

**MINUTES OF THE SPECIAL MEETING OF THE CITY COUNCIL HELD ON  
MONDAY, DECEMBER 19, 2022 AT 5801 CAVENDISH BOULEVARD,  
CÔTE SAINT-LUC, AT 7:00 P.M.**

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PRESENT:

Mayor Mitchell Brownstein, B. Comm., B.C.L., LL.B. presiding  
Councillor Lior Azerad  
Councillor Sidney Benizri  
Councillor Dida Berku, B.C.L.  
Councillor Steven Erdelyi, B.Sc., B.Ed.  
Councillor Mitch Kujavsky, B. Comm.  
Councillor Andee Shuster

ALSO PRESENT:

M<sup>e</sup> Jonathan Shecter, City Manager, Director of Legal Services and  
City Clerk  
Ms. Florine Agbognihoue, Assistant City Clerk, acted as Secretary  
of the meeting  
Angelo Marino, Director of Finance & I.T. and City Treasurer

**QUESTION PERIOD**

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No questions were asked.

221234

**APPOINTMENT OF COUNCILLOR DIDA BERKU AS MAIRESSE SUPPLÉANTE  
OF THE CITY OF CÔTE-SAINT-LUC FOR THE PERIOD OF JANUARY 17, 2023,  
UP TO AND UNTIL THE JANUARY 2024 REGULAR MEETING OF COUNCIL**

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It was

MOVED BY COUNCILLOR STEVEN ERDELYI  
SECONDED BY COUNCILLOR ANDEE SHUSTER

AND RESOLVED:

“THAT Councillor Dida Berku is and shall be named Mairesse Suppléante of  
the City of Côte Saint-Luc, effective January 17, 2023, up to and until the January  
2024 Regular Meeting of Council inclusively, and further that the aforementioned  
Councillor Dida Berku shall have and may exercise the powers of the Mayor when  
the said Mayor is absent or unable to perform the duties of his office.”

CARRIED UNANIMOUSLY

221235

**BY-LAW 2600 ENTITLED: “BY-LAW 2600 CONCERNING TARIFFS FOR THE  
CITY OF CÔTE SAINT-LUC FOR THE FISCAL YEAR OF 2023” – ADOPTION**

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It was

MOVED BY COUNCILLOR STEVEN ERDELYI  
SECONDED BY COUNCILLOR DIDA BERKU

AND RESOLVED:

“THAT By-Law 2600 entitled: “By-Law 2600 concerning tariffs for the City of Côte Saint-Luc for the fiscal year 2023” be and is hereby adopted.”  
CARRIED UNANIMOUSLY

221236

**NOTICE OF MOTION – BY-LAW 2612 TO BE ENTITLED: “BY-LAW 2612 CONCERNING TAXES OF THE CITY OF CÔTE SAINT-LUC FOR THE FISCAL YEAR 2023”**

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Councillor Steven Erdelyi gave Notice of Motion that By-Law 2612 to be entitled: “By-Law concerning taxes of the City of Côte Saint-Luc for the fiscal year 2023” will be presented at a later meeting for adoption.

Councillor Steven Erdelyi mentioned the object and the scope of the By-Law 2612 to be entitled: “By-Law 2612 concerning taxes of the City of Côte Saint-Luc for the fiscal year 2023”.

221237

**TABLING OF DRAFT BY-LAW 2612 ENTITLED: “BY-LAW CONCERNING TAXES OF THE CITY OF CÔTE SAINT-LUC FOR THE FISCAL YEAR 2023”**

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Councillor Steven Erdelyi tabled draft By-Law 2612 entitled: “By-Law concerning taxes of the City of Côte Saint-Luc for the fiscal year 2023”.

221238

**A NOTICE OF MOTION – BY-LAW 2574-2 AMENDING BY-LAW 2574 TO BE ENTITLED: “BY-LAW 2574 INSTITUTING A FINANCIAL ASSISTANCE PROGRAM FOR THE PURCHASE AND INSTALLATION OF A HOME ELECTRIC CHARGING STATION” IN ORDER TO AMEND THE SOURCE OF FINANCING TO THE 2023 OPERATING BUDGET”**

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Councillor Steven Erdelyi gave Notice of Motion that By-Law 2574-2 amending By-Law 2574 to be entitled: “By-Law 2574 instituting a financial assistance program for the purchase and installation of a home electric charging station” in order to amend the source of financing to the 2023 operating budget” will be presented at a later meeting for adoption.

Councillor Steven Erdelyi mentioned the object and the scope of the By-Law 2574-2 amending by-law 2574 to be entitled: “By-Law 2574 instituting a financial assistance program for the purchase and installation of a home electric charging station” in order to amend the source of financing to the 2023 operating budget”.

221239

**TABLING OF DRAFT BY-LAW 2574-2 AMENDING BY-LAW 2574 ENTITLED: “BY-LAW 2574 INSTITUTING A FINANCIAL ASSISTANCE PROGRAM FOR THE PURCHASE AND INSTALLATION OF A HOME ELECTRIC CHARGING STATION” IN ORDER TO AMEND THE SOURCE OF FINANCING TO THE 2023 OPERATING BUDGET”**

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Councillor Steven Erdelyi tabled draft By-Law 2574-2 amending by-law 2574 entitled: “By-Law 2574 instituting a financial assistance program for the purchase and installation of a home electric charging station” in order to amend the source of financing to the 2023 operating budget”.

221240

**APPROVAL OF PROJECTS TO BE FINANCED FROM THE WORKING FUND IN  
2023**

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WHEREAS Section 569 (2) of the *Cities and Towns Act* (CQLR chapter C-19) allows the Council to borrow from the working fund, pending the collection of revenues, in order to pay various capital expenditures;

It was

MOVED BY COUNCILLOR STEVEN ERDELYI  
SECONDED BY COUNCILLOR ANDEE SHUSTER

AND RESOLVED:

“THAT, for the 2023 fiscal year, the Côte Saint-Luc City Council approves the borrowing pursuant to a non-interest-bearing loan from its working fund for the following projects;

- 1) Purchase and installation of a fence for the median on Cavendish Boulevard - up to a maximum of \$75,000, plus applicable taxes, to be amortized over a period of five (5) years;
- 2) Purchase and installation of security cameras - up to a maximum of \$16,200, plus applicable taxes, to be amortized over a period of five (5) years;
- 3) Purchase of computers and accessories - up to a maximum of \$15,750, plus applicable taxes, to be amortized over a period of five (5) years;
- 4) Replacement of Library Reference Desk furniture - up to a maximum of \$20,000, plus applicable taxes, to be amortized over a period of five (5) years;
- 5) Purchase of study tables for the Library's Collaborative Space - up to a maximum of \$20,000, plus applicable taxes, to be amortized over a period of five (5) years;
- 6) Purchase and installation of RFID Conversion Equipment/Software - up to a maximum of \$100,000, plus applicable taxes, to be amortized over a period of five (5) years;
- 7) Purchase and installation of a Laptop Lending Kiosk and laptop computers - up to a maximum of \$32,200, plus applicable taxes, to be amortized over a period of five (5) years;
- 8) Furniture upgrades for the Library Café - up to a maximum of \$10,000, plus applicable taxes, to be amortized over a period of five (5) years;
- 9) Purchase and installation of a dedicated HVAC unit for the ACC Server Room - up to a maximum of \$17,400, plus applicable taxes, to be amortized over a period of five (5) years;
- 10) Web Control conversion for Recreation and Gymnasium - up to a maximum of \$30,800, plus applicable taxes, to be amortized over a period of five (5) years;
- 11) Purchase of furniture for Kirwan Park Chalet - up to a maximum of \$10,000, plus applicable taxes, to be amortized over a period of five (5) years;

- 12) Purchase and installation of building shed(s) for the Public Works yard - up to a maximum of \$82,000, plus applicable taxes, to be amortized over a period of ten (10) years;
- 13) Purchase of Exterior Storage Sheds for Recreation – up to a maximum of \$40,400, plus applicable taxes, to be amortized over a period of five (5) years;

THAT the City shall provide every year out of its general fund, a sum sufficient to repay the various loans back into the working fund.”

CARRIED UNANIMOUSLY

221241

**NOTICE OF MOTION – DRAFT BY-LAW 2470-3 TO BE ENTITLED: “BY-LAW 2470-3 AMENDING BY-LAW 2470 ENTITLED: “BY-LAW TO REGULATE NUISANCE” IN ORDER TO ADD INFRACTIONS CONCERNING PUBLIC PROPERTY.”**

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Councillor Steven Erdelyi gave Notice of Motion that the draft By-Law 2470-3 to be entitled: “By-law 2470-3 amending By-law 2470 entitled: “By-law to regulate nuisance” in order to add infractions concerning public property” will be presented at a later meeting for adoption.

Councillor Steven Erdelyi mentioned the object and scope of draft By-Law 2470-3 to be entitled: “By-law 2470-3 amending By-law 2470 entitled: “By-law to regulate nuisance” in order to add infractions concerning public property”.

221242

**TABLING OF DRAFT BY-LAW 2470-3 TO BE ENTITLED: “BY-LAW 2470-3 AMENDING BY-LAW 2470 ENTITLED: “BY-LAW TO REGULATE NUISANCE” IN ORDER TO ADD INFRACTIONS CONCERNING PUBLIC PROPERTY.”**

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Councillor Steven Erdelyi tabled draft By-Law 2470-3 to be entitled: “By-law 2470-3 amending By-law 2470 entitled: “By-law to regulate nuisance” in order to add infractions concerning public property.”

221243

**URBAN DEVELOPMENT – AWARDED OF A CONTRACT FOR PROFESSIONAL SERVICES FOR ROAD RESURFACING (C-04-23P)**

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WHEREAS the City of Côte Saint-Luc (“City”) made a public call for tenders for professional services regarding road resurfacing under tender No. C-04-23P and received three (3) conforming bids;

WHEREAS according to the City’s system of bid weighting and evaluating, the bid of Groupe Civitas Inc. received the highest final score and was therefore deemed the lowest bidder under the *Cities and Towns Act*;

WHEREAS this project is eligible for the *Programme de la Taxe sur l’essence et de la contribution du Québec 2019-2023* (“TECQ”);

It was

MOVED BY COUNCILLOR MITCH KUJAVSKY  
SECONDED BY COUNCILLOR LIOR AZERAD

AND RESOLVED:

“THAT Côte Saint-Luc City Council hereby awards a contract to Groupe Civitas Inc. for professional services regarding road resurfacing for a total amount of \$224,792.72, plus applicable taxes;

THAT furthermore the City may consider an amount of 10% plus applicable taxes for any potential contingencies and extras, if required, that shall first be approved according to the City’s procedures;

THAT the above-described expenses shall be financed from the TECQ grant;

THAT Treasurer’s Certificate No. 22-0165 dated December 15, 2022, has been issued by the City Treasurer, attesting to the availability of funds to cover the above-described expenses;

THAT the Director of Urban Development is hereby appointed to proceed with the evaluation of Groupe Civitas Inc.’s performance within this tendered contract.”

CARRIED UNANIMOUSLY

221244

**RATIFICATION OF THE FILING OF PROCEEDINGS FOR AN AMOUNT OF \$5,509.21 INSTITUTED BY THE CITY OF CÔTE SAINT-LUC AGAINST ECONOMICAL INSURANCE BEARING – DOCKET NUMBER 500-22-275579-228 (1620-2022-022)**

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WHEREAS on September 21, 2022 the City of Côte Saint-Luc (“City”) noticed that a vehicle belonging to Construction Camara / 6742114 Canada Inc. hit a lamppost and damaged a street light at the intersection of Robinson and Parkview;

WHEREAS on October 26, 2022, the representative for Economical Insurance (“the Insurer”) namely, Crawford & Compagnie was put on Notice with invoice #2022-000243 of \$5,509.21;

WHEREAS On December 6, 2022, the City filed Proceedings (“Proceedings”) against the Insurer bearing docket number 500-22-275579228;

WHEREAS pursuant to his Delegation of Authority, the Director of Legal Services settled the Proceedings for \$5,761.85 which represents 99.45% of the value of the debt;

It was

MOVED BY COUNCILLOR DIDA BERKU  
SECONDED BY COUNCILLOR LIOR AZERAD, SIDNEY BENIZRI,  
STEVEN ERDELYI, MITCH KUJAVSKY AND ANDEE SHUSTER

AND RESOLVED:

“THAT the preamble shall form part of this resolution herein as if cited hereinafter at length;

THAT the Côte Saint-Luc City Council (“Council”) hereby ratifies the filing of the Proceedings;

THAT Council hereby takes cognizance of the settlement with the insurer in the amount of \$5,761.85, including all applicable taxes.”

CARRIED UNANIMOUSLY

**SECOND QUESTION PERIOD**

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No questions were asked.

221245

**APPROVAL OF THE ADJOURNMENT OF THE MEETING**

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It was

MOVED BY COUNCILLOR MITCH KUJAVSKY  
SECONDED BY COUNCILLOR ANDEE SHUSTER

AND RESOLVED:

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

CARRIED UNANIMOUSLY

**AT 7:22 P.M. MAYOR BROWNSTEIN DECLPARED THE MEETING  
ADJOURNED.**

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MITCHELL BROWNSTEIN  
MAYOR

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FLORINE AGBOGNIHOUE  
ASSISTANT CITY CLERK