

MINOR EXEMPTIONS
N^{OS} 1044, 1045, 1046, 1047, 1049, 1050, 1051, 1052

PUBLIC NOTICE is hereby given that at its regular sitting that will be held on January 13, 2014 at 7 p.m., in the council room, 13665, boulevard de Pierrefonds, the Borough Council will render a decision on the requests for minor exemptions to zoning by-law CA29 0040 for the following immovables:

<u>Studies</u>	<u>Places of exemption</u>	<u>Nature</u>
1044	5115, rue Balmoral Lot 1 369 446	Allow in residential H1-6-353 zone the reconstruction of a building on an existing foundation of which the garage floor is located at less than 20 cm from the level of the finished street and allow a land use ratio of 0.18 instead of the required minimum of 0.25.
1045	42 (projected) rue Deslauriers Projected lot 5 423 310	Allow in residential H1-8-452 zone, for a projected building, a driveway access located at less than 1 m from the side line; As shown on draft subdivision plan, file 110676, minute 3459, prepared by land-surveyor Frédérick Brisson on October 24, 2013.
1046	46 (projected) rue Deslauriers Projected lot 5 423 311	Allow in residential H1-8-425 zone, for a projected building, a driveway access located at less than 1 m from the side line; As shown on draft subdivision plan, file 110676, minute 3459, prepared by land-surveyor Frédérick Brisson on October 24, 2013.
1047	4810, rue des Érables Lot 1 348 728	Allow in residential H1-3-215 zone for a detached private garage: <ul style="list-style-type: none"> - a landsite area of 67.4 m² instead of the permitted maximum of 45 m²; - a rear setback of 0.66 m instead of the required minimum of 1 m; - a side yard of 0.25 m instead of the required minimum of 1 m; - a distance of 1.5 m from the main building instead of the required minimum of 2m. As shown on the certificate of location, file 31755, minute 17719, prepared by land-surveyor Éric Denicourt on October 23, 2008.
1049	5260, rue Lakeview Lot 5 221 599	Allow in residential H1-6-353 zone for a projected building: <ul style="list-style-type: none"> - a side setback of 1.6 m on north side instead of the required minimum of 2 m; - a ground width of 12.7 m instead of the required minimum of 15 m; As shown on proposed layout plan, file 110698, minute 3555, prepared by land-surveyor Frédérick Brisson on November 15, 2013.

<u>Studies</u>	<u>Places of exemption</u>	<u>Nature</u>
1050	5264, rue Lakeview Lot 5221 598	<p>Allow in residential H1-6-353 zone for a projected building:</p> <ul style="list-style-type: none"> - a side setback of 1.6 m on south side instead of the required minimum of 2 m; - a ground width of 12.69 m instead of the required minimum of 15 m; <p>As shown on proposed layout plan, file 110697, minute 3556, prepared by land-surveyor Frédérick Brisson on November 15, 2013.</p>
1051	420, chemin de la Rive-Boisée Lot 5 412 902	<p>Allow in residential H4-5-290 zone:</p> <p>for the existing building</p> <ul style="list-style-type: none"> - a 5.07 m deep indoor parking space instead of the required minimum of 5.30 m; <p>for the projected outdoor parking lot :</p> <ul style="list-style-type: none"> - a 5.0 m deep outdoor parking space instead of the required minimum of 5.50 m; - that the number of parking spaces for visitors encroaches by 18% in the front setback instead of the permitted maximum of 10%; <p>As shown on plan, file 1176-11, minute 21651, prepared by land-surveyor René Leblanc on November 15, 2013.</p>
1052	11500-11550, boulevard de Pierrefonds Projected lot 5 428 540	<p>Allow in residential H4-7-410 zone for the existing building:</p> <ul style="list-style-type: none"> - a front setback of 6,31 m instead of the required minimum of 8 m; - a side setback of 3.53 m on north-west side instead of the required minimum of 6 m; - a rear setback of 11.18 m instead of the required minimum of 12 m. <p>As shown on plan of location, file 32994, minute 25447, prepared by land-surveyor Éric Denicourt, on December 5, 2013.</p>

NOTICE is also given that all interested parties may express their concerns to the Borough Council during the sitting regarding those requests.

GIVEN AT MONTREAL, BOROUGH OF PIERREFONDS-ROXBORO
This eighteenth day of December of the year 2013.

Suzanne Corbeil, Attorney
Director of the Borough Office and
Secretary of the Borough

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