

# Okay bachelor apartments in Crisci office building

Permission to turn two-thirds of a three-storey building at 224 Martin St. into bachelor apartments was granted owner Benito Crisci, at a hearing before the Ontario Municipal Board in Milton Tuesday, Dec. 22. The rezoning approval follows four years of uncertainty and abortive plans by the owner to put the building on a paying basis.

Although his application to turn most of the former medical arts building into bachelor apartments was backed by the town council and planning board, one neighboring homeowner unsuccessfully registered objections when the application went before the OMB.

"Thin edge" John G. Elliott of 203 Martin St., who lives across the road from the apartment building, suggested it was "the thin edge of the wedge" to allow apartments into former residential zones. He also complained the use of the building for bachelor apartments would "downgrade the district". Erected in 1966 as a double duplex which was allowed under the town's first zoning by-law, the building was also legally used as a professional office building. Main tenants have been two dental offices on the lower floor and an optometrist who used one section of the second floor. The remainder of the building has been completed on the outside but the interior remains incomplete.

**Long history** In March of 1967 the owner applied to the Committee of Adjustment to change the building to an apartment building. The application was denied. In May of that year he asked for front and side yard variances so the entire building

could be used as professional offices and this application was approved.

However, attempts to rent it to professional people have been highly unsuccessful and the owner last year asked the planning board to allow him to change it to an apartment building.

Planners approved and an OMB hearing was called earlier this year. The hearing was abortive, however when it was discovered the area residents had not been properly notified of the application—the notice of hearing indicated the entire building was being changed to apartment use although the owner intends to allow the two dental offices to remain in the lower floor, at least until their long term leases expire.

**Short hearing** Tuesday of last week the new hearing was held and it lasted just 90 minutes.

Town solicitor D. A. McConachie reviewed the background and explained the top two floors of the building would be converted to eight bachelor units with accommodation limited to two persons per suite. The owner has agreed to sign this stipulation into a contract with the town. The land is currently shown as medium density on the town's official plan. Planning Board secretary E. R. Pearen testified there is sufficient parking for the apartment use.

William E. Ogden of Municipal Planning Consultants, the town's consulting firm, said he saw no harm in having offices in the same building as the residences as long as they were not side by side on the same floor. Such an

arrangement would be permitted in an R6 residential zone under the town's by-law, he noted.

**Downgrades district**

Objector John G. Elliot said he owns an acre of land and an expensive home across the road and feared the application might pave the way for more apartments in the quiet, residential district. "An apartment downgrades a district, you don't get the same type of people as live in homes," he stated.

"Be careful, I live in an apartment building," replied OMB chairman F. Blake.

"I have seen the fires, the drunks, the beer bottles hurled off apartment balconies," said Mr. Elliot. He said he held no objection to the offices in the building, "I just don't want to see apartments get in that district."

The owner B. Crisci testified the optometrist has been released from his lease and vacated the building, at the suggestion of the OMB during the earlier hearing.

**Should be used**

Summing up, solicitor McConachie said the building has been sitting there more than three years with very little occupancy and it should be completed and used. He said there would not be much greater use of the property if it has eight

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**CHRISTMAS MORNING FIRE**, believed to have started in a car racing machine, did an undetermined amount of damage in the Mill St. Gravilli's Family Billiard room. The fire started on the west wall of the building about the middle of the side and burst a hot water tank nearby. Milton Firefighters were called when Sgt. William Patterson noticed the smoke filled building, while he was patrolling the area. Damage to the pool tables and the interior of the building had not been estimated at press time.—(Staff Photo)

## Christmas fire . . .

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time neighbor Bruce Kitchen, 118 Lydia St. also became aware of the fire and the two men ran to alert the Glovers when they saw flames on the west wall and smoke billowing from the attic.

**Throw snow**

The two men and a group of snowmobilers who were passing threw snow on the west wall until firefighters arrived.

The fire apparently travelled up the west wall of the house into Nancy's bedroom and a guest room on the second floor. The girl's room was charred and blackened and the bed caught fire. Damage not as great in the adjoining room, but smoke damage was heavy through the entire upstairs of the house.

In the attic, the flames ripped great holes in the floor and charred many of the timbers supporting the roof.

**Fireman hurt**

Lieutenant Glenn Stringer of Milton Fire Department was injured while fighting the fire. He came in contact with a heavy duty electrical circuit and the shock knocked him unconscious. Fellow firefighters carried him to the van and he was treated by Dr. Ronald Mackay, a neighbor.

The Glovers purchased the house formerly owned by Frank McNiven about a year ago and had spent a great deal of money renovating the home inside and out. The house is about a century old. During the remodeling the builders had checked the chimneys of two downstairs fireplaces and had enlarged the firebox in the one where Friday's fire broke out.

Both Mr. and Mrs. Glover praised the firefighters for their efficiency in getting the fire under control so quickly and the care they took to salvage as much of the furniture and furnishings as they could. "They did everything they could," said Mrs. Glover.

Before the fire was even under control the family was flooded

with offers of help from neighbors, friends and complete strangers. They spent the weekend at the nearby home of Dr. and Mrs. R. Mackay. The two children have gone to spend this week at a cottage near Beaverton and Mr. and Mrs. Glover have moved to Mohawk Inn, Campbellville while they hunt a place to stay until their home can be repaired. They have been offered the use of a home in the country and on Monday were following up an offer of a home in town.

The family's cat disappeared during the fire and for two days the Glovers felt they had lost it. But it turned up safe and sound on Sunday, still frightened but unharmed.

Mr. Glover said he recently installed a freon fire alarm system in the house but the fire was apparently not hot enough to set off the alarm when it was first discovered. "I hate to think what would have happened to all of us if we had been in bed and sleeping when it happened," Mrs. Glover said.

## Snowmobile plate sales going well

With the cold, chilly weather here to stay for the next few months, local snowmobile enthusiasts are taking every advantage of the opportunity by getting their machines top notch shape.

But motor and ski maintenance isn't the only way to put those machines back on the road. Licences for snowmobiles are a must and Milton Licence Bureau reports 300 snowmobiles' licences were sold in less than a week.

Since the 1971 plates went on sale Dec. 1 a total of 386 car plates and 45 dual purpose plates have been sold. People seem to prefer their snowmobile.



SAY THERE, SANTA, is that really you? Little Stephen Scannell, age two, wasn't really so sure it was the jolly old gent when the two got together at the Milton Lions Club's Christmas party last week. So Stephen, shy at first, decided the best way was to give St. Nick the old tummy test. After a squeeze and a couple of pats, Santa started handing out gifts and Stephen forgot all about finding out whether it was the real Santa or not.

—(Staff Photo)

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