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# Businessman to picket town hall

By DIANNE CORNISH

A Georgetown businessman and owner of two Armstrong Avenue industrial condominiums says he is prepared to "picket city hall" if he doesn't get assurances within the month that structural problems in the building will be rectified.

Derek Williams, who purchased the condos — located on Armstrong Ave. Mountainview Road — for \$150,000 just over two years ago, said he has had nothing but problems with them from the start.

Williams said the building is wrought with structural defects including walls, floors and windows that are cracked.

"The building isn't fire-proofed, a nearby retaining wall is coming down and the asphalt in the parking lot is heaving, with mud coming through," he added. "It's disgraceful."

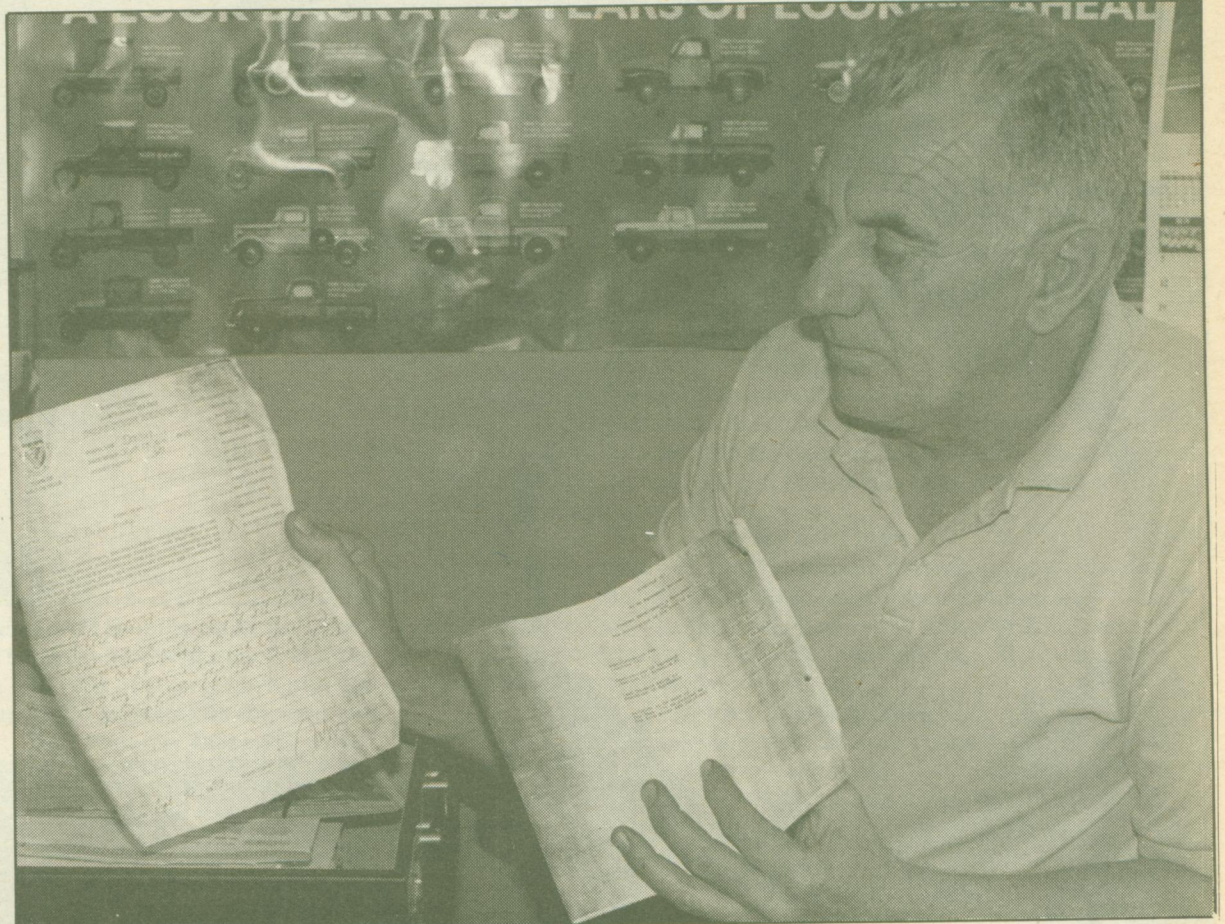
Williams, who works with his son at Halton Hills Rad on Mountainview Rd., blames the Georgetown development company, Freemar Development, for most of his problems, but he also charges that the Town of Halton Hills failed to ensure that specific inspections weren't carried out while the 10-unit condo building was being constructed.

According to a town document obtained under the Freedom of Information Act, which Williams has in his possession, inspections by the Town were not carried out in a number of areas, including footings, backfill, inside drains, fire separations, framing and insulation.

The condo owner said he has been getting "nothing but the run-around" with everyone whom he has contacted to try to remedy the situation.

"I've been to (Halton Hills) council twice; I might just as well have gone to the Toronto Zoo to get anything done," he complained. Attempts to get action from Mayor Russ Miller and individual members of council have also proven fruitless, he said.

About seven months ago, he met with Halton North MPP Noel Duignan to state his concerns that the Ontario Building Code has been undermined with respect to the



Georgetown businessman Derek Williams displays a briefcase full of the paperwork he has accumulated in his two-year battle to have major structural repairs made to a pair of Armstrong Ave. condo units which he purchased just over two years ago.  
Photo by Dianne Cornish

Armstrong Ave. building. Again, "nothing was done," he said.

Williams said he's paying \$6,000 a year in municipal taxes for the condos, one of which is rented to a tenant. The other is vacant.

"I feel that I've been paying though the nose, and yet, I cannot even sell them (the condos) now," he added. "They're costing me more money than they're worth."

Williams and another owner of condo units in the building have hired a lawyer and are attempting to resolve the problems with the developers and municipal staff.

Contacted by Halton Hills This Week on Monday, town administrator Dan Costea said lawyers have been communicating for the past three months and are "just about ready" to come to an agreement on resolving the problems.

Site plan work, including parking lot resurfacing, repair of a minor bulge in the retaining wall and fire separation work in the building, is expected to be completed this sum-

mer, the town official added.

However, Williams said he hasn't heard anything to confirm Costea's comments.

"My lawyer is getting nowhere.

If I don't get results soon, I'm going to picket town hall," he said.

A representative of Freemar Development could not be reached for comment before press time.



Williams' Armstrong Ave. condo unit requires repairs to its parking lot and other areas.

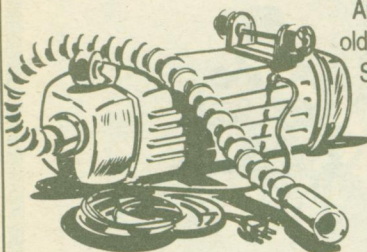
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