

*Presentation to the Office de Consultation Publique de Montreal
Lot Ste. Catherine Street West - Peter Sergakis
Sharman Yarnell - Resident/Home Owner*

I have lived in Shaughnessy Village for 45 years - before it was called Shaughnessy Village. My late husband, Walter Massey, purchased his home on Tupper in 1967, his centenary project. He did many renovations on it and continued to do so over the years. He purchased it from a British couple who worked for Redpath, the husband as a driver for the then CEO. There is much history to this little house - the first on the street.

When my husband first moved in here, most of the beautiful homes were ---- drugs and the homeless were common. He would find people in his gardens sleeping off alcohol and drugs. Drug dealing was at an all-time high! There were robberies and theft of vehicles. The laneways were filthy, rats were common residents.

As time went on the heritage value of the area was recognized, homes were purchased by professionals who put time, effort and money into the properties and lived in them. We have lovely gardens in front and back that are subject to a yearly contest. The Shaughnessy Village Association was created to insure the uniqueness and historical value of the area would never be compromised.

But that is exactly what you, the City of Montreal, has done - compromised the area with allowing Mr. Sergakis to have his way, against the rules and regulations that other builders must adhere to. First it was the Sports Bar and now the development of buildings going over the allotted height of 25m.

Our laneways and streets are already seeing the effects of the Sports Bar - there are cars parked blocking our back lane, patrons of the Sports Bar urinate on our properties, before getting in their cars.

The Cock and Bull, owned by Sergakis, puts its garbage out in the laneway rather than keeping it on their property - rats have returned. Other restaurants as well as the Dollarama do the same. The Fire Department has had to be called on more than one occasion to put out fires started by itinerants setting a match to the boxes they dump outside their property.

And the drugs - the dealers don't even bother to hide. They deal in the lanes daily, the addicts waiting on our stairs watching for them to arrive.

If this project goes ahead as it is proposed, the area is done for. Our property values will drop - but that won't stop the city from raising our already high property taxes. The streets and laneways will only get worse. Those lovely gardens that were worked so

hard on, will be completely blocked by brick and mortar - the lack of sun will darken our homes.

And the noise, dirt and dust - we have suffered under the on-going construction in the area for years now. It is never ending. Dynamite explosions have caused cracks to appear in our walls and damaged some of our foundations.

In conclusion:

This project must not go through as requested.
The height of 25m must be adhered to - not 45 m.

The lower part of the buildings should not house restaurants. The city must assure us that the refuse that will come from these buildings and their construction, will be dealt with in a manner that sees the area residents' properties are kept clean and the air hygienic.

Finally, any damage to our homes, walls, foundations, etc., must be taken care of by Placement Sergakis.

Sharman Yarnell-Massey