



## COMING INTO FORCE OF BY-LAWS AND SUMMARY OF PLANNING PROGRAM AMENDMENTS

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Notice is given, according to section 110.3 of the Act respecting land use planning and development (CQLR, c. A-19.1), that the following by-laws were adopted by city council at its meeting of August 23, 2021:

**04-047-226 Règlement modifiant le Plan d'urbanisme de la Ville de Montréal (04-047) afin d'y intégrer le Programme particulier d'urbanisme Jean-Talon Est**

This by-law amends the city planning program to include the special planning program (SPP) for the Jean-Talon Est sector. The by-law also amends several of the program's parameters, including the land use designation and building density, for the above-mentioned sector, in Saint-Léonard borough. The amendments also create established sectors 23-08 and 23-09 and adjust the parameters of sectors 23-T1 and 23-T6 to be transformed or built. (CM21 0993)

**04-047-227 Règlement modifiant le Plan d'urbanisme de la Ville de Montréal (04-047) afin d'y intégrer notamment le Programme particulier d'urbanisme du boulevard Pie-IX**

This by-law amends the city planning program to replace the SPP for the Boulevard Pie-IX sector adopted in 2015 with a new SPP and adjust the program's parameters (heights, land use ratio, site coverage ratio, land use designation) for the above-mentioned sector, in Montréal-Nord borough. The by-law also creates sectors 15-T4 to 15-T10 to be transformed or built. (CM21 0994)

**04-047-228 Règlement modifiant le Plan d'urbanisme de la Ville de Montréal (04-047)**

The by-law amending the city's planning program concerns the site of the former Grace Dart hospital, in Mercier-Hochelaga-Maisonneuve borough. In particular, the amendments change the land use designation to a "diverse sector" designation and create, from density sector 14-06, sector 14-18 (building height of 2 to 6 storeys, low to medium site coverage ratio and maximum land use ratio of 3). (CM21 0995).

**04-047-229 Règlement modifiant le Plan d'urbanisme de la Ville de Montréal (04-047)**

The by-law amending the city's planning program concerns the sector surrounding the Préfontaine metro station, in Mercier-Hochelaga-Maisonneuve borough. The amendments change the land use designation to a "diversified activities area". The amendments also create, from density sector 14-07, new density sector 14-16 on part of the site by increasing the maximum height permitted to 8 storeys and the site coverage ratio from medium to high. Several maps and illustrations are adjusted accordingly. (CM21 0996)

**04-047-230 Règlement modifiant le Plan d'urbanisme de la Ville de Montréal (04-047)**

The by-law amending the city's planning program concerns the Bennett-Letourneux sector, in Mercier-Hochelaga-Maisonneuve borough. In particular, the amendments create, from density sector 14-02, sector 14-19 (low to medium site coverage ratio, land use ratio of 4 and an increase in the maximum height permitted to 10 storeys). (CM21 0997)

Following the public notice published on August 31, 2021, in this newspaper, and in accordance with sections 137.13, 137.15 and 264.0.3 of the Act respecting land use planning and development (CQLR, c. A-19.1), all these by-laws are deemed to be in conformity with the Montréal urban agglomeration land use and development plan as of October 1, 2021, and come into force on that date.

The by-laws may be consulted during regular business hours at the Service du greffe, 155, rue Notre-Dame Est and are also available on the city's website at [montreal.ca/reglements-municipaux](http://montreal.ca/reglements-municipaux).

Montréal, October 18, 2021

Emmanuel Tani-Moore  
City Clerk