandated by the Ministerial Order 2020-074 of October 2, 2020 from the Quebec Minister of Health and Social Services (page 3, paragraph 14).

**1. Opening of the Meeting**

It was moved by Councillor Dino Mazzone, seconded by Councillor Elizabeth Ulin and resolved:

That the Meeting be declared open.

Carried unanimously  
#20201130-001

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

**2. Acknowledgement of Visitors**

There was nothing under this item.

**3. Adoption of the Agenda**

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

To adopt the Agenda of the Regular Meeting of Monday, November 30, 2020 modified as follows:

- by postponing item 9 c): **Subsidy application – gas excise tax.**

Carried unanimously  
#20201130-002

**4. Approval of the Minutes**

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

To approve the Minutes of the Council Meetings held on the following dates:

- Regular Meeting of October 26, 2020;
- Special Meeting of November 12, 2020.

Carried unanimously  
#20201130-003

5. **Correspondence**

There was nothing under this item.

6. **Report of the Mayor**

Mayor Masella said that Remembrance Day celebrations in Montreal West were drastically different this year. Rather than all participants and guests assembling for the ceremony, each came to the Cenotaph at separate times to record their portion. The separate portions were then stitched together by our cinematographer. An extremely fine product was thus achieved and all those who watched the video could feel the respect the Town has always demonstrated to its Veterans and current members of armed forces. The Mayor thanked Joan Foster and Marian Scully for quarterbacking the plans, and the cinematographer Kevin Laramée. He also thanked all participants, including the Honourable Marc Garneau, Kathleen Weil, Father Mike Leclerc, Reverend Samson Afoakwah, Rabbi Mendy Marlow, Father James Pratt, Reverend Mark Hammond, Commandant Danny Diotte and all the other representatives from Montreal West community groups for helping to maintain this ceremony even during such difficult times. Finally, the Mayor noted that Council's final meetings for this year will take place on Monday December 14, starting with the budget meeting followed by the regular meeting.

7. **First Public Question Period**

The Mayor announced the beginning of the First Public Question Period at 8:07 p.m.

Given the circumstances, residents had been invited to submit in advance their questions concerning matters of general interest to the Mayor and Councillors.

1. **Vincent Gonzalez**

Asked if there are any plans to repave Avon or at least cover up the fairly large pot holes and crevices on the section going downhill to Ville Saint-Pierre. They are only getting worse and are a constant danger to cyclists who must share this stretch of the road with cars.

2. **Kevin Brothaler**

Asked again for a speed bump on Ballantyne North, and said that a set of bollards that were put on the street before being removed for the winter season do not have any impact on traffic, except on careful drivers.

3. **Karen Erlichman**

Complained about the closure of the stairs from Courtney to Ronald Drive during winter. Said that closing them is unsafe in case of fire at the neighboring daycare, because there is a fire exit on the second floor of the building with access to the stairs. This is a crucial exit path that needs to be accessible at all times of the year.

4. **Peter McLean**

Asked if there is any chance somebody could do something about bicycles on sidewalks. Also asked again that a waste container be put at the corner of Nelson and Westminster by the bus stop.

5. **Chrystelle Damar**

Asked that the barriers at the top and bottom of Courtney be removed, because the emergency exit through the stairs is essential for the daycare Little Learners.

6. **Kate Shingler**

Asked if the outdoor rinks will be up and running prior to Christmas weather permitting. Also asked if kids will be allowed to use their sticks, pucks and nets on the outdoor rinks as with past years. Finally, asked if multiple families (or even only two) will be allowed to rent ice time together at the arena so the kids can play with each other.

7. **Kathryn Minorgan**

Asked if the Town could build a skating rink in Edgar Davies Park where earlier there were one or two rinks each year. Also asked the Town to provide fire pits for people to warm up after skating, wherever there are outdoor rinks. Finally, asked if the Town may consider allowing use of fire pits in backyards during the Pandemic winter.

8. **Aurore Duval**

Said that Courtney's hill is used for evacuating younger children at the daycare in case of an emergency. With the fence installed at the bottom of the hill, they cannot reach the meeting point through the stairs, and considering their age, they would not be able to go through the snow on the hill. All the children (80) going through only the downstairs exit would be dangerous.

9. **Merle McPhail**

Asked if the hours of the free skate will be extended when the kids are on school break will the hours be extended in any way. Also asked if adult skating classes could be offered. Finally, asked if there will be an outdoor rink on Westminster near the community center like it used to be years ago.

**10. Doug Brice**

Asked for an update as to the sale and development planning process for The Easton. Wondered if plans for this project been submitted to the Town and/or the PAC and when will they be available to the general public. Also asked what is the timeline for the library to be demolished and other elements of the project like re-routing of sewer and water lines expected to begin.

**11. Emelie Haller**

Said that the issue with Little Learners Day Care concerns the fence at the bottom of Courtney hill. In case of an emergency, the Cubs and Lions have to exit on the emergency exit on the second floor, which leads to the hill. Unfortunately, if the snow is not removed from the hill (which is the reason why the Public Works Department installed a fence), the little ones cannot go down the stairs to find safety at the meeting spot.

**12. R. Patenaude**

Asked if there is still discussion about building a tunnel for the train, and in this way improving traffic on Westminster and Sherbrooke. Asked if there could be any other possible solution and when it would be done.

**13. Fitzgerald Bach**

Asked if the Town has a plan on addressing the problem of roaming cats, which are seen by many as dangerous predators on birds.

**14. Daniel Olano**

Reiterated after others that the emergency exit on the second floor is the best way out for little children at the daycare near Courtney hill, which cannot be used in the winter if there are fences at the top and bottom of the hill, like is done every year. He said it would take too long to go down the stairs using the front entrance exit from the second floor.

**15. Michael Mackey**

Wondered if it could be possible for the trucks collecting garbage, recycling and compost to make just one trip on the street instead of coming back to collect the waste material on the other side of the street, thereby reducing by half the level of noise pollution.

**16. Jacqueline Bocking**

Asked that the stairs between Courtney/Ballantyne South and Ronald be cleared of snow this winter.

**17. Mike Elie**

Thanked the Town for the addition of wood chips at Ronald Park as well the new signage and improvements to the radar sign on Ronald. Said that keeping the top end of the staircase between the daycares on the north side of Ronald open would help reduce car traffic and dangerous and illegal parking at pickups and drop offs especially.

**18. Bill Olshefsky**

Concerning work as per a building permit issued for the replacement of windows, was told by his contractor that the window delivery/installation may be delayed due to the pandemic, so that he may need to ask for a permit extension. Asked if the Town could wave administrative fees due to the circumstances.

**19. Charlotte Van Hove**

Wondered why the snow is not cleared on the stairway between Courtney and Ronald.

**20. Ellen Moore**

Urged the Town to institute separate glass collection, to prevent broken glass from contaminating the rest of each household's recycling. Also asked if the new public health committee looked into companies that would make good use of different recyclables, including Styrofoam. Finally, asked if the Town is paying moving costs for the Library.

**21. Lisa Plotnick**

The salting of roads and sidewalks seems to be overabundant and in some areas there are large accumulations of salt. This makes it difficult for dog walking and also has consequences for plantings and landscaping. Asked if there is a reason for such heavy salting and if there are more ecological alternatives.

**22. Stan Carny**

Asked that the policy forbidding temporary winter car shelters be submitted to a referendum. Questioned the opinion that they can cause accidents, especially the newer models with windows near the exit.

**23. Emily Kaufer**

Criticized the removal of parking spaces on the street at Nelson corner Bedbrook.

**24. Brian Gillespie**

Asked that the Town reconsider the closure of the stairs on Courtney hill.

The First Question Period ended at 8:47 p.m.

**8. Contracts and Town Clerk's Office**

**a) Seniors advisory committee**

WHEREAS the Town of Montreal West strives to improve the lifestyle of seniors within the community, and has developed a Plan of Action as part of its efforts to be recognized as a Senior-Friendly Municipality, or *Municipalité Amie des Ainées* (MADA);

THEREFORE:

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

1) That the Town of Montreal West form a Seniors Advisory Committee to follow up on the MADA Plan of Action 2020-2025.

2) That Councillor Colleen Feeney be appointed as chairperson.

3) That Marian Scully, Recreation Department manager, be appointed as representative of the Town's Administration.

4) That the following persons be appointed as representatives of Montreal West seniors from January 1, 2021 to January 1, 2022:

- Fred Braman
- Joanne MacPhail
- Rosalind Knitter
- Ron Smith.

5) That the following persons be appointed as representatives of outside organizations which play a role in the lives of Montreal West seniors from January 1, 2021 to January 1, 2022:

- Zelda Freitas
- Tracie Swim

6) That the members whose mandate has expired remain on the committee until they are replaced.

Carried unanimously  
#20200923-004

**b) Montreal West Public Library – Financial Contribution Agreement**

WHEREAS the Town has sold to a land developer the lot 1 292 196 where is currently located and operating the Montreal West Public Library;

WHEREAS the Town and the Library have agreed on the terms of a Memorandum of Understanding governing the scope and extent of service exchange between them during the interim period when the construction of a mixed-use immovable on the said lot will take place, until and after the Library relocates in the new building;

WHEREAS one of the commitments made by the Town in the Memorandum of Understanding is to cover the Library's rental costs during the initial five (5) year period, once it has moved into the new building;

WHEREAS both parties have negotiated and agreed on the conditions of a contribution agreement to that effect;

THEREFORE:

It was moved by Councillor Dino Mazzone, seconded by Councillor Elizabeth Ulin and resolved:

1) That the Town of Montreal West accept to enter into an agreement for a financial contribution with the Montreal West Public Library.

2) That the duration of this agreement be of five years as of the beginning of the Library's lease in the new mixed-use building to be erected on lot 1 292 196.

3) That the Director General, Me Raffaele Di Stasio, be authorized to sign this financial contribution agreement on behalf of the Town.

Carried unanimously  
#20201130-005

**9. Administration and finances**

**a) Approval of disbursements – October 24 to November 26, 2020**

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

That the list of accounts payable from October 24 to November 26, 2020 totaling \$623,987.68 be approved and paid as listed.

Carried unanimously  
#20201130-006

**b) Delegation of powers for the month of November 2020**

It was moved by Councillor Maria Torres, seconded by Councillor Dino Mazzone 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 November 2020.

Carried unanimously  
#20201130-007

**c) Subsidy application – gas excise tax**

This item was postponed.

**10. Urban Department**

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

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

1) To acknowledge receipt of the minutes of a meeting held by the Planning Advisory Committee (PAC) on November 25, 2020.

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:

<b>Address</b>	<b>Project</b>
49 Easton	Extension of the house into the attic space, construction of three new dormers, replacement of twenty-five windows and three doors, replacement and painting of windows shutters;
14-16 Westminster N.	Replacement of all windows and doors on the building;
254 Percival	Replacement of the front door;
37 Curzon	Construction of a garden shed in the side yard;
57-59 Westminster N.	Replacement of the front window and door.

Carried unanimously  
#20201130-008

**11. Public Works**

**a) Service contract – organic waste collection**

WHEREAS a public call for tenders was issued by the Town of Montreal West for the purpose of awarding a collection and transportation contract of organic waste;

WHEREAS six contractors ordered the tender document and three bids were received;

WHEREAS the bidders were required to offer a price on three days in the week, being understood and stated that the contract could be awarded following the preferred option of the Town at the time when the decision would be made;

THEREFORE:

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

1) That a contract for the collection and transportation of organic waste on Tuesdays (beginning January 1, 2021 and ending on December 31, 2022), including two yearly renewal options at its expiry, be awarded to Entreprises Multi PM Inc., being the lowest conforming bidder, for the following amounts (applicable taxes not included):

- 2021: ONE HUNDRED EIGHT thousand SEVEN hundred THIRTY-FIVE dollars FORTY-EIGHT cents (\$108,735.48);
- 2022: ONE HUNDRED EIGHT thousand SEVEN hundred THIRTY-FIVE dollars FORTY-EIGHT cents (\$108,735.48).

2) That this expense be charged to budget code 02-420-00-491.

3) That the Mayor and the Town Clerk be authorized to sign any contract and other documents required to implement this resolution, as the case may be.

Carried unanimously  
#20201130-009

**b) Awarding of contract – equipment purchase (asphalt trailer)**

WHEREAS the Town of Montreal West issued a call for tenders by invitation for the purpose of purchasing an asphalt trailer;

WHEREAS two suppliers ordered the tender document and each submitted a bid;

THEREFORE:

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

1) To award the purchase contract of a Falcon asphalt trailer model MIL 0259 – 4 tons (year 2020) to Équipements Stinson (Québec Inc.), being the lowest conforming bidder, as per its tender dated November 25, 2020, for a total price of \$38,975.00 plus taxes.

2) To charge this expense to the working fund (budget code 55-911-00-000) and that it be reimbursed within ten years.

3) To authorize the Director or Assistant Director of Public Work 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  
#20201130-010

**c) Awarding of contract – equipment purchase (F-150)**

WHEREAS the Town of Montreal West issued a call for tenders by invitation in order to purchase a Ford F-150 vehicle for the Public Works Department;

WHEREAS three suppliers were invited and one tender was received;

THEREFORE:

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

1) That the purchase contract for a Ford F-150 crew cab pickup AUT XLT 4 X 2 (year 2020), be awarded to the lowest conforming bidder, being P.E. Boisvert Auto Ltée, as per its tender dated November 19, 2020, for a total price of \$34,345.00.00 (plus taxes).

2) To charge this expense to the working fund (budget code 55-911-00-000) and that it be reimbursed within ten years.

3) To authorize the Director or Assistant Director of Public Work 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  
#20201130-011

**d) Awarding of contract – equipment purchase (F-250)**

WHEREAS the Town of Montreal West issued a call for tenders by invitation in order to purchase a Ford F-250 vehicle for the Public Works Department;

WHEREAS three suppliers were invited and one tender was received;

THEREFORE:

It was moved by Councillor Dino Mazzone, seconded by Councillor Elizabeth Ulin and resolved:

1) That the purchase contract for a Ford F-250 pickup model SD SuperCrew 4x4 (year 2020), be awarded to the lowest conforming bidder, being P.E. Boisvert Auto Ltée, as per its tender dated November 23, 2020, for a total price of \$51,024.00.00 (plus taxes).

2) To charge this expense to the working fund (budget code 55-911-00-000) and that it be reimbursed within ten years.

3) To authorize the Director or Assistant Director of Public Work 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  
#20201130-012

**12. Human Resources**

There was nothing under this item.

**13. Appointments**

There was nothing under this item.

**14. Councillors' Reports**

**a) Seat Number 3**

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

**b) Seat Number 4**

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

**c) Seat Number 1**

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

**d) Seat Number 2**

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

**15. Deposit of Documents**

**a) Annual report on drinking water – Ministry of Municipal Affairs and Housing**

This document, which the Town is required to submit to the Ministry of Municipal Affairs and Housing, and was approved by the said Ministry, was tabled with Council.

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

There was nothing under this item.

**17. Second Public Question Period**

The Mayor announced the beginning of the Second Public Question Period at 9:25 p.m.

Given the circumstances, residents had been invited to send by internet their questions concerning matters on the agenda of this meeting to the Mayor and Councillors.

**18. Termination of the Meeting**

At 9:26 p.m., no questions being asked,

It was moved by Councillor Elizabeth Ulin, seconded by Councillor Dino Mazzone and resolved:

That the Meeting be terminated.

Carried unanimously  
#20201130-013

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Beny Masella  
Mayor

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Claude Gilbert  
Town Clerk

*The annexes mentioned above are deposited  
in the municipal archives in File Archives-20201130*