



**June 11, 2025**

## **Summary of Draft By-law 90-54-11 – Town of Kirkland**

### **Purpose of the By-law:**

This by-law aims to amend the Urban Plan of Montréal (By-law No. 01-047) to ensure consistency with the Land Use and Development Plan of the Montréal Agglomeration. Furthermore, it also integrates a Special Planning Program (SPP) for the area surrounding the future Kirkland REM station.

---

### **Principal Amendments to the Urban Plan:**

1. Replacement of several maps in Part II of the Urban Plan:
    - Land Use designations (Appendix A)
    - Summary of the Town of Kirkland’s Orientations (Appendix B)
    - Ecologically Significant Areas (Appendix C)
    - Addition of a Residential Density Map (Appendix D)
  2. Addition of a Special Planning Program (SPP) titled “REM Station – Town of Kirkland” (Appendix E)
- 

### **Content of the Special Planning Program (SPP) – REM Station Kirkland:**

#### **Strategic Vision:**

Create a new dynamic, sustainable and accessible area around the future Kirkland REM station.

#### **Key Orientations:**

- Redevelopment of the RioCan site
- Development of a complete living environment
- Promotion of active mobility and public transit
- Harmonious integration with existing residential neighborhoods

**Key Factors Addressed:**

- Accessibility and mobility (pedestrian, cycling, public transit)
- Traffic management
- Sustainable stormwater management
- Greening and mitigation of urban heat islands
- Universal accessibility and inclusive design

**Planned Actions:**

- Updating of zoning by-law and particular provision table
- Creation of a 200-space parking lot for Kirkland residents
- Development of a central plaza and green corridors
- Implementation of the development project based on a structured phasing approach

