

Mackenzie battles on with downtown development plans

By Oksana Buhel

After a bit of frowning, fate has smiled on Sandy Mackenzie.

The Georgetown developer has scaled the first stage of development plans for his James and Wesleyan Sts. property.

Town of Halton Hills council voted Monday to approve the rezoning of Mackenzie's

property, despite voiced concern of area residents.

Cheryl Potosky, spokesperson for Remembrance Park area residents agreed with the Urban Review Study Group's decision limiting the density level in the area to 40 units per acre (upa) and a height of six stories. She was disturbed with the town's planning department's recommenda-

tion the land be considered "site specific," allowing the limits to be increased to 60 upa and eight stories.

"This was never the intention of the members of the study group," Potosky insisted.

She was equally concerned the final form of the proposed building had not been decided on and that neighboring resi-

dents would have their public input privileges hindered once the application reached the site planning stage.

Although the site specific aspect of the area suggests 1.5 parking spots be allocated per residential unit, which Mackenzie said he would provide, Potosky suggested the narrowness of the streets would necessitate two spots - a practice followed in Mississauga.

She concluded there was more to revitalizing downtown than bringing more resi-

dents in. She spoke of the "preservation and enhancement of the unique character of existing residential and commercial uses."

Archie Tannock, member of the Urban Area Study Group, also condemned the proposal. "Since our (the study group's) decision, the density has been increased by 50 per cent and the maximum number of stories by 33.3 per cent," he pointed out. "I'm wondering if I've wasted my time on this thing." Tannock urged council to reject the

application until it is resubmitted with acceptable density and height criteria.

Councillor Rob Heaton agreed "100 per cent" with Tannock.

Councillor Al Cook pointed out Mackenzie's application was submitted before the study was completed and although Tannock agreed, he insisted "two wrongs don't make a right."

Deputy planner Bruce MacLean explained in great detail how the application fit the requirements of the Halton Hills Official Plan, the Halton Hills Land Use Study and the Municipal Housing Statement. "The planning department has no problem with this application," MacLean said.

Councillors Pam Johnston and Anne Currie both agreed with MacLean, but Councillor Marilyn Serjeantson vaguely told council not to concern themselves too much, since "chances are this won't even be built."

Potosky's recommendation that another public meeting be called as more concrete plans are submitted for site plan approval was rejected by mayor Russ Miller because of the cost and by Johnston because of the duplication with public attendance at site plan meetings. (At site plan meetings, only residents in the immediate area are invited to participate).

Heaton suggested the developer pay for the cost.

In a recorded vote, council accepted the rezoning application 11-2, and rejected the proposal for a public meeting.

"Announcement"



Royal Bank of Canada is pleased to announce the appointment of Ms. Judy Grace as Manager Seniors Banking at our Georgetown Main St. branch. Judy is responsible for serving the many financial needs of our Seniors clientele. She replaces Mrs. Vera Shepherd who has retired.



Throughout a 15 year career at the Royal Bank, Judy has held several positions and most recently was Assistant Manager Personal Banking.

Judy will be assuming her duties as of October 12, 1993.

MONEY CONCEPTS

FINANCIAL PLANNING CENTRES

host

FINANCIAL FORUM

Saturday, October 23, 1993

from 11 a.m. to 2 p.m.



featuring



Earning trust

Mackenzie
The Industrial Group of Funds

TRIMARK
MUTUAL FUNDS

You will have the rare opportunity to hear representatives from four of Canada's most innovative mutual fund managers. The managers will share about what investment opportunities lay ahead, where they exist, and how you can profit from the opportunities.

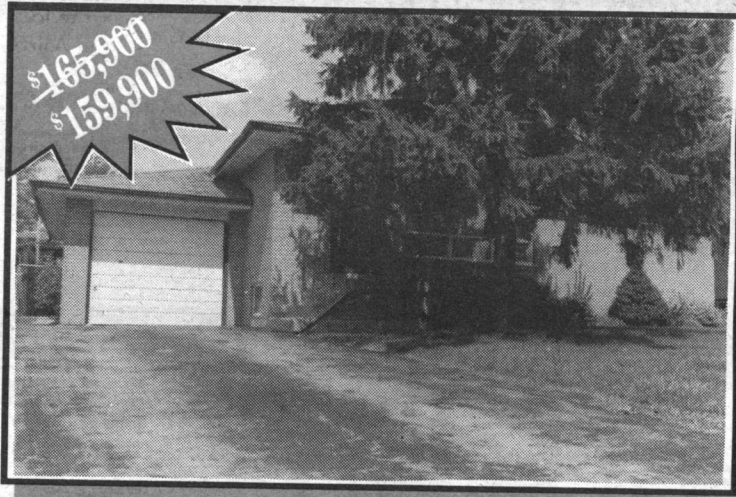
** Each mutual fund manager will have an information booth open with mutual fund brochures and information available on their funds.**

at North Halton Golf & Country Club
363 Maple Ave. W., Georgetown



BOVIS BEAUTY

Lovely 3 bedroom Bovis sidesplit with 16 x 32 inground pool. Ideal home for the first-time buyer as 5 appliances and most window coverings are included. Air conditioning and high efficiency furnace, fire place with insert, ground level family room and much, much more. Priced at only \$169,900. Call Fred Harrison* at 873-6218 or 846-1100 for more details. SG-04

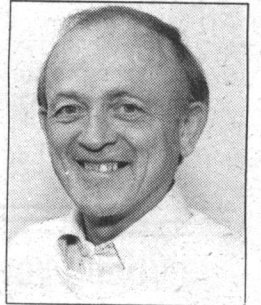


IMMEDIATE POSSESSION

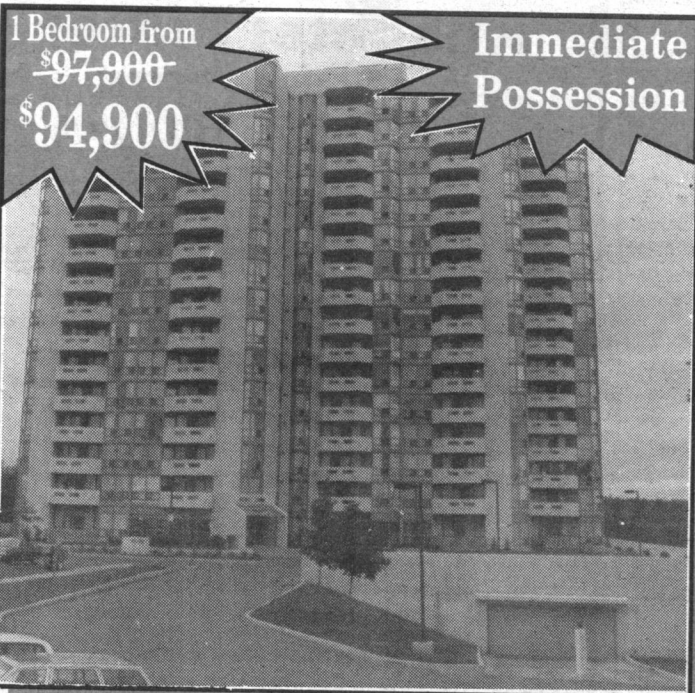
Three bedroom solid brick bungalow in mint condition with hardwood floors, air conditioning and in an excellent location. A must see! Call Fred Harrison* at 873-6218 or 846-1100 for more details.

Sutton
GROUP

Sutton Group Professional
Real Estate Services Inc.



FRED HARRISON
*Sales Representative



The Sands

- Six acres of landscaped grounds with spectacular view
- Highly secured building with underground parking
- Very well maintained and managed building
- Five appliances and in-suite laundry facilities
- "GO" train shuttle service at front door
- Community lifestyle and organized activities
- Exercise Room
- Tennis Court
- Library
- Sauna
- Pool
- Workshop

Call Fred Harrison* at 873-6218
or 846-1100 for more details.



DOWNTOWN COMMERCIAL

Half acre of zoned land... present building of 6,500 sq. ft. \$375,000.

Call Fred Harrison*
at 873-6218 or 846-1100.

Ask me
about the
first time
homebuyer
plan.