

Public Notice



PROMULGATION

BY-LAW CA29 0128-1

NOTICE is given that the following by-law was adopted at the regular sitting of the Borough of Pierrefonds-Roxboro council held on February 6, 2023.

BY-LAW CA29 0128-1

By-law amending interim control by-law CA29 0128 limiting the uses, subdivision standards and outdoor parking standards in the Saint-Charles Boulevard sector of the Borough of Pierrefonds-Roxboro in order to remove the obligation to provide underground parking spaces for a new residential building when new parking is not provided on the site and to reduce the minimum area of a lot within the framework of a project of new construction of a collective dwelling h4.

This by-law became effective on February 6, 2023 and is available for consultation at the Secretary of the Borough's office during opening hours as well as on the Borough's website at the following address: montreal.ca/pierrefonds-roxboro.

GIVEN IN MONTREAL, BOROUGH OF PIERREFONDS-ROXBORO
this thirteenth day of the month of February of the year two thousand twenty-three.

The Secretary of the Borough

A handwritten signature in blue ink that reads "Carl St-Onge".

Carl St-Onge, attorney

/rl

PROVINCE DE QUÉBEC

VILLE DE MONTRÉAL
BOROUGH OF PIERREFONDS-ROXBORO

BY-LAW CA29 0128-1

BY-LAW NUMBER CA29 0128-1 AMENDING THE INTERIM CONTROL BY-LAW NUMBER CA29 0128 LIMITING THE USES, SUBDIVISION STANDARDS AND OUTDOOR PARKING STANDARDS IN THE SAINT-CHARLES BOULEVARD SECTOR OF THE BOROUGH OF PIERREFONDS-ROXBORO IN ORDER TO REMOVE THE OBLIGATION TO PROVIDE UNDERGROUND PARKING SPACES FOR A NEW RESIDENTIAL BUILDING WHEN NEW PARKING IS NOT PROVIDED ON THE SITE AND TO REDUCE THE MINIMUM AREA OF A LOT WITHIN THE FRAMEWORK OF A PROJECT OF NEW CONSTRUCTION OF A COLLECTIVE DWELLING H4

At the Borough of Pierrefonds-Roxboro regular sitting held on February 6, 2023 at 7 p.m., in the council room located at 13 665, boulevard de Pierrefonds, in conformity with the Cities and Towns Act (L.R.Q., Chapter C-19), to which attend:

The Mayor of the Borough Mr. Dimitrios (Jim) Beis, Councillors Catherine Clément-Talbot, Chahi (Sharkie) Tarakjian, Benoit Langevin and Louise Leroux, 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, M^e Carl St-Onge, also attend the sitting.

WHEREAS a notice of motion of this by-law was given on December 5, 2022;

HAVING REGARD to sections 109 to 109.5, 110.4 and 111 to 112.8 of the Act respecting land use planning and development (R.S.Q., c. A-19.1);

HAVING REGARD TO sections 88 and 130.3 of Appendix C of the Charter of Ville de Montréal (RLRQ, chapter C-11.4).

THE BOROUGH COUNCIL ENACTS THE FOLLOWING:

ARTICLE 1 Interpretation of this regulation

This by-law amends the interim control by-law CA29 0128 limiting the uses, subdivision standards and exterior parking standards in the Saint-Charles Boulevard sector of the Borough of Pierrefonds-Roxboro and its successive amendments. The present by-law shall be understood to include the relevant interpretative and administrative provisions of the by-law that it amends, as if they were reproduced here.

ARTICLE 2 New provision regarding the requirement to provide underground parking spaces

- a) Subparagraph 2°, paragraph 1 of the existing section 2.1.2 entitled section 2.1.2 entitled “A permit or certificate of authorization for any construction or extension of a building in the areas identified on the maps attached as Appendix “A” to this by-law may only be issued in accordance with the following requirements:” is amended by adding the following words “with the exception of a group home h4” after the word “underground”.
- b) By adding the following subparagraph 4 after the existing subparagraph 3

“4° Notwithstanding anything to the contrary, where new parking spaces associated with a group home h4 are provided, subsection 2° applies”.

ARTICLE 3 Minimum lot size for an h4 collective dwelling project

The existing section 2.1.2 entitled “A permit or certificate of authorization for any construction or extension of a building in the areas identified on the maps attached as Appendix “A” to this by-law may only be issued in accordance with the following requirements:” is amended by adding the following paragraph 4 after the existing paragraph 3:

“4- For a new construction project of an h4 collective dwelling, the minimum area of a plot is 800 m².”

ARTICLE 4 This by-law comes into force in accordance with the Law.