



Minutes of the Greenfield Park Borough Council's regular meeting held on February 6, 2023 at 7:30 p.m., at the Greenfield Park Borough office, located at 156, Churchill Boulevard, Longueuil, under the presidency of Mr. Sylvain Joly.

Attendees :

Sylvain Joly
Eric Normandin
Susan Rasmussen

Other attendee :

Véronica Mollica, Principal Counsel and Chief of the Council Meeting Division - Clerk's Office

1. OPENING

GPA-230206-1.1

OPENING OF THE MEETING

The president recognizes that quorum is met and declares the meeting open.

GPA-230206-1.2

ADOPTION OF THE AGENDA

It is moved that the agenda be adopted as submitted.

UNANIMOUSLY ADOPTED

GPA-230206-1.3

PUBLIC QUESTION PERIOD

A question period is held during which the persons in attendance may submit questions to the members of the Council and the Borough secretary reads out questions sent by the public through the City's website for the present meeting, if such questions have been received.

GPA-230206-1.4**APPROVAL OF THE MINUTES OF THE GREENFIELD PARK BOROUGH COUNCIL'S REGULAR MEETING HELD ON JANUARY 9, 2023**

It is moved to approve the minutes of the Greenfield Park Borough Council's regular meeting held on January 9, 2023 at 7 : 30 p.m. as submitted.

UNANIMOUSLY ADOPTED

2. ADMINISTRATION AND ORGANIZATION**GPA-230206-2.1****DEPOSIT OF THE MINUTES OF THE PLANNING ADVISORY COMMITTEE MEETING HELD ON DECEMBER 14, 2022 (SD-2023-0056)**

The minutes of the Planning Advisory Committee meeting held on December 14, 2022 are hereby deposited.

GPA-230206-2.2**DEPOSIT OF THE MINUTES OF THE PLANNING ADVISORY COMMITTEE MEETING HELD ON NOVEMBER 9, 2022 (SD-2022-3819)**

The minutes of the Planning Advisory Committee meeting held on November 9, 2022 are hereby deposited.

3. COMMUNICATIONS**4. FINANCES****GPA-230206-4.1****DEPOSIT OF THE REPORT OF THE AUTHORIZATION OF EXPENDITURES GRANTED UNDER A DELEGATION (SD-2023-0219)**

The report of the authorization of expenditures granted under a delegation within the Borough's field of competencies for the period of December 12 to December 31, 2022, is hereby deposited.

5. HUMAN RESOURCES**6. GOODS AND SERVICES****7. IMMOVABLE PROPERTY****8. BY-LAWS AND LEGAL AFFAIRS**

GPA-230206-8.1

NOTICE OF MOTION FOR A BY-LAW MODIFYING BY-LAW GP-2003-03 REVIEWING THE BY-LAW ON SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAMS AND REPEALING BY-LAW NUMBER 696 AND ITS AMENDMENTS, IN ORDER TO REGULATE THE MODIFICATION OF A MAIN BUILDING CONSTRUCTED BEFORE 1940 OR WITH POTENTIAL OR RECOGNIZED HERITAGE VALUE (SD-2022-3486)

Mr. Sylvain Joly gives a notice of motion that a By-law will be presented to modify *By-law GP-2003-03 reviewing the By-law on Site Planning and Architectural Integration Programs and repealing By-law number 696 and its amendments*, in order to regulate the modification of a main building constructed before 1940 or with potential or recognized heritage value.

GPA-230206-8.2

ADOPTION OF DRAFT BY-LAW GP-2023-154 MODIFYING BY-LAW GP-2003-03 REVIEWING THE BY-LAW ON SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAMS AND REPEALING THE BY-LAW NUMBER 696 AND ITS AMENDMENTS, IN ORDER TO REGULATE THE MODIFICATION OF A MAIN BUILDING CONSTRUCTED BEFORE 1940 OR WITH POTENTIAL OR RECOGNIZED HERITAGE VALUE

It is moved :

1° to adopt draft *By-law GP-2023-154 modifying By-law GP-2003-03 reviewing the by-law on Site Planning and Architectural Integration Programs and repealing the By-law number 696 and its amendments, in order to regulate the modification of a main building constructed before 1940 or with potential or recognized heritage value*;

2° to delegate the power to set the date, time and place of the Public Consultation Meeting to the Clerk.

UNANIMOUSLY ADOPTED

9. TRAFFIC AND TRANSPORTATION**10. TOWN PLANNING AND LAND USE****GPA-230206-10.1**

APPROVAL OF THE SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM REGARDING THE FELLING AND PLANTING OF TREES, THE MERGER OF LOTS 2 117 797 AND 2 117 794, THE EXPANSION OF THE BUILDING AND THE COMPREHENSIVE DISPLAY PLAN LOCATED AT 1406 TO 1422, VICTORIA AVENUE (SD-2022-3812)

It is moved :

1° to approve the Site Planning and Architectural Integration Program regarding the felling of 6 trees, the planting of 28 large-scale trees, the merger of lots 2 117 797 and 2 117 794, the expansion of the building and the Comprehensive Display Plan located at 1406 to 1422, Victoria Avenue,

as per the report and plans presented to the Planning Advisory Committee on December 14, 2022;

2° to require, as a prerequisite for the issuance of the building permit, a monetary guarantee in the amount of \$ 7 250 to ensure the planting of trees, all in accordance with this Site Planning and Architectural Integration Program.

The applicant must file their application for a building permit within 24 months following the adoption of the present resolution, otherwise the resolution and the rights resulting from it become ineffective.

This resolution replaces resolution GP-221205-10.6.

UNANIMOUSLY ADOPTED

GPA-230206-10.2

APPROVAL OF THE SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM REGARDING THE REPAIR OF THE FACADES, THE INSTALLATION OF SIGNS AND THE MODIFICATION OF THE COMPREHENSIVE DISPLAY PLAN FOR THE COMMERCIAL BUILDINGS LOCATED FROM 4900 TO 4990, TASCHEREAU BOULEVARD (SD-2022-3806)

It is moved to approve the Site Planning and Architectural Integration Program regarding the repair of part of the front and side facades to allow the development of two new commercial spaces, the installation of two attached signs to the main facade and the modification of the Comprehensive Display Plan approved by resolution GP-151207-17 to add two new display zones (zones 14. 1 and 14.2) for the new commercial spaces and to modify the conditions of zones 10, 11, 12, 13, 14, of building D located from 4900 to 4990, Taschereau Boulevard, as per the report and plans presented to the Planning Advisory Committee on December 14, 2022.

The applicant must file their application for building permit within 24 months following the adoption of the present resolution, otherwise the resolution and the rights resulting from it become ineffective.

UNANIMOUSLY ADOPTED

GPA-230206-10.3

APPROVAL OF THE SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAM REGARDING THE PLANTING OF A TREE, THE EXPANSION OF A SINGLE-FAMILY DWELLING, THE REAR EXPANSION ON THE GROUND-FLOOR, THE ADDITION OF A SECOND-FLOOR AND THE MODIFICATION OF THE OUTER COATING MATERIALS FOR THE HOUSE LOCATED AT 798, IVRY STREET (SD-2022-3805)

It is moved to :

1° approve the Site Planning and Architectural Integration Program regarding the planting of a large-scale tree, the expansion of a single-family dwelling by the addition of a front vestibule, the rear expansion on the ground-floor, the addition of a second-floor and the modification of the outer coating materials on all facades of the house located at 798, Ivry Street, as per the report and plans presented to the Planning Advisory Committee on

December 14, 2022, and the condition stipulated in the Decisional Summary;

2° require, as a prerequisite for the issuance of the building permit, the deposit of an irrevocable monetary guarantee in the amount of \$ 500 to ensure the complete realization of the planting of tree, all in accordance with this Site Planning and Architectural Integration Program.

The applicant must file their application for building permit within 24 months following the adoption of the present resolution, otherwise the resolution and the rights resulting from it become ineffective.

This resolution replaces the resolution GP-210308-10.2.

UNANIMOUSLY ADOPTED

11. OTHER AFFAIRS

12. CLOSING

GPA-230206-12.1

INTERVENTION PERIOD OF THE COUNCIL MEMBERS

A period is held during which the Borough Council members intervene in turn.

GPA-230206-12.2

ADJOURNMENT

It is moved to adjourn the meeting, it is 7 : 59 p.m.

UNANIMOUSLY ADOPTED

The President,

The Secretary of the Borough Council,

Sylvain Joly

Carole Leroux