



## PUBLIC NOTICE

### TO ALL INTERESTED PERSONS QUALIFIED TO SIGN AN APPLICATION TO TAKE PART IN A REFERENDUM

**SECOND DRAFT RESOLUTION CA10 210102 ADOPTED, IN ACCORDANCE WITH BY-LAW GOVERNING SPECIAL BUILDING, RENOVATION OR OCCUPANCY PROJECTS, FOR PURPOSES OF AUTHORIZING THE CONSTRUCTION OF FOUR CAR DEALERSHIP BUILDINGS ON LOT 1 859 717 LOCATED ON BOULEVARD RENÉ-LÉVESQUE.**

#### **1. Purpose of the draft resolution and applications to take part in a referendum**

Further to the public consultation meeting held on Wednesday, March 17, 2010, the borough council adopted, the same day, second draft resolution CA10 210102 so as to:

1. TO authorize the construction of four (4) car dealership buildings on part of lot 1 859 717 located on boulevard René-Lévesque;
2. TO allow an exemption to the grid of uses and standards C03-07 of Zoning By-law 1700, as amended, regarding the frontage, the lot depth and the surface area of parcels of lot, the front, rear and side setbacks, total side setbacks and authorized uses as well as allow an exemption to the ban to store vehicles at less than 10 metres from the front property line, and this, pertaining to building "A";
3. TO allow an exemption to the provisions of Zoning By-law 1700, as amended, regarding the following elements: the height of lamp posts (section 100), the outdoor lighting of lamp posts (section 100), the layout of concrete borders around paved surfaces (section 99), the layout of tandem parking spaces (section 94), the number of catch basins (section 99), the layout of the embankment along the property lines (section 99), the minimum number of trees pertaining to building "E" (section 126);
4. TO allow an exemption to the provisions of Construction By-law 05-036, as amended, (section 29), regarding the location of building "B" in relation to the public thoroughfare and regarding the construction of four (4) buildings on a single lot;
5. THAT the authorization under item 1 be granted subject to the following conditions :
  - THAT each building shall have lamp posts that do not exceed its height;
  - THAT three large buildings shall have a white roof;
  - THAT the 4200 square-foot building shall have a green roof;
  - THAT the construction work be carried out in accordance with the plans filed by Groupe CIBS on February 18, 2010;
  - THAT the construction work must meet the requirements stipulated in the approval of the infill project (SPAIP);
6. THAT the monetary contribution for park purposes is payable according to the financial information described in the decision-making summary;
7. THAT the electrical chamber along boulevard René-Lévesque be removed and its electrical equipment relocated and concealed with vegetation.

The second draft resolution contains provisions that are subject to approval by way of a referendum. Interested persons may file an application to require that a resolution containing the following provisions be submitted for their approval in accordance with the Act respecting elections and referendums in municipalities:

1. TO allow an exemption to the grid of uses and standards C03-07 of Zoning By-law 1700, as amended, regarding the front, rear and side setbacks, total side setbacks and authorized uses as well as allow an exemption to the ban to store vehicles at less than 10 metres from the front property line, and this, pertaining to building "A";
2. TO allow an exemption to the provisions of Zoning By-law 1700, as amended, regarding the following elements: the height of lamp posts (section 100), the outdoor lighting of lamp posts (section 100), the layout of concrete borders around paved surfaces (section 99), the layout of tandem parking spaces (section 94), the number of catch basins (section 99) and the layout of the embankment along the property lines (section 99);
3. TO allow an exemption to the provisions of Construction By-law 05-036, as amended, (section 29), regarding the location of building "B" in relation to the public thoroughfare and regarding the construction of four (4) buildings on a single lot.

The object of such an application is so that the resolution containing such provisions be submitted for the approval of qualified voters in the zone affected shown on the attached plan and those in any contiguous zone from which a valid application originates.

Information as to which interested persons may sign an application regarding provisions of the second draft resolution may be obtained at room 102 of the borough hall located at 4555 rue de Verdun, Monday to Friday, from 9:00 a.m. 5:00 p.m.

## **2. Validity of an application**

To be valid, an application must:

- clearly state the provision(s) to which it refers and the zone from which it originates;
- be received within 8 days of the publication of this notice, no later than April 2, 2010;
- be signed by at least 12 interested persons in the zone from which it originates, or by at least a majority of them if the number of interested persons in that zone does not exceed 21.

## **3. Interested persons**

3.1 An interested person is a person who is not disqualified under the law and who meets the following conditions on March 17, 2010:

- is domiciled in the zone from which an application may originate;
- has been domiciled for at least 6 months in Quebec.

3.2 Any sole owner of an immovable or sole occupant of a business establishment who is not disqualified under the law and who meets the following conditions on March 17, 2010:

- has been the owner of an immovable or the occupant of a business establishment for at least 12 months in the zone from which an application may originate.

3.3 Any undivided co-owner of an immovable or co-occupant of a business establishment who is not disqualified under the law and who meets the following conditions on March 17, 2010:

- has been the undivided co-owner of an immovable or the co-occupant of a business establishment for at least 12 months in the zone from which an application may originate;
- has been designated, by power of attorney signed by the majority of persons who have been co-owners or co-occupants for at least 12 months, as the person authorized to sign on their behalf and to have his name entered on the referendum list, as the case may be. The power of attorney must have been produced ahead of time or produced with the application.

A natural person must be of legal age, a Canadian citizen, and not under curatorship.

A legal person must:

- have designated from among its members, directors or employees, by resolution, a person who, on March 17, 2010, is of full age, a Canadian citizen, and not under curatorship or any voting disqualification;
- have previously produced, or produce at the same time as the application, a resolution designating the authorized person to sign the application and to have his name entered on the referendum list, as the case may be.

Except in the case of a person designated as representative of a legal person, no one may be considered an interested person in more than one capacity, in accordance with section 531 of the Act respecting elections and referendums in municipalities.

#### **4. Absence of applications**

Provisions for which no applications were filed may be included in a resolution that need not be submitted for the approval of qualified voters.

#### **5. Consultation of documents**

The second draft resolution may be consulted at room 102 of the borough hall, 4555 rue de Verdun, Monday to Friday, from 9:00 a.m. to 5:00 p.m.

Given at Montréal, arrondissement de Verdun, Québec,  
this March 25, 2010

Louise Hébert  
Director of the borough office and  
Borough council secretary

PROJET PARTICULIER DE CONSTRUCTION, DE MODIFICATION OU D'OCCUPATION D'UN IMMEUBLE  
RÉSOLUTION CA10 210102  
RÉCEPTION DES REQUÊTES

