

**MINUTES OF THE SPECIAL MEETING OF THE CITY COUNCIL HELD ON  
MONDAY, JUNE 1, 2015, AT 5801 CAVENDISH BOULEVARD,  
CÔTE SAINT-LUC, AT 7:55 P.M.**

---

PRESENT:

Councillor Ruth Kovac, B.A., (Acting Mayor) Presiding  
Councillor Dida Berku, B.C.L.  
Councillor Mike Cohen, B.A.  
Councillor Steven Erdelyi, B.Sc., B.Ed.  
Councillor Sam Goldbloom, B.A.  
Councillor Allan J. Levine, B.Sc., M.A., DPLI

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**

---

There were no questions asked.

150601

**DECISION OF THE DEMOLITION COMMITTEE RENDERED ON JUNE 1<sup>st</sup>, 2015  
ON THE REQUEST FOR A SECOND AMENDMENT TO THE CERTIFICATE OF  
AUTHORIZATION FOR THE DEMOLITION OF THE FORMER COMMERCIAL  
BUILDING LOCATED AT 5640 HUDSON, SITUATED ON FORMER  
CADASTRAL LOT NUMBER 1052974**

---

WHEREAS, after reviewing all submissions related to an application for the former Edgewood nursery, on June 10, 2013, the Demolition Committee of the City of Côte Saint-Luc ("Council") carefully considered and granted the Certificate of Authorization for the demolition of 5640 Hudson said application filed by 8084793 Canada Inc. ("the Applicant");

WHEREAS the Applicant's initial intention was for the land to be used to build three (3) detached, single-family dwellings and two (2) semi-detached dwellings and thus submitted preliminary architectural drawings to this effect;

WHEREAS subsequent to the decision of the Demolition Committee, the Applicant modified its intention so the land would now be used to build four (4) new, detached, single-family dwellings and thus submitted preliminary architectural drawings to this effect;

WHEREAS on November 17, 2014, the Demolition Committee modified its decision granting the amendment to the Certificate of Authorization;

WHEREAS the Applicant has now submitted a revised design to replace the existing, approved design for lot No. 5349093 (5643 Wolseley) which shall include revised: roof, doors, windows, railing, garage door and finishing materials (grey/beige stone instead of previously approved red brick finish);

WHEREAS the Côte Saint-Luc 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 will fit into the streetscape and surroundings on Wolseley Ave.;

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

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 SAM GOLDBLOOM  
SECONDED BY COUNCILLOR ALLAN J. LEVINE

AND RESOLVED:

“THAT the City of Côte Saint-Luc's Demolition Committee:

- GRANTS the second amendment to the Certificate of Authorization for the demolition of the former commercial building previously located at 5640 Hudson situated on former cadastral lot number 1052974; and
- APPROVES the revised prospectus as described above herein, for the revised, proposed, single-family dwelling on lot No. 5349093 (5643 Wolseley).”

CARRIED UNANIMOUSLY

150602

**APPROVAL OF THE ADJOURNMENT OF THE MEETING**

---

It was

MOVED BY COUNCILLOR ALLAN J. LEVINE  
SECONDED BY COUNCILLOR RUTH KOVAC

AND RESOLVED:

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

CARRIED UNANIMOUSLY

**AT 8:05 P.M. COUNCILLOR KOVAC, THE ACTING MAYOR, DECLARED THE MEETING ADJOURNED.**

---

RUTH KOVAC  
ACTING MAYOR

---

JONATHAN SHECTER  
CITY CLERK