



**PUBLIC CONSULTATION MEETING
ON DRAFT BY-LAW NUMBER CA29 0040-36 ENTITLED**

BY-LAW NUMBER CA29 0040-36 MODIFYING ZONING BY-LAW NUMBER CA29 0040 IN ORDER TO REGULATE THE IMPLEMENTATION AND THE LAYOUT OF MODULAR CLASSROOM UNITS

TO ALL PERSONS WHO MIGHT BE INTERESTED IN PIERREFONDS-ROXBORO BOROUGH'S DRAFT BY-LAW NUMBER **CA29 0040-36**:

NOTICE is hereby given by the undersigned:

THAT the Borough Council, following the adoption by resolution number CA18 29 0191 at the regular sitting held on June 4, 2018 of the draft by-law entitled as hereinabove, will hold a public consultation meeting on **Monday, September 10, 2018, at 6:00 p.m.**, at the **Westview Bible Church**, located at **16789, 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 modify zoning by-law CA29 0040 in order to regulate the implementation and the development of modular classroom units.

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 some concerned zones are adjacent to zones that are located in the Boroughs of Sainte-Geneviève-Île-Bizard, Ahuntsic-Cartierville and Saint-Laurent.

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 "Public Notices" page on the Borough's website at ville.montreal.qc.ca/pierrefonds-roxboro.

GIVEN AT MONTREAL, BOROUGH OF PIERREFONDS-ROXBORO
This fifteenth day of August of the year 2018.

The secretary of the Borough

Suzanne Corbeil, Attorney

/r/

PROVINCE DE QUÉBEC

VILLE DE MONTRÉAL

ARRONDISSEMENT DE PIERREFONDS-ROXBORO

DRAFT BY-LAW CA29 0040-36

BY-LAW NUMBER CA29 0040-36 MODIFYING ZONING BY-LAW NUMBER CA 29 0040 IN ORDER TO REGULATE THE IMPLEMENTATION AND THE DEVELOPMENT OF MODULAR CLASSROOM UNITS

At the Borough of Pierrefonds-Roxboro regular sitting held at the Borough Hall situated at 13665, boulevard de Pierrefonds in Pierrefonds, on June 4, 2018 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

Louise Leroux

Yves Gignac

Benoit Langevin

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:

The zoning by-law CA29 0040 is modified as follows:

ARTICLE 1. Article 68.1 is added as follows:

68.1. MODULAR CLASSROOM UNITS

The installation of a temporary building of a modular classroom type is authorized on a yard occupied by a main use which falls into the p2b use subcategory of the 681 use subclass - Preschool, elementary school and high school.

The installation of a modular classroom unit is authorized during a maximum period of 36 months.

A maximum of three temporary buildings of modular classroom type is authorized on a yard occupied by a main use which falls into the 681 use subcategory - Preschool, elementary school and high school.

The installation of a temporary building of modular classroom type is authorized subject to the following conditions:

- 1- The height of the temporary building is limited to one floor;

- 2- The temporary building must rest on removable mounts hidden by visual screens;
- 3- The building’s coating materials must correspond to the requirements mentioned in article 250 – AUTHORIZED WALL CLADDING MATERIALS;
- 4- The setback margins related to the building temporary installation must conform to those specified in annex A specifications chart of zoning by-law CA29 0040, for the implementation of a main building for the concerned zone where it is installed.

ARTICLE 2 Article 171 “GENERAL PROVISIONS APPLICABLE TO THE USES IN THE “COMMUNITY (P)” GROUP” is modified as follows:

- a) By adding paragraph 38 – Modular building to the uses chart, building, construction et accessories equipment and projection to the main building authorized as follows:

Accessory use, building, structure or equipment and projection for the main building	Front Yard	Side Yard not adjacent to a street	Side Yard adjacent to a street	Rear Yard not adjacent to a street	Rear Yard adjacent to a street
38-Modular building	Yes	Yes	Yes	Yes	Yes

ARTICLE 3 Article 248 “MODULAR OR SINGLE-MODULE BUILDING” is replaced by the following:

248. SINGLE-MODULE BUILDING OR MODULAR

It is not permitted to use a modular or single-module building for carrying out a main, additional or dependent use, unless the use comes under code “471 – Telephone communication, centre and network (except the use “4711 – Telephone exchange”)” in the sub-category “The production of public services and related activities (p3b)” or a use under code 681 - Preschool, elementary school and high school.

ARTICLE 5 The present by-law comes into force according to the Law.

