

CA29 0040-12	Without prejudice		
	<a href="#">Click here for the borough notice describing how bylaw CA29 0040-12,13,14 will change the main zoning bylaw CA29 0040 of Pierrefonds-Roxboro</a>	<a href="#">Click here for links to the documents that make up part of the main zoning bylaw CA29 0040 of Pierrefonds Roxboro</a>	
Comments/Questions ?	<b>CA29 0040-12</b> <b>In this column is the text from the borough notice for bylaw CA29-0040-12 on changes to be made to the zoning bylaw</b>	<b>In this column is the text of the borough zoning bylaw CA29 0040 presently in effect in Pierrefonds-Roxboro</b>	<b>In this column is the text of showing how the zoning bylaw CA29 0040 of Pierrefonds-Roxboro would be modified as a result of bylaw CA29 0040-12</b>
Why is there a need for an exception for H1 and H2?	<p>The zoning by-law CA29 0040 is modified as follows:</p> <p>ARTICLE 1. By replacing at article 25 the definition BUILDING FOOTPRINT/LANDSITE RATIO by the following:</p> <p>BUILDING FOOTPRINT/LANDSITE RATIO:</p> <p>Quotient obtained by dividing the total floor area of the main building, exception made of the basement for one-family dwellings (h1), duplexes and triplexes (h2) erected on the landsite, by the area of that landsite.</p>	<p>CA29 0040 in effect now reads:</p> <p>BUILDING FOOTPRINT/LANDSITE RATIO</p> <p>Quotient obtained by dividing the total floor area of the main building erected on a landsite by the area of that landsite.</p>	<p>CA29 0040 with changes would become</p> <p>BUILDING FOOTPRINT/LANDSITE RATIO:</p> <p>Quotient obtained by dividing the total floor area of the main building, <b>exception made of the basement for one-family dwellings (h1), duplexes and triplexes (h2)</b> erected on the landsite, by the area of that landsite.</p>
<p>Did the original bylaw contain 2.5m?</p> <p>Why the change to 2.0 m?</p> <p>Is it not safer to have 2.5m from the street?</p> <p>Will this be stricly enforced?</p>	<p>ARTICLE 2. By modifying subsection 2 ° of article 64 as follows:</p> <p>By replacing the number 2.5 m by the number 2 m.</p>	<p>CA29 0040 in effect now reads as:</p> <p>64. WINTER GARAGE, WINTER DOORWAY SHELTER AND WINTER TUNNEL</p> <p>2° A winter shelter is authorized in all yards, at least 1 m from the sidewalk and at least <b>2.5 m</b> from the edge of the street or of the roadway, as the case may be.</p>	<p>CA29 0040 with changes would become:</p> <p>64. WINTER GARAGE, WINTER DOORWAY SHELTER AND WINTER TUNNEL</p> <p>2° A winter shelter is authorized in all yards, at least 1 m from the sidewalk and at least <b>2m</b> from the edge of the street or of the roadway, as the case may be.</p>

	<p>ARTICLE 3. By adding to article 91 the following subsection 9:</p> <p>The following additional uses in a library:</p> <ul style="list-style-type: none"><li>a) Coffee shop;</li><li>b) Food services;</li><li>c) Theater;</li><li>d) Exhibition Hall;</li><li>e) Stand;</li><li>f) Bookstore;</li><li>g) Souvenir shop.</li></ul>	<p>CA29 0040 in effect</p> <p>SECTION 5: ADDITIONAL USES AND DEPENDENT USES FOR THE USES IN THE COMMUNITY (P) GROUP</p> <p>91. ADDITIONAL USES AUTHORIZED</p>	<p>CA29 0040 with changes would become</p> <p>SECTION 5: ADDITIONAL USES AND DEPENDENT USES FOR THE USES IN THE COMMUNITY (P) GROUP</p> <p>91. ADDITIONAL USES AUTHORIZED</p> <p>The following additional uses in a library:</p> <ul style="list-style-type: none"><li>a) Coffee shop;</li><li>b) Food services;</li><li>c) Theater;</li><li>d) Exhibition Hall;</li><li>e) Stand;</li><li>f) Bookstore;</li></ul>
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<p>Why the need to change it to this wording?</p>	<p>ARTICLE 4. By modifying article 201 as follows:</p> <p>By replacing subparagraph f) of subsection 2° by the following:</p> <p>Notwithstanding sub-paragraph e), the construction of an embankment of a minimal height of 0.6 m may be replaced by a low wall of equivalent height or by planting grasses, shrubs and trees as appropriate.</p>	<p>CA29 0040 in effect now reads as:</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>e) An embankment with a minimum height of 0.6 m in relation to the level of the parking area and with a slope of less than 30% must be installed along the side with the street when the off-street parking area is located in a yard adjacent to a street. At least 50% of the area of this embankment must be planted with trees and shrubs, with more than 50% of these trees being coniferous. The trees must be spaced no more than 7 m apart. This embankment may be installed within the street easement belonging to the municipality. However, no trees or shrubs may be planted in this easement unless an agreement has been reached between the competent authority and the owner.</p> <p>f) Notwithstanding sub-paragraph e), the embankment to be installed with a height of at least 0.6 m may be replaced by a low wall of equivalent height. At least 50% of the façade of the wall facing the street must be landscaped with planting. However, no planting or wall is permitted unless an agreement has been reached between the competent authority and the owner.</p>	<p>CA29 0040 With changes would become:</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>e) An embankment with a minimum height of 0.6 m in relation to the level of the parking area and with a slope of less than 30% must be installed along the side with the street when the off-street parking area is located in a yard adjacent to a street. At least 50% of the area of this embankment must be planted with trees and shrubs, with more than 50% of these trees being coniferous. The trees must be spaced no more than 7 m apart. This embankment may be installed within the street easement belonging to the municipality. However, no trees or shrubs may be planted in this easement unless an agreement has been reached between the competent authority and the owner.</p> <p><b>f) Notwithstanding sub-paragraph e), the construction of an embankment of a minimal height of 0.6 m may be replaced by a low wall of equivalent height or by planting grasses, shrubs and trees as appropriate.</b></p>
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	<p>ARTICLE 5 By modifying article 201 as follows:</p> <p>By eliminating in subparagraph e) of subsection 2° the words with more than 50% of these trees being coniferous.</p>	<p>CA29 0040 presently in effect</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>(e) of subsection 2 reads as follows:</p> <p>e) An embankment with a minimum height of 0.6 m in relation to the level of the parking area and with a slope of less than 30% must be installed along the side with the street when the off-street parking area is located in a yard adjacent to a street. At least 50% of the area of this embankment must be planted with trees and shrubs, with more than 50% of these trees being coniferous. The trees must be spaced no more than 7 m apart. This embankment may be installed within the street easement belonging to the municipality. However, no trees or shrubs may be planted in this easement unless an agreement has been reached between the competent authority and the owner.</p>	<p>CA29 0040 with the changes would become</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>(e) of subsection 2 would read as follows:</p> <p>e) An embankment with a minimum height of 0.6 m in relation to the level of the parking area and with a slope of less than 30% must be installed along the side with the street when the off-street parking area is located in a yard adjacent to a street. At least 50% of the area of this embankment must be planted with trees and shrubs, <del>with more than 50% of these trees being coniferous</del>. The trees must be spaced no more than 7 m apart. This embankment may be installed within the street easement belonging to the municipality. However, no trees or shrubs may be planted in this easement unless an agreement has been reached between the competent authority and the owner.</p>
<p>Why will there be less parking spaces required?</p>	<p>ARTICLE 6. By modifying article 201 as follows:</p> <p>By replacing at subparagraph d) of subsection 3° the words 15 parking spaces by the words 12 parking spaces.</p>	<p>CA29 0040 presently in effect</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>subparagraph (d) of subsection (3) reads as follows:</p> <p>d) An off-street parking area serving a use in the “Commercial (c)”, “Industrial (i)” and “Community (p)” groups must include pockets of landscaping, installed at the ends of each row containing at least <b>15</b> parking spaces. A landscaped pocket must have a minimum area of 30 m<sup>2</sup> and be composed of grass, shrubs and trees, with at least 30% of the pocket filled with shrubs and trees.</p>	<p>CA29 0040 with changes would become:</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>subparagraph (d) of subsection (3) would now read as follows:</p> <p>d) An off-street parking area serving a use in the “Commercial (c)”, “Industrial (i)” and “Community (p)” groups must include pockets of landscaping, installed at the ends of each row containing at least <b>12</b> parking spaces. A landscaped pocket must have a minimum area of 30 m<sup>2</sup> and be composed of grass, shrubs and trees, with at least 30% of the pocket filled with shrubs and trees.</p>

<p>Could we allow even more permeable types of surfaces?</p>	<p>ARTICLE 7. By modifying article 201 as follows:</p> <p>By replacing subparagraph b) of subsection 1° by the following:</p> <p>The entire surface of an off-street parking area must be covered in asphalt, concrete, concrete pavers, stone pavers or permeable pavers.</p>	<p>CA29 0040 presently in effect</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>subparagraph (b) of subsection (1) reads as follows:</p> <p>b) The entire surface of an off-street parking area must be covered in asphalt, concrete, concrete pavers <b>or stone pavers.</b></p>	<p>CA29 0040 with changes would become:</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>subparagraph (b) of subsection (1) would now read as follows:</p> <p>(b) The entire surface of an off-street parking area must be covered in asphalt, concrete, concrete pavers, <b>stone pavers or permeable pavers.</b></p>
<p>- Why is there suddenly a need for this item?</p> <p>- Are there not conditions that should be specified, ex: but not within say 200m of the river? Or other floodplain related exceptions?</p> <p>- Is this change required for a project presently under consideration?</p>	<p>ARTICLE 8. By modifying article 206 as follows:</p> <p>By adding at the intersection of line Multi-family dwelling (h3) and column Minimum Number of Spaces the words At least 80% of parking spaces must be located indoor or underground.</p>	<p>CA29 0040 presently in effect</p> <p>206. MINIMUM NUMBER OF SPACES</p> <p>Multi-family dwelling (h3)</p> <p>1.25 spaces per dwelling unit plus 0.20 space per dwelling unit, for visitors</p>	<p>CA29 0040 with changes would become:</p> <p>206. MINIMUM NUMBER OF SPACES</p> <p>Multi-family dwelling (h3)</p> <p>1.25 spaces per dwelling unit plus 0.20 space per dwelling unit, for visitors. <b>At least 80% of parking spaces must be located indoor or underground</b></p>

<p>- How does this concord with the recent efforts to ban street parking for non residents on streets near the Roxboro station?</p> <p>- Why the need for this change?</p>	<p>ARTICLE 9. By adding at article 207 the following paragraph after the first paragraph:</p> <p>Notwithstanding article 206, the minimum number of off-street parking spaces, for a building with one or several uses in the “Housing (h) group”, located between 500 m and 1000 m of a train station, the parking minimal requirements are reduced by 15%.</p>	<p>CA29 0040 presently in effect</p> <p>207. MINIMUM NUMBER OF SPACES FOR A BUILDING IN THE HOUSING (H) GROUP LOCATED LESS THAN 500 METRES FROM A COMMUTER TRAIN STATION</p> <p>Notwithstanding Article 206, the minimum number of off-street parking spaces for a building with one or several uses in the “Housing (h)”, located within 500 m of a station, group may be reduced by 25%.</p> <p>In addition, a use listed in the preceding paragraph may not be served by a number of parking spaces that exceeds 25% of the minimum number required by the present by-law, except in the case of parking intended for public transit users.</p>	<p>CA29 0040 with the changes would become:</p> <p>207. MINIMUM NUMBER OF SPACES FOR A BUILDING IN THE HOUSING (H) GROUP LOCATED LESS THAN 500 METRES FROM A COMMUTER TRAIN STATION</p> <p>Notwithstanding Article 206, the minimum number of off-street parking spaces for a building with one or several uses in the “Housing (h)”, located within 500 m of a station, group may be reduced by 25%.</p> <p><b>Notwithstanding article 206, the minimum number of off-street parking spaces, for a building with one or several uses in the “Housing (h) group”, located between 500 m and 1000 m of a train station, the parking minimal requirements are reduced by 15%.</b></p> <p>In addition, a use listed in the preceding paragraph may not be served by a number of parking spaces that exceeds 25% of the minimum number required by the present by-law, except in the case of parking intended for public transit users.</p>
<p>Why the need for this change?</p> <p>What will be the impact of this change?</p>	<p>ARTICLE 10. By modifying article 219 as follows:</p> <p>By replacing the words 1 space per 40 m2 by the words 1 space per 80 m2 at the intersection of the 8th line and column Minimum Number of Spaces.</p>	<p>CA29 0040 presently in effect reads:</p> <p>219. MINIMUM NUMBER OF SPACES</p> <p>Institutions (p2):</p> <ul style="list-style-type: none"> <li>• Library (7111)</li> <li>• Museum (7112)</li> </ul> <p><b>1 space per 40 m<sup>2</sup></b></p>	<p>CA29 0040 with the changes would become:</p> <p>219. MINIMUM NUMBER OF SPACES</p> <p>Institutions (p2):</p> <ul style="list-style-type: none"> <li>• Library (7111)</li> <li>• Museum (7112)</li> </ul> <p><b>1 space per 80 m<sup>2</sup></b></p>

<p>- Why does it look like we are limiting the # of bicycle racks?</p> <p>- How does this change support the use of Bixi bikes the borough?</p> <p>- Would this not limit the # of bike racks at Roxboro station?</p>	<p>ARTICLE 11. By modifying article 221 as follows:</p> <p>By replacing the number 5% by the number 10%;</p> <p>By replacing the number 30 by the number 50.</p>	<p>CA29 0040 presently in effect reads:</p> <p>221. MINIMUM NUMBER OF BICYCLE PARKING UNITS</p> <p>The minimum number of bicycle parking units required for a use in the “Community (p)” group is set at <b>5%</b> of the minimum number of parking spaces required, up to a total of <b>30</b> spaces. However, for a use in the “Teaching Establishments (p2b)” sub-category, the minimum number of bicycle parking units is set at 1 unit per 10 students.</p>	<p>CA29 0040 presently in effect reads:</p> <p>221. MINIMUM NUMBER OF BICYCLE PARKING UNITS</p> <p>The minimum number of bicycle parking units required for a use in the “Community (p)” group is set at <b>10%</b> of the minimum number of parking spaces required, up to a total of <b>50</b> spaces. However, for a use in the “Teaching Establishments (p2b)” sub-category, the minimum number of bicycle parking units is set at 1 unit per 10 students.</p>
<p>- Why does it look like we are limiting the # of bicycle racks?</p> <p>- How does this change support the use of Bixi bikes the borough?</p> <p>- Would this not limit the # of bike racks at Roxboro station?</p>	<p>ARTICLE 12. By modifying article 225 as follows:</p> <p>By replacing the number 5% by the number 10%;</p> <p>By replacing the number 30 by the number 50.</p>	<p>CA29 0040 presently in effect reads:</p> <p>225. MINIMUM NUMBER OF BICYCLE PARKING UNITS</p> <p>The minimum number of bicycle parking units required for a use in the “Recreational (r)” group is set at <b>5%</b> of the minimum number of parking spaces required, up to a total of <b>30</b> spaces.</p>	<p>CA29 0040 with the changes would become:</p> <p>225. MINIMUM NUMBER OF BICYCLE PARKING UNITS</p> <p>The minimum number of bicycle parking units required for a use in the “Recreational (r)” group is set at <b>10%</b> of the minimum number of parking spaces required, up to a total of <b>50</b> spaces.</p>

<p>- How exactly does a bylaw come into force?</p> <p>- Will this bylaw be subject to a register?</p> <p>- Can the bylaw be used and applied before it is promulgated?</p> <p>- Can UPAC base a decision on a bylaw that has not yet been promulgated?</p>	<p>ARTICLE 13. The present by-law comes into force in accordance with the Law.</p>		
<p><b>CA29 0040-14</b></p>	<p><a href="#">Click here for the borough notice describing how bylaw CA29 0040-12,13,14 will change the main zoning bylaw CA29 0040 of Pierrefonds-Roxboro</a></p>	<p><a href="#">Click here for links to the documents that make up part of the main zoning bylaw CA29 0040 of Pierrefonds Roxboro</a></p>	
<p><b>Comments/Questions ?</b></p>	<p><b>CA29-0040-14</b>  <b>In this column is the text from the borough notice for bylaw CA29-0040-14 on changes to be made to the borough zoning bylaw</b></p>	<p><b>In this column is the text of the borough zoning bylaw CA29 0040 presently in effect in Pierrefonds-Roxboro</b></p>	<p><b>In this column is the text of showing how the zoning bylaw CA29 0040 of Pierrefonds-Roxboro would be modified as a result of bylaw CA29 0040-14</b></p>
<p>- Reflective coating? Do we not need to consider risk of reflection to pilots flying overhead?</p> <p>- Should we not also add definition of a photovoltaic roof?</p>	<p>ARTICLE 1. By adding to article 25 the following definitions:</p> <p>PALE ROOF: A roof made of light-colored material or covered with a reflective coating or light-colored coating ballast;</p> <p>GREEN ROOF: Coating of a roof allowing the growth of the vegetation and minimally comprising a sealing layer, a growth substrate and a plant layer.</p>	<p>CA29 0040 presenly in effect reads:</p> <p>25. TERMINOLOGY</p> <p>There is no mention of PALE ROOF or GREEN ROOF in the main zoning bylaw currently in effect.</p>	<p>CA29 0040 modified would then read:</p> <p>25. TERMINOLOGY</p> <p>PALE ROOF: A roof made of light-colored material or covered with a reflective coating or light-colored coating ballast;</p> <p>GREEN ROOF: Coating of a roof allowing the growth of the vegetation and minimally comprising a sealing layer, a growth substrate and a plant layer.</p>



<p>Why the need for this change?</p> <p>Why was this first adopted back in 2010 then?</p>	<p>ARTICLE 2. By modifying subsection 3° of article 143 as follows:</p> <p>By eliminating the first sentence.</p>	<p>CA29 0040 currently in effect reads:</p> <p>143. ADDITIONAL PROVISIONS APPLICABLE TO A SWIMMING POOL OR SPA</p> <p>3° <b>All the directives relative to the installation of a swimming pool also apply to the installation of the equipment required for the operation of the pool, such as the filtration system, water heater, heat pump or gas tank, as well as to the installation of utility items such as a slide, springboard, steps or ladders.</b> A patio or a terrace attached to the main building and providing direct access to the pool may be installed at a distance of 2 m from a rear boundary line.</p>	<p>CA29 0040 with the changes would read:</p> <p>143. ADDITIONAL PROVISIONS APPLICABLE TO A SWIMMING POOL OR SPA</p> <p>3° <del>All the directives relative to the installation of a swimming pool also apply to the installation of the equipment required for the operation of the pool, such as the filtration system, water heater, heat pump or gas tank, as well as to the installation of utility items such as a slide, springboard, steps or ladders.</del> A patio or a terrace attached to the main building and providing direct access to the pool may be installed at a distance of 2 m from a rear boundary line.</p>
<p>Why the need for this change?</p> <p>Why was this first adopted back in 2010 then?</p>	<p>ARTICLE 3. By modifying subsection 3° of article 153 as follows:</p> <p>By eliminating the first sentence.</p>	<p>CA29 0040 presently in effect reads:</p> <p>153. ADDITIONAL PROVISIONS APPLICABLE TO A SWIMMING POOL OR SPA</p> <p>3° <b>All the directives relative to the installation of a swimming pool also apply to the installation of a terrace or patio not attached to the main building and providing access to the swimming pool, to the installation of the equipment required for the operation of the pool, such as the filtration system, water heater, heat pump or gas tank, as well as to the installation of utility items such as a slide, springboard, steps or ladders.</b> A patio or a terrace attached to the main building and providing direct access to the pool may be installed at a distance of 2 m from a rear boundary line.</p>	<p>CA29 0040 with the changes would become:</p> <p>153. ADDITIONAL PROVISIONS APPLICABLE TO A SWIMMING POOL OR SPA</p> <p>3° <del>All the directives relative to the installation of a swimming pool also apply to the installation of a terrace or patio not attached to the main building and providing access to the swimming pool, to the installation of the equipment required for the operation of the pool, such as the filtration system, water heater, heat pump or gas tank, as well as to the installation of utility items such as a slide, springboard, steps or ladders.</del> A patio or a terrace attached to the main building and providing direct access to the pool may be installed at a distance of 2 m from a rear boundary line.</p>

<p>Why the need for this change?</p> <p>Why was this first adopted back in 2010 then?</p>	<p>ARTICLE 4. By modifying subsection 3° of article 175 as follows:</p> <p>By eliminating the first sentence.</p>	<p>CA29 0040 presently in effect reads:</p> <p>175. ADDITIONAL PROVISIONS APPLICABLE TO A SWIMMING POOL OR SPA</p> <p>3° All the directives relative to the installation of a swimming pool also apply to the installation of a terrace or patio not attached to the main building and providing access to the swimming pool, to the installation of the equipment required for the operation of the pool, such as the filtration system, water heater, heat pump or gas canister, as well as to the installation of utility items such as a slide, springboard, steps or ladders. A patio or a terrace attached to the main building and providing direct access to the pool may be installed at a distance of 2 m from a rear boundary line.</p>	<p>CA29 0040 with the changes would become:</p> <p>175. ADDITIONAL PROVISIONS APPLICABLE TO A SWIMMING POOL OR SPA</p> <p>3° <del>All the directives relative to the installation of a swimming pool also apply to the installation of a terrace or patio not attached to the main building and providing access to the swimming pool, to the installation of the equipment required for the operation of the pool, such as the filtration system, water heater, heat pump or gas canister, as well as to the installation of utility items such as a slide, springboard, steps or ladders.</del> A patio or a terrace attached to the main building and providing direct access to the pool may be installed at a distance of 2 m from a rear boundary line.</p>
	<p>ARTICLE 5 By modifying article 201 as follows:</p> <p>By replacing in subparagraph c) of subsection 1° the letter (a) by the letter (b).</p>	<p>CA29 0040 in effect presently reads:</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>a) Except for an off-street parking area serving a “Single-family dwelling (h1)” or “Two-family and three-family dwelling (h2)” use, the off-street parking area must be laid out to allow a vehicle to access each parking space without the need to move another vehicle.</p> <p>b) The entire surface of an off-street parking area must be covered in asphalt, concrete, concrete pavers or stone pavers.</p> <p>c) Notwithstanding sub-paragraph <b>a)</b>, an off-street parking area may be covered in gravel, crushed stone or another hard surface of aggregate material in the following cases:</p>	<p>CA29 0040 with the changes will become:</p> <p>201. LAYOUT OF A PARKING AREA</p> <p>a) Except for an off-street parking area serving a “Single-family dwelling (h1)” or “Two-family and three-family dwelling (h2)” use, the off-street parking area must be laid out to allow a vehicle to access each parking space without the need to move another vehicle.</p> <p>b) The entire surface of an off-street parking area must be covered in asphalt, concrete, concrete pavers or stone pavers.</p> <p>c) Notwithstanding sub-paragraph <b>b)</b>, an off-street parking area may be covered in gravel, crushed stone or another hard surface of aggregate material in the following cases:</p>

	<p>ARTICLE 6. By modifying article 207 as follows:</p> <p>By replacing in the second paragraph the words in the preceding paragraph by the words in the preceding paragraphs.</p>	<p>CA29 0040 in effect reads:</p> <p>207. MINIMUM NUMBER OF SPACES FOR A BUILDING IN THE HOUSING (H) GROUP LOCATED LESS THAN 500 METRES FROM A COMMUTER TRAIN STATION</p> <p>In addition, a use listed <b>in the preceding paragraph</b> may not be served by a number of parking spaces that exceeds 25% of the minimum number required by the present by-law, except in the case of parking intended for public transit users.</p>	<p>CA29 0040 with the changes will become:</p> <p>207. MINIMUM NUMBER OF SPACES FOR A BUILDING IN THE HOUSING (H) GROUP LOCATED LESS THAN 500 METRES FROM A COMMUTER TRAIN STATION</p> <p>In addition, a use listed <b>in the preceding paragraphs</b> may not be served by a number of parking spaces that exceeds 25% of the minimum number required by the present by-law, except in the case of parking intended for public transit users.</p>
<p>Does this mean asphalt shingles are not permitted on such low slope roofs?</p> <p>Would photovoltaic panels or PV shingles allowed as a roof covering?</p>	<p>ARTICLE 7. By adding the following article 249.1:</p> <p>249.1 EXTERIOR CLADDING MATERIALS PERMITTED FOR A ROOF</p> <p>For new construction or the complete renovation of a roof of an existing building, with a slope of less than 2 vertical units in 12 horizontal units horizontal (2:12), or 16.7%, except for a portion of the roof occupied by mechanical equipment or a terrace, only the following cladding materials are permitted:</p> <p>1° a green roof;</p> <p>2° a light-colored material or covered with a reflective coating or a light colored ballast whose solar reflectance index is of at least 0.66 attested by the manufacturer's specifications;</p> <p>3° a combination of the cladding materials identified in paragraphs 1° and 2°.</p>	<p>CA29 0040 in effect now reads:</p> <p>article 249.1 does not exist in the current zoning bylaw CA29-0040</p>	<p>CA29 0040 with the changes will become:</p> <p>249.1 EXTERIOR CLADDING MATERIALS PERMITTED FOR A ROOF</p> <p>For new construction or the complete renovation of a roof of an existing building, with a slope of less than 2 vertical units in 12 horizontal units horizontal (2:12), or 16.7%, except for a portion of the roof occupied by mechanical equipment or a terrace, only the following cladding materials are permitted:</p> <p>1° a green roof;</p> <p>2° a light-colored material or covered with a reflective coating or a light colored ballast whose solar reflectance index is of at least 0.66 attested by the manufacturer's specifications;</p> <p>3° a combination of the cladding materials identified in paragraphs 1° and 2°.</p>

<p>What if there are other shapes that are better suited for passive solar or for PV uses?</p>	<p>ARTICLE 8. By repealing the second and third paragraph of article 25</p>	<p>CA29 0040 currently in effect reads:</p> <p>256. ROOF SHAPES</p> <p>Mansard roofs are permitted only for a building occupied by a use in the category “Single-family dwelling (h1)” for the type “cottage”, but may cover only the complete second storey.</p> <p>Except in the case of an enlargement of a non-conforming building protected by acquired rights, flat roofs are prohibited for a use in the “Single-family dwelling (h1)” category.</p> <p>No portion of the roof may have a slope of less than 4 / 12.</p>	<p>CA29 0040 with the changes will become:</p> <p>256. ROOF SHAPES</p> <p>Mansard roofs are permitted only for a building occupied by a use in the category “Single-family dwelling (h1)” for the type “cottage”, but may cover only the complete second storey.</p> <p><del>Except in the case of an enlargement of a non-conforming building protected by acquired rights, flat roofs are prohibited for a use in the “Single-family dwelling (h1)” category.</del></p> <p><del>No portion of the roof may have a slope of less than 4 / 12.</del></p>
<ul style="list-style-type: none"> <li>- How exactly does a bylaw come into force?</li> <li>- Will this bylaw be subject to a register?</li> <li>- Can the bylaw be used and applied before it is promulgated?</li> <li>- Can UPAC base a decision on a bylaw that has not yet been promulgated?</li> </ul>	<p>ARTICLE 9. The present by-law comes into force in accordance with the Law.</p>		