

Just Imagine...

...what it would be like to have this luxury...

CAREFREE, LEISURELY LIFESTYLE

...RIGHT HERE IN WHITCHURCH-STOUFFVILLE...AT

Hills of Gormley ESTATES

We want it to be an ideal addition to our town, for this reason, we guarantee to residents and the municipality the following things...

IT WILL BE AN ALL ADULT PARK. NO SCHOOL-AGE RESIDENTS. This means that there will be no problem for existing school facilities.

ALL SERVICES WILL BE PROVIDED BY OUR CORPORATION - except for minimal police and fire protection, all of the other services will be built, serviced and provided by our company - at no cost to the taxpayer. Roads, street-lighting, water, sewage, snow removal, all grounds and public area maintenance, as well as grass-cutting, weed control etc. all these, and more, will be provided.

WE EXPECT TO PROVIDE MORE TAX REVENUE THAN ANY OTHER EQUAL ACREAGE IN TOWN. Residential, commercial or industrial and at far less cost and demand on town utilities.

NO NEED FOR THE TOWN TO COLLECT TAXES ON AN INDIVIDUAL BASIS as this will be done by the company.

IT WILL BE A FINE PLACE TO LIVE - A QUIET, WELL-GROOMED, PLEASANT COMMUNITY. As is true of many adult parks, there will be both recreational and communal facilities such as a community hall, swimming pool, shuffleboard, quiet park areas as well as other related amenities. 'Hills of Gormley' Estates borders on the newest most modern golf course in Ontario.

WE WILL FIT IN WITH AS LITTLE DISTURBANCE OF THE ENVIRONMENT AS POSSIBLE. When we first examined this lovely site, we were struck by how easily the park could be fitted into it. It was also apparent that if such an area were to be used for conventional housing development most of the natural beauty of the setting would be destroyed as is usual in the process. Heavy construction equipment would doom most of the trees and other shrubbery. The mess of on-site construction plus the normal debris left by builders would compound the damage to the environment. Moving completed homes onto prepared sites and foundations minimizes all this.

Homes will have ample space between them to assure privacy, with adequate storage provided for each unit. Being a new park, pride of ownership and the planting of shrubs and flowers etc. will be encouraged. Most homeowners will beautify their premises with landscaping, car ports, and other enhancing features. All homes will be skirting, as this is a regulation towards beautification and uniformity. All utilities such as hydro-wiring, telephone and TV cables will be concealed underground for the same effect. There is an excellent supply of water. Sewage, garbage and trash disposal will also be provided by the company. Lot rental will be about \$60 per month. Paved off-street parking areas, automated street-lighting that comes on at dusk and off at dawn, storage buildings on the lots are only some of the other features.

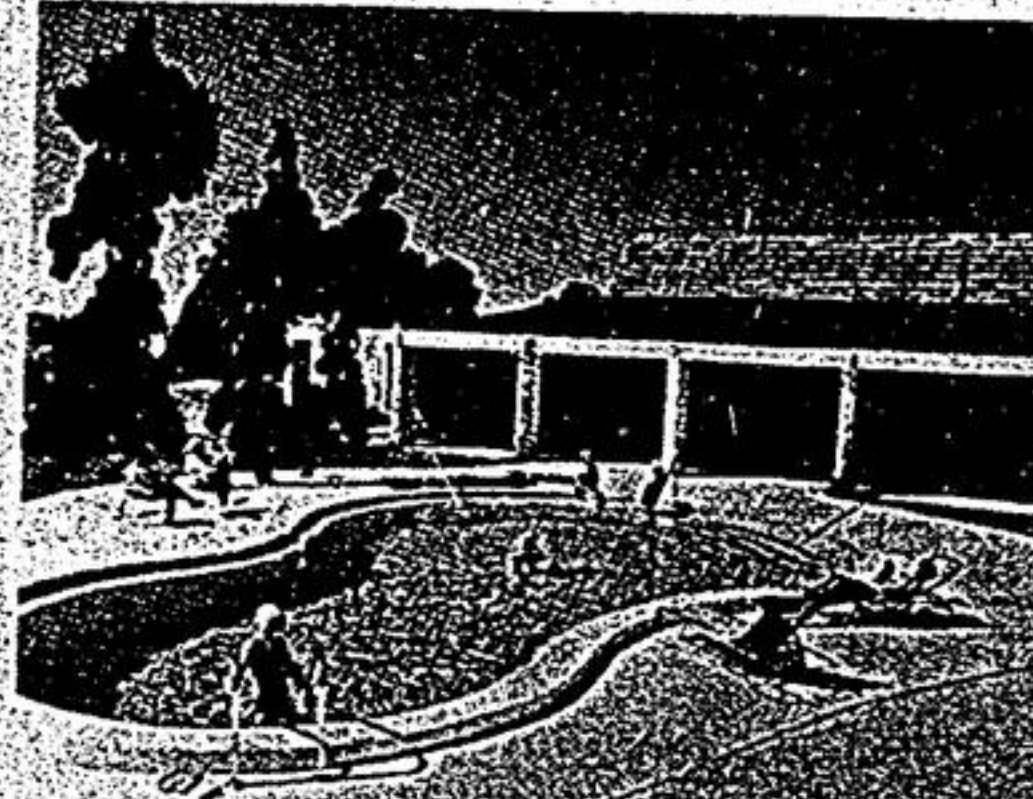
'Hills of Gormley' Estates will provide homes in the price range from \$12,000 to \$16,000 completely furnished in every detail. The general rules have been evolved with an eye to propriety. No loud parties, loud radios or other excessive noise will be allowed at any time. No alcoholic beverages may be consumed in any building or area open to the public, etc. This complete and responsible set of rules must be adhered to by all residents so that a high standard of living may be enjoyed by all.

Here's all you've ever wanted in a tastefully planned and carefully executed Mobile Home Park. Community Centre (pictured right) is complete with stage and sound equipment, large kitchen and private meeting rooms.

'Hills of Gormley' Estates is ideally located for easy access to all main arterial roads. Centrally located between three major municipalities, its homeowners will contribute greatly to the town of Whitchurch-Stouffville.



BELOW ARE TYPICAL SCENES FROM PARKS IN OTHER AREAS SHOWING THE TYPE OF AMENITIES THAT WILL BE PROVIDED

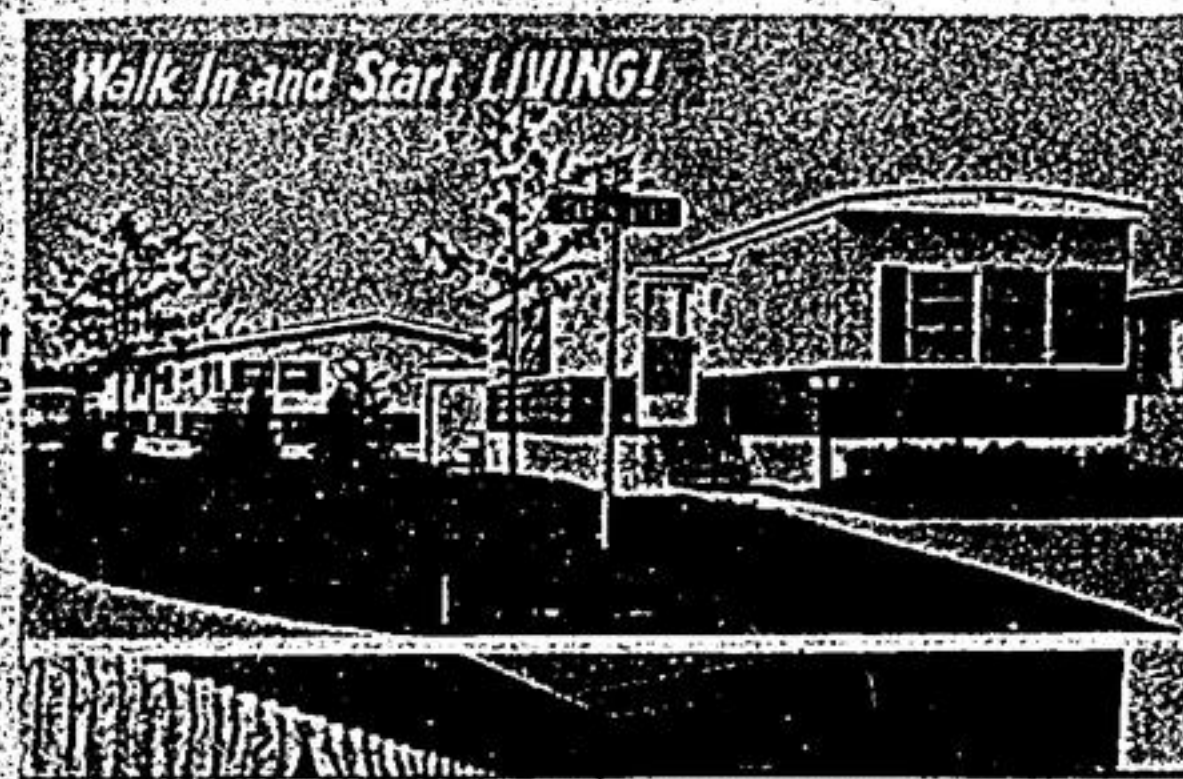


Free-Standing Car Port

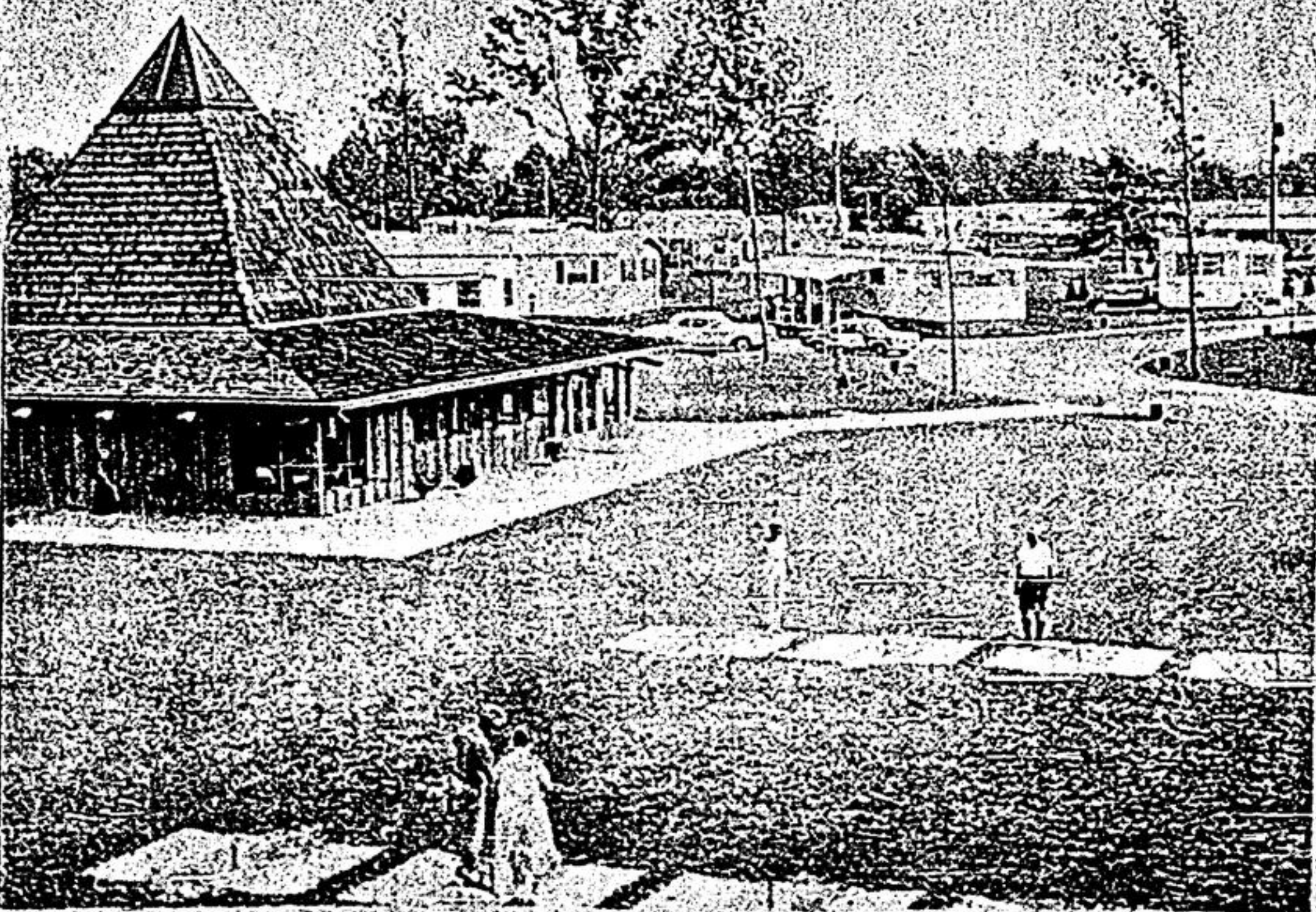


NATURAL beauty of the countryside is preserved in the development. Housing can be inserted into spaces without disturbing the surface of the area.

Facilities include, a magnificent 5-acre recreation complex with heated swimming pool, professional management and maintenance, central water and sewer, all underground utilities, central cable T.V. (no antennas), wide paved streets and lights



Residents are near every type of service and shopping just minutes from everything.



For Further Information Write Or Phone

TATES BAY DEVELOPMENT LTD.

C/O HI-VIEW FARM, R.R. No. 2, GORMLEY ONTARIO

TELEPHONE 887-5010

JUST WHAT YOU WANT IN ADULT LIVING...