

**MINUTES OF THE SPECIAL MEETING OF THE CITY COUNCIL HELD ON  
MONDAY, DECEMBER 16, 2013, AT 5801 CAVENDISH BOULEVARD,  
CÔTE SAINT-LUC, AT 6:55 P.M.**

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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 Sam Goldbloom, B.A.  
Councillor Ruth Kovac, B.A.  
Councillor Allan J. Levine, B.Sc., M.A., DPLI  
Councillor Glenn J. Nashen

ALSO PRESENT:

Ms. Tanya Abramovitch, City Manager  
Ms. Nadia DiFuria, Associate City Manager  
M<sup>e</sup> Jonathan Shecter, City Clerk, acted as Secretary of the meeting

**QUESTION PERIOD**

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Having no members of the public present, there were no questions asked.

131238

**BY-LAW ENTITLED: "BY-LAW CREATING THE FEE SCHEDULE FOR  
CULTURAL, SPORTS AND LEISURE ACTIVITIES FOR THE SPRING AND  
SUMMER OF 2014" - ADOPTION**

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It was

MOVED BY COUNCILLOR MITCHELL BROWNSTEIN  
SECONDED BY COUNCILLOR RUTH KOVAC

AND RESOLVED:

"THAT By-law entitled: "By-law creating the fee schedule for cultural, sports and leisure activities for the spring and summer of 2014" be and is hereby adopted and numbered 2425."

CARRIED UNANIMOUSLY

131239

**AUTHORIZATION OF PAYMENT OF INSURANCE PREMIUMS**

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WHEREAS for the purpose of purchasing group property and liability insurance with a possibility of a group deductible, the City of Côte Saint-Luc ("City") participated with other cities and towns in a joint agreement ("Agreement"). The *Comité de transition de l'agglomération de Montréal* ("The Transition Committee") reached this Agreement on May 27, 2005 for and in the name of the Island of

Montreal municipalities to be reconstituted and the *Union des municipalités du Québec* (“UMQ”) for a three-year period: January 1, 2006 to December 31, 2008;

WHEREAS the “UMQ” was mandated by the Transition Committee to act as the representative of this association known as the *Regroupement des municipalités de l’Île de Montréal* (RMIM) and, as such, the UMQ assumed the responsibilities of advisor and deductible fund manager;

WHEREAS a call for tenders was made by the City’s original consultants, Optimum Gestion de risques (“Optimum”), Division de Optimum Actuaire & Conseiller Inc. and by the “UMQ” for the “RMIM”;

WHEREAS on December 14, 2005, the Côte Saint-Luc City Council, (“Council”), via resolution number 051217, approved the Agreement reached on May 27, 2005 by the Transition Committee for and in the name of the municipalities to be reconstituted on the Island of Montreal and the “UMQ” for the three-year term beginning on January 1, 2006 and ending on December 31, 2008 for the purpose of purchasing group property insurance with a possibility of a group deductible;

WHEREAS at its Regular Meeting of July 14, 2008 Council adopted a new agreement along with the reconstituted municipalities who were party to the previous Agreement said new agreement adopted for a five year period, from January 1, 2009 to January 1, 2014 and providing coverage from the same insurers;

WHEREAS at its Regular Meeting of September 9, 2013 Council adopted a new agreement along with the reconstituted municipalities who were party to the previous Agreement said new agreement adopted for a five year period, from January 1, 2014 to January 1, 2019 and providing coverage from the same insurers;

WHEREAS at its Regular Meeting of October 18, 2010 Council awarded a mandate to René Laporte & Associés (“Laporte”), as its general consultant, along with the other members of the reconstituted municipalities from January 1, 2010 to January 1, 2011 renewable each year;

WHEREAS, in 2012 Laporte went out for public tender on behalf of the reconstituted cities and towns;

WHEREAS it is necessary for the City to approve its general insurance premiums and deductibles for 2014;

It was

MOVED BY COUNCILLOR MIKE COHEN  
SECONDED BY COUNCILLOR RUTH KOVAC

AND RESOLVED:

“THAT Council hereby approves the City’s property insurance contracts and corresponding deductibles which are annexed herewith as Annex B (as it is entitled) to form an integral part of the minutes – with their corresponding premiums payable to BFL Canada Risk and Insurance Inc. - from January 1, 2014 to December 31, 2014 as follows:

Property insurance	\$38,387.00	Plus applicable taxes
Property insurance (engineering fees)	\$3,482.00	Plus applicable taxes
Machine insurance	\$4,773.00	Plus applicable taxes
Delict insurance	\$1,350.00	Plus applicable taxes

Civil liability	\$105,644.00	Plus applicable taxes
Civil liability (umbrella)	\$18,354.00	Plus applicable taxes
Municipal liability	\$12,432.00	Plus applicable taxes
Automobile insurance	\$19,401.00	Plus applicable taxes
<b>TOTAL (Not including taxes)</b>	<b>\$203,823.00</b>	

THAT Council authorizes payment in the amount of \$2,450.00, plus applicable taxes, to René Laporte et Associés for consultation services, risk management 2011-2012, for the *Regroupement des Municipalités de l'île de Montréal*;

THAT Council further authorizes payment in the amount of \$100,000.00 for its aggregate deductible;

THAT a Treasurer's certificate attesting to the availability of funds to cover the described expenses for the 2014 fiscal year shall be issued at the beginning of 2014."

CARRIED UNANIMOUSLY

131240

**URBAN PLANNING – SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAMS (SPAIP) – 5626 PINEDALE – CITY OF CÔTE SAINT-LUC**

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It was

MOVED BY COUNCILLOR RUTH KOVAC  
SECONDED BY COUNCILLOR DIDA BERKU

AND RESOLVED:

"THAT the site planning and architectural integration programs received September 23, 2013 showing the construction of a rear extension to an existing detached single-family dwelling on lot 2090206 at 5626 Pinedale and prepared by Mr. Fred Weiser, architect for the Planning Advisory Committee meeting of October 2, 2013, be approved according to the provisions of Chapter 14 of by-law 2217, of the City of Côte Saint-Luc."

CARRIED UNANIMOUSLY

131241

**URBAN PLANNING – MINOR EXEMPTION – 5526 PINEDALE – CÔTE SAINT-LUC**

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It was

MOVED BY COUNCILLOR RUTH KOVAC  
SECONDED BY COUNCILLOR DIDA BERKU

AND RESOLVED:

"THAT in accordance with the provisions of by-law G18-0005, the request for a Minor Exemption regarding the property located at 5526 Pinedale, Lot 2090256, be and is hereby approved, the whole as more amply delineated hereunder:

The request is in order to allow a proposed, one storey rear extension to a detached, single-family dwelling to be located at 3,7m (12'-2") from the rear land

(property) line instead of the minimum required rear setback of 5,41m (17'-9") the whole in accordance with Zoning by-law 2217, Annex "B" (zone RU-1)."  
CARRIED UNANIMOUSLY

131242

**APPROVAL OF A DEED OF TRANSFER CONCERNING PARKLAND FROM  
4527038 CANADA INC TO THE CITY OF CÔTE SAINT-LUC**

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It was

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

AND RESOLVED:

"THAT Council hereby approves to sign a deed of transfer with 4527038 Canada Inc. (the "Transferor");

THAT the said Company shall transfer lot numbers 4 670 114, 4 670 116, 4 670 136, 4 670 138 and 4 670 148 for a price of \$1.00 to be paid by the City;

THAT the substantial terms and conditions of the Deed are annexed herewith in a document annexed herewith as Annex A to form an integral part of the Minutes as if cited hereinafter at length as well as a series of Undertakings prepared by Joe Levine on November 25, 2013 annexed herewith as Annex A1<sup>1</sup> to form an integral part of the Minutes as if cited hereinafter at length;

THAT Notary Sheldon Merling be and is hereby authorized to prepare and publish the said deed the whole at the Transferor's expense;

THAT any of the following individuals be and are hereby authorized to sign said deed on behalf of the City:

- Mayor Anthony Housefather
- Councillor Dida Berku
- Councillor Mitchell Brownstein
- The City Clerk, Jonathan Shecter
- The General Counsel: Cheri Bell or Andrea Charon."

CARRIED BY THE MAJORITY OF VOTES WITH COUNCILLORS ALLAN J. LEVINE AND STEVEN ERDELYI BOTH DISSENTING

131243

**APPROVAL OF THE ADJOURNMENT OF THE MEETING**

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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

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<sup>1</sup> This list needs to be subsequently signed and finalized.

**AT 7:07 P.M. MAYOR HOUSEFATHER DECLARED THE MEETING  
ADJOURNED.**

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ANTHONY HOUSEFATHER  
MAYOR

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JONATHAN SHECTER  
CITY CLERK