

## Great eggs-pectations



Three-year-old Jude paints an egg to resemble Eve from the 2008-film movie Wall-E during the Côte St. Luc Public Library's March 10 event to celebrate Pixar's animated films. The basement auditorium was set up with several different arts and crafts stations so children could create crafts inspired by their favourite films ranging from The Incredibles to Finding Nemo. There was also a series of Pixar short films playing on the big screen so the participants, aged three to 10, could take a screening break between activities.

Photo: Isaac Olson

8 out of 120 Dubelle units left to be sold

## Homes going up quickly in Quartier Cavendish project



The corner of Kildare and Cavendish has sprouted many new homes in different stages of construction.

Photo: Isaac Olson

BY ISAAC OLSON

The leading developer behind the residential construction around the Cavendish Mall says sales are going well as every home is presold before being built. By the end of the summer, the plan is to have more than 50 more units up and running.

Joe Levine, president of Dubelle Developments, said there are only eight out of nearly 120 residences left for sale in the current plan — five townhouse units in the project behind the synagogue, and three semi-detached homes on Mackle Rd.

“There will be 31 single-family homes and all of the lots for those units are sold, though 17 of them went to another developer,” he said.

“Of those 17 customized homes, that developer has about seven left to sell, he added. The entire Cavendish Mall development also includes 68 townhouses and 18 semi-detached homes.

There is still a seven-storey condominium tower with stores on the ground floor in the works, said Levine, though it is not on the market yet.

“We’re waiting for the area to look less like a war zone before we start marketing those residential units,” said Levine, but so far, the rest of the properties have been selling like hotcakes. “The sales have been great. We’ve had no issues with sales.”

Councillor Mike Cohen said it is a project the city can be proud of as “we spent

many years making sure that, when half of the mall was demolished, it would be replaced with something which would fit in our urban plan and not cause traffic chaos in the city.”

Councillor Ruth Kovac, who heads up the city’s side of the project, said there is a diversity of people buying the homes. Some are young families buying their first homes and others are “empty nesters” looking to downsize, she said, but, overall, “everything is really flowing.”

The city has installed energy efficient street lighting that is specifically designed not to shine in people’s windows, she said, and “I’m really pleased to see that we’re such a desirable community that people are buying homes at an even a faster rate than I thought they would be.”

Councillor Steven Erdelyi has continued to vote against zoning changes or permit approvals when it comes to the project because of his concerns over the lack of environmentally-friendly planning.

“While I am happy overall with the progress of the Cavendish Mall development, I would have liked an environmentally-conscious plan for the homes being built, including such initiatives as grey water recycling and rain barrels,” he said.

However, Kovac said the council opted to avoid imposing the extra costs associated with making an entirely green project. Although, she was opposed to one aspect of the project that allowed for under-terrace parking rather than underground parking, she said.

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