

Extend Centre St. West

Propose 100-Unit Subdivision In Hill

A proposed 100-unit housing project on the south side abutting Don Head Secondary School. Three already existing single family homes on Richmond Street would complete the project.

Planning Board Member Howard Whillans looked askance at what he termed the high density proposal in what is a predominantly low density prestige area.

Need More Assessment, Services When Hill Boundaries Expanded

There was more joy in heaven than in Richmond Hill May 26 when members of the local planning board got around to discussing the municipality's proposed new boundaries under regional government.

As Councillor Lois Hancey, a representative on the board, put it:

"Our costs will be going up and we'll basically be staying just as we are."

It was pointed out that under the Toronto Centred Region Development Plan, Richmond Hill seemed destined to remain basically an urbanized centre with a lack of assessment to handle any new headaches along with the old ones.

The new headache being the certain areas of Oak Ridges and Lake Wilcox.

Minister of Municipal Affairs Darcy McKeough has already announced that in 1971 Richmond Hill's enlarged boundaries will reach to Highway 407 on the south, Bathurst Street on the west and Highway 404 on the east. Included in the northerly expansion will be Oak Ridges and Lake Wilcox as far north as the CFRB Sideroad.

Board Chairman Harry Sayers said what everyone was thinking when he noted the redevelopment plans for Lake Wilcox and wondered "where we will get the potential assessment required to help finance the cost of redeveloping this area."

Mr. Sayers said he had hoped the restructuring of Richmond Hill's boundaries along regional lines "would have gone a little further south, and further west. I was hopeful that its northerly direction would have stopped at the Vaughan-Markham Town-line."

This would have excluded Oak Ridges and Lake Wilcox.

"We'll have to give the Lake Wilcox area a great deal of attention," he said. "It's an area of challenge and I just hope we won't be hit too hard in the pocket book over the next 10 years."

Richmond Hill Planning Consultant Max Bacon noted that one of the basic questions unanswered to date by the government was in the matter of services.

"I'm a resident in the area and I for one wouldn't like to see such a high density development," he said. "It would be surrounded by a low density area and I think you would get a lot of objections from the present residents. I know you'd get it from me."

Mr. Whillans added that the town was short "of prestige type lots and this is what this particular area was set aside for."

Mr. Whillans also questioned the town's capacity to service such a project.

Councillor Lois Hancey interjected to say "there would be no problem in servicing it. We're adding an addition to our plant this year."

Chairman Harry Sayers observed that the board's basic function was to assess the proposal from a planning viewpoint and leave the question of servicing to other municipal departments.

"The area is tentatively zoned for single family," he said, "and we have to decide whether we want multiple housing there or not."

Mr. Sayers noted that the developers would have to do "a real selling job because there are a number of people opposed to opening up Centre Street West."

It was also pointed out that the development would contain a population of 300 which would mean at least 78 school children requiring an additional two to three classrooms to educate them.

"I've no opposition to opening up Centre Street," said Mr. Whillans. "I'm just opposed to this type of high density development. I think the people in the existing homes will take the same attitude."

Developer representative Jerry Rose said the area would have "more three bedroom units than four and it will be a very attractive one. We've provided space for a great deal of landscaping."

He said the three present lots on Richmond Street and the proposed semi-detached housing north of Centre would act as a buffer zone between present homes and the town housing development on the south. He said all wiring for the development would be underground and that heat would be supplied by electricity.

The units would cost approximately \$22,000 each and be of the condominium type construction which means each resident could eventually own his particular quarters.

Board Member Donald Barnett said that a project like the proposed would at least "be one alternative to replacing the present eye-sore existing there now."

The board decided to circulate the proposal to the various municipal department and to the school for their comments.

# AUDITOR'S REPORT

## TO THE SUPPORTERS OF YORK COUNTY BOARD OF EDUCATION

We have examined the Revenue Fund and Capital Fund Balance Sheets of the York County Board of Education as at December 31, 1969 and the Revenue Fund Statements of Revenue and Expenditure for the year then ended. Our examination included a general review of the accounting procedures and such tests of accounting records and other supporting evidence as we considered necessary in the circumstances.

In our opinion these financial statements present fairly the financial position of the Board as at December 31, 1969 and the results of its operations for the year then ended, in accordance with accounting principles generally accepted for Ontario school boards.

Toronto, Ontario  
19 May, 1970  
J. J. MacKay  
Chairman of Board

P. E. Held - License No. 3675  
of DUNWOODY & COMPANY, Auditors  
S. L. G. Chapman  
Secretary-Treasurer

### YORK COUNTY BOARD OF EDUCATION ELEMENTARY SCHOOLS

#### REVENUE FUND BALANCE SHEET

As at December 31, 1969

ASSETS		
CASH		\$ 126,702
INVESTMENTS		19,896
ACCOUNTS RECEIVABLE		
Municipalities (including underlevies)	\$369,218	
Other School Boards	22,996	
Government of Ontario:		
General Legislative Grants	240,656	
Canada Pension Plan	5,888	
Sundry	1,364	
Government of Canada	610	
Individuals	52,920	
		693,652
DUE FROM — Revenue Fund - Secondary		89,303
Capital Fund - Elementary		612,927
OTHER ASSETS — Arbitrators' Awards		40,524
<b>TOTAL</b>		<b>\$1,583,004</b>
LIABILITIES		
ACCOUNTS PAYABLE		
Municipalities (including overlevies)	6,339	
Other School Boards	3,787	
Trade Creditors	276,794	
Payroll Deduction Liabilities	506,181	
Debt Charges Due and Unpaid	23,377	
		\$ 816,478
OTHER LIABILITIES — Deferred Income		1,770
— Arbitrators' Awards		764,756
<b>TOTAL</b>		<b>\$1,583,004</b>

#### REVENUE FUND STATEMENT OF REVENUE AND EXPENDITURE

For The Year Ended December 31, 1969

REVENUE		
LOCAL TAXATION		
Requisition	\$8,057,204	
Supplementary Taxes, etc.	259,812	
Adjustments for Under- and Overlevies	65,585	
		\$ 8,382,601
OTHER SCHOOL BOARDS		36,147
GOVERNMENT OF ONTARIO		
General Legislative Grants		7,700,835
(Excluding Subsidy and C.P.P. Reimbursement)		584,150
Education Mill Rate Subsidy		95,188
Canada Pension Plan Reimbursement		9,042
Other		
		8,389,215
GOVERNMENT OF CANADA		24,336
INDIVIDUALS		41,939
OTHER		22,285
<b>TOTAL REVENUE</b>		<b>\$16,896,523</b>
EXPENDITURE		
Business Administration	\$ 489,537	
Instruction	10,701,828	
Educational Services	404,495	
Attendance, Health and Food Service	7,544	
Plant Operation	1,462,863	
Plant Maintenance	541,581	
Transportation	736,842	
Tuition Fees	17,032	
Capital Expenditure (Non-Allocable)	19,730	
Other Operating Expenditure	251,063	
Debt Charges	2,164,579	
Non-Operating Expenditure	99,429	
<b>TOTAL EXPENDITURE</b>		<b>\$16,896,523</b>

#### CAPITAL FUND BALANCE SHEET

As At December 31, 1969

ASSETS		
Fixed Assets	\$33,706,015	
Debt money receivable	676,132	
Accounts receivable	198,858	
Due from Capital Fund — Secondary	566,916	
Other Current Assets — Deposit on land	5,000	
<b>TOTAL</b>	<b>\$35,152,921</b>	
LIABILITIES		
Unmatured Debt	\$20,496,387	
Bank overdraft	172,581	
Temporary loans	98,343	
Accounts Payable	373,321	
Due to Revenue Fund — Elementary	612,927	
Reserve for Working Funds	208,630	
Equity in Fixed Assets	13,190,732	
<b>TOTAL</b>	<b>\$35,152,921</b>	

### YORK COUNTY BOARD OF EDUCATION SECONDARY SCHOOLS (INCLUDING TRAINABLE RETARDED)

#### REVENUE FUND BALANCE SHEET

As At December 31, 1969

ASSETS		
CASH		\$ 6,035
ACCOUNTS RECEIVABLE		
Municipalities (including underlevies)	\$287,331	
Other School Boards	40,255	
Government of Ontario:		
Canada Pension Plan	25,699	
Sundry	4,888	
Government of Canada	30,264	
Individuals	70,335	
		458,772
OTHER ASSETS — Arbitrators' Awards		157,064
<b>TOTAL</b>		<b>\$621,871</b>
LIABILITIES		
ACCOUNTS PAYABLE		
Municipalities (including overlevies)	80,261	
Other School Boards	47,759	
Government of Ontario — Grants	82,508	
Trade Creditors	163,469	
		\$373,997
DUE TO — Revenue Fund - Elementary		89,303
OTHER LIABILITIES — Arbitrators' Awards		58,571
RESERVE FOR WORKING FUNDS		100,000
<b>TOTAL</b>		<b>\$621,871</b>

#### REVENUE FUND STATEMENT OF REVENUE AND EXPENDITURE

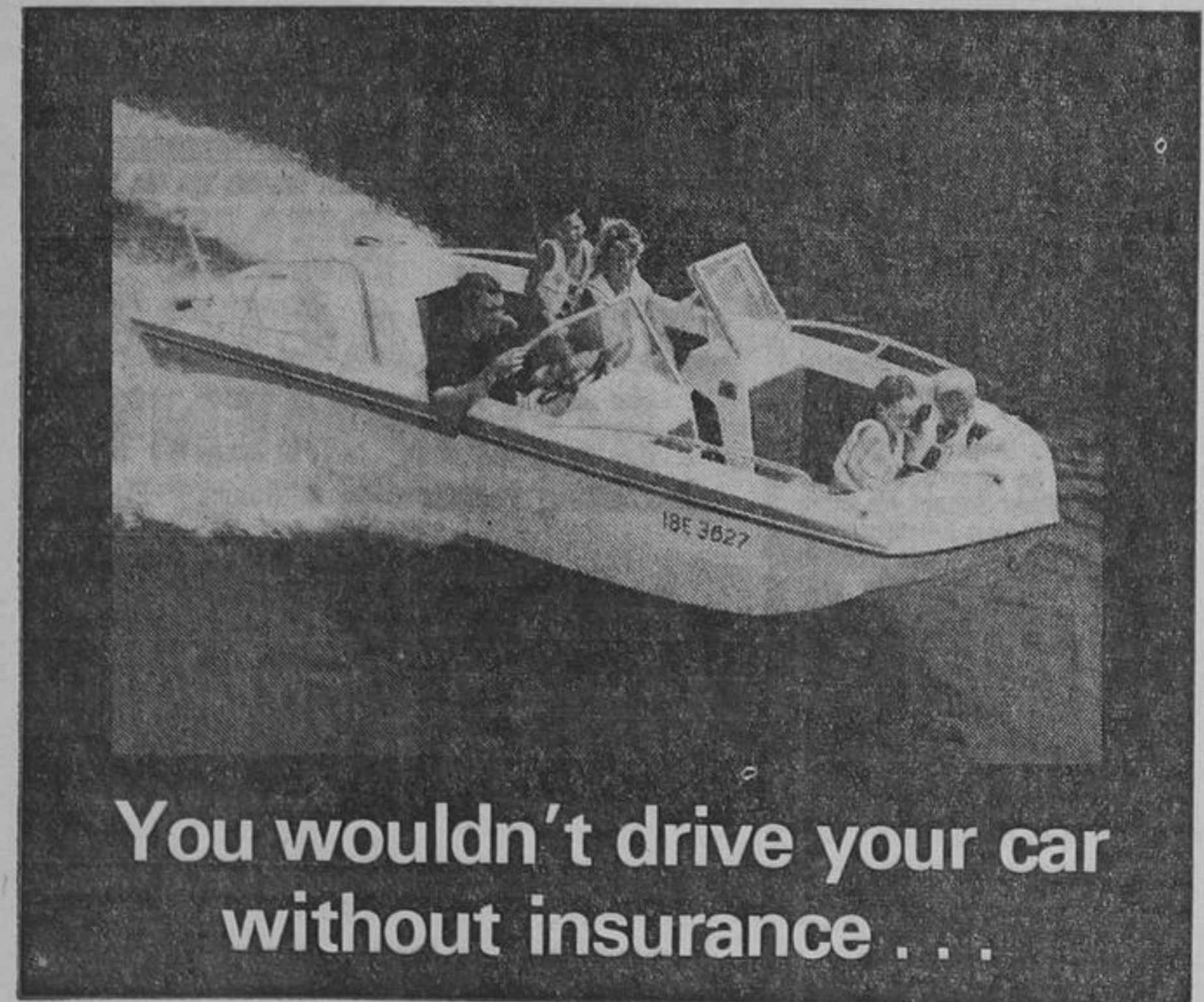
For The Year Ended December 31, 1969

REVENUE		
LOCAL TAXATION		
Requisition	\$7,260,299	
Supplementary Taxes, etc.	227,921	
Adjustments for Under- and Overlevies	( 11,284)	
		\$ 7,476,936
OTHER SCHOOL BOARDS		88,264
GOVERNMENT OF ONTARIO		
General Legislative Grants		5,279,035
(Excluding Subsidy and C.P.P. Reimbursement)		367,533
Education Mill Rate Subsidy		79,899
Canada Pension Plan Reimbursement		319
Other		
		5,726,786
GOVERNMENT OF CANADA		67,075
INDIVIDUALS		115,174
CAFETERIA		280,195
SUNDRY		9,782
<b>TOTAL REVENUE</b>		<b>\$13,764,212</b>
EXPENDITURE		
Business Administration	\$ 362,917	
Instruction	9,313,246	
Educational Services	285,195	
Attendance, Health and Food Service	294,145	
Plant Operation	991,799	
Plant Maintenance	139,653	
Transportation	520,568	
Tuition Fees	62,717	
Other Operating Expenditure	170,900	
Debt Charges	1,413,159	
Non-Operating Expenditure	209,913	
<b>TOTAL EXPENDITURE</b>		<b>\$13,764,212</b>

#### CAPITAL FUND BALANCE SHEET

As At December 31, 1969

ASSETS		
Fixed Assets	\$32,241,613	
Debt money Receivable	3,173,868	
Accounts Receivable	1,013,394	
<b>TOTAL</b>	<b>\$36,428,875</b>	
LIABILITIES		
Unmatured Debt	\$15,901,761	
Temporary Loans	22,604	
Accounts Payable	1,042,894	
Due to — Capital Fund — Elementary	566,916	
Reserve for Working Funds	19,149	
Equity in Fixed Assets	18,875,551	
<b>TOTAL</b>	<b>\$36,428,875</b>	



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