

Looking for something to do over March break?

## Children's library provides scavenger hunt with audio component

BY LAUREEN SWEENEY

Just in time for all children who may have different or overlapping school breaks, the city's children's library is providing a "March Break Audio Tour Scavenger Hunt" from March 2 to 13. Winners are to be noti-

fied March 16.

"We are asking kids to listen to the Children's Capsule of the Portrait Sonore, answer a few questions related to the content, then get entered for a draw," explained Wendy Wayling, children's librarian. "We will have some devices available at the desk for the kids to borrow to listen to the capsule."

The aim is to listen to a story about the children's library, she says, "collect clues and take a mini quiz to enter a prize draw."

Then she adds: "Have you listened to it yet? It is quite fun!"

The Portrait Sonore app makes recordings available that are indicated at a particular place and relevant to it. For previous uses by the city, see "Audio documentary on Library to be launched December 3" (December 2, 2025, p. 1) and "Exploring city's religious sites" (June 21, 2022, p. 10).

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Dodge on September real estate transfers, p. 14

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## Brrr ... It got cold again



After 5°C weather on February 28 that had some Westmounters talking about spring, Ed and Riki French were seen walking up Greene Ave. for breakfast at Chez Nick on a sunny but chilly March 1 with temperatures in the -10°C range. The Frenches are from Stowe, Vermont but have a residence in downtown Montreal just beyond the Westmount border. They love Greene Ave. and Nick's.

PHOTO: RALPH THOMPSON.

Involvement with Westmount retail spans over three decades

## Lulham steps down after three years at Westmount's two merchant groups

BY LAUREEN SWEENEY

Cynthia Lulham resigned February 9 as general manager of the Greene Ave. and Victoria village merchant associations, citing "personal reasons."

Her resignation February 9 followed the council meeting February 3 when the council again approved a grant of \$40,000 for the next year to each of the not-for-profit associations, after which Lulham

was seen speaking to the council.

She told the *Independent* last week that after many years of effort and leadership to revitalize the city's two commercial sectors, it was a time-consuming role that she wanted to leave in time for the associations to prepare for the upcoming retail seasons (understood to mean summer and Christmas) with a new hire.

Councillor Paul Levine, ..... whose mandate includes *continued on p. 10*



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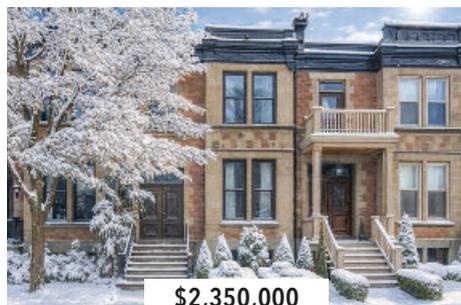
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# Going away? Call Public Security for special passing attention

BY LAUREEN SWEENEY

Going away for March or spring break? Alerting the city's Public Security to your absence and leaving a way to contact you in emergency are among reminders to add to a check list before you leave.

This service has been called "special passing attention" in the past, but is now called "special surveillance" on the city's website.

Other advice from Public Security is to ensure someone is shovelling snow away from the entrance and driveway, leave certain lights on a timer as if the home is occupied, and close and lock garage and other doors, as well as upper windows.

"It's always good to leave a key with a

trustworthy person," adds public safety officer Julie Noiret. It is also recommended to cancel deliveries of newspapers or other items. Residents can drop by the Public Security office on Stanton St. to fill out a required form.

## Not a parking spot: car, driver found at the WAG

A passing patroller spotted a car behind Westmount High School near the community garden, February 24 at 8:33 pm, Public Security officials said.

On investigation, the driver was found "under the influence" and police were called to take charge. He was identified as a man in his twenties.

## No squirrels were harmed in taking this photograph



On February 21, Heather Monaghan wrote to the *Independent*: "Our dog Finley at the Summit Woods today. After years of chasing squirrels, he finally caught one! In true golden retriever fashion, he let it go moments later, completely unharmed."

PHOTO COURTESY OF H. MONAGHAN.



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## RÉSUMÉ DU PLAN D'URBANISME – ARTICLE 110.3 DE LA LOI SUR L'AMÉNAGEMENT ET L'URBANISME

Le Plan d'urbanisme de la Ville de Westmount a fait l'objet d'une modification à la suite de l'adoption par le Conseil municipal du règlement numéro 1638 « Règlement modifiant le plan d'urbanisme » lors de sa séance extraordinaire tenue le 18 septembre dernier (2025).

Les modifications se résument comme suit:

- Intégration en annexe du Plan particulier d'urbanisme (PPU) secteur Sud-Est de Westmount;
- Ajout de la section 4.1 « Plan particulier d'urbanisme (PPU) pour le secteur Sud-Est de Westmount », afin de désigner le Secteur Sud-Est de Westmount comme secteur de PPU et d'en énoncer le contenu;
- Modification de certains éléments des sections 3.2.1 « La qualité des secteurs résidentiels », 3.2.4 « Les secteurs industriels et commerciaux », 5.1 « L'affectation du sol » et 5.2 « Les densités » afin d'assurer la cohérence avec le document PPU joint en annexe.

La modification au Plan d'urbanisme est entrée en vigueur le 5 décembre 2025, date de l'émission du certificat de conformité de l'agglomération de Montréal.

Une copie du règlement peut être consultée à l'hôtel de ville.

FAIT à Westmount, le 23 février 2026.

## SUMMARY OF THE PLANNING PROGRAMME – SECTION 110.3 OF THE ACT RESPECTING LAND USE PLANNING AND DEVELOPMENT

The Planning Programme of the City of Westmount was amended following the adoption by the City Council of By-law No. 1638, "By-law amending the Planning Programme," at its special meeting held on September 18, 2025.

The amendments are summarized as follows:

- Inclusion, as an appendix, of the Special Planning Programme (SPP) for Westmount's Southeast Sector;
- Addition of Section 4.1, "Special Planning Programme (SPP) for Westmount's Southeast Sector," to designate Westmount's Southeast Sector as an SPP sector and to set out the content of the document;
- Amendment of certain elements of Sections 3.2.1, "The quality of residential sectors," 3.2.4, "Industrial and commercial sectors," 5.1, "Land use," and 5.2, "Densities," to ensure consistency with the SPP document attached as an appendix.

The amendment to the Planning Programme came into force on December 5, 2025, the date on which the Montréal Agglomeration issued its certificate of conformity.

A copy of the by-law may be consulted at City Hall.

GIVEN at Westmount, on February 25, 2026.

M<sup>e</sup> Paule Geoffroy Béliveau  
Directrice des services juridiques et greffière  
Director of Legal Services and City Clerk

[www.westmount.org](http://www.westmount.org)

## Police Report

# \$20,000 worth of power tools stolen from renovator on Roslyn Ave.

BY MARTIN C. BARRY

A contractor who had access to a Roslyn Ave. home, with door keys left inside an outdoor lockbox, was recently robbed of an estimated \$20,000 worth of Milwaukee power tools when thieves got ahold of the keys after breaking open the lockbox.

Over the years, police serving Westmount have received numerous complaints from home renovators whose equipment and tools were stolen – usually after working hours.

In many cases, the thieves either broke in or were easily able to enter the premises because the contractor failed to lock up adequately.

In this latest incident on the weekend of February 21-23, the perpetrators seemingly knew where they could find what they needed to get in, according to Station 12 community relations officer Cst. Mike Yigit.

While saying that this sort of incident involving lockboxes doesn't happen often, he added that this type of lock is becoming more common, especially for Airbnb short-term apartment and housing rentals.

### Leaving town? Be cautious

With kids and parents all over Montreal and the province in the midst of the annual spring school break, the police are advising those residents who plan to be away while travelling to be wary that burglars seize on opportunities like this to plan household break-ins.

The list of things to check off before leaving, according to Yigit, includes telling the neighbours you'll be absent, and remembering to put away certain items left outside, such as ladders or objects that could facilitate a break-in.

Also make sure the mail or packages don't accumulate if their dropped into an outdoor mailbox, and that circulars aren't left out on the front steps, as that's an almost certain sign for burglars that no one is home.

And in this highly connected age, don't boast on Facebook or other social media that you're going to be off on a trip.

Even posting photos of you and the family on the beach can be a giveaway, says Cst. Yigit.

### Porch pirates active

The police at Station 12 are also offering some tips on a crime phenomenon that's been around a while, but for which some Westmounters may need a bit of tutoring:

porch piracy.

With the ever-growing popularity of rapid home delivery for products from web giant retailers like Amazon, it's become very common to see packages left all day long on the door stoop at homes all over Westmount.

Although there's an immense convenience to having almost anything delivered to the door, it's become easier than ever for anybody with dishonest inclinations to gather up packages while out for a walk along just about any residential street in Westmount.

While household security camera systems like Ring (owned, ironically, by Amazon) are helping to provide some deterrence, according to Yigit, a new tactic is being used by some porch pirates who wear orange fluorescent windbreakers (like those of Amazon drivers) to appear as though they are delivering, when they're actually doing the opposite.

He said Station 12 has received a number of reports regarding goods stolen at doors and off front steps, although they've been mostly from the borough of Ville Marie (downtown). Those particular cases involved packages left in apartment building lobbies where they were most vulnerable to theft.

He suggested that one of the best ways for Westmount home owners to safeguard web retail deliveries is to set up an outdoor drop box next to the front door with instructions on its use for the delivery person.

## Witness: Private parking app used to park stolen truck

A reader informed the *Independent* by phone February 17 that a Toyota Tundra truck stolen January 29 was not taken to "an underground parking lot in downtown Montreal" (as our February 10, p. 6 story said), but to one at her Westmount residential building that is (or was) a part of a parking app (for "application") network that uses an Airbnb-esque business and booking model to rent out parking spots.

When the *Independent* checked February 17, there were four possible sites in Westmount listed on the app in question, including two at residential buildings, although they were not available for use at that moment.

Neither location was the building reportedly used during this theft. – DP.

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## Yellow birch, black walnut, balsam fir

# City launches tree choice March 1 for residents to plant on site

BY LAUREEN SWEENEY

The city's annual free tree distribution for residents to plant on their city property was scheduled to go live on the website March 1 for up to a total of 60 applications.

According to assistant Public Works director Patricia Racette, this year's species are *betula alleghaniensis* (yellow birch), *juglans nigra* (black walnut) and *balsamea* (balsam fir).

This year's species were chosen "in continuing with our theme of all native Quebec species," added city horticulture and arboriculture inspector Alberto Medeiros. Each will be published with an info sheet specifying their size at maturity (for space requirements), and ideal sun and soil conditions for their growth.

The tree saplings (up to a maximum five-gallon size) must be exclusively planted on the recipient's private property in the city.

### Species info

The yellow birch, also commonly called swamp birch, is a large tree and considered an important lumber species native to the northeast.

The black walnut, hardy in climate zones 4 to 8, can grow to 75 feet as a large, deciduous tree with deep roots. It is highly valued for its edible nuts and valuable wood, but is also considered toxic to some

surrounding plants such as tomatoes due to juglone, a natural toxin.

The balsam fir is an evergreen conifer frequently used as a Christmas tree with a shallow root system.

## Cutest mitten ever?



This tiny mitten was attached to a tree in front of Westmount Baptist Church, on Sherbrooke near Roslyn, as seen February 27. It was not clear what the string around the tree was there for.

PHOTO: INDEPENDENT.

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**Be prepared for more work on Sherbrooke St.**

# \$10.4-million project to combine with work on Arlington Ave.

BY LAUREN SWEENEY

The re-construction of Sherbrooke St. from Grosvenor east to Strathcona is one of the city's capital works projects scheduled for this year. It is expected to affect many city residents and users of STM (Société de transport de Montréal) buses through the commercial district. It is basically an eastward extension of the road and hydro work carried out last summer from the city limits west of Claremont to Grosvenor.

While precise details had not been announced by last week, a draft resolution moved by Councillor Antonio D'Amico at the February 3 council meeting involved the notice of motion of By-law 1655 for a loan of some \$10,415,000. This is described as for the "necessary" road and hydro work on Sherbrooke between Grosvenor and Strathcona.

The upcoming project is also to be combined with a road project on Arlington (from Sherbrooke to Côte St. Antoine), according to city assistant Engineering director Shawn Aloysius. It includes re-construction of the sidewalk on the north

side of Sherbrooke as an integral part of the project starting in mid-May and to be completed by the end of October.

### To affect some buses

Just as with last year, the portion along Sherbrooke is expected to require adjustments to STM bus routes, Aloysius told the *Independent*.

"At certain times, some stops may need to be temporarily closed due to construction constraints; however the STM will re-locate them to nearby locations." While the STM "is responsible for moving any affected bus stops during the project," he said, "we nevertheless expect all bus routes to remain on Sherbrooke throughout the work and not be diverted onto adjacent streets."

While last year's work was undertaken on a contract awarded to Ventec, the public tender for this year's project is expected to be published this week, with the bid opening scheduled for early April, he explained. "At that time, the submitted bids will be reviewed for compliance, and the lowest conforming bid will be selected, after which the winning contractor will be identified," Aloysius said.

**Batshaw Children Seeking Homes**

# Sasha, Michaela need stable, caring environment

A loving, long-term foster home is being sought for a black sibling group of two children: Sasha (4 years old) and Michaela (6 years old). The children are in need of a nurturing home where they can live, develop and thrive together as a family unit.

Sasha is a joyful, playful child who loves to spend time connecting with her sister. She enjoys going to school and being surrounded by community. She has some difficulty socializing at school and is looking for a friendly approach to help her learn to manage with greater ease.

Michaela is an energetic child with an extroverted nature who likes to be independent. She demonstrates some challenges with emotional management and collaboration. She would benefit from a soft approach towards learning how to improve connecting with others.

Both children would benefit from a stable, caring environment where their unique needs are supported. They would also thrive in the presence of foster parents who are inclined to help them develop healthy adaptation skills and support the continued development of their self esteem.

The ideal foster family for Sasha and

Michaela would be a two-parent family from the black community, with a willingness to make a long-term commitment to the sibling group as a whole.

For more information about Sasha and Michaela please contact Batshaw Youth and Family Centres at 514.932.7161, ext. 1139.

## LETTERS TO THE EDITOR

### WHAT'S THE CITY DOING IN THE SOUTHEAST?

After a five-month lull, the debate on the southeast raised its head again.

At the February 3 council meeting, it was striking to see Councillor D'Amico voice his opposition to the sudden change in the by-law outlining the proposed size of the property reserve Westmount was setting up on St. Catherine (February 24, 2026, p. 1).

This by-law is a policy tool, a legal restraint available to the city to ensure that planned development there serves specific interests of the Westmount community, such as in design or the integration of affordable housing.

The draft of the by-law in front of Councillor D'Amico, also handed out to attendees at the meeting and available on the city website, included a list of all the properties on the south side of St. Catherine from Atwater all the way to and including the Bureau en Gros. These lots had been specifically identified in the final Westmount/Lemay report on the Special Planning Program (SPP), dated September 2025.

Rejecting this comprehensive approach, the by-law passed on February 3 contained only two small locations, the former McDonald's restaurant site and the building next to it.

This is less than 20 percent of the land mass set out in the original draft.

Why the last-minute change by council? To what purpose is the city now restricting the reach of its urban planning policy?

There may be a valid reason for this

decision. Westmount residents, who are key stakeholders, don't have a clue. There was zero explanation.

This by-law is a key step within the southeast SPP, of major significance. It demands clarity.

This council promised transparency. Let's see it.

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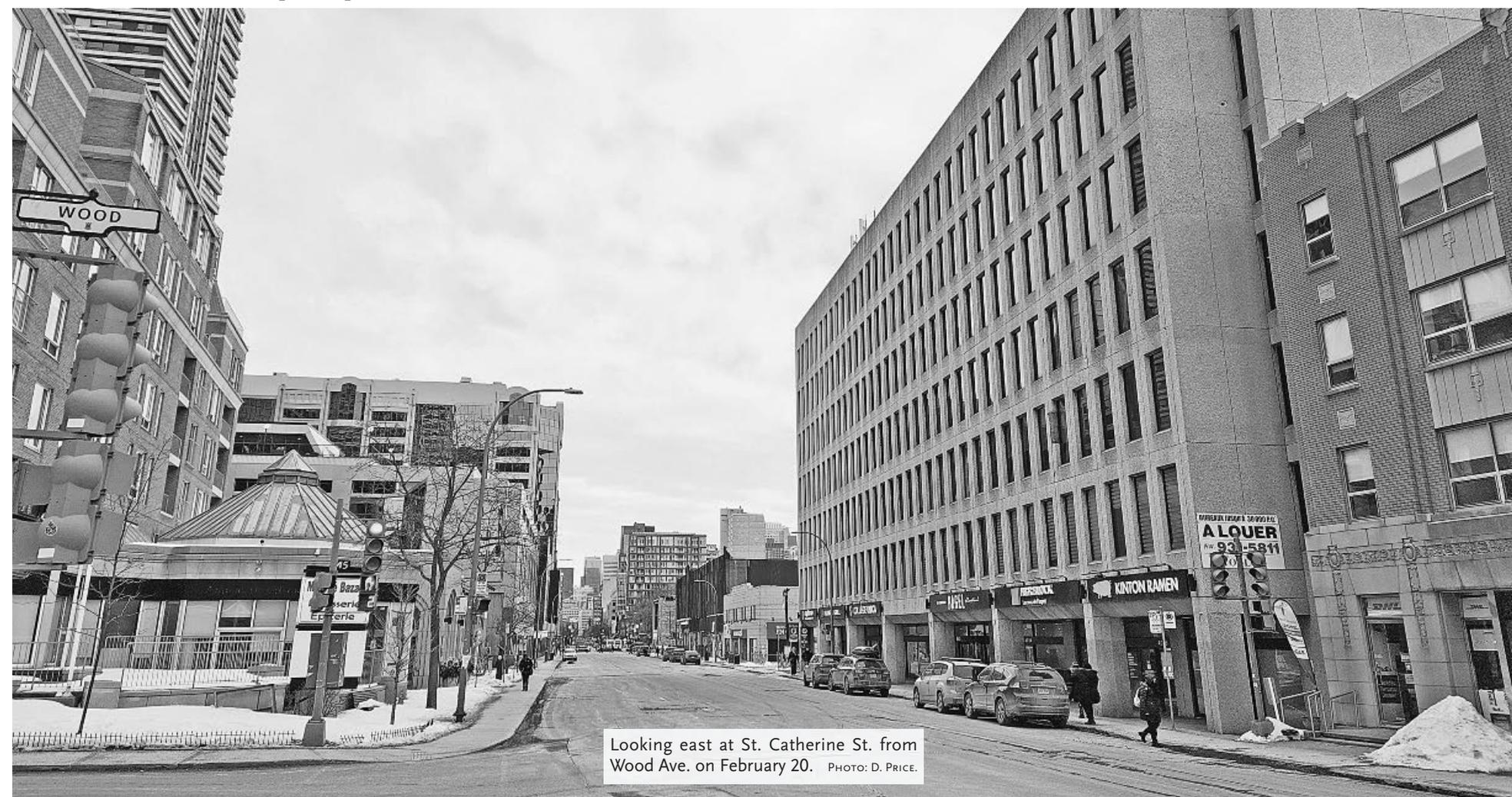
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**REFERRED FOR A REASON**

**Correction**

**Contrary to preliminary draft, city's By-law 1650 targetted only two St. Catherine properties (not five)**



Looking east at St. Catherine St. from Wood Ave. on February 20. PHOTO: D. PRICE.

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BY DAVID PRICE, EDITOR

My caption for my February 24, p. 18 photo - reproduced again here - was wrong.

I consulted the city's website before writing it. The posted draft by-law listed five St. Catherine St. properties - from the Resilience shelter at Atwater Ave. up to and including the Bureau en gros - as targetted by the development freeze contained in the new by-law.

In fact, the version of the by-law passed at the February 3 city council meeting excluded the empty lot (former site of a dépanneur), the former Packard/Subaru

car dealership and the Bureau en gros from the freeze, leaving only the Resilience shelter and the small retail/office building to its west "frozen."

When asked February 26 by me about the reason for the change, Mayor Michael Stern replied via an email from his assistant on March 2: "The lots covered by the land reserve notice, as determined at the February 3 meeting, are those that the city considers to be a priority. Lots not covered have not been deleted. However, they are identified in the SPP as potentially being part of the Immovable Acquisition Programme and, as a result, could be covered at a later date if deemed appropriate."

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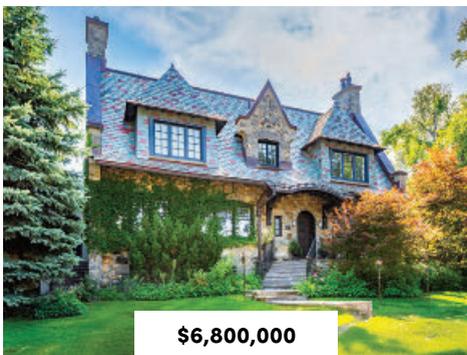
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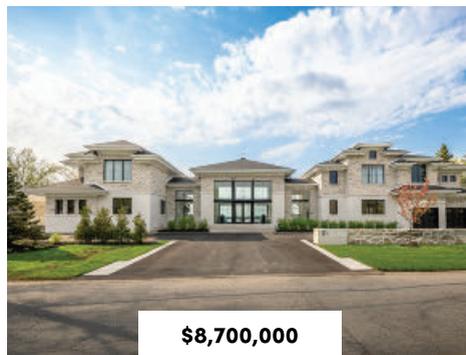
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**Merchants, cont'd from p. 1**

liaison with the merchants, told the *In-  
dependent*, “it has been a true pleasure to  
work with Cynthia Lulham. I wish her the  
very best in her future endeavours.”

Over a more than three-decade span in  
public life, Lulham has worked to revitalize  
the city’s commercial sectors, first as a city  
councillor and then working to help the  
merchant groups obtain not-for-profit  
status and city funding after her appoint-  
ment as their GM three years ago (see  
March 7, 2023, p. 1).

And her history with local merchants  
goes back before that. Before running for  
council, Lulham worked for a local retailer  
– Greene’s La Cache – and helped organize  
its 20th anniversary party in 1995.

That celebration was the first time that  
the city closed Greene for an event and the  
positive experience influenced Lulham to  
run for city council (see September 16-17,  
2008, p. 3). La Cache just celebrated its  
50th (see November 25, 2025, p. 1).

Among Lulham’s latest efforts was a  
Christmas tree lighting at Prince Albert  
square when she dressed as Frosty the  
Snowman (see Dec. 9, 2025, p. 3).

Lulham had been the longest-serving  
councillor – some 26 years – when she  
decided not to run in 2021.



Cynthia Lulham, right, with the Amazing Todsky at the Victoria village merchants’ sidewalk sale of October 5, 2024.

PHOTO: RALPH THOMPSON.

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## Eduardo now ready for a forever home



9 Lives

LYSANNE FOWLER

In early January, I presented Eduardo in this column on the day he was trapped outside a residence at the top of the mountain, where he had taken refuge from abandonment outside and had been fed by a neighbour.

At writing, he had just been brought to the veterinarian, with the photograph showing him still wet from the outdoors



on the veterinarian's table. He was then on his way to a loving foster home to rest from his ordeal in the middle of winter.

I am presenting him now as he is ready for a forever family, being most social and affectionate with all.

A very handsome and unique black-and-white domestic longhair, he is healthy, up to date with his inoculations and neutered.

He is quite playful and enjoys company, having made friends with the other cats and the small dog at the foster home.

If you would like more information on sweet Eduardo, please contact me at my email lysfow@gmail.com and we can discuss your interest in adoption.

Your neighbour, Lysanne

## Nicholas is a great buddy



Westmount  
A-dog-tions

LYSANNE FOWLER

Little Nicholas, a classic Scottish cairn terrier-type, is presently at the Montreal SPCA kennel. A small guy amongst the big guys, it would be wonderful if he could be adopted into a loving home in our neighbourhood as he is an easy fit in a daily family routine.

Nicholas is a very healthy five-year-old, up to date with his inoculations, neutered and microchipped.

As a devoted companion who is keen on outings, he is a true terrier with a sense of style as a fun and snazzy dresser.

You can find out more about him at the Montreal SPCA website at [www.sPCA.com](http://www.sPCA.com). Scroll to his information page from his identification number, 2000396626, and plan your visit to the shelter. It is open every day, Monday to Friday from 3 pm to 8 pm, then Saturday and Sunday from 11 am to 6 pm. It is located at 5215 Jean Talon St. West, Côte des Neiges, Montreal H4P 1X4.



Please drop in for a visit and a conversation with the adoption coordinators to find out more about Nicholas. A wonderful little dog, he is waiting for you to bring him home to join in activities.

Your neighbour,  
Lysanne

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on the veterinarian's table. He was then on his way to a loving foster home to rest from his ordeal in the middle of winter.

I am presenting him now as he is ready for a forever family, being most social and affectionate with all.

A very handsome and unique black-and-white domestic longhair, he is healthy, up to date with his inoculations and neutered.

He is quite playful and enjoys company, having made friends with the other cats and the small dog at the foster home.

If you would like more information on sweet Eduardo, please contact me at my email lysfow@gmail.com and we can discuss your interest in adoption.

Your neighbour, Lysanne

## Keen to slide?



Tobogganers appear to have accessed the area of King George (Murray) Park that the city has fenced off to prevent its use, as seen March 1.

PHOTO: INDEPENDENT

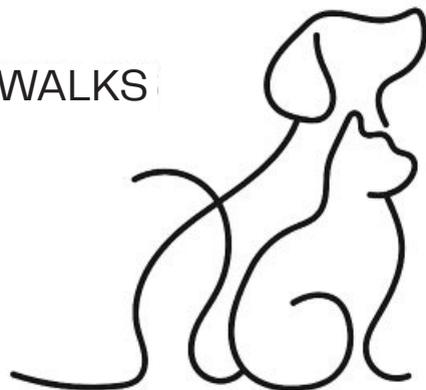
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Participants must declare AI did not create entries

# McEntyre Writing Competition adds word 'creative' to it name

BY JENNIFER BALL

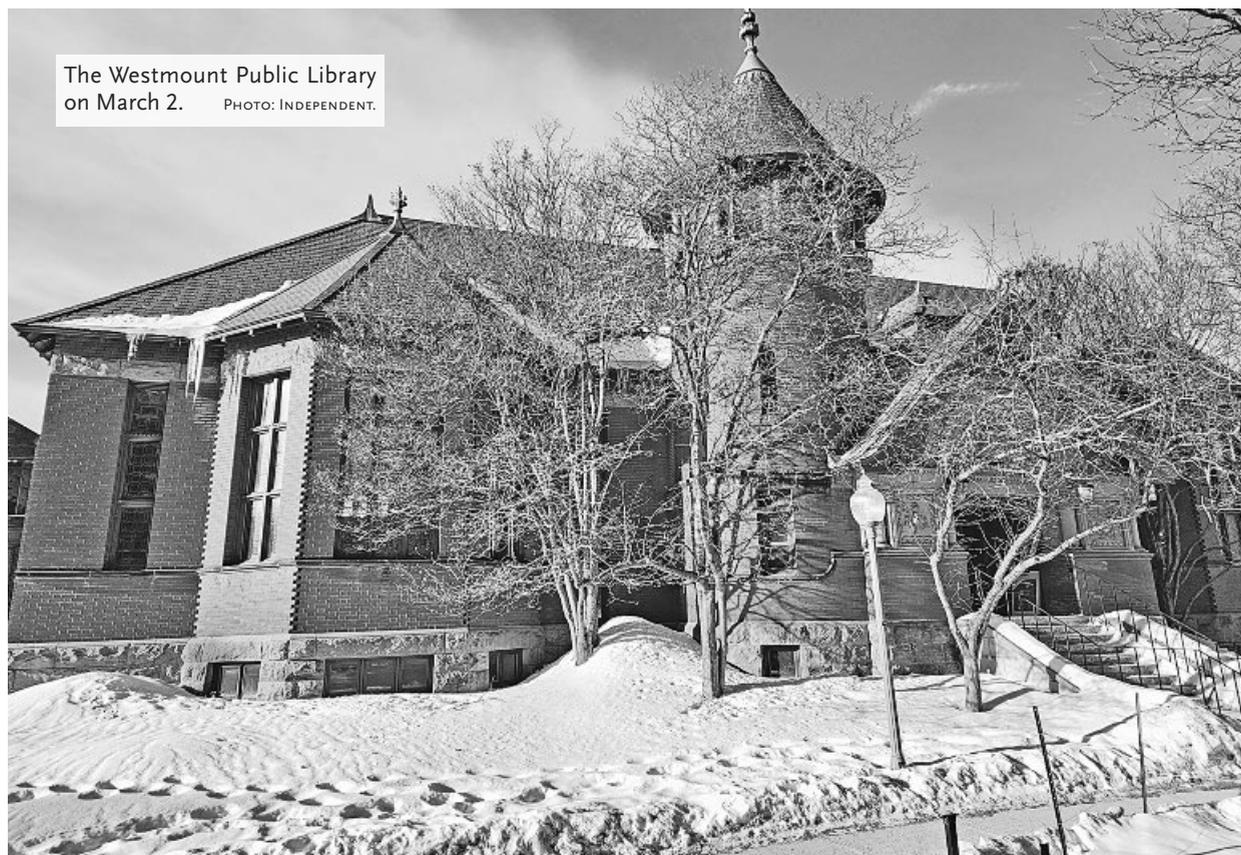
This year, there are two significant adjustments to the McEntyre Writing Competition: organizers have added the word "creative" to its name and participants must now declare that they have not used AI tools to create their entries.

The 2026 McEntyre invites participants to write about how, when or where they, or a fictional character, might find their true selves. Participants can do this through a story, a poem or an essay, but what they cannot do is use OpenAI's GPT-5, Anthropic's Claude Opus 4.5 or Google's Gemini 3 chatbots to create for them.

The McEntyre is administered annually by the Westmount Public Library, the deadline to submit entries is March 22 and those who can participate includes all students in elementary (grades 1-6) or high school (Sec. 1/grade 7-Sec. V/grade 11) who go to school in Westmount, live in Westmount or are members of a library in Westmount (see January 13, p. 9).

On February 24, the *Independent* met, via Zoom, with:

- Andrew Katz, children's book author, creative writing educator at Dawson College and an AI fellow. He was training and helping educators think about AI and how it applies to their own area of teaching,
- Lauren MacLean, interim director of Library and Community Events at the Westmount Public Library,
- Liz McCallum, chief judge of the McEntyre,
- Wendy Wayling, children's librarian at



The Westmount Public Library on March 2. PHOTO: INDEPENDENT.

Westmount Public Library.

To prevent AI-generated content, participants must declare: "I confirm that I have not used any artificial intelligence (AI) tools to create and write my entry for the McEntyre competition."

### AI poses new challenge

Wayling said that while they have had to navigate plagiarism challenges in the past, AI did not truly pose a problem until 2025, "We are in the learning process and it is very new."

She went on to say that the change in the level of submissions did not really become apparent from elementary school,

but the high school submissions led some judges to suspect that some could have been created using AI.

"In the end, we had two students confess that they had written using AI [and] withdrew their entries. So, we knew that it was happening."

Katz thought the issue was more widespread than just the higher grades, saying "I wouldn't necessarily assume the elementary school kids aren't using it."

McCallum informed the *Independent* that a judging seminar is taking place in March to help inform judges on AI. There are 82 judges, who each read approximately 8 to 10 entries.

"We're not asking our judges to disqualify or remove AI-generated text because they may not have the knowledge to either disqualify or accept it."

The ceremony to celebrate the winners will be held May 27, although all participants receive individual feedback, not just the winners. In reflecting on the importance of the competition, which was started in 1972 by former Westmount mayor Peter McEntyre (1969-1971), McCallum said, "I would [just] encourage kids to write..."

"Some of the stories that I've read over the years have been absolutely phenomenal, and I will tell you that the kids at the ceremony are rock stars [who are] supported by their classmates, by their parents, by relatives and these kids are the most excited bunch of kids you'll see."

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Real Estate

ANDY DODGE

## September transfers: Three houses over \$4 million

*Note: The following article relates to the registration of deeds of sale for Westmount property in September 2025, gleaned from city and non-city sources. A list of sales can be found on p. 15.*

Three sales over \$4 million are included in a list of Westmount real estate transfers for September last year, a list of 16 one- and two-family homes averaging \$2,426,925 – slightly lower than for any of the previous four months, but still indicating a strong interest in local real estate.

### Some transfers not on city's list

The city's regular lists of duties on transfers of immovables showed a significant lack of real estate transfers in late September and early October, and repeated inquiries at city hall failed to produce any more transactions taking place during that time. The *Independent* found that at least 25 sales took place in that period, nine of those in September.

The September list includes 12 single-family dwellings, eight of which sold for less than their 2023 valuation (which was still in effect last year). As well, a stunning four full duplexes, certainly the most for a single month in many years, changed hands, though three triplexes sold last July and another in June.

Top price of \$4,870,000 was paid out for 740 Lexington Ave., one of three homes drawing more than \$4 million, while the duplex at 11-15 Windsor Ave. went for



\$3,225,000, the highest price in that category.

11-15 Windsor Ave.

Fully half of all the one- and two-family dwellings sold for less than \$2 million, going down to \$1,060,800 for 49 Prospect St. The biggest mark-up over the 2023 valuation was 56.8 percent for 653 Belmont Ave., while 16 Anwoth Rd. sold for 20.9 percent below valuation, the biggest mark-down in September.

### Interest up in duplexes?

All but one of the duplexes sold for more than their respective valuations, perhaps another indication of the increased

popularity of partial-revenue properties.

Four more condominiums were added to the third-quarter sales list, which means that 10 condos sold between July and September for just 2.7 percent more than their 2023 valuations, but with one penthouse unit at 1 Wood Ave. that sold in August for the highest price this year at \$4,300,000.

The lowest condominium price in the quarter took place in July, when an apartment at 4410 Côte des Neiges Rd. (just north of the intersection with Belvedere Rd.) went for \$480,000. Because of two

high prices at 1 Wood, the third-quarter average is \$1,907,933, but the median for the 10 sales is \$664,000.

Other sales reported here include one more apartment at 388 Olivier Ave., which has become a co-operative apartment building, and a portion of the Westmount Animal Hospital building for a price that more resembles its full 2023 evaluation than a mere 44.27 percent thereof, but the deed is very specific about the proportion of ownership.



49 Prospect.



16 Anwoth, left, and 18 Anwoth. All photos taken by *Independent* on March 1.

# Bought & Sold – real estate transfers in September

ADDRESS	VENDOR	PRICE	2023 VAL	RATIO (%)
16 Anwoth	Heather Black	\$1,355,000	\$1,713,400	-20.9%
475 Argyle	Estate Eva Louise Watzka	\$1,550,000	\$1,620,200	-4.3%
653 Belmont	Guillaume Endo & Mylène Mastrostefano	\$4,200,000	\$2,679,300	56.8%
*3239 Cedar	Lauren Teblum	\$3,340,000	\$2,340,000	42.7%
45 Chesterfield	Vincent Lavinskas & Danielle Hudon	\$1,550,000	\$1,594,600	-2.8%
*485 Elm	Lisa Reitman	\$2,600,000	\$2,387,100	8.9%
*527 Lansdowne	Michèle Thériault	\$1,740,000	\$1,786,200	-2.6%
*531 Lansdowne	Nelly Elbaz	\$1,650,000	\$1,786,700	-7.7%
*740 Lexington	Hajieh Azimisadeh	\$4,870,000	\$5,362,500	-9.2%
*49 Prospect	Jennie H.M. Chang	\$1,060,800	\$1,299,700	-18.4%
66 Summit Crescent	Ernest Greenberg	\$2,850,000	\$3,327,300	-14.3%
3180 The Boulevard	Jamieson Ritchie & Emily Beckerleg	\$4,005,000	\$3,217,100	24.5%
<b>DUPLEXES</b>				
5-7 Burton	Ida Kistler	\$1,595,000	\$1,397,800	14.1%
294-96 Grosvenor	Amir Hashemi & Setareh Touhid	\$2,000,000	\$1,511,500	32.3%
*4633-33A Sherbrooke	Tiancheng Shen	\$1,240,000	\$1,410,300	-12.1%
*11-15 Windsor	Estate Moe Levin	\$3,225,000	\$3,142,600	2.6%
<b>CONDOMINIUMS</b>				
399 Clarke #7B	Wee Wang Loy & Geok Lian Ng	\$698,000	\$643,800	8.4%
200 Lansdowne #605	Laurel Dale Perry	\$600,000	\$613,800	-2.2%
215 Redfern #207	Estate Bonnie Ashby	\$1,050,000	\$806,800	30.1%
*4660 St. Catherine	Lisa Boissonnault	\$1,245,000	\$1,181,100	5.4%
<b>OTHER</b>				
388 Olivier # 3	Estate Jan Echenberg	\$600,000	\$589,285 <sup>1</sup>	1.8%
349 Victoria, 44.27%	Animalerie Chatonnelle Inc.	\$996,000	\$437,299 <sup>2</sup>	127.8%

\*These sales were separately researched by the *Independent*

<sup>1</sup>Valuation is 5.766 percent of \$10,220,000, representing apartment 3. <sup>2</sup>Valuation is 44.27 percent of \$987,800.



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## Appel aux artistes de Westmount

Les artistes de Westmount sont invité.e.s à soumettre leur candidature pour la prochaine saison d'exposition de la Galerie du Victoria Hall. Ce concours s'adresse aux artistes émergent.e.s, semi-professionnel.le-s ou établi.e-s résidant à Westmount. Les artistes sélectionné.e.s se verront proposer une exposition solo ou partagée à la Galerie du Victoria Hall.

Période d'inscription annuelle  
DU 15 FÉVRIER AU 15 AVRIL

## Invitation to Westmount Artists

Westmount Artists are invited to submit their proposals for the next exhibition season of the Gallery at Victoria Hall. This call for proposals is open to emerging, semi-professional or established artists residing in Westmount. Selected artists will be offered a solo or shared exhibition at the Gallery at Victoria Hall.

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La Galerie du Victoria Hall  
The Gallery at Victoria Hall



## Why walk when you can ride?



Cousins Deborah Schwartzman, left, and Annetta Black were enjoying a walk along Greene Ave. on a nippy March 1. Ricki, a Westie (West Highland white terrier) doesn't like the salty, gritty sidewalk so he was getting a free ride.

PHOTO: RALPH THOMPSON.



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# 20th/50th ICRF event raises \$400,000 in support of cancer research



## Social Notes

VERONICA REDGRAVE

ICRF Montreal celebrated the 20th annual Women of Action Brunch at Le Wind-sor.

The milestone event was spearheaded by co-chairs **Alana Wexler Schwartz** and **Stephanie Zucker**. Honorary co-chairs were **Debra Margles** and **Jenna Schwartz**, and **Eden Polansky** was MC.

The brunch also marked the 50th anniversary of ICRF, celebrating its scientific impact and longstanding philanthropic partnerships. Highlighted were years of leadership by scientific advisory board chair **Dr. Walter Gotlieb** and ICRF's co-presidents **Robert Bard** and **Jeffrey Bernstein**.

Honorees were **Dr. Pnina Brodt** – leading cancer researcher and co-founder of the Liver Metastasis Research Network; community volunteer **Eva Derhy Sinai** – co-founder of Derhy Lawyers & Notaries; **Joanne Miller Eisman** – co-founder of the Hereditary Breast and Ovarian Cancer

Foundation (HBOC); and **Lillian Vineberg Goodman** – community activist and philanthropic leader.

Noted were ICRF Women of Action co-founders **Susan Lavy**, **Sheryl Rosen**, and past co-chairs **Maureen Tajfel**, **Julie Wiener**, **Heather Paperman** (past ICRF president), and **Arlene Silver** (former ICRF executive director).

The program featured an inspiring keynote address by **Sivan Yaari**, founder/CEO of Innovation: Africa, whose work has brought solar-powered electricity and clean water to thousands of communities, highlighting how Israeli innovation has improved millions of lives.

Westmount Florist graciously donated beautiful bouquets.

.....  
continued on p. 18



Honorees Eva Derhy, Dr. Pnina Brodt, Joanne Miller Eisman and Lillian Vineberg Goodman.

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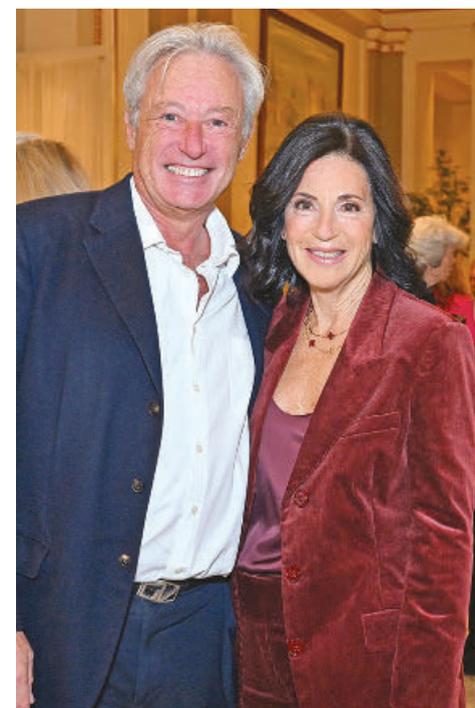
Keynote speaker Sivan Yaari.



Maureen Tajfel, Julie Wiener, Susan Lavy, Sheryl Rosen and Arlene Singer.



Jenna Schwartz, Alana Wexler Schwartz, Brigitte Fortin, Sivan Yaari, Eden Polansky and Stephanie Zucker.



Dr. Walter Gotlieb and Debra Margles.

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### Social notes..., cont'd from p. 17

Notable guests included **Maxine Foldiak** and **Jeffrey Bernstein**, **Robert Bard**, **Morris Goodman**, 2024 WOA honorees **Arlene Greenberg**, **Guila Delouya** and **Sandra Abitan**; **Laura Borsellino**, **Claudia Cytrynbaum**, **Jill Aberman**, **Lindsay Hollinger**, **Kathy Assayag** of JCF Canada, **Ariella** and **Walter Gotlieb**, ICRF scientific advisory board members doctors **Richard Kremer** (there with his wife **Nicole**) and **Ami Grunbaum** (with **Dayna Lapkovsky**), and ICRF fellows **Amatzia Gantz** and **Dr. Gabriel Levin**; CEO **Brigitte Fortin** (with her husband **Guy Vadish**), and director of admin-

istration and events **Sheryl Ramroop**.

Sponsors were The Morris & Rosalind Goodman Family Foundation, Elina et Giuseppe Borsellino Family Foundation, Richter, Sandalwood, and The Dan and Wendie Bensoussan Foundation/Le Windsor Ballrooms.

The chic sold-out brunch raised \$400,000 in support of cancer research.

In Montreal, ICRF has funded more than 35 Israeli research fellows since the inception of the local program, training them in leading Montreal institutions before they return to Israel to continue their scientific work and advance cancer research globally Montreal is the local

chapter of the Israel Cancer Research Fund, the largest non-governmental funder of cancer research in Israel.

The organization supports groundbreaking research in both Israel and Montreal through fellowships, project grants, and collaborations that advance cancer treatment worldwide.

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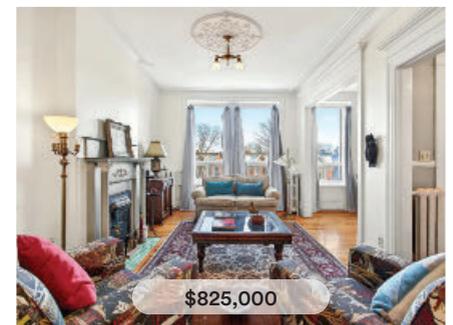
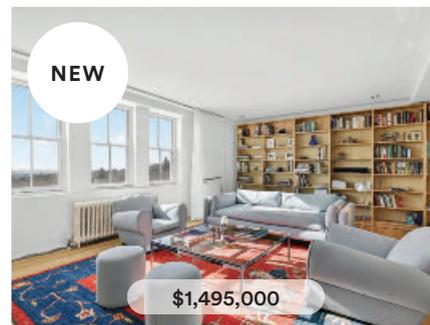
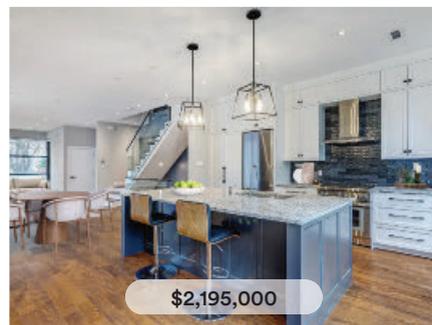
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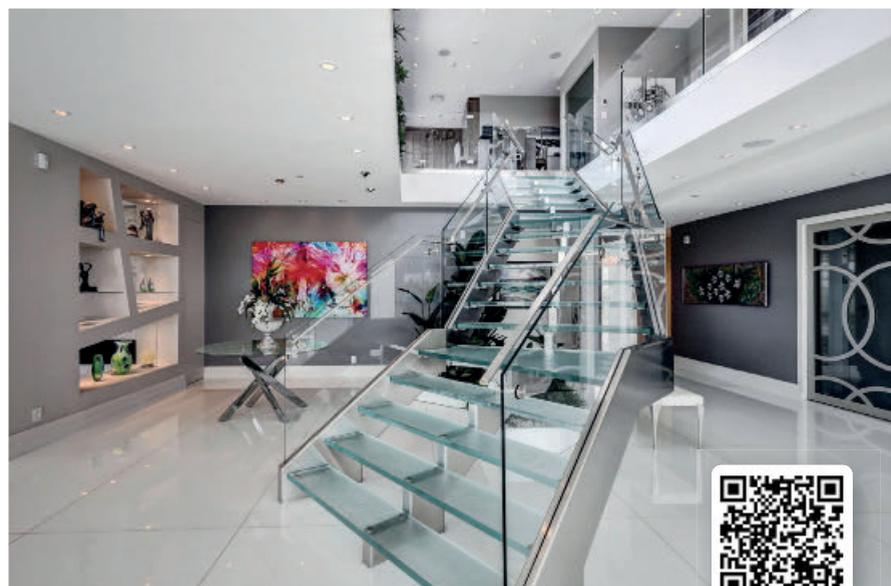
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