

**Minutes of Town of Hampstead**

**MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE TOWN OF HAMPSTEAD HELD ON OCTOBER 13<sup>TH</sup>, 2015, AT THE COMMUNITY CENTER, 30 LYNCROFT ROAD, AT 8:00 P.M.**

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**THOSE PRESENT WERE:** Mayor William Steinberg, Councillors Karen Zajdman, Jack Edery, Leon Elfassy, Michael Goldwax, Warren Budning and Harvey Shaffer, forming a quorum with Mayor Steinberg presiding.

**ALSO PRESENT:** Mr. Richard Sun, Director General and Me Pierre Tapp, Town Clerk, acting as Secretary of the Meeting.

**OPENING OF MEETING**

The Mayor called the meeting to order at 8:00 p.m.

**FIRST QUESTION PERIOD**

The Mayor invited those persons in attendance to ask their questions.  
- No Question was asked.

Adopted

2015-207

**ADOPTION OF THE AGENDA**

On motion of Councillor Michael Goldwax, seconded by Councillor Harvey Shaffer, it was UNANIMOUSLY RESOLVED:

- THAT the agenda of the regular meeting is hereby adopted as submitted.

Adopted

2015-208

**PROCLAMATION RECOGNIZING SGT. THOMAS MONTGOMERY**

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Mayor Steinberg read the following proclamation.

WHEREAS, Thomas Montgomery was one of Hampstead's original police officers who worked for Hampstead before all local police services were amalgamated as the Montreal Urban Community Police Department; and

WHEREAS, Thomas Montgomery served, with distinction, as Sergeant of the Hampstead Police Department from 1962 to 1972; and WHEREAS, Thomas Montgomery is a decorated WWII veteran, who stormed Juno beach on June 4th, 1944, with the 3rd Canadian Infantry Brigade; and

WHEREAS, Thomas Montgomery was recently honoured by France and, was invested as a Chevalier de l'Ordre de la Légion d'Honneur de France; and

WHEREAS, Thomas Montgomery has served this Town and his country in a selfless and honorary fashion over the decades; and

WHEREAS, Thomas Montgomery will celebrate his 90th birthday this month.

NOW, THEREFORE BE IT PROCLAIMED, by the Mayor and the Town Council of the Town of Hampstead, that we recognize Thomas Montgomery for his dedication, contribution and professionalism over his distinguished career; and to pay tribute to his Leadership and to Salute his Accomplishments, and

BE IT FURTHER PROCLAIMED, that THOMAS MONTGOMERY is herewith remembered as a Valued Past Employee of the Town of Hampstead; and

BE IT FURTHER PROCLAIMED, that the Town Clerk is hereby requested to announce this Proclamation by way of a Certified Announcement on the Town's

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Public Notice Board, on the Town's Website and that a certified copy of this Proclamation be delivered into the hands of Mr. Thomas Montgomery by special messenger.

*At 8.40 p.m. Councillor Jack Edery left temporarily his seat.*

*At 8.44 p.m. Councillor Jack Edery came back to his seat after the presentation of the monthly reports of the various departments.*

2015-209

### **ADOPTION OF THE MINUTES**

On motion of Councillor Harvey Shaffer, seconded by Councillor Warren Budning, it was UNANIMOUSLY RESOLVED:

- THAT the minutes of the Regular Council Meeting of September 8<sup>th</sup>, 2015 and the minutes of the Special Council Meeting of September 21<sup>st</sup>, 2015 are hereby approved as submitted.

Adopted

2015-210

### **NOTICE OF MOTION – BY-LAW N° 817 CONCERNING TARIFFS**

NOTICE OF MOTION was given by Councillor Karen Zajdman that, at a subsequent meeting of Council, By-law N° 817 entitled By-law concerning tariffs will be submitted to Council for adoption.

2015-211

### **GROUPED JOINT PURCHASE OF INSURANCE ON CRIMINAL LIABILITY FOR HEALTH & SAFETY MATTERS**

WHEREAS, pursuant to Articles 29.9.1 of the Act respecting Cities and Towns, the Town of HAMPSTEAD wish to join l'Union des municipalités du Québec for the grouped joint purchase of insurance on criminal liability for health & safety matters (C-21), for the period as per the attached agreement;

It was proposed by Councillor Harvey Shaffer, seconded by Councillor Jack Edery and UNANIMOUSLY RESOLVED;

- To hereby join the purchasing group of l'Union des municipalités du Québec, for the granting of a contract for the grouped joint purchase of insurance on criminal liability for health & safety matters (C-21), for the period as per the attached agreement.
- TO authorize the Mayor or the Town Clerk to sign, for and on behalf of the Town, the agreement entitled "AGREEMENT grouping of municipalities within l'Union des municipalités du Québec regarding the joint purchase of insurance on criminal liability for health and safety (C-21) "submitted and attached.

Adopted

2015-212

### **DEPOSIT OF THE MINUTES OF THE PAC MEETING HELD ON SEPTEMBER 16<sup>TH</sup> 2015**

Each member of the Council having received a copy, the Town Clerk deposits the minutes of the Planning Advisory Committee meeting held on September 16<sup>th</sup>, 2015.

The Council takes note of the deposit of the said minutes by the Town Clerk.

2015-213

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**REQUEST TO AUTHORIZE A FAÇADE MODIFICATION TO A DETACHED SINGLE FAMILY DWELLING LOCATED AT 35 BELSIZE ROAD, LOT NO.: 2 089 633, ZONE RA-2 (ZONING BY-LAW NO. 727) (SPAIP BY-LAW NO.775)**

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On motion of Councillor Leon Elfassy, seconded by Councillor Warren Budning, it was UNANIMOUSLY RESOLVED:

- THAT the site planning and architectural integration program showing plans and elevations for a façade modification to a detached single family dwelling located at 35 Belsize Road, submitted to the Planning Advisory Committee meeting of September 16<sup>th</sup>, 2015 is *approved* as recommended by the PAC. The project meets the prescribed standards of the Zoning By-law number 727 and meets the prescribed standards of the Site Planning and Architectural Integration Program By-law number 775.

Adopted

2015-214

**REQUEST TO AUTHORIZE FACADE MODIFICATIONS OF A DETACHED SINGLE FAMILY DWELLING LOCATED AT 23 APPLEWOOD CRESCENT, LOT NO: 2 089 940 ZONE RA-2 (ZONING BY-LAW NO. 727) (SPAIP BY-LAW NO.775)**

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On motion of Councillor Leon Elfassy, seconded by Councillor Warren Budning, it was UNANIMOUSLY RESOLVED:

- THAT the site planning and architectural integration program showing modifications to the plans and elevations to authorize façade modifications of a detached single family located at 23 Applewood Crescent, submitted to the Planning Advisory Committee meeting of September 16<sup>th</sup>, 2015 is *conditionally approved*. The modifications meet the prescribed standards of the Zoning By-law number 727 and meet partially the prescribed standards of the Site Planning and Architectural Integration Program By-law number 775 and as recommended by the PAC provided that:
  - The design of left side limestone panels should be the same as the design of the right side limestone panels and this, for the top portion of the wall (between the roof and the second floor windows only).
  - The proposed materials are acceptable.

Adopted

2015-215

**REQUEST TO AUTHORIZE MINOR EXEMPTIONS TO THE ZONING BY-LAW 727 ART. 7.6.3.1.2, TO ALLOW THE DRIVEWAY AND ITS SUPPORTING WALL TO BE LOCATED AT 0.45 M (1.47') INSTEAD OF 1 M (3.28') AND TO ART. 7.6.4.1.1 TO ALLOW A GREEN SPACE OF 0.55 M (1.80') BETWEEN THE DRIVEWAY AND THE PROPERTY LINE INSTEAD OF 1 M (3.28') TO A DETACHED SINGLE FAMILY DWELLING LOCATED AT 31 STRATFORD ROAD, LOT NO: 2 089 719 ZONE RA-1 (ZONING BY-LAW NO. 727) (SPAIP BY-LAW NO.775) (BY-LAW CONCERNING MINOR EXEMPTIONS # 18 G-0005).**

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WHEREAS the members of Council have reviewed the requests for approval for minor exemptions to Zoning By-law 727, art. 7.6.3.1.2., to allow the driveway and its supporting wall to be located at 0.45 m (1.47') instead of 1 m (3.28') and to art. 7.6.4.1.1 to allow a green space of 0.55 m (1.80') between the driveway and the property line instead of 1 m (3.28') for a detached single family dwelling;

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WHEREAS the Planning Advisory Committee, at its meeting held on September 16<sup>th</sup>, 2015, recommended conditional approval of the aforementioned requests for minor exemptions as follows:

- The minor exemption requests should be accepted only for the narrowest portion of the driveway between building and property line (near the street).
- The driveway minimum setback at 1.00 m. (3.28 foot) should be maintained in the rear portion of the driveway.
- A new plan should be submitted to Urban Planning for approval.

On motion of Councillor Leon Elfassy, seconded by Councillor Karen Zajdman, it was UNANIMOUSLY RESOLVED:

THAT, notwithstanding the recommendation of the Planning Advisory Committee, Council votes to approve without conditions the requests for minor exemptions for the property located at 31 Stratford Road, lot no. : 2 089 719, Zone RA-1 as follows:

- The minor exemption to allow the driveway and its supporting wall to be located at 0.45 m (1.47') instead of 1 m (3.28') should be approved (art. 7.6.3.1.2).
- The minor exemption to allow a green space of 0.55 m (1.80') between the driveway and the property line instead of 1 m (3.28') should be approved (art. 7.6.4.1.1).

### Intervention of interested persons concerning the request for Minor Exemption for project located at 31 Stratford Road.

*No intervention*

Adopted

2015-216

**REQUEST TO AUTHORIZE MINOR EXEMPTIONS TO THE ZONING BY-LAW 727 ART. 6.3.2. TO ALLOW THE EXISTING RIGHT SIDE SETBACK AT 3.91 M (12.82 FEET) INSTEAD OF 5.73 M (18.8 FEET) AND TO ART. 6.4.1. TO ALLOW THE REAR SETBACK AT 9.12 M (29.92 FEET) INSTEAD OF 9.26 M (30.38 FEET) FOR A DETACHED SINGLE FAMILY DWELLING LOCATED AT 42 HEATH ROAD, LOT NO: 2 089 595 ZONE RA-1 (ZONING BY-LAW NO. 727) (SPAIP BY-LAW NO.775) (BY-LAW CONCERNING MINOR EXEMPTIONS # 18 G-0005).**

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WHEREAS the members of Council have reviewed the requests for approval for minor exemptions to Zoning By-law 727 art. 6.3.2. to allow the existing right side setback at 3.91 m (12.82 feet) instead of 5.73 m (18.8 feet) and to art. 6.4.1. to allow the rear setback at 9.12 m (29.92 feet) instead of 9.26 m (30.38 feet) for a detached single family dwelling;

WHEREAS the Planning Advisory Committee, at its meeting held on September 16<sup>th</sup>, 2015, recommended the aforementioned requests for minor exemptions as follows:

- The minor exemption to authorize the right side setback of the existing house at 3.91 m (12.82 feet) instead of 5.73 m (18.8 feet) should be approved (727 art. 6.3.2).
- The minor exemption to authorize the rear side setback of the existing house at 9.12 m (29.92 feet) instead of 9.26 m (30.38 feet) should be approved (727 art. 6.4).

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On motion of Councillor Leon Elfassy, seconded by Councillor Warren Budning, it was UNANIMOUSLY RESOLVED:

- THAT requests for the minor exemption to articles 6.3.2 and 6.4 for the existing building of a detached single family dwelling located at 42 Heath Road, on lot no.: 2 089 595 Zone RA-1 are *approved*.

### Intervention of interested persons concerning the request for Minor Exemption for project located at 42 Heath Road.

*No intervention*

Adopted

2015-217

### **REQUEST TO AUTHORIZE FACADE MODIFICATIONS TO A DETACHED SINGLE FAMILY DWELLING LOCATED AT 251 NETHERWOOD ROAD, LOT NO: 2 089 081 ZONE RA-2 (ZONING BY-LAW NO. 727) (SPAIP BY-LAW NO.775).**

On motion of Councillor Leon Elfassy, seconded by Councillor Warren Budning, it was UNANIMOUSLY RESOLVED:

- THAT the site planning and architectural integration program showing modifications to the plans and elevations to authorize façade modifications of a detached single family located at 251 Netherwood Crescent, submitted to the Planning Advisory Committee meeting of September 16<sup>th</sup>, 2015 is *approved* as recommended by the PAC. The project meets the prescribed standards of the Zoning By-law number 727 and meets the prescribed standards of the Site Planning and Architectural Integration Program By-law number 775.

Adopted

2015-218

### **REQUEST TO AUTHORIZE FACADE MODIFICATIONS OF A SEMI-DETACHED FAMILY DWELLING LOCATED AT 5980 MACDONALD AVE, LOT NO: 2 088 477 ZONE RB-1 (ZONING BY-LAW NO. 727) (SPAIP BY-LAW NO.775)**

On motion of Councillor Leon Elfassy, seconded by Councillor Warren Budning, it was UNANIMOUSLY RESOLVED:

- THAT the site planning and architectural integration program showing modifications to the plans and elevations to authorize façade modifications of a semi-detached family dwelling located at 5980 Macdonald Avenue, submitted to the Planning Advisory Committee meeting of September 16<sup>th</sup>, 2015 is *conditionally approved*. The modifications meet the prescribed standards of the Zoning By-law number 727 and meet partially the prescribed standards of the Site Planning and Architectural Integration Program By-law number 775 and as recommended by the PAC provided that:
  - Owner should provide Urban Planning sample of the stone to match neighbor masonry before issuing the permit.
  - The design is acceptable.

Adopted

2015-219

### **REQUESTS TO AUTHORIZE MINOR EXEMPTIONS TO ZONING BY-LAW 727 ART. 6.3.2 TO PERMIT THE EXISTING RIGHT SIDE SETBACK AT 2.24M (7.34 FEET) FROM THE PROPERTY LINE INSTEAD OF 2.86 M (9.37 FEET) AND TO ART. 6.3.2 TO PERMIT THE EXISTING LEFT SIDE SETBACK AT 2.02 M (6.62 FEET) FROM THE**

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**LOT LINE INSTEAD OF 2.86 M (9.37 FEET) TO A DETACHED SINGLE FAMILY DWELLING LOCATED AT 248 NETHERWOOD ROAD, LOT NO: 2 089 933 ZONE RA-2 (ZONING BY-LAW NO. 727) (SPAIP BY-LAW NO.775) (BY-LAW CONCERNING MINOR EXEMPTIONS # 18 G-0005)**

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WHEREAS the members of council have reviewed the requests for approval for minor exemptions to zoning By-law 727 art. 6.3.2, to permit the existing right side setback at 2.24m (7.34 feet) from the property line instead of 2.86 m (9.37 feet) and to art. 6.3.2 to permit the existing left side setback at 2.02 m (6.62 feet) from the lot line instead of 2.86 m (9.37 feet) to a detached single family dwelling;

WHEREAS the Planning Advisory Committee, at its meeting held on September 16<sup>th</sup>, 2015, recommended the aforementioned requests for minor exemptions as follows:

- The minor exemption to authorize the right side setback of the existing house at 2.24 m (7.34 feet) instead of 2.86 m (9.37 feet) should be **approved** (727 art. 6.3.2).
- The minor exemption to authorize the left side setback of the existing house at 2.02 m (6.62 feet) instead of 2.86 m (9.37 feet) should be **approved** (727 art. 6.3.2).

On motion of Councillor Leon Elfassy, seconded by Councillor Warren Budning, it was UNANIMOUSLY RESOLVED:

- THAT requests for the two minor exemptions to articles 6.3.2 for the existing building of a detached single family dwelling located at 248 Netherwood Road, on lot no.: 2 089 933 Zone RA-2 are **approved**.

**Intervention of interested persons concerning the request for Minor Exemption for project located at 248 Netherwood Road.**

*No intervention*

Adopted

2015-220

**APPROVAL OF THE DISBURSEMENTS FOR THE MONTH OF SEPTEMBER 2015**

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WHEREAS Council reviewed the list of payments for the month of September 2015;

On motion of Councillor Jack Edery, seconded by Councillor Karen Zajdman, it was UNANIMOUSLY RESOLVED:

- THAT the disbursements for the period from August 22<sup>nd</sup>, 2015 to September 20<sup>th</sup>, 2015, in the total amount of \$ 1,069,666.37 are hereby approved (\$385,552.62 for cheques and \$684,113.75 for on line payments).

Adopted

2015-221

**GRANTING OF CONTRACT FOR THE SUPPLY OF LED LIGHTS AND POLES FOR INSTALLATION ON WOODEN HYDRO QUEBEC POSTS**

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It was proposed by Councillor Harvey Shaffer, seconded by Councillor Jack Edery and UNANIMOUSLY RESOLVED:

- TO defer this resolution to a subsequent Council Meeting.

Adopted

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2015-222

**CONTRACT FOR THE SUPPLY OF ROAD SALT – WINTER 2015/2016**

WHEREAS the adoption of resolution 2015-103 on May 4<sup>th</sup>, 2015 allowed the Town of Hampstead to be part of Montreal's group call for tender for the purchase of road salt for the winter 2015/2016;

WHEREAS, as result of Montreal public call for tenders 15-14422, Compass Minerals is the supplier who obtain the contract for the Town of Hampstead;

On motion of Councillor Michael Goldwax, seconded by Councillor Harvey Shaffer, it was UNANIMOUSLY RESOLVED:

- TO, ratify the decision made by the City of Montreal awarding the contract for the Town of Hampstead for the supply of road salt for the winter 2015/2016 to Compass Minerals at the following cost:

Supply of road salt, transport included: \$ 74.46/metric ton

N.B. approx. usage of 1 150 metric tons

Taxes are not included on the above price.

**Delivery: IF and WHEN required only.**

Adopted

2015-223

**GRANTING OF CONTRACT – COLLECTION AND TRANSPORTATION OF GARBAGE AND ORGANIC WASTE**

WHEREAS there has been a public call for tenders for the collection and transportation of garbage and organic waste;

WHEREAS, after analyzing the tenders opened on Friday, September 25, 2015, the lowest bidder conforming to the requirements of the public tender is 9064-3032 Québec Inc (JR Services Sanitaires);

On motion of Councillor Michael Goldwax, seconded by Councillor Harvey Shaffer, it was UNANIMOUSLY RESOLVED:

THAT, the contract for the collection and transportation of garbage and organic waste be granted to the lowest confirming bidder 9064-3032 Québec Inc (JR Services Sanitaires) for an approximate amount of \$ 332 806 plus taxes;

THAT, prices submitted by the lowest confirming bidder 9064-3032 Québec Inc (JR Services Sanitaires) will be adjusted as per the Consumers Price Index Montreal area, for the second year of the contract;

THAT, treasurer's certificate n° 15-30, dated October 30, 2015, has been issued by the Treasurer, attesting to the availability of funds to cover the described expenses.

*Mayor William Steinberg called for a vote.*

**Voted in favour:**

Councillor Karen Zajdman  
Councillor Leon Elfassy  
Councillor Michael Goldwax  
Councillor Harvey Shaffer  
Councillor Warren Budning

**In favour: 5**

**Voted against:**

Councillor Jack Edery

**Against: 1**

Adopted on division

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**SECOND QUESTION PERIOD**

The Mayor invited those persons in attendance to ask their questions.

- No Question was asked.

2015-224

**ADJOURNMENT**

All the subjects of the Agenda having been discussed, it was proposed by Councillor Warren Budning, seconded by Councillor Michael Goldwax and unanimously resolved to declare that the meeting be closed at 9.30 p.m.

Adopted

(s) William Steinberg  
Dr. William Steinberg, Mayor

(s) Pierre Tapp  
Me Pierre Tapp, Town Clerk