

MINUTES
REGULAR COUNCIL MEETING

MARCH 30, 2026
8:00 p.m.

Minutes of the Regular Meeting of the Council of Montreal West held on March 30, 2026 at the Town Hall located at 50 Westminster Avenue South.

Present:	Mayor:	Mr. Jonathan Cha	
	Councillors:	Ms. Lauren Small-Pennefather	Seat 1
		Ms. Martha Slocombe	Seat 2
		Mr. Nick Tassé	Seat 3
		Mr. Philippe Bergeron	Seat 4

Also present: Me Raffaele Di Stasio, Director General
Me Claude Gilbert, Town Clerk
Me Mathieu Poitevin, Assistant Town Clerk

Mayor Jonathan Cha acted as chairperson of the meeting.
Mr. Claude Gilbert, Town Clerk, acted as secretary of the meeting.

Sixteen (16) residents and visitors were in attendance.

1. Opening of the Meeting

It was moved by Councillor Lauren Small-Pennefather, and seconded by Councillor Nick Tassé, and resolved:

That the meeting be declared open.

Carried unanimously.
#20260330-001

The Mayor called the Meeting to order at 8:00 p.m.

2. Acknowledgement of Visitors

a) Service de police de Montréal (poste de quartier 9)

There was nothing under this item.

3. Adoption of the Agenda

It was moved by Councillor Nick Tassé, and seconded by Councillor Martha Slocombe, and resolved:

To adopt the Agenda of the Regular meeting of Monday March 30th 2026 as presented

Carried unanimously.
#20260330-002

4. Approval of Minutes

It was moved by Councillor Martha Slocombe, and seconded by councillor Philippe Bergeron, and resolved:

To approve the Minutes of the Council Meetings held on February 23rd 2026

Carried unanimously.
#20260330-003

5. Correspondence

There was nothing under this item.

6. Report of the Mayor

Mayor Jonathan Cha reported on matters pertaining to Governance, Urban Development and other topics

7. **Councillors' Reports**

a) **Seat Number 1**

Councillor Lauren Small-Pennefather reported on matters pertaining to Finance and Bilingual status.

b) **Seat Number 2**

Councillor Martha Slocombe reported on matters pertaining to Ecological transition, urban planning and citizen participation.

c) **Seat Number 3**

Councillor Nick Tassé reported on matters pertaining to Asset management and economic development.

d) **Seat Number 4**

Councillor Philippe Bergeron reported on matters pertaining to Sustainable mobility and sports.

8. **First Public Question Period**

The Mayor announced the beginning of the First Public Question Period at 8:29 p.m.

Residents in attendance were invited to ask the Mayor and Councillors questions concerning matters of general interest. Questions submitted in advance were also taken.

I. **Christopher Smith**

Asks Council why Montréal-West does not have a playable baseball field for youth in the community?

II. **Joanna Duy**

She thanks Council for the good news regarding the crossing guard and the engineering firm engaged to evaluate the corner.

Asks whether Council has more information regarding the timeline for when a report may be produced or when work might begin?

III. **Julie Tasker Brown**

Asks what the best way is, as a citizen, to lodge a complaint with the Agglomeration regarding graffiti?

Asks whether this issue is discussed at Agglomeration Council meetings and whether that council is the most appropriate venue for such questions?

IV. **Gaizelle Chatat**

Asks a question regarding follow-ups to building inspections?

As a tenant, she feels her landlord is taking advantage of the situation and wishes to raise awareness among tenants in the community. She asks that the Town ensure better follow-up of building inspections.

V. **Luigi Torquia**

He states that his neighbour does not adequately maintain their property and mentions the presence of cockroaches. He also alleges the existence of an illegal apartment in the basement and asks the Town to investigate.

VI. **Emily**

Questions how the priority list for pothole repairs is established and raises concerns about the condition of Ainslie Avenue?

VII. **Cynthia Nichols**

Asks about a private event held at the library by the previous Council, questioning whether public funds were used and whether a rental agreement was in place?

Also asks whether it would be possible to have bathroom facilities at the library?

- VIII. Louise Chenevert**
Asks who prepared the minutes of the Council meeting held on January 26 and requests an apology for having been misquoted.
- IX. Valmar Kuroi**
notes that many cars are parked along Westminster Avenue near the Easton project, making turning and northbound travel from Avon difficult. Asks whether making this section of Westminster a no-parking and no-stopping zone has been considered?
- X. Laura Waugh**
Follows up on her previous question about changing no-parking signage on Westminster North to align it with other streets in Montréal-West?
- Also questions the necessity of the long yellow no-parking lines on Westminster North and Northview, considering the available space and the fact that Northview is no longer a two-way street.
- XI. Merle McPhail**
Asks whether the pedestrian signal at the intersection of Westminster and Avon could be extended to 30 seconds to allow children and seniors to cross safely?
- Also raises the issue of “Tempo” signs for driveways that are not visible from the road and asks why a measure similar to that in Côte-Saint-Luc for residents over 70 cannot be implemented in Montréal-West.
- XII. Jen Solley**
Asks what the estimated timeline is for clearing construction debris and removing temporary fencing from the field beside the recreation centre, noting the presence of rocks and nails, and asks whether a cleanup will be organized by the Town?
- XIII. Robert Barnes**
Thanks Council for prioritizing safe active transportation and asks whether BIXI stations and marked bicycle paths, including the integration of existing Fielding, Devil’s Hill and Coffee paths, are being considered for the 2026 season?
- XIV. Harold Knowles**
Asks when the parking lot set up in the field behind EBS will be dismantled, as promised, now that construction of the recreation centre is complete?
- XV. Peter Cooney**
Mentions a possible typo regarding parking being allowed as of Saturday, April 1. He also asks why parking is permitted on both sides of Avon Avenue east of Brock South, questions the former ownership of the land, and asks whether the apartment building pays municipal taxes.

The First Question Period ended at 9:07 p.m.

9. Contracts and Town Clerk’s Office

a) 2026 Conference – Elected Municipal Officials

It was moved by Councillor Philippe Bergeron, seconded by Councillor Lauren Small-Pennefather, and resolved:

That the members of Council designated below be authorized to represent the Town of Montréal-West before the following organizations and to participate in their activities:

- Mayor Jonathan Cha and Councillor Lauren Small-Pennefather
Union des municipalités du Québec
Québec City Convention Centre
May 13 to May 15
- Mayor Jonathan Cha and Councillor Nick Tassé
Federation of Canadian Municipalities
Edmonton Convention Centre, Edmonton, Alberta
June 4 to June 7

Carried unanimously
#20260330-004

b) Continuation of the proceedings filed by bilingual municipalities challenging certain provisions of Bill 96

WHEREAS the Town of Montreal West agreed, by virtue of Resolution #20230424-004, to join as co-plaintiff in a legal action contesting provisions of Chapter 14 of the Statutes of Quebec of 2022 (Bill 96) and agrees to reiterate the mandate of the Law Firm Grey Casgrain s.e.n.c.;

WHEREAS the Town agrees to share the legal fees and costs with the other co-plaintiffs, on a pro rata basis established on the basis of population, it being understood that said fees are coordinated by the City of Côte Saint-Luc and paid at the end of each quarter;

THEREFORE:

It was moved by Councillor Lauren Small-Pennefather, seconded by Councillor Nick Tassé and resolved:

- 1) That the Municipal Council confirm the mandate given to the Law Firm Grey Casgrain s.e.n.c. to represent the Town of Montreal West in its application before the Superior Court to contest certain provisions of Bill 96 which affect the rights and obligations of bilingual municipalities.
- 2) That the Town of Montreal West undertake to share the legal fees and costs with the other co-plaintiffs, on a pro rata basis, based on the relative size of its population.
- 3) That an expenditure not exceeding \$1.00 per resident be reserved by each of the co-plaintiff municipalities for all necessary expenses to this end to cover the application and pleadings of said proceedings before the Superior Court.
- 4) That the City of Côte Saint-Luc receive the payments for the Law Firm Grey Casgrain for all legal fees, from all municipalities involved in this action.

Carried unanimously
#20260330-005

c) Requests to Hydro-Québec Following a Major Power Outage

WHEREAS, on January 24, 2026 at 10:37 a.m., an equipment failure at Hydro-Québec's Hampstead electrical distribution substation caused a major power outage in the North sector of the Town of Montréal-West, depriving several households of electricity for more than 24 hours during a period of prolonged extreme cold;

WHEREAS emergency measures were deployed by the Montréal Agglomeration Emergency Measures Coordination Centre and by the Town of Montréal-West to address risks to public safety, based on information provided by Hydro-Québec on January 24 and 25, 2026;

WHEREAS, on February 5, Hydro-Québec announced the launch of construction of the Côte-Saint-Luc electrical substation, which, once completed, is expected to improve service quality and increase network capacity, notably in the Town of Montréal-West;

WHEREAS, on February 9, the elected officials of the Town of Montréal-West held a public information meeting to report on their review of the emergency response coordinated by all stakeholders involved during the aforementioned events;

WHEREAS the planning and rapid implementation of strategic energy infrastructure are essential to ensuring urban resilience in a context of climate change and growing energy demand;

WHEREAS post-mortem meetings regarding this power outage were held on February 2 and 27, 2026, notably in the presence of the mayors of the Towns of Montréal-West, Côte-Saint-Luc, Hampstead and Côte-des-Neiges—Notre-Dame-de-Grâce, provincial elected officials, and representatives of Hydro-Québec, during which the causes, impacts and potential solutions for future power outages were discussed;

THEREFORE:

It was moved by Councillor Martha Slocombe, seconded by Councillor Philippe Bergeron, and resolved:

1. That the Town of Montréal-West request that Hydro-Québec hold a public post-mortem meeting with the population by June 2026.
2. That the Town of Montréal-West collaborate with Hydro-Québec to establish a clear communication plan for future prolonged power outages, including the real-time sharing of information in order to provide residents with accurate and up-to-date information and to enable the deployment of municipal resources to support them, as required.

3. That the Town of Montréal-West request that Hydro-Québec accelerate the timetable for work related to strengthening the electrical network serving the Town's territory, including the new Côte-Saint-Luc substation, so that the necessary investments may be carried out as quickly as possible.
4. That the Town of Montréal-West reiterate its willingness to fully collaborate with Hydro-Québec in order to facilitate any steps necessary to ensure the rapid advancement of this work within its territory.

Carried unanimously
#20260330-006

10. Administration and finances

a) Approval of disbursements – February 21 to March 27, 2026

It was moved by Councillor Nick Tassé, seconded by Councillor Lauren Small-Pennefather and resolved:

That the list of accounts payable from February 21 to March 27, 2026 totaling \$5,504,180.99 and payroll in the amount of \$321,203.40 (period 8 to 12) be approved and paid.

Carried unanimously
#20260330-007

b) Grant Application – Programme d'accompagnement en loisir de l'île de Montréal (PALÎM)

WHEREAS the Programme d'accompagnement en loisir de l'île de Montréal (PALÎM) aims to promote access to leisure activities for persons with functional limitations, notably by covering a portion of accompanists' salaries;

WHEREAS PALÎM provides grants to ensure that children requiring additional support, as well as their families, receive individualized assistance enabling them to access day camp services;

THEREFORE:

It was moved by Councillor Philippe Bergeron, seconded by Councillor Martha Slocombe, and resolved:

1. That the Town of Montréal-West submit a grant application to the Programme d'accompagnement en loisir de l'île de Montréal (PALÎM).
2. That Ms. Marian Scully, Assistant Director of the Department of Recreation and Culture, be authorized to sign, for and on behalf of the Town of Montreal-West, the grant application, any agreement resulting from the granting of such funding, as well as any other documents required for the submission and for the administrative and technical follow-up of the file.

Carried unanimously
#20260330-008

c) Art Etc.

It was moved by Councillor Martha Slocombe, seconded by Councillor Lauren Small-Pennefather and resolved:

1) That Council agree to rent the Assembly Hall on the occasion of the Arts and Craft Fair that will take place during three days in November 2026, for a bulk discount amount of \$3,698.50 (taxes included), plus a fee of \$114.98 (taxes included) for a sign space, and a reimbursable deposit of \$500 to secure the reservation, in consideration of a total of twenty-two hours (22 h) of rental for the event, setup and cleanup, and to keep the other terms and conditions of the previous agreement in effect.

2) That the deposit and an advance payment of \$500.00 on the rental amount be payable upon signing the agreement, followed by a payment of \$1,349.25 no later than May 1, 2026, and the balance of \$1,849.25 (plus the fee for a sign space) to be paid no later than August 1, 2026.

Carried unanimously
#20260330-009

d) Budget Transfer – Elections

WHEREAS it is estimated that a budgetary amount of \$135,000 will be required to cover expenses related to the 2029 elections;

THEREFORE:

It was moved by Councillor Lauren Small-Pennefather, seconded by Councillor Nick Tassé, and resolved:

That an annual amount of \$33,694.50 be transferred from the unassigned surplus (account 55-991-00-000) to the restricted surplus (account 55-992-00-000) and allocated to upcoming elections in 2026, 2027, 2028 and 2029.

Carried unanimously
#20260330-010

11. Urban Department

a) Site Planning Projects and Architectural Integration Programs (SPAIP) – March 25, 2026

It was moved by Councillor Martha Slocombe, seconded by Councillor Lauren Small-Pennefather and resolved:

- 1) To acknowledge receipt of the minutes of a meeting held by the Planning Advisory Committee (PAC) on March 25, 2026.
- 2) To approve as presented under the SPAIP the following plans submitted to this meeting, in accordance with the recommendations of the PAC as outlined in the minutes:

Address	Project
29 Easton	Replacement of thirteen windows;
144 Broughton	Replacement of one window;
28 Fairfield	Replacement of the front door;
241 Strathearn N.	Replacement of five windows, a door and the cladding on the one-storey rear extension.

- 3) To approve with conditions under the SPAIP the following plans submitted to this meeting, in accordance with the recommendations of the PAC as outlined in the minutes:

Address	Project
30-38 Westminster N.	Installation of a commercial sign;
260 Ballantyne N.	Replacement of twelve windows;
230 Percival	Replacement of a semi-detached garden shed in the backyard and the replacement of the front stairs, landing, railings and columns.

- 4) To defer the examination of the following plans to a next meeting of this Council, in accordance with the recommendations of the PAC as outlined in the minutes:

Address	Project
8101 Montreal-Toronto	Demolition of the existing building and construction of a new building.

Carried unanimously
#20260330-011

b) Site Planning Projects and Architectural Integration Programs (SPAIP) – February 18, 2026

It was moved by Councillor Lauren Small-Pennefather, seconded by Councillor Martha Slocombe and resolved, Councillors Nick Tassé and Philippe Bergeron having voted against, and Mayor Jonathan Cha in favour:

To approve with conditions under the SPAIP the following plans, in accordance with the recommendations of the PAC as outlined in the minutes of its meeting on February 18, 2026:

Address	Project
251 Percival	Reconstruction of the front porch, front stairs and railings.

Carried by a majority
#20260330-012

12. Public Works

a) Awarding of contract – rental of street sweeper with operator

WHEREAS the Town of Montreal West issued a call for tenders for the purpose of awarding a rental contract for a street sweeper with operator for the spring season as well as for other work on a need basis until the end of this year;

WHEREAS six (6) contractors were invited;

WHEREAS one (1) tender was received and assessed;

THEREFORE:

It was moved by Councillor Nick Tassé, seconded by Councillor Philippe Bergeron and resolved:

- 1) That this rental contract be awarded to EMC Services Construction, being the lowest conforming bidder, for an estimated price of \$73,000 plus taxes, based on a hourly rate of \$250 plus taxes, for spring cleaning and other work as requested.
- 2) That this expense be charged to budget code 02-320-01-515.

Carried unanimously
#20260330-013

b) City of Montreal – infrastructure work on Harley and Elmhurst

WHEREAS the City of Montreal intends to award a contract for the rehabilitation of infrastructure on Elmhurst between Harley and Sherbrooke and on Harley between Elmhurst and Brock South;

WHEREAS the work on Harley would entail encroaching on the side of Montreal West for the purpose of paving work, sidewalk construction and repair of a valve chamber;

WHEREAS the City is requesting the Town's permission to this effect, it being understood that such work will be without cost for Montreal West;

WHEREAS the Town has considered the practical implications of this project;

THEREFORE:

It was moved by Councillor Nick Tassé, seconded by Councillor Philippe Bergeron and resolved:

- 1) That the preamble of this resolution be an integral part thereof.
- 2) That the Town of Montreal West give the requested authorization to the City of Montreal, following the work description found on Plan_I16152-MA-00_20260318.

Carried unanimously
#20260330-014

13. Public Security

a) Emergency notification system replacement

WHEREAS for several years the Town of Montreal West has been using the services of CodeRED, a platform owned and operated by a US based risk management company, Crisis24 (formerly OnSolve) that allows to deliver location-based public safety warnings;

WHEREAS this kind of service was not available in the province at the time, but there are now at least two providers who have been invited to make service offers;

WHEREAS it is deemed advisable to proceed with discontinuing the agreement in place and phase in a new system;

THEREFORE:

It was moved by Councillor Philippe Bergeron, seconded by Councillor Martha Slocombe and resolved:

That the Director General be mandated to implement the orderly discontinuation of the services of CodeRED, and to introduce the new platform from Blanko on a yearly basis.

Carried unanimously
#20260330-015

14. Appointments

There was nothing under this item.

15. Deposit of Documents

a) Treasurer's report on the financing of municipal election expenses

The report of the Treasurer on activities related to the financing of independent candidates and the control of election expenses was tabled with Council.

16. Notice of Motion, Reading and Adoption of By-Laws

a) Adoption of By-Law No. 405-42 – By-Law Amending Traffic By-Law No. 405

WHEREAS a copy of this By-Law in draft version was previously tabled at a Council meeting when the notice of motion was given, and made available in accordance with the law;

WHEREAS the purpose and scope of this by-law were summed up at the present meeting;

THEREFORE:

It was moved by Councillor Philippe Bergeron, seconded by Councillor Martha Slocombe and resolved:

That By-Law No. 405-42 entitled "By-Law Amending Traffic By-Law No. 405" be adopted.

Carried unanimously
#20260330-016

b) Adoption of By-Law No. 2026-005 – By-Law Amending By-Law No. 2020-007 Consolidating the By-Law Concerning Employees' Pension Plan for the Town of Montreal West

WHEREAS a copy of this By-Law in draft version was previously tabled at a Council meeting when the notice of motion was given, and made available in accordance with the law;

WHEREAS the purpose and scope of this by-law were summed up at the present meeting;

THEREFORE:

It was moved by Councillor Lauren Small-Pennefather, seconded by Councillor Nick Tassé and resolved:

That By-Law No. 2026-005 entitled "By-Law Amending By-Law No. 2020-007 Consolidating the By-Law Concerning Employees' Pension Plan for the Town of Montreal West" be adopted.

Carried unanimously
#20260330-017

17. Second Public Question Period

The Mayor announced the beginning of the Second Public Question Period at 9:19 p.m.

People in the room were invited to ask the Mayor and Councillors questions concerning the matters on the agenda of this meeting. Questions submitted online were also taken.

I. Marc

Asks whether the Town is required to pay fees to BIXI in order to install stations within its territory?

Also inquires about the associated costs and revenue-sharing arrangements?

II. Kurt Johnson

Asks the Town Clerk for clarification regarding the vote on item 11 b) of the agenda, specifically how the councillors voted and whether the motion was carried.

Also questions how citizens are expected to understand the imposition of conditions when an application is approved, whether this reflects the Town's usual planning process, and how citizens may hold the Planning Advisory Committee (PAC) accountable for its decisions. He informs Council that the PAC does not provide explanations for its decisions?

III. Nathaniel Kirsh

Asks whether Council is open to amending the by-law that imposes a total ban on wood-burning fireplaces?

Asks Council how the decision to support the PAC's recommendation was reached and whether Council members had access to more information than was provided to citizens?

IV. Louise Chenevert

Questions the Mayor regarding his reference to tree maintenance in his report.

18. Levée de la séance

At 9:38 p.m., no other questions being asked,

It was moved by Councillor Philippe Bergeron, and seconded by Councillor Martha Slocombe, and resolved:

That the Meeting be terminated.

Carried Unanimously.
#20260330-018

Jonathan Cha
Mayor

Claude Gilbert
Town Clerk

*The annexes mentioned above are deposited
in the municipal archives in File Archives-20260330*