



## CHAPTER 12

An Act to amend the charter of the town of Hampstead

*[Assented to, the 10th of June, 1936]*

**W**HEREAS the town of Hampstead has, by its petition, Preamble. represented that it is in the interest of the rate-payers and the proper administration of its affairs that its charter, the act 4 George V, chapter 94, as amended by the acts 7 George V, chapter 84; 10 George V, chapter 105, and 24 George V, chapter 104, be further amended as hereinafter set forth; and

Whereas it is expedient to grant the prayer in the said petition;

Therefore, His Majesty, with the advice and consent of the Legislative Council and of the Legislative Assembly of Quebec, enacts as follows:

**1.** Section 426 of the Cities and Towns' Act (Revised R. S., c. 102, Statutes, 1925, chapter 102) is amended, for the town of Hampstead, by replacing paragraph 1 thereof by the following: s. 426, am. for town.

"1. To regulate the height of all buildings, chimneys, stacks and other structures; to prevent the construction or maintenance of the buildings, walls, chimneys, stacks and other structures as are not of the required stability, and provide for their destruction; to prescribe the depth of cellars and basements, the material and methods of construction of foundations and foundation walls, the manner of construction and location of drains and sewer pipes, the thickness, materials and construction of party walls, partitions and outside walls, the size and materials of floor beams, girders, piers, columns, roofs, chimney flues and heating apparatus; to define the character of certain districts; to regulate the character and location of trades, industries, businesses and buildings designed for specific Regulating, etc., of buildings, etc.

uses; to regulate the class of construction and kinds and minimum cost of buildings and structures, and the nature of their use; to regulate and prescribe the architecture, dimensions and symmetry of buildings and other structures; to divide the municipality into districts of such number and area as it may deem best suited for the purpose of such regulation; to prescribe the area of lots which may be occupied by buildings and other structures and to determine the distances to be left between buildings and other structures and the boundaries of the property on which the same are erected, and the distance from the street line at which any building or structure may be built; to compel the proprietors to submit the plans thereof to the building inspector or any other officer and to obtain from the latter a certificate approving of the plan and authorizing the work; to prohibit the construction of buildings and structures not conforming to such by-laws, and to direct the suspension at any time of the erection of any such building as does not conform to such by-laws, and to cause the demolition of any building not conforming to such by-laws, if necessary;”.

R. S., c. 102,  
s. 463, re-  
placed for  
town.

Placing of  
wires, etc.,  
on private  
property.

**2.** Section 463 of the said Cities and Towns' Act is replaced, for the town, by the following:

“**463.** The owners or occupants of lands in the municipality shall permit of the placing of overhead or underground wires with their appurtenances, including posts, necessary for the support thereof, pipes and conduits, useful or necessary for lighting, the supply of power and gas, the telephone system, or other public services, on, under or over a strip of land two and one-half feet in width along the side and rear lines of any lot or lots into which such lands may have been or in future may be subdivided, irrespective as to whether the lighting, power, gas, telephone or other services belong to the municipality or to others, subject in each case to the payment of actual damages, if any be occasioned thereby.”

4 Geo. V, c.  
94, ss. 13b,  
13c, added.

Approval  
for certain  
subdivision,  
etc., of  
lands.

**3.** The act 4 George V, chapter 94, is amended by inserting therein, after section 13a thereof, as enacted by the act 24 George V, chapter 104, section 1, the following:

“**13b.** No subdivision, redivision, or any change in any subdivision or redivision, of lands in the town shall have any effect, unless approved by by-law of its council, and by the Montreal Metropolitan Commission if such subdivision, redivision or change affects streets joining the territory of another municipality.

"**13c.** The council, by by-law, is authorized to reduce <sup>Reducing of</sup> by not more than one-third the special taxes charged <sup>certain spe-</sup> according to frontage and imposed on corner lots and to <sup>cial taxes,</sup> impose the amount of such reduction on all taxable im- <sup>etc.</sup> moveables."

**4.** This act shall come into force on the day of its <sup>Coming into</sup> sanction. <sup>force.</sup>

