



Public Consultation

Development of the site of the former municipal yards Borough of Rosemont/La Petite-Patrie

Draft By-laws P-06-032, entitled “Règlement sur la construction, la transformation et l’occupation d’immeubles situés sur un emplacement délimité par les rues Saint-Denis, Saint-Hubert et des Carrières et le boulevard Rosemont,” and P-04-047-29 entitled “Règlement modifiant le Plan d’urbanisme de la Ville de Montréal” were adopted as draft by-laws by city council at its meeting on August 28, 2006.

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

PURPOSE OF THE CONSULTATION

Adoption of a draft-by-law under section 89 of the charter of the City of Montréal

Draft By-law P-06-032 aims to allow the development of the site in question. The development plan involves a primarily residential multi-functional urban development, with complementary functions related to sports, recreation, and culture, as well as shops, services and offices.

The site is bounded to the north by Rosemont Boulevard, to the east by Saint-Hubert Street, to the south by Des Carrières Street, and to the west by Saint-Denis Street. A ramp to link De Chateaubriand Avenue with Saint-Hubert Street also crosses the site. The Rosemont metro station, on the corner of Saint-Denis Street and Rosemont Boulevard, directly connects the site to the subway network.

The development project was drawn up according to the general orientations and planning guidelines in the borough chapter of the Urban Plan for the sector. The proposal was drawn up to create a primarily residential multi-functional urban development that is in keeping with sustainable development principals. The project also aims to provide various types of housing, with a view to attracting varied clientele, in accordance with the strategy of including affordable housing units in the City’s residential projects, and to meet the needs of the sector in terms of parks, open spaces, and civic amenities.

Draft By-law derogates from some provisions of the planning by-law of the borough of Rosemont - La Petite-Patrie, and is not subject to approval by referendum.

Amendment to the Urban Plan

Draft By-law P-04-047-029 amends the Urban Plan of the City of Montréal. It amends the plan document "La densité de construction" for the borough of Rosemont – La Petite-Patrie. It actually authorizes two to eight above ground storeys. The draft by-law would permit two to ten above ground storeys. Also the land occupancy factor (L.O F) would be changed from 4.0 to 6.0

LOCATION



DOCUMENTATION

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

- ❖ Rosemont - La Petite-Patrie borough office, located at 5650 D'Iberville Street, 2nd floor;
- ❖ 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 all interested persons and organizations to participate in the public consultation meeting:

Tuesday, September 19
7 :00 p.m.
École primaire Saint-Étienne
5959 Christophe-Colomb Street

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-law, followed by a question period;
- Hearing of persons and organizations wishing to express an opinion on the project.

The second part of the consultation will begin on October 2, at 7:00 p.m., at the same location.

Information: Estelle Beaudry at the OCPM (514) 872-8510

Montréal, September 2, 2006

Me Jacqueline Leduc
City Clerk
Ville de Montréal



**OFFICE
DE CONSULTATION PUBLIQUE
DE MONTRÉAL**

1550, rue Metcalfe, bureau 1414, Montréal (Québec) H3A 1X6
Tél.: 514 872-3568 • Téléc.: 514 872-2556
