



Public Consultation

Draft By-laws P-04-047-30 and P-06-039

Amendment to the Urban Plan

Conversion of part of the building “Le Nordelec” to residential and commercial units and construction of buildings for residential and commercial use on adjacent lots

Draft By-law P-06-039 entitled “Règlement autorisant la transformation d’une partie de l’immeuble ‘Le Nordelec’ situé au 1751, rue Richardson à des fins d’habitation et de commerce et la construction d’immeubles à des fins résidentielles et commerciales sur les terrains adjacents portant les numéros de lot 2 160 226, 2 160 227, 2 160 228 et 1 852 83,” and draft By-law P-04-047-30 entitled “Règlement modifiant le Plan d’urbanisme de la Ville de Montréal” were adopted by city council at its meeting on September 25, 2006.

The Office de consultation publique de Montréal (OCPM) will hold a consultation on these draft by-laws and is making relevant documentation available to the public.

PURPOSE OF THE CONSULTATION

Adoption of a draft by-law pursuant to section 89 of the *Charter of Ville de Montréal*

Draft By-law P-06-039 aims to allow the occupation, conversion and construction of buildings on the grounds of the building “Le Nordelec” and on adjacent lots, under different conditions than those provided for under the current planning legislation, to support the implementation of a residential and commercial project in the building “Le Nordelec” and the construction of residential and commercial buildings on lots adjacent to the site in question. The development plan provides for a complex that will help to strengthen the neighbourhood and ensure its vitality.

The site is bounded to the north by Saint-Patrick Street, to the east by De Montmorency and Richmond Streets, to the south by Richardson and Centre Streets, and to the west by Shearer Street.

Draft By-law P-06-039 derogates from certain provisions of the planning by-law of the borough of Sud-Ouest (01-280) , and is not subject to approval by referendum.

Amendment to the Urban Plan

Draft By-law P-04-047-30 amends the Urban Plan of the City of Montréal. It amends the plan entitled “L’affectation du sol” for the land-use area bounded by Shearer, Saint-Patrick, De Condé and Richardson Streets by replacing the designation “Secteur d’emplois” with the designation “Secteur mixte.” The plan entitled “La densité de construction” is also amended for three sectors in the designated area. Lastly, the

plan entitled “Les limites de hauteur” is amended by the addition of the “25 mètres” sector to the area bounded by Saint-Patrick, Wellington, Centre, De Condé, Richardson and Richmond Streets, and on the land situated at the southwest intersection of Richardson and Richmond Streets.

LOCATION



DOCUMENTATION

Individuals and organizations interested in reviewing the draft by-laws and documentation pertaining to the project are invited to do so, during regular business hours, at the following locations:

- ❖ Le Sud-Ouest borough office, located at 6045 Monk Boulevard;
- ❖ Direction du greffe de la ville de Montréal, 275 Notre-Dame Street East, Ground Floor;
- ❖ Office de consultation publique de Montréal, 1550 Metcalfe Street, Suite 1414, and on its Web site: www.ocpm.qc.ca

PUBLIC CONSULTATION MEETING

The OCPM invites interested persons and organizations to participate in the public consultation meeting:

Monday, October 16th

Église Saint-Charles

2115 Centre Street

7:30 p.m.

The public consultation will proceed as follows:

- Description of the mandate of the commission and rules for the consultation meeting;
- Presentation and explanation of the draft by-laws, followed by a question period;
- Hearing of individuals and organizations wishing to express their opinion on the projects.

The second part of the consultation will begin on November 6, at 7:00 p.m., at the same location.

Information: Alexis Musanganya at the OCPM (514) 872-1547

Montréal, October 2, 2006

Me Jacqueline Leduc
City Clerk
Ville de Montréal



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