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# Upset farmer says he just can't hold out any longer

BY IRENE GENTLE

The Champion

Dust, dumping and dead ends have succeeded in running off a long-time Milton farm family, town council has heard.

Nuisance noise and dust from the excavation of a Canadian Pacific Railway yard on Eighth Line in Hornby helped 72-year-old retired farmer Stuart McMillan decide to throw in the towel on land his family has owned since 1865.

But an upcoming closure of Eighth Line has accelerated his decision to go, he said.

"We've been there all our lives and now we've got to turn the page and move," he said. "It's going to be hard."

Dumping and trespassing in the area will likely intensify once the road is closed, Mr. McMillan charged.

"Once you get a dead end, the garbage is unreal," he said. "We got an old chesterfield, an old mattress and old chairs."

Efforts by CPR representatives to address Mr. McMillan's concerns have not been enough to convince him to remain in his life-long home.

"They've been in all the time telling us what they're going to do," he said. "But the railway, you can't beat them."

Letters addressed to Mr. McMillan from CPR 'Iron Highway' director Alan Parry and Randy Marsh, manager of government and public affairs at CPR, noted that dumping has not traditionally been a problem in the area.

The so-called 'Iron Highway' is to be a high-volume transfer station for tractor trailer loads travelling the Detroit-Montreal corridor. The truckloads are to be mounted on rail flatcars and sent to various destinations from Hornby.

They stated that discussions with Milton public



"There might be a (deal) that would let Mr. McMillan sign off on the whole thing and get on with the business of moving."

— BRIAN PENMAN

works personnel revealed that dumping is usually limited to spring clean-up time.

A recent on-site inspection by CPR staff uncovered a trash bag's worth of coffee cups and a few old appliances.

Most had appeared to be on the site for some time, the letters said.

But to limit future problems, CPR has offered to erect 'No dumping' signs on Eighth Line between Derry Road and the railway tracks.

Though lighting and activity levels at the yard would make Mr. McMillan's property an unwelcome area for loiterers and trespassers, the area could be monitored by Halton police, Milton public works, CP Police and terminal staff, the letters added.

Despite these assurances, Mr. McMillan decided to bow out of the battle when he put his house up for sale in May.

But the progress that is driving him away has also eaten up the asking price of the 14-acre farm, he said.

"It has brought the property value right down," said Mr. McMillan. "They see the railway up there and the dead end and they don't like it."

Offers on the property have dropped from \$800,000 to between \$250-300,000 since the railway yard was excavated, said Mr. McMillan.

• see HE FEELS on page 10



TTY: 878-1657

## THE CORPORATION OF THE TOWN OF MILTON

878-7211

MILTON ON-LINE  
http://www.town.milton.on.ca

### NOTICE OF RECEIPT OF APPLICATIONS AND THE HOLDING OF PUBLIC MEETINGS IN RESPECT OF PROPOSED PLANS OF SUBDIVISION AND ZONING BY-LAW AMENDMENTS

**TAKE NOTICE THAT** the Town of Milton has received applications for approval of proposed plans of subdivision under Section 51 and Zoning By-law Amendments under Section 34 of the Planning Act, as amended, as detailed on the table below.  
The Council of the Town of Milton will hold a Public Meeting on:  
**Date: Tuesday, September 7, 1999**  
**Time: 7:30 p.m.**  
**Place: Council Chambers, Town Hall, 43 Brown St., Milton**  
to receive information and public input on the applications.  
The properties affected by the applications are

located within Phase IA of the Urban Expansion area and are generally bounded by Steeles Ave. and Hwy 401 to the north, Thompson Rd. to the west, Fourth Line and the proposed extension of James Snow Pkwy. to the east and Derry Rd. to the south. The lands are legally described as part of Lots 12, 13, 14 and 15, Concession 4 and part of Lot 11, Concession 5, (geographic Township of Trafalgar), Town of Milton.  
Details respecting the proposed plans of subdivision are detailed below. The proposed plans of subdivision are to be accessed by new public roads.

The applicants have requested that the Zoning By-law be changed to replace the Agricultural Parkway Belt (APB) Zone and Open Space Conservation (OSC) Zone, currently applicable to the properties with new zone classifications which reflect the proposed land uses.

The purpose and effect of the zoning amendments are to permit the properties to be developed for residential and mixed use plans of subdivision.

A key map illustrating the area affected by this application is attached to this notice.

The subject lands are not currently subject to any other applications pursuant to the Planning Act.

Any interested person may make a written submission, prior to the public meeting, and should direct the submission to the Director of Planning and Development.

\* Any written comments and/or appeals respecting Subdivision File 24T-95023/M (Virgoan Properties Ltd.) must be sent to the Clerk of the Regional Municipality of Halton, 1151 Bronte Rd., P.O. Box 7000, Oakville, Ontario, L6J 6E1.

If you wish to be notified of the decision of the Region of Halton in respect of Subdivision File 24T-95023/M (Virgoan Properties Ltd.), you must make a written request to the Clerk of the Region of Halton, 1151 Bronte Rd., P.O. Box 7000, Oakville, Ontario, L6J 6E1.

ANY PERSON MAY attend the public meeting to obtain information and make a verbal presentation and/or written submission, to identify issues of concern and/or express views in support of or in opposition to, the proposal. A copy of an Initial Report prepared by the Planning and Development Department, outlining the application in more detail, a copy of the draft Zoning By-law Amendment and any other background information will be available 5 days prior to the public meeting, a copy of which may be reviewed or

obtained by contacting the Planning and Development Department, Town Hall, Victoria Park Square.

The public meeting is an information meeting and a staff recommendation on whether to approve or refuse the application will not be made at this public meeting. Decision on the application will be made at a future date when a full review of the application is completed by the Town's Planning and Development Department. At that time, a Technical Report with recommendations will be brought forward for consideration and decision by Milton Council.

Persons who sign the register at the public meeting, or who request to be notified in writing to the Town of Milton Planning and Development Department, will receive notification of when the matter is to come before Council for final consideration.

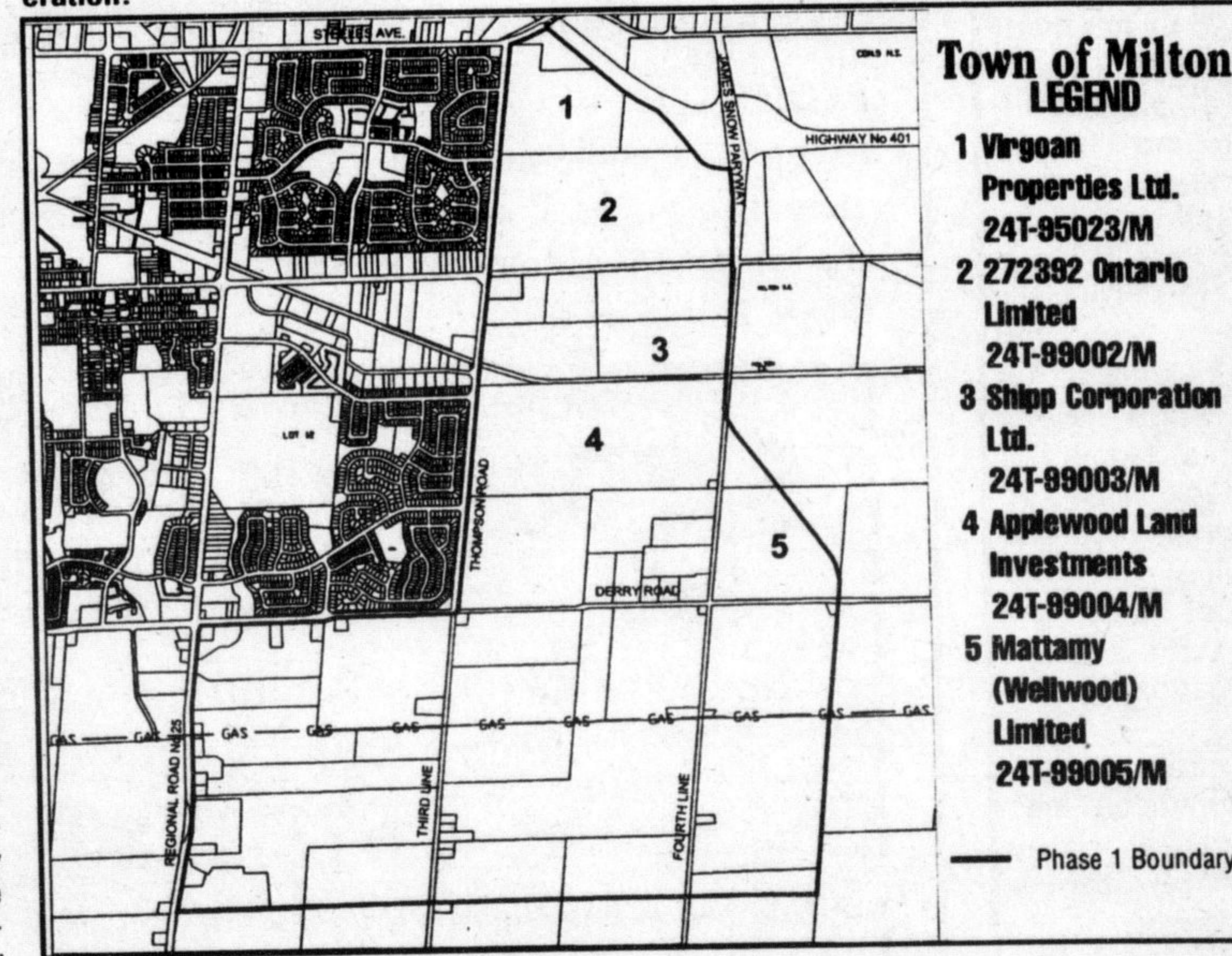
IT SHOULD BE NOTED that if a person or public body that files an appeal of a decision of the proposed plan of subdivision and/or the Town of Milton in respect of the proposed by-law to the Ontario Municipal Board does not make a verbal presentation at the public meeting or make a written submission to the Town of Milton before the subdivision is approved and the proposed by-law is adopted, the Ontario Municipal Board may dismiss the appeal.

DATED AT THE TOWN OF MILTON

this 17<sup>th</sup> day of August, 1999

H. Lisi, Town Clerk  
Town of Milton  
43 Brown Street  
Milton, Ontario L9T 5H2

Legend	File Nos	Applicant	Uses
1*	24T-95023/M* & Z-16/99	Virgoan Properties Ltd.	<ul style="list-style-type: none"> <li>• 244 residential lots &amp; 11 residential blocks (425 dwelling units)</li> <li>• 1 commercial block</li> <li>• 1 employment area block</li> <li>• 1 village square block</li> <li>• 1 parkette block</li> </ul>
2	24T-99002/M & Z-8/99	272392 Ontario Limited	<ul style="list-style-type: none"> <li>• 573 residential lots &amp; 20 residential blocks (891 dwelling units)</li> <li>• 2 school blocks</li> <li>• 1 neighbourhood park block</li> <li>• 2 woodlot blocks</li> <li>• 2 village square blocks</li> <li>• 2 stormwater management blocks</li> <li>• 2 employment area blocks</li> <li>• residential reserve blocks</li> </ul>
3	24T-99003/M & Z-9/99	Shipp Corporation Ltd.	<ul style="list-style-type: none"> <li>• 375 residential lots (375 dwelling units)</li> <li>• 1 woodlot block</li> <li>• 1 buffer block</li> </ul>
4	24T-99004/M & Z-10/99	Shipp Corporation Ltd. & Appplewood Land Investments	<ul style="list-style-type: none"> <li>• 1,188 residential lots (1,227 dwelling units)</li> <li>• 1 school block</li> <li>• 1 neighbourhood park block</li> <li>• 2 woodlot blocks</li> <li>• 2 village square blocks</li> <li>• 1 stormwater management block</li> <li>• 3 greenlands blocks</li> <li>• 3 neighbourhood centre area blocks</li> <li>• residential reserve, berm, tree buffer and walkway blocks</li> </ul>
5	24T-99005/M & Z-14/99	Mattamy (Wellwood) Limited	<ul style="list-style-type: none"> <li>• 61 residential blocks (1,010 dwelling units)</li> <li>• 1 park block</li> <li>• 3 parkette blocks</li> <li>• 1 stormwater management block</li> </ul>



- Town of Milton LEGEND**
- 1 Virgoan Properties Ltd. 24T-95023/M
  - 2 272392 Ontario Limited 24T-99002/M
  - 3 Shipp Corporation Ltd. 24T-99003/M
  - 4 Appplewood Land Investments 24T-99004/M
  - 5 Mattamy (Wellwood) Limited 24T-99005/M

Phase 1 Boundary