

**MINUTES OF THE SPECIAL MEETING OF THE CITY COUNCIL HELD ON  
MONDAY, OCTOBER 30, 2006, AT 5801 CAVENDISH BOULEVARD, CÔTE  
SAINT-LUC, AT 7:00 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 Sam Goldbloom, B.A.  
Councillor Ruth Kovac, B.A.  
Councillor Allan J. Levine, B.Sc., M.A., DPLI  
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**

---

The question period started at 7:10 p.m. and finished at 7:28 p.m. Five (5) people asked to speak and they were heard.

1) Dr. Bernard Tonchin

The resident wished to compliment members of council for convening a Consultation Meeting tonight regarding the extension of Cavendish Boulevard.

The resident then inquired as to what constitutes making a U-turn vs. a C-turn and in particular explained there is a difficulty at the intersection of Westminster Avenue and Côte Saint-Luc Road when residents wished to access Baily Road as they have no other alternative but to make a U-turn in that area. Mayor Housefather then responded that there are other alternatives to access Baily than making an illegal U-turn.

The resident then pointed out that the Police Commander and Chief of Station 9 will be leaving for a promotion and wished to compliment him on doing a tremendous job to which Mayor Housefather concurred and added that the City will be sending a letter to a police supervisor downtown requesting that the City be involved in a selection process regarding the new Commander and Chief. He then emphasized that the City wishes to recognize the excellent job performed by the Commander to which the resident then suggested making a public presentation. Mayor Housefather responded that this was a viable suggestion and the City could look into this.

2) Ava Broz

The resident complained that certain vehicle owners were leaving their cars parked overnight in front of her house and feared that they did not have an overnight parking permit to which Mayor Housefather responded that the City can look into her query.

3) Pauline Cohen

The resident then explained to Council that she was one of the *victims* that received a Notice of Infraction for making a U-turn on Westminster and proceeded to explain to members of council what maneuver she actually did. She then explained that what she did was not indeed a U-turn. Mayor Housefather explained to the resident that should she feel that she is not guilty of the infraction she should contest the Notice of Infraction in court. He then stated that the City could look into, in future, as to why Police are indeed issuing Notices of Infraction at that intersection and that he could raise the matter with the Commander and Chief of Station 9.

4) Jacques Malo

The resident requested the City review its by-law governing car shelters to which Mayor Housefather responded that the resident should submit any recommendations to the City to review next year.

5) Jack Cabot

The resident inquired as to whether there would be a discussion tonight regarding the proposed long-term overnight parking permit by-law to which Mayor Housefather responded that there would not but that the issue would be on the next Regular Council Meeting Agenda in November.

The resident then inquired as to why there was a double line on Baily Road which would, in his view, prohibit left-hand turns at all times and this, despite the fact that a sign prohibiting left-hand turns is only for specific hours to which Mayor Housefather responded the City could look into it and get back to him.

061046

**RESOLUTION TO ACCEPT A BOND ISSUE FOLLOWING A CALL FOR PUBLIC TENDERS**

---

WHEREAS the City of Côte Saint-Luc intends to issue a series of bonds or one issue per maturity date pursuant to by-laws number: 2240, 2241, 2242, 2243, 2244, 2245, 2246 and 2247;

WHEREAS in this regard, the municipality has called for proposals for the sale of a bond issue in the amount of \$2,500,000 dated November 21<sup>st</sup>, 2006 by means of the electronic financial information system;

WHEREAS following the call for public tenders the municipality received the detailed quotations below:

**Valeurs Mobilières Banque Laurentienne Inc.**

\$92,000.00	3.90000%	2007	\$96,000.00	3.90000%	2008
\$101,000.00	3.90000%	2009	\$105,000.00	3.90000%	2010
\$2,106,000.00	4.00000%	2011			

Price : 98,854.00                      Real Cost : 4.26835%

**Valeurs Mobilières Desjardins Inc.**

\$92,000.00	3.90000%	2007	\$96,000.00	3.90000%	2008
\$101,000.00	3.90000%	2009	\$105,000.00	3.90000%	2010
\$2,106,000.00	3.95000%	2011			

Price : 98,641.00  
**Financière Banque Nationale**

Real Cost : 4.27449%

\$92,000.00	4.00000%	2007	\$96,000.00	4.00000%	2008
\$101,000.00	4.00000%	2009	\$105,000.00	4.00000%	2010
\$2,106,000.00	4.00000%	2011			

Price : 98,653.00

Real Cost : 4.32654%

**CIBC Marchés Mondiaux Inc.**

\$92,000.00	3.95000%	2007	\$96,000.00	3.95000%	2008
\$101,000.00	3.95000%	2009	\$105,000.00	3.95000%	2010
\$2,106,000.00	4.00000%	2011			

Price : 98,512.00

Real Cost : 4.35646%

**R.B.C. Dominion Valeurs Mobilières Inc.**

\$92,000.00	4.00000%	2007	\$96,000.00	4.00000%	2008
\$101,000.00	4.00000%	2009	\$105,000.00	4.00000%	2010
\$2,106,000.00	4.00000%	2011			

Price : 98,462.00

Real Cost : 4.37328%

WHEREAS the above-mentioned offer from *Valeurs Mobilières Banque Laurentienne Inc.* was the most advantageous;

WHEREAS The Canadian Depository for Securities Limited (CDS) shall be acting as registrar for the book based system, bondholding officer and paying officer in charge of the transactions for the members, the Council authorizes CDS to act as its fiscal authenticator agent, as described in the memorandum of understanding with the Minister of Municipal Affairs and Regions and CDS;

WHEREAS The Canadian Depository for Securities Limited (CDS) will perform fund transfers in accordance with legal requirements regarding bonds; in this regard, the Council authorises the Mayor and the Treasurer to sign the document required by the Canadian Banking System entitled: "Authorization for a Business Pre-Authorized Debit Plan";

It was

MOVED BY COUNCILLOR DIDA BERKU  
SECONDED BY COUNCILLOR STEVEN ERDELYI

AND RESOLVED:

"THAT the bond issue of the City of Côte Saint-Luc in the amount of \$2,500,000 be awarded to *Valeurs Mobilières Banque Laurentienne Inc.*;

THAT a request be made to said dealer-manager to mandate The Canadian Depository for Securities Limited (CDS) to register this issue in the book based system;

THAT Mayor Anthony Housefather and Treasurer Angelo Marino be authorized to sign the bonds covered by this issue or one bond per maturity date."  
CARRIED UNANIMOUSLY

061047

**REJECTION OF ALL BIDS FOR PUBLIC TENDER A32-06 “SNOW CLEARING  
SECONDARY ARTERIES, NORTH EAST SECTOR”**

---

WHEREAS the City of Côte Saint-Luc has the right to reject tender A32-06 in particular, as indicated in the Public Notice calling for the aforementioned tender as well as in accordance with article 21 of the City of Côte Saint-Luc Tender definition Document (version 1);

It was

MOVED BY COUNCILLOR MITCHELL BROWNSTEIN  
SECONDED BY COUNCILLOR SAM GOLDBLOOM

AND RESOLVED:

“THAT Council hereby rejects all tenders for the Snow Clearing contract numbered A32-06 end entitled, “Snow Clearing Secondary Arteries, North East Sector”;

THAT the City Administration be and is hereby authorized to call for new tenders;

THAT said resolution shall be for immediate action.”  
CARRIED UNANIMOUSLY

061048

**LEGAL SERVICES AND CITY CLERK’S DEPARTMENT – ADOPTION OF THE  
RECORD RETENTION SCHEDULE AND AUTHORIZATION TO THE CITY  
ARCHIVIST TO SUBMIT THE SCHEDULE TO THE QUEBEC NATIONAL  
ARCHIVES**

---

WHEREAS article 7 of the *Archives Act* obliges all public bodies to establish and to maintain an up-to-date Record Retention Schedule;

WHEREAS article 8 of the said Act obliges the public bodies mentioned in paragraphs 1 to 3 of the annex to submit their Record Retention Schedule and its modifications to the Minister of Culture and Communications for approval;

WHEREAS the Record Retention Schedule is subject to the approval by the Minister of Culture and Communications;

It was

MOVED BY COUNCILLOR STEVEN ERDELYI  
SECONDED BY COUNCILLOR RUTH KOVAC

AND RESOLVED:

“TO adopt the Record Retention Schedule and its modifications prepared by Nathalie Robillard, Consultant, and to authorize the archivist of the City of Côte Saint-Luc, to sign and submit the said schedule on behalf of the City to the National Archives of Quebec on behalf of the Minister of Culture and Communications from the City of Côte Saint-Luc.”

CARRIED UNANIMOUSLY

061049

**FINAL VERSION OF ZONING BY-LAW ENTITLED: "BY-LAW 2217-24 TO AMEND THE ZONING BY-LAW 2217, ANNEX "B" OF THE CITY OF CÔTE SAINT-LUC IN ORDER TO REPLACE THE EXISTING TABLE OF USES AND NORMS FOR ZONE HM-1 BY A NEW TABLE OF USES AND NORMS" - ADOPTION**

---

It was

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

AND RESOLVED:

"THAT by-law 2217-24 to amend the zoning by-law 2217, annex "B" of the City of Côte Saint-Luc in order to replace the existing Table of Uses and Norms for Zone HM-1 by a new Table of Uses and Norms" be and is hereby adopted and numbered 2217-24;

THAT it be promulgated and according to law."  
CARRIED UNANIMOUSLY

061050

**APPROVAL OF A DEED OF CESSION FROM 9160-2938 QUEBEC INC TO THE CITY OF CÔTE SAINT-LUC**

---

It was

MOVED BY COUNCILLOR MITCHELL BROWNSTEIN  
SECONDED BY COUNCILLOR DIDA BERKU

AND RESOLVED:

"THAT Council hereby approves to sign a deed of cession with 9160-2938 Quebec Inc. (the "Company");

THAT the said Company shall cede lot number 3 395 751 for a price of \$1.00 to be paid by the City;

THAT Notary Rafael Salama be and is hereby authorized to prepare and publish the said deed the whole at the Company's expense;

THAT the Mayor and the City Clerk be and are hereby authorized to sign said deed on behalf of the City."  
CARRIED UNANIMOUSLY

**SECOND QUESTION PERIOD**

---

Question period resumed at 7:37 p.m. and finished at 7:39 p.m. Two (2) people asked to speak and they were heard.

1) Dr. Bernard Tonchin

The resident inquired as to whether there would be more on street parking available pursuant to the zoning amendment by-law adopted tonight for the physiotherapy clinic and also explained that he would object to any additional parking to which Mayor Housefather responded that no additional parking was provisioned for and that the parking regulations in that area would remain as is.

2) Jack Cabot

The resident inquired as to whether documents would be moved from City Hall pursuant to the adoption of the new Record Retention Schedule to which Mayor Housefather responded that they would not.

**AT 7:39 P.M. MAYOR HOUSEFATHER DECLARED THE MEETING CLOSED.**

---

ANTHONY HOUSEFATHER  
MAYOR

---

JONATHAN SHECTER  
DIRECTOR OF LEGAL SERVICES  
AND CITY CLERK