

MINUTES
SPECIAL COUNCIL MEETING

JUNE 10, 2021
6:30 p.m.

Minutes of the Special Meeting of the Council of Montreal West held by telecommunications means on June 10, 2021.

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

Absent:	Mr. Dino Mazzone	Seat 1
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Also present: Me Raffaella Di Stasio, Director General
Me Claude Gilbert, Town Clerk
Mr. Vlad Florea-Archir, Urban Planner and Building Inspector

Mayor Beny Masella acted as chairperson of the meeting.
Me 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).

3. Opening of the Meeting

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

That the Meeting be declared open.

Carried unanimously
20210610-001

The Mayor called the Meeting to order at 7:00 p.m.

4. Adoption of the Agenda

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

To adopt the Agenda of the Special Meeting of Thursday, June 10, 2021 as presented.

Carried unanimously
20210610-002

5. Site Planning and Architectural Integration Program (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 June 9, 2021.

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
15 Fenwick	Removal of an existing garden shed and installation of a new one in the back yard;
317 Brock N.	Reconstruction of front landing and stairs;
135 Percival	Replacement of the front door and the

141 Bedbrook	window above the front door;
225 Wolseley N.	Replacement of six windows;
29 Fenwick	Replacement of six windows;
87 Percival	Reconfiguration of the front stairs and landing;
	Replacement of the stucco on the second floor rear extension.

3) To approve with conditions 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
17 Ballantyne S.	Demolition of a 3-season structure in the back and construction of a one-storey extension, replacement of the front door and two windows as well the elimination of a window on the side façade;
157 Ballantyne N.	Recapping of the front stairs and landing;
127 Westminster N.	Capping the frame of the second floor bay window in white aluminum flashing.

4) 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
64 Strathearn N.	Replacement of the front stairs;
45 Westminster S.	Construction of a new mixed-use building.

Carried unanimously
20210610-003

6. Adoption of By-Law No. 2021-004 – By-Law amending Contract Management By-Law No. 2019-004

WHEREAS a copy of this By-Law in draft version was previously tabled at a Council meeting when the notice of motion was given, 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 Maria Torres, seconded by Councillor Colleen Feeney and resolved:

That By-Law No. 2021-004 entitled “By-Law amending Contract Management By-Law No. 2019-004” be adopted.

Carried unanimously
20210610-004

7. The Easton – Agreement on municipal works

WHEREAS the promoter of The Easton project intends to erect a mixed-use building on lot 1 292 196 (current address being 45 Westminster Avenue South);

WHEREAS there are underground infrastructure in the middle of that lot (water and sewer pipes) that will have to be relocated as a result of this building project;

WHEREAS the Town and the owner deem it in their common interest to reach an agreement where the responsibilities of each stakeholder will be clearly set out;

WHEREAS the Town is allowed to conclude such agreements, in accordance with By-Law No. 2019-005 respecting municipal works agreements;

THEREFORE:

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

1) That the proposed agreement on municipal works that has been negotiated with Le Développement Easton S.E.C. / The Easton Development L.P. be approved.

2) That the Director General, Me Raffaele Di Stasio, be authorized to sign the said agreement on behalf of the Town of Montreal West.

Carried unanimously.
20210610-005

8. Awarding of contract – sidewalk repairs

WHEREAS the Town of Montreal West issued a call for tenders by invitation for the purpose of sidewalk repairs;

WHEREAS three contractors were invited;

WHEREAS two bids were received and assessed to verify their conformity with the requirements of the tender document;

THEREFORE:

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

- 1) To award the contract for sidewalk repairs to Cojalac Inc., being the lowest conforming bidder, that is, for a total price of \$50,395.80 plus taxes.
- 2) To charge this expense to budget code 02-320-04-640.
- 3) To authorize the Mayor and the Town Clerk to sign any documents required to implement this resolution, as the case may be.

Carried unanimously
20210610-006

9. Public Question Period

The Public Question Period did not take place, since the meeting was held in camera as authorized by the aforementioned Ministerial Order 2020-074.

10. Termination of the Meeting

At 7:08 p.m., no questions being asked,

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

That the Meeting be terminated.

Carried unanimously
20210610-007

Beny Masella
Mayor

Claude Gilbert
Town Clerk

The annexes mentioned above are deposited
in the municipal archives in File *Archives-20210610*