

Five options on the table for how town will grow

Continued from pg. 1

Concept 1:

- No new population for Halton Hills— all population growth will occur in Milton. Residential growth in Halton Hills will be limited after 2016 of less than 1 per cent per year.
- Georgetown's current urban boundary remains unchanged, on well-based water/waste water system likely to continue.
- Addition of 340 hectares of new employment lands, north side of Steeles Ave. in the 401 Corridor, and 11,000 new jobs in Halton Hills.
- Loss of about 340 hectares of Prime Agricultural lands (in 401 Corridor area).

Concept 2a:



Highlighted area indicates new urban area

- 17,000-20,000 new population
- Growth between 2006-2031 will be about 2 per cent per year over approximately 380 hectares (939 acres). Result in a Town population in the 82,000 to 87,000 range.
- The new urban area would be south of 10 Sideroad between Eighth Line to a point between Tenth Line and Winston Churchill Blvd. To the south the proposed new area for development doesn't extend quite halfway to Five Sideroad.
- 340 hectares of new employment lands, north side of Steeles Ave. in the 401 Corridor, and 11,000 new jobs in Halton Hills.
- Will maintain urban separator between new residential and the 401 Corridor and between Halton Hills and Brampton.
- Hornby will be absorbed by the 401 Corridor, and no longer be considered a rural cluster.
- Fiscal impact: positive over the long term. Concepts 2A and 2B provide the largest positive fiscal impacts. Will be fiscal challenges for town budgets until after 2016.
- Loss of 720 hectares of Prime Agricultural lands
- Water and wastewater servicing under review: technical uncertainty whether well-based system could accommodate new growth or whether the small scale of growth is financially viable on the basis of lake-based (Big Pipe) servicing.
- Will result in additional commercial and a mix of housing types.

Concept 2b:



Highlighted area indicates new urban area

- 17,000-20,000 new population
- Growth between 2006-2031 will be about 2 per cent per year over approximately 380 hectares (939 acres). Result in a Town population in the 82,000 to 87,000 range.
- The new urban area is located west of Eighth Line, between 10 and 15 Sideroads. On

the west side, some of the growth extends slightly west of Trafalgar Rd. Could absorb Ashgrove into the urban area.

- Addition of 340 hectares of new employment lands, north side of Steeles Ave. in the 401 Corridor, and 11,000 new jobs in Halton Hills.
- Will maintain urban separator between new residential and the 401 Corridor and between Halton Hills and Brampton.
- Hornby will be absorbed by the 401 Corridor, and no longer be considered a rural cluster.
- Fiscal impact: positive over the long term. Concepts 2A and 2B provide the largest positive fiscal impacts. Will be fiscal challenges for town budgets until after 2016.
- Loss of 700 hectares of Prime Agricultural lands
- Water and wastewater servicing under review: technical uncertainty whether well-based system could accommodate new growth or whether the small scale of growth is financially viable on the basis of laked-based (Big Pipe) servicing.
- Will result in additional commercial and a mix of housing types.

Concept 3a:



Highlighted area indicates new urban area

- 47,000 new population— annual residential growth between 2016 and 2031 will be about 2.8 per cent. Approximate 2031 town population: 110,000 to 115,000 range.
- New mixed-use residential area is located between Eighth Line and Trafalgar Rd. and 15 Sideroad and 10 Sideroad. The new urban area also spans between Trafalgar Rd. to the west, Ninth Line to the east, 10 Sideroad to the north and Five Sideroad to the south. Total expansion area: 960 hectares (2,372), excluding natural heritage system, which will be protected.
- Addition of 340 hectares (840 acres) of new employment lands, north side of Steeles Ave. in the 401 Corridor, and 11,000 new jobs in Halton Hills. Hornby will no longer be considered a rural cluster.
- All urban separators will be maintained but lessened from the previous concepts. Ashgrove will be incorporated in Georgetown urban area.
- More commercial will be required.
- Fiscal impact: positive over long term, although to a lesser degree than 2A or 2B. Will require additional community infrastructure.
- Loss of 1,300 hectares of agricultural lands
- Water and wastewater servicing under review: technical uncertainty whether well-based system could accommodate new infill or intensification growth and whether the scale of new growth is financially viable on the basis of laked-based (Big Pipe) servicing.

Concept 3b:

- 41,000 new population— annual residential growth between 2016 and 2031 will be about 2.8 per cent. Approximate 2031 town population: 105,000 to 110,000 range.
- The area for growth is located north of 10 Sideroad, south of 15 Sideroad between Eighth Line and Trafalgar Rd. and south of 10 Sideroad between Winston Churchill Blvd. and a point east of Trafalgar Rd.

- No urban separator (green space) between Halton Hills and Brampton.
- 340 hectares (840 acres) of new employment lands, north side of Steeles Ave. in the 401 Corridor, and 11,000 new jobs in Halton Hills. Hornby will no longer be considered a rural cluster

- More commercial will be required.
- Fiscal impact: positive over long term, although lesser degree than 2A or 2B. Will require additional community infrastructure.

- Loss of 1,180 hectares of agricultural lands
- Water and wastewater servicing under review: technical uncertainty whether well-based system could accommodate new infill or intensification growth and whether the scale of new growth is financially viable on the basis of laked-based (Big Pipe) servicing.



Highlighted area indicates new urban area

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