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Third Section 294-2200/640-2100 Wednesday, February 6, 1985

## We didn't stall builder: Mayor

By DON ATANASOFF  
 News Editor  
 Markham Mayor Carole Bell has angrily denounced statements in the Toronto daily papers that the Town of Markham had anything to do with builder Morris Rosen's refusal to build 21 homes in Markham.

Mr. Rosen, who postponed closing dates several times, blamed a carpenter's strike, problems with a subdivider and the Town of Markham in issuing building permits, as reasons for the delays. It was the latter statement that incensed Mayor Bell.



**CAROLE BELL**  
 Town not at fault

"We did everything expeditiously and above board," said Mrs. Bell in a recent interview. "We (the Town of Markham) do not have the authority to force him to build the houses."

Mrs. Bell was reacting to recent articles in the Toronto newspapers that carried coverage of Ministry of Commercial and Consumer Relations investigation into the conduct of Mr. Rosen. A tribunal was told that Mr. Rosen accepted more than \$200,000 in down payments from 21 buyers in the Mint Leaf area of northeast Markham and never built the homes. He also never returned the down payments to the buyers. The buyers eventually had their money refunded from the New Home Warranty Program just before Christmas of 1983.

Mrs. Bell said that in March of 1983, Mr. Rosen applied for 21 building permits from the Town of Markham after acquiring the land in Mint Leaf from the Eaglebrook Corporation which is now in receivership.

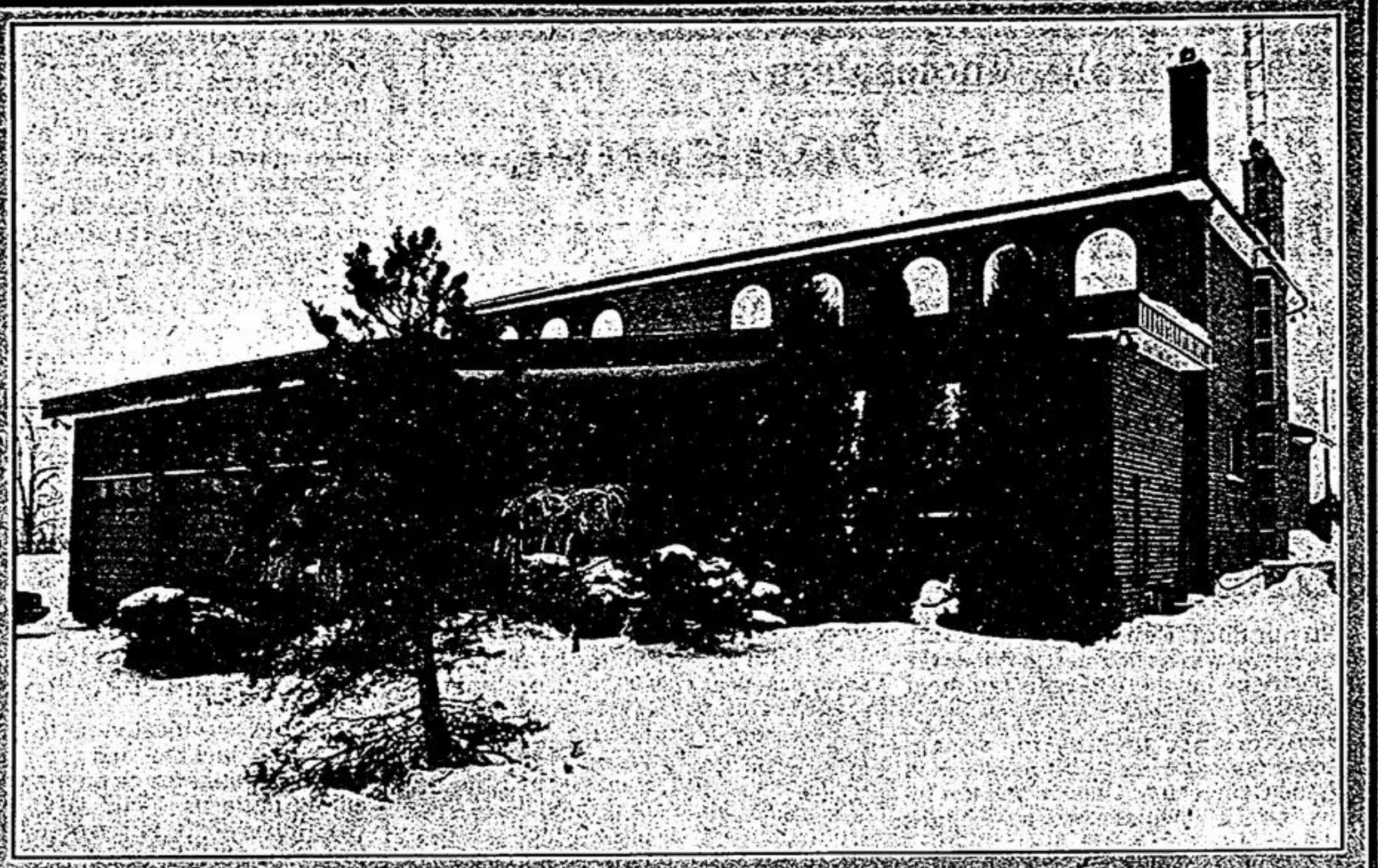
"Those permits sat at the counter from July to November (of 1983) and he (Mr. Rosen) refused to pick them up and pay the additional money," explained Mrs. Bell. "Then, in November, he sent a request to cancel his building permits and refund his money."

"I hate seeing the Town of Markham's name coming up in the press in this way," added Mrs. Bell. "There's not an ounce of truth in the statements that we held up the permits."

Mrs. Bell said that the 21 buyers came to Markham Council in November of 1983 trying to have the Town force Mr. Rosen into building the homes. However, Mrs. Bell noted the town didn't and will never have the authority to force a developer to build. "We can't force him to pour the cement and dig the holes, anymore than we can force him to pay the \$3,800," said the mayor. "We just don't have that authority."

During the hearing, Mr. Rosen offered a number of explanations as to why he never went ahead with the project.

Mr. Rosen was asked, as all developers are, for the approximate construction value of his project and was charged \$6,552 for the permits. Later, when all of the revised plans were in and re-evaluated, the Town levied a further charge of \$3,892, which Mr. Rosen refused to pay.



This home in the Cachet area of Markham is listed at \$289,000. Although the home was built eight years ago, it has many modern amenities included in its 3,400 sq. ft. of room. It is located on Warden Ave., just south of Major Mackenzie Dr.

### Home of the Week

## Cachet home big and roomy

A residence, located in the Cachet area of Markham, landscaped with hedges and fruit trees, is the Home of the Week.

Built eight years ago, the two-storey brick structure is located on a one-acre lot overlooking Warden Ave. just south of Major Mackenzie Rd.

The home has a three-car garage, with a large curving driveway that runs off of Warden Ave. Inside, a ceramic tile foyer features an oak staircase that leads to the second level.

To the right of the foyer is a sunken living room. An extra large family room features a brick fireplace with twin built-in wood holders, a wetbar, a wood beam ceiling and wood panelling. There is also a walkout to a large patio.

A separate dining room is built off the hall and features a large window and a handcrafted plaster ceiling.

The kitchen is large and has its own dining nook. It has lots of custom-made cupboards and counters. It features a built-in dishwasher, countertop oven and stove and has a walk-out to a covered patio.

There is a main floor laundry room and an adjacent five-piece bath and separate shower stall.

Upstairs, there are four bedrooms. The master has a four-piece en suite and a walk-in closet. There is also another six-piece bath on this floor. Downstairs there is a finished basement and another brick fireplace with a woodburning stove.

Other features in the home include intercom system, air conditioning, central vacuum, electronic air cleaner, a cold room, humidifier, water softener, two stairways to the basement, two automatic garage door openers and oil heating by forced air.

The asking price for this 3,400-square-foot home is \$289,000 and is listed by Family Trust Corporation Realtor Agents are John and Linda Hawco who can be reached by calling 294-1372 or 294-7270.



One of the most impressive features of the house is the winding oak staircase and the ceramic tile foyer. The staircase leads to four upstairs bedrooms.

### Lansing Buildall contest

## Extra prize added of dinner for four

Dinner for four at the Unionville House restaurant has been added as an extra prize in the Lansing Buildall Metro-

wide home improvement and woodworking contest. For customers whose entries originate from the Lans-

ing Buildall store in Markham, a special draw will take place for the dinner prize which has an approximate \$200 value. The contest closes Feb. 28.

"This type of contest is a first for any building supply dealer in Canada," says Howard Kitchen, co-owner of Lansing Buildall. "Because it has a category for professional contractors as well as the weekend amateur, we're uncovering some fantastic projects."

Entries include a doll house, bathrooms, decks, extensions, kitchen cupboards, hand-cut cedar shingle roof design, recreation rooms and furniture.

The winners in each category will win an all-expense paid trip for two to Cobblers Cove, Barbados, with an approximate retail value of \$2,297. The winners will be announced at the National Home Show, Exhibition Place, which runs April 5 to 14.

Details of the contest may be obtained at any of the Lansing Buildall stores in the Toronto area.

### Pleasure Valley Under new management

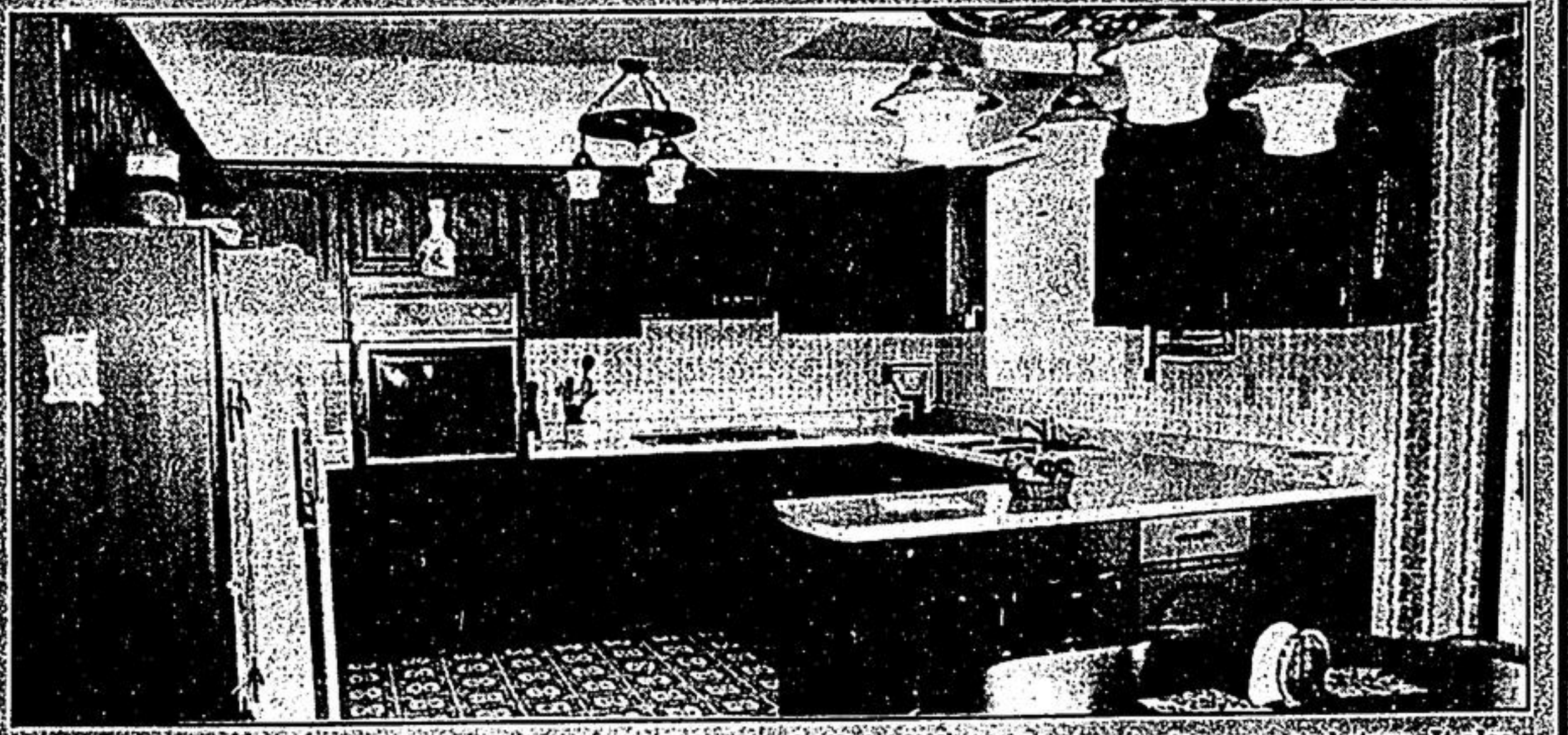
The Pleasure Valley Recreation complex near Clarendon has come under the direction of a new management team.

Three Markham residents, Bill Moreau, Gerry Horan and Jacques Roy, have joined forces with Gary Convery, the founder of Pleasure Valley, to run the family oriented sports and recreation spot.

"Pleasure Valley is one of the four finest family recreational adventures in southern Ontario," said Bill Moreau, the president of the group. "That's why we became involved."

"In the winter it has outstanding cross country skiing from well groomed woodland trails. In the spring and summer, we have something really unique, more than a mile of paved roller skating through the woods."

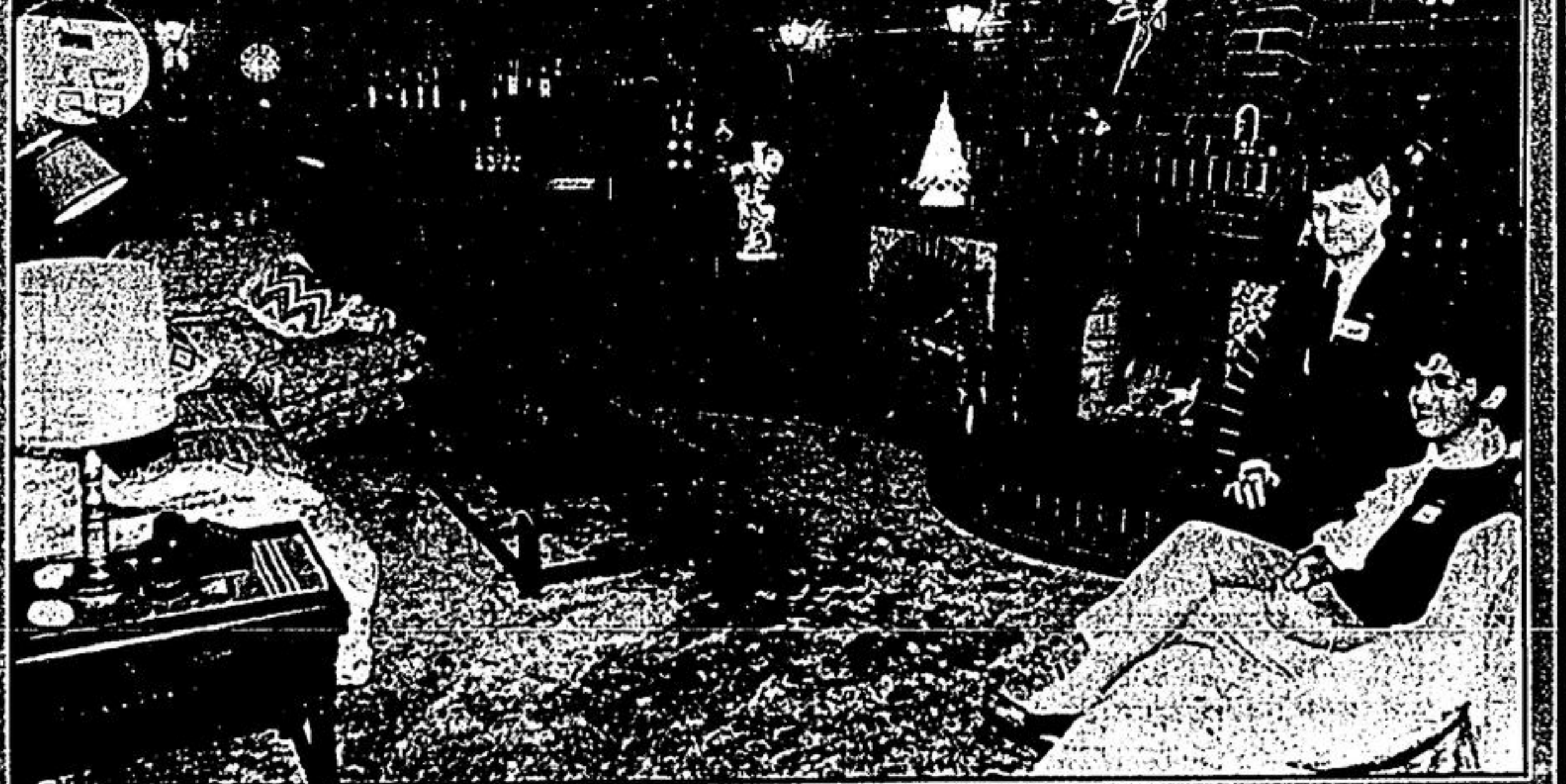
Mr. Moreau also thought that the 400-foot waterslide might be the longest in Ontario, but admitted that they hadn't had time to measure the others. He said that horseback riding, a picnic area that can accommodate more than 2,000 people, and a chalet, complete the facilities. For further information call 471-5070.



The kitchen is large and has a dining nook. It has custom-made cupboards and counters and features a built-in dishwasher, countertop oven and stove. It also has a walk-out to a covered patio.



As part of Ontario's Bicentennial celebration, several farmers from across the province were presented Certificates of Merit by the Ontario Ministry of Agriculture. Included in that number are Harvey Brown (left) of Markham and Gary Schickendanz (right) of Unionville. Making the presentation is Ellie Cavanagh, Agricultural Representative of the Region of York.



Family Trust agents John and Linda Hawco survey the large family room which has a brick fireplace with twin built-in wood holders, a wetbar, a wood beam ceiling and wood panelling. There is also a walkout to the patio.

— Jim Thomas