

**MINUTES OF THE SPECIAL MEETING OF THE CITY COUNCIL HELD ON
MONDAY, MARCH 8, 2010 AT 5801 CAVENDISH BOULEVARD,
CÔTE SAINT-LUC, AT 7:45 P.M.**

PRESENT:

Mayor Anthony Housefather, B.C.L., L.L.B, M.B.A. presiding
Councillor Dida Berku, B.C.L.
Councillor Mitchell Brownstein, B. Comm., B.C.L., L.L.B.
Councillor Mike Cohen, B.A.
Councillor Steven Erdelyi, B.Sc., B.Ed.
Councillor Ruth Kovac, B.A.
Councillor Glenn J. Nashen

ALSO PRESENT:

Mr. Ken Lerner, City Manager
Mr. Jonathan Shecter, Director of Legal Services and City Clerk,
acted as Secretary of the meeting

QUESTION PERIOD

No questions were asked.

Various members of council explained the tenor of the project to the public.

Councillor Berku then explained to the public that the proposed house to be built will integrate well in terms of its size and comparison with other homes in the neighbourhood.

Council, acting as the Demolition Committee, then rendered their decision.

100301

**DECISION OF THE DEMOLITION COMMITTEE RENDERED ON
MARCH 8, 2010 ON THE REQUEST FOR THE DEMOLITION OF THE HOME
LOCATED AT 5565 RANDALL SITUATED ON CADASTRAL LOT NUMBER
1560594**

WHEREAS the Demolition Committee of the City of Côte Saint-Luc has carefully considered the application for a permit for the demolition of 5565 Randall said application filed by Mr. Armand Zini and Mrs. Claudia Chokron;

WHEREAS the Demolition Committee has reviewed all submissions related to the said application;

WHEREAS the evaluation of the existing building has been determined at \$158,700.00;

WHEREAS the applicants intend to use the land located at 5565 Randall to build a new home and have thus submitted preliminary architectural drawings;

WHEREAS the City Council has viewed the preliminary drawings and deemed them to conform to the City of Côte Saint-Luc's by-laws and agree that the proposed new home would fit into the streetscape and surroundings on Randall;

WHEREAS no evidence has been presented to demonstrate that the proposed demolition would cause disruptions to the neighbourhood that are any greater than the normal inconveniences associated with such a demolition;

WHEREAS no evidence has been presented that the proposed demolition would cause any other undue prejudice to the neighbours;

WHEREAS the City of Côte Saint-Luc received no objections regarding the proposed demolition;

WHEREAS the proposed new dwelling fits well into the streetscape as well as into the surrounding neighbourhood;

WHEREAS all of the procedures established by the City of Côte Saint-Luc have been met when considering the present application;

FOR ALL OF THE FOREGOING REASONS,

It was

MOVED BY COUNCILLOR RUTH KOVAC
SECONDED BY COUNCILLOR DIDA BERKU

AND RESOLVED:

“THAT the City of Côte Saint-Luc’s Demolition Committee (“the Committee”) grants the Certificate of Authorization for the demolition of the home located at 5565 Randall situated on cadastral lot number 1560594;

THAT the Committee approves the preliminary drawings commensurate with the new immovable to be constructed on lot 1560594;

THAT said approvals to grant the demolition and approve the preliminary drawings are contingent upon:

- o the final drawings being approved by the Côte Saint-Luc City Council;
- o that the applicant’s contractors furnish the City of Côte Saint-Luc with proof of insurance, within thirty (30) days of this decision which is satisfactory to the City; and
- o That the necessary monetary guarantee within thirty (30) days of this decision be obtained pursuant to by-law 2235;
- o That construction delays be 12 months from the time the permit for the new immovable is issued pursuant to article 4-10 of by-law 2088 being the Consolidated Building by-law of the City of Côte Saint-Luc. ”

CARRIED UNANIMOUSLY

100302

ADJOURNMENT OF THE MEETING

It was

MOVED BY COUNCILLOR RUTH KOVAC
SECONDED BY COUNCILLOR GLENN J. NASHEN

AND RESOLVED:

“THAT Council hereby authorizes the Mayor to declare the Meeting adjourned.”

CARRIED UNANIMOUSLY

**AT 7:58 P.M. MAYOR HOUSEFATHER DECLARED THE MEETING
ADJOURNED.**

ANTHONY HOUSEFATHER
MAYOR

JONATHAN SHECTER
DIRECTOR OF LEGAL SERVICES
AND CITY CLERK