

**PUBLIC CONSULTATION MEETING  
ON FIRST DRAFT BY-LAW NUMBER CA29 0040-18 ENTITLED**

BY-LAW MODIFYING ZONING BY-LAW CA29 0040 IN ORDER TO REMOVE LOT 1 841 740 FROM H1-4-261 ZONE AND TO INTEGRATE IT TO H3-4-265 ZONE (RUE AUMAIS AND BOULEVARD GOUIN OUEST) AND TO MODIFY THE SPECIFICATIONS CHART H3-4-265 IN ORDER TO ADD THE H3 USE OF 2 TO 4 STOREYS AND THE CORRESPONDING SETTING NORMS AND TO ELIMINATE THE USE CATEGORIES C1 (RETAIL SALES AND SERVICES), C2 (COMMERCIAL ENTERTAINMENT, LODGING AND FOOD SERVICES) AS WELL AS C5B (SPECIALTY TRADE WORKSHOPS / # 3280 ARTISAN MACHINE SHOP)

TO ALL PERSONS WHO MIGHT BE INTERESTED IN PIERREFONDS-ROXBORO BOROUGH'S DRAFT BY-LAW NUMBER **CA29 0040-18**:

NOTICE is hereby given by the undersigned:

THAT the Borough Council, following the adoption by resolution number CA14 29 0053 at the regular sitting held on February 3, 2014 of the draft by-law entitled as hereinabove, will hold a public consultation meeting on **Monday, March 3, 2014, at 6:30 p.m.**, in the council room, 13665, boulevard de Pierrefonds, in conformity with the provisions of the Act respecting land use planning and development (R.S.Q. c. A-19.1).

THAT the object of draft by-law is to remove lot 1 841 740 from H1-4-261 zone and to integrate it to H3-4-265 zone (rue Aumais and boulevard Gouin Ouest) and to modify the specifications chart H3-4-265 in order to add the H3 use of 2 to 4 storeys and the corresponding setting norms and to eliminate the authorized use categories c1 (Retail sales and services), c2 (Commercial entertainment, lodging and food services) as well as c5b (Specialty trade workshops / # 3280 artisan machine shop).

THAT in the course of this public meeting the Mayor of the Borough or another member of the Council will explain this draft by-law and the consequences of its adoption, and also hear parties who wish to express their concerns.

THAT this draft by-law contains provisions relating to a by-law that is susceptible to be approved by referendum.

THAT this draft by-law is available for examination at the Borough Secretary's Office, Monday to Thursday, from 8 a.m. to noon and from 1 p.m. to 4:45 p.m. and Friday from 8 a.m. to noon. It is also available on the page of "Public Notices" on the Borough's website at [www.ville.montreal.qc.ca/pierrefonds-roxboro](http://www.ville.montreal.qc.ca/pierrefonds-roxboro).

GIVEN AT MONTREAL, BOROUGH OF PIERREFONDS-ROXBORO  
this twelfth day of February of the year 2014.

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

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PROVINCE DE QUÉBEC

VILLE DE MONTRÉAL  
ARRONDISSEMENT DE PIERREFONDS-ROXBORO

DRAFT BY-LAW CA29 0040-18

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At the Borough of Pierrefonds-Roxboro regular sitting held in the borough hall situated at 13665, boulevard de Pierrefonds in said borough, on February 3, 2014 at 7 p.m., in conformity with the Cities and Towns Act (L.R.Q., Chapter C-19), at which were present:

Mayor of the Borough                      Dimitrios (Jim) Beis

Councillors                                      Catherine Clément-Talbot  
    Justine McIntyre  
    Yves Gignac  
    Roger Trottier

All members of the Council and forming a quorum under the chairmanship of the Mayor of the Borough, Mr. Dimitrios (Jim) Beis.

The Director of the Borough, Mr. Dominique Jacob and the Secretary of the Borough, Me Suzanne Corbeil, were also present.

THE BOROUGH COUNCIL ENACTS THE FOLLOWING:

SECTION I

AMENDMENTS TO ZONING PLAN

ARTICLE 1    The zoning plan of Appendix C of zoning by-law CA29 0040 is modified as follows:

- 1° By removing lot 1 841 740 from H1-4-261 zone and by integrating it to H3-4-265 zone, the whole as illustrated on plan number "F 4/8" of file number "2011-02B" attached to this by-law as Appendix "I", as if it was herein reproduced in full.

SECTION II

AMENDMENTS TO THE SPECIFICATIONS CHART

ARTICLE 2 The specifications chart of H3-4-265 zone of Appendix A of the by-law CA29 0040 is modified as follows:

- 1° by eliminating the permitted use category “c1” as well as the standards in the headings entitled “PRESCRIBED STANDARDS (SUBDIVISION) AND (ZONING)” corresponding to them;
- 2° by eliminating the permitted use category “c2” as well as the standards in the headings entitled “PRESCRIBED STANDARDS (SUBDIVISION) AND (ZONING)” corresponding to them;
- 3° by eliminating the permitted use category “c5b” as well as the standards in the headings entitled “PRESCRIBED STANDARDS (SUBDIVISION) AND (ZONING)” corresponding to them;
- 4° by inserting a new column in order to authorize uses in the use category “Dwelling of multi-family type (h3)” in detached structure, of a minimum of 2 storeys, of a maximum of 4 storeys, as well as the standards in the headings entitled “PRESCRIBED STANDARDS (SUBDIVISION) AND (ZONING)” corresponding to them.

The new specifications chart of H3-4-265 zone is attached to this by-law as Appendix “II”, as if it was herein reproduced in full.

ARTICLE 3 The present by-law comes into force in accordance with the Law.