

MARCH 3, 2025

Minutes of the regular meeting of the Township of Gore’s Municipal Council held at the Trinity Community Hall located at 2 Cambria Road in Gore, on **Monday March 3, 2025, at 7 p.m.**

ARE PRESENT :

Councillors: Daniel Leduc, Sakina Khan, Shirley Roy, Anik Korosec and Anselmo Marandola forming a quorum and presided over by the Pro-Mayor, Alain Giroux.

Justified absence : Scott Pearce, Mayor

The General Manager, Mrs. Julie Boyer, and the Assistant Clerk-treasurer, Mrs. Diane Chales are also present.

CALL TO ORDER

The pro-mayor calls the present meeting to order at 7 p.m.

2025-03-035

ADOPTION OF THE AGENDA

WHEREAS the members of the council have familiarized themselves with the agenda of the present meeting;

WHEREAS the following subjects were added to varia on the agenda.

- Mandate to Prévost Fortin D'Aoust - Request for accreditation for the fireman
- Thanks to the SQ – Snowmobile control

IT IS **MOVED** BY: Councillor Sakina Khan
SECONDED BY: Councillor Anselmo Marandola
AND RESOLVED unanimously by Councillors (5):

TO ADOPT the agenda of the present meeting as modified.

CARRIED

2025-03-036

ADOPTION OF THE MINUTES OF THE REGULAR MEETING HELD FEBRUARY 3, 2025

WHEREAS the minutes of the regular meeting held February 3, 2025, were given to council members at least seventy-two (72) hours before this meeting;

WHEREAS council members declare having received and read them.

IT IS **MOVED** BY: Councillor Anik Korosec
SECONDED BY: Councillor Shirley Roy
AND RESOLVED unanimously by Councillors (5):

THAT the minutes of the regular meeting held February 3, 2025, are approved as submitted.

CARRIED

SUBJECTS ARISING FROM THE MINUTES

None

FIRST QUESTION PERIOD

A first question period was held during which the following subjects were discussed:

- Recording of the council meeting
- Rumour of expropriation around Beatty Parc

2025-03-037

TABLING AND APPROVAL OF THE LIST OF DOCUMENTS TO DESTROY AND TO CONSERVE

WHEREAS the municipality is responsible for ensuring the conservation of some of its documents while others can be destroyed after a period approved by the National Archives of Quebec;

WHEREAS it is necessary to proceed to the destruction and archiving of certain documents;

WHEREAS Mrs. Sarah Channell, Clerk-Treasurer, has presented the list of documents to be destroyed and those to archive to the members of the Municipal Council.

IT IS **MOVED** BY: Councillor Shirley Roy
SECONDED BY: Councillor Anik Korosec
AND **RESOLVED** unanimously by Councillors (5):

TO ACCEPT AND APPROVE the list of documents to be destroyed and to be archived dated March 3, 2025;

TO AUTHORIZE the destruction of the files as identified on this list.

CARRIED

NOTICE OF MOTION AND TABLING OF DRAFT BY-LAW 268 CONCERNING THE INTERNAL RULES FOR THE MANAGEMENT OF THE MUNICIPAL COUNCIL MEETINGS

Notice of motion is given by Councillor **Daniel Leduc** that, at a subsequent meeting of the council, **BY-LAW 268 CONCERNING THE INTERNAL RULES FOR THE MANAGEMENT OF THE MUNICIPAL COUNCIL MEETINGS** will be adopted.

Councillor Daniel Leduc tables draft **BY-LAW NUMBER 268** at the present meeting.

Copies of the draft by-law are made available to the public.

The mayor presents the draft by-law in accordance with the Municipal Code of Quebec (C-27.1).

2025-03-038

TAXATION, COMPENSATION AND PRICING RATES FOR MUNICIPAL SERVICES FOR THE 2025 FISCAL YEAR

WHEREAS the Municipal Council adopted its municipal budget for the 2025 financial year on December 17, 2024 at the 6:30 p.m. special meeting;

WHEREAS Council adopted By-law 267 at the special meeting of December 17, 2024 at 7 p.m.;

WHEREAS the municipality wishes to modify the rate for access to Barron Lake;

WHEREAS the notice of motion and the presentation of the draft of this by-law were previously given by Councillor Sakina Khan at the regular meeting of the Council on February 3, 2025;

WHEREAS a copy of the by-law was given to the members of council 72 hours prior to the meeting where this by-law is presented for adoption;

WHEREAS copies of the by-law were made available to the public at the beginning of the meeting;

WHEREAS the Mayor presented the by-law in accordance with article 445 of the Quebec Municipal Code(C-27.1).

IT IS **MOVED** BY: Councillor Anik Korosec

SECONDED BY: Councillor Shirley Roy

AND RESOLVED unanimously by Councillors (5):

THAT by-law 267-01 be adopted as presented.

CARRIED

2025-03-039

NOTICE OF THE MUNICIPALITY'S PRE-EMPTIVE RIGHT- IDENTIFICATION OF THE LOTS CONCERNED AND THE MUNICIPAL PURPOSES FOR WHICH THE LOTS MAY BE ACQUIRED

WHEREAS the Municipality may, pursuant to section 1104.1.3 of the Municipal Code of Québec (C-27.1), exercise a right of pre-emption over any immovable that it wishes to acquire for municipal purposes, with the exception of an immovable that is the property of a public body within the meaning of the Act respecting Access to documents held by public bodies and the Protection of personal information (CQLR c. A-2.1) ;

WHEREAS By-law 265 on the exercise of pre-emption rights on immovable property in the township of gore came into effect on March 13, 2024;

WHEREAS this right of pre-emption can only be exercised following its registration with the land register of Québec;

WHEREAS, by this resolution, the municipality wishes to subject certain immovables located within its territory to its right of pre-emption (right of first refusal), in accordance with its By-law 265;

WHEREAS, for each immovable, the right of first refusal shall be valid for a period of ten (10) years;

WHEREAS the Municipality wishes to make lots several lots subject to the right of first refusal, for municipal purposes, as described in the Special Planning Program for the Local Pole described in By-law 213 on the Municipal Master Plan of the Township of Gore as well as for the future development of Lake Beattie Park.

IT IS **MOVED** BY: Councillor Anselmo Marandola
SECONDED BY: Councillor Anik Korosec
AND **RESOLVED** unanimously by Councillors (5):

THAT a notice be registered with the Land Register of Québec for the application of a right of pre-emption on the following lots, as specified and for the municipal purposes described below:

No. of lot	Localization	Municipal End
5 317 933	Braemar Road – behind lot 5 317 934	Supporting economic development and/or building municipal infrastructure
5 318 878	Braemar Road – behind lot 5 317 934	Supporting economic development and/or building municipal infrastructure
5 317 951	Highway 329 – across from Lot 5 317 934 and adjacent to the lot at 17 Cambria Road	Supporting economic development and/or building municipal infrastructure
5 317 938	5 Cambria Road	Supporting economic development and/or building municipal infrastructure
5 317 944	8 Cambria Road	Create a public space, park, green space or playground
5 318 092	17 Cambria Road	Building or expanding municipal infrastructure
5 319 020	17 Cambria Road	Building or expanding municipal infrastructure
5 082 302	17 Cambria Road	Building or expanding municipal infrastructure
6 433 368	In front of the municipal park at 45 Cambria Road <i>Lot 5 318 147 of the PPU that was divided into two separate lots</i>	Building or expanding municipal infrastructure
6 433 369	4 Rodgers Road <i>Lot 5 318 147 of the PPU that was divided into two separate lots</i>	Building or expanding municipal infrastructure
5 318 148	46 Cambria Road	Building or expanding municipal infrastructure
5 318 149	Cambria Road	Building or expanding municipal infrastructure

5 317 833	4 du Lac Chevreuil Road	Supporting economic development and/or building municipal infrastructure
5 317 777	79 Highway 329 – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 783	79 Highway 329 – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
6 118 901	du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 827	du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 991	du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 997	100 du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
6 635 009	du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
6 635 010	du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
6 635 011	du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 318 861	du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 996	124 du Lac Chevreuil Road – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 977	Unnamed Street - Large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 749	Highway 329 – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 747	Highway 329 – vacant lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground
5 317 776	Highway 329 – large lot adjacent to Beattie Lake Park	Create a public space, park, green space or playground

THAT this notice be sent to the owners of the concerned lots.

THAT this resolution repeals and replaces resolution 2024-04-081

CARRIED

2025-03-040

**REQUEST FOR MINOR DÉROGATION NO 2025-03: RAINBOW STREET
LOT 6 241 789**

WHEREAS a request for a minor derogation was deposited to allow for the reduction of the lateral margin on the northwest side of lot 6 241 789 to 2.02 m instead of 5 m as required by By-law 214 for zone VI-16, and this, for a newly built house.

WHEREAS the members of the PAC examined documents relating to the request, which became necessary because of the relocation of the house during its construction.

WHEREAS the PIIA initially recommended by the PAC in June 2022 and accepted by Council in July 2022 (Resolution 2022-07-205) places the house 5.08 m from the west side line of the property. However, the house was turned and moved to the west during construction, encroaching 2.98 m within the side margin.

WHEREAS the relocation of the house was not notified during construction, and the building inspector was not informed of the change at the appropriate time.

WHEREAS the certificate of location filed for the purposes of this request shows the encroachment of the building on the lateral margin to the west as well as the addition of a retaining wall that crosses the property line and a mound of backfill that also flows into the neighbouring property, elements not provided for in the initial application.

WHEREAS taking into consideration the updated certificate of location, the derogation becomes major in its nature and has a negative impact on the neighbouring property. It does not meet two mandatory criteria for the approval of a derogation request.

WHEREAS the members of the PAC are of the opinion that the encroachment of the house could have been minimized or avoided by moving the foundations to the east.

WHEREAS the initial permit was not respected and the changes made to the location of the dwelling caused, in part or in whole, the project to overflow onto the neighbouring property.

WHEREAS the members of the PAC confirm that they cannot, in good faith, recommend the minor derogation and therefore recommend that the Council refuse the request.

WHEREAS a public notice was given on February 17, 2025, in accordance with the law.

WHEREAS the Council has received a copy of the request as well as the committee's recommendation and declares having studied it.

WHEREAS the floor is given to those present at the meeting.

IT IS **MOVED** BY: Councillor Anselmo Marandola
SECONDED BY: Councillor Anik Korosec
AND RESOLVED unanimously by Councillors (5):

THAT the preamble forms an integral part of this resolution.

TO ACCEPT the recommendation deposited by the Planning Advisory Committee.

TO REFUSE the minor derogation 2025-03.

CARRIED

2025-03-041

PIIA 2025-01 : 6 DE L'OISELET STREET, LOT 6 473 703

WHEREAS a permit request has been submitted regarding the construction of a new single-family home on lot 6 473 703 situated on de l'Oiselet Street ;

WHEREAS this request is subject to the provisions of by-law 218 relating to site planning and architectural integration (PIIA) ;

WHEREAS the members of the Planning Advisory Committee studied the request and believe that the project meets the applicable evaluation criteria detailed in by-law 218 ;

WHEREAS the Planning Advisory Committee has given a favorable recommendation.

IT IS **MOVED** BY: Councillor Anik Korosec
SECONDED BY: Councillor Shirley Roy
AND RESOLVED unanimously by Councillors (5):

THAT the preamble forms an integral part of this resolution.

THAT the Council accepts the recommendation of the Planning Advisory Committee.

THAT the PIIA 2025-01 regarding the construction of a new single-family home on lot 6 473 703 situated on de l'Oiselet Street on the condition that the owner receives the authorisation to demolish the existing home.

CARRIED

2025-03-042

PIIA 2025-02 : PURDIE STREET, LOT 5 081 487

WHEREAS a permit request has been submitted regarding the construction of a new single-family home on lot 5 081 487 situated on Purdie Street.

WHEREAS this request is subject to the provisions of by-law 218 relating to site planning and architectural integration (PIIA).

WHEREAS the members of the Planning Advisory Committee studied the request and believe that the project meets the applicable evaluation criteria detailed in by-law 218.

WHEREAS the Planning Advisory Committee has given a favorable recommendation.

IT IS **MOVED** BY: Councillor Daniel Leduc

SECONDED BY: Councillor Sakina Khan

AND RESOLVED unanimously by Councillors (5):

THAT the preamble forms an integral part of this resolution.

THAT the Council accepts the recommendation of the Planning Advisory Committee.

THAT the PIIA 2025-02 regarding the construction of a new single-family home on lot 5 081 487 situated on Purdie Street be accepted according to the recommendation adopted by the Planning Advisory Committee during its February 12, 2025 meeting.

CARRIED

2025-03-043

PIIA 2025-03 : 10 ROSEMOUNT STREET, LOT 5 317 841

WHEREAS a permit request has been submitted regarding the exterior renovation of the single-family home at 10 Rosemount Street.

WHEREAS this request is subject to the provisions of by-law 218 relating to site planning and architectural integration (PIIA).

WHEREAS the members of the Planning Advisory Committee studied the request and believe that the project meets the applicable evaluation criteria detailed in by-law 218.

WHEREAS the Planning Advisory Committee has given a favorable recommendation.

IT IS **MOVED** BY: Councillor Anselmo Marandola

SECONDED BY: Councillor Shirley Roy

AND RESOLVED unanimously by Councillors (5):

THAT the preamble forms an integral part of this resolution.

THAT the Council accepts the recommendation of the Planning Advisory Committee.

THAT the PIIA 2025-03 regarding the exterior renovation of the single-family home at 10 Rosemount Street be accepted according to the recommendation adopted by the Planning Advisory Committee during its February 12, 2025 meeting.

CARRIED

2025-03-044

AUTHORIZATION TO SIGN THE WORKING AGREEMENT BETWEEN THE MUNICIPALITY OF THE TOWNSHIP OF GORE AND THE GORE FIREFIGHTERS' ASSOCIATION

WHEREAS the municipality and the Gore Firefighters' Recreation Association have entered into an employment contract in the form of an agreement with the following objectives:

- Ensuring the well-being and safety of firefighters;
- Define and supervise the working conditions of firefighters;
- To facilitate the resolution of issues between the Association and the Municipality.

WHEREAS the said contract was signed on February 12, 2025 by the Mayor and the General Manager after discussion with the members of Council.

IT IS **MOVED** BY: Councillor Daniel Leduc
SECONDED BY: Councillor Anik Korosec
AND RESOLVED unanimously by Councillors (5):

TO RATIFY the signing of the employment contract dated February 12, 2025 between the Municipality of the Township of Gore and the Gore Firefighters' Recreation Association by Mayor Scott Pearce and General Manager, Julie Boyer.

CARRIED

2025-03-045

AWARDING OF A CONTRACT FOR THE COLLECTION AND MANAGEMENT OF CONSTRUCTION, RENOVATION AND DEMOLITION WASTE RECOVERED AT THE MUNICIPAL ECOCENTRE

WHEREAS the public call for tender 2025-01 was authorized by resolution 2025-02-026 and published on the SEAO ;

WHEREAS the following results were received:

Company Name	Price (taxes included)
GFL Environnement Inc.	\$ 501 546.25
Services Sanitaires St-Antoine	\$ 384 418.90
9211-3570 QC. Inc.	\$ 479 445.75
Recyclage Sterling	\$ 446 206.48

WHEREAS the bids were analysed, and the general manager has made a recommendation.

IT IS **MOVED** BY: Councillor Sakina Khan
SECONDED BY: Councillor Daniel Leduc
AND RESOLVED unanimously by Councillors (5):

TO AWARD the contract concerned by the public call for tenders 2025-01, for the collection and management of construction, renovation and demolition residues recovered at the ecocentre, a one-year contract with the option to renew annually, for a maximum of 2 more years, to Services Sanitaires St-Antoine for an amount of \$ 384 418.90 taxes included.

CARRIED

2025-03-046

AWARDING OF A CONTRACT FOR THE REVISION OF URBAN PLANNING BY-LAWS

WHEREAS the municipality wishes to revise its urban planning by-laws to fully adapt them to the needs of the municipality, to make them easier to apply and include illustrations to lighten the regulatory texts.

WHEREAS two companies specializing in the field were asked for a quote.

CONSIDERING the recommendation of Boyle.

WHEREAS the Planning Advisor, Mr. Tyler has submitted his recommendation.

IT IS **MOVED** BY: Councillor Daniel Leduc

SECONDED BY: Councillor Shirley Roy

AND RESOLVED unanimously by Councillors (5):

TO AWARD the contract for the revision of the urban planning by-laws of the Municipality of the Township of Gore to the company "Atelier Urbain" for an amount of \$ 102 312.90 before taxes, including the proposed options.

TO AUTHORIZE the Urban planning consultant, Mr. Tyler Boyle, to sign the documents necessary for the execution of this contract.

CARRIED

2025-03-047

AWARDING OF THE 2025 LANDSCAPE MAINTENANCE CONTRACT FOR THE MUNICIPAL OFFICE AND COMMUNITY CENTER

WHEREAS the municipality wishes to award a landscaping contract for the green spaces surrounding the town hall and the municipality's community centre.

WHEREAS the company "Croque Herbes" has submitted a service offer.

WHEREAS the Intendant – Responsible for Supply and Maintenance, Mr. Christian Masse has submitted his recommendation.

IT IS **MOVED** BY: Councillor Anik Korosec

SECONDED BY: Councillor Shirley Roy

AND RESOLVED unanimously by Councillors (5):

TO AWARD the contract for the landscaping and landscaping of the green spaces surrounding the Town Hall and the community centre of the municipality in "Croque Herbes" for the sum of \$6,400.00 plus taxes.

CARRIED

2025-03-048

AUTHORIZATION TO PROCEED WITH THE SALE OF CASE TRACTOR,
MODEL MX80CF – YEAR 2000

WHEREAS the municipality owns a Case tractor, model MX80CF, bearing serial number JJE1053647;

WHEREAS this tractor requires certain repairs, however the municipality no longer wishes to invest in this equipment.

WHEREAS it is appropriate to sell the tractor at public auction through the *Centre d'acquisitions gouvernementales*.

WHEREAS the minimum recommended price is \$18,000

IT IS **MOVED** BY: Councillor Anik Korosec
SECONDED BY: Councillor Anselmo Marandola
AND RESOLVED unanimously by Councillors (5):

TO AUTHORIZE the sale of the Case tractor, model MX80CF, serial number JJE1053647 at public auction for a minimum price of \$18,000 plus applicable taxes.

CARRIED

2025-03-049

NOMINATION OF MRS. TINA LAROCQUE FRANGETTI AS A FIREFIGHTER
FOR THE MUNICIPALITY OF THE TOWNSHIP OF GORE’S FIRE DEPARTMENT

WHEREAS the firefighter, Mrs. Tina Larocque Frangetti, expressed her interest in the position of lieutenant of the municipality's fire department in October 2024;

WHEREAS Mrs. Larocque Frangetti wishes to withdraw her candidacy for this position and remain a firefighter for the municipality's fire department.

IT IS **MOVED** BY: Councillor Shirley Roy
SECONDED BY: Councillor Anik Korosec
AND RESOLVED unanimously by Councillors (5):

TO APPOINT Mrs. Tina Larocque Frangetti as a firefighter for the Fire Department of the Municipality of the Township of Gore;

TO WITHDRAW Mrs. Larocque Frangetti’s candidacy for the position of Lieutenant.

CARRIED

TABLING OF THE MUNICIPAL INSPECTOR’S REPORT FOR THE MONTH OF
FEBRUARY 2025

During the month, we delivered 9 permits as follows:

Amount delivered	Type
1	Residential tree cutting
2	Septic System
1	New Construction

5	Renovation (more than \$ 5 000)
9	TOTAL

TABLING OF THE FIRE SAFETY SERVICE REPORT FOR THE MONTH OF FEBRUARY 2025

The Assistant clerk-treasurer tables to the Council the report prepared by the Director of the Fire Safety Service detailing the activities of the service for the month of February 2025.

2025-03-050

APPROVAL OF THE ACCOUNTS PAYABLE

WHEREAS Council members have taken note of the report dated March 3, 2025, regarding the invoices and salaries paid in February 2025 and the invoices to be paid for the month of March 2025.

IT IS **MOVED** BY: Councillor Daniel Leduc
SECONDED BY: Councillor Sakina Khan
AND RESOLVED unanimously by Councillors (5):

TO APPROVE the invoices and salaries paid in February 2025 and the invoices to be paid for the month of March 2025 totaling \$ 662 060.60 and authorize their payment.

THAT the report dated March 3, 2025, be annexed to the minutes to form an integral part thereof.

CARRIED

2025-03-051

MANDATE TO PRÉVOST FORTIN D'AOUST - REQUEST FOR ACCREDITATION FOR THE FIREMAN

WHEREAS the municipality has received a notice of summons to a hearing by the “Tribunal administratif du travail” for a request for accreditation for the fireman;

IT IS **MOVED** BY: Councillor Sakina Khan
SECONDED BY: Councillor Anik Korosec
AND RESOLVED unanimously by Councillors (5):

THAT the firm Prévost Fortin D'Aoust be mandated to represent the municipality in the hearing of the request for the accreditation for the fireman.

CARRIED

2025-03-052

THANKS TO THE “SÛRETÉ DU QUÉBEC” - SNOW MOBIL CONTROL

WHEREAS the municipality has requested assistance from the Sûreté du Québec "SQ" to ensure the control of the snowmobiles in Beattie Park following vandalism and trespassing events.

WHEREAS the SQ investigators responded promptly, offering effective assistance in closing the file.

IT IS **MOVED** BY: Councillor Sakina Khan
SECONDED BY: Councillor Daniel Leduc
AND RESOLVED unanimously by Councillors (5):

TO THANK the Sûreté du Québec for the time and energy they have contributed to the case and for the speed with which the matter has been resolved.

CARRIED

SECOND QUESTION PERIOD

A second question period was held during which the following subjects were discussed:

- GRC intervention
- The lunch boat attendant
- New municipal office
- Thanks to the Shirley Roy and Anik Korosec for their volunteering

2025-03-053

ADJOURNMENT OF THE MEETING

IT IS **MOVED** BY: Councillor Sakina Khan
SECONDED BY: Councillor Daniel Leduc
AND RESOLVED unanimously by Councillors (5):

TO CLOSE the meeting at 7:40 p.m.

CARRIED