

DEVELOPMENT

Golf course, condos get town nod

Project will destroy wildlife, well water, residents say

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STAFF WRITER

The welcome mat is not being laid at the door of a new housing development.

Some residents in the Warden Avenue and Bloomington Road area say the 1,800 to 3,000-square-foot condominiums will kill wildlife and affect private well water supplies.

Despite the objections, however, Whitchurch-Stouffville Council gave the go-ahead to ClubLink Properties Ltd. to build a residential complex made up of 80 condominium-style housing units and 15 overnight accommodation units on the east side of Warden Avenue between Bloomington Road and Vandorf Road.

The plan also calls for an additional nine holes to be added to the existing 18-hole Emerald Hills Golf Course. The overnight units will be built onto the club house.

Currently, the Emerald Hills Golf Course surrounds two clusters of estate residential lots, while lands to the north are zoned residential.

Local council, impressed with the project, gave it unanimous support. Still, some area residents and members of local ratepayer groups continue to voice strong opposition to the project.

Pride of Preston Lake spokesperson Clyde Smith said he's especially worried about the impact the development will have on the lake and on private wells.

As well, Smith has suggested that this development is "a very dangerous precedent" for the area.

"It opens the door to other similar golf course residential developments," said Smith.

ClubLink already has two other residential golf course developments in York Region, Smith pointed out.

"The vast majority of residents in the area stand in opposition, or requested modification to this project," said Smith.

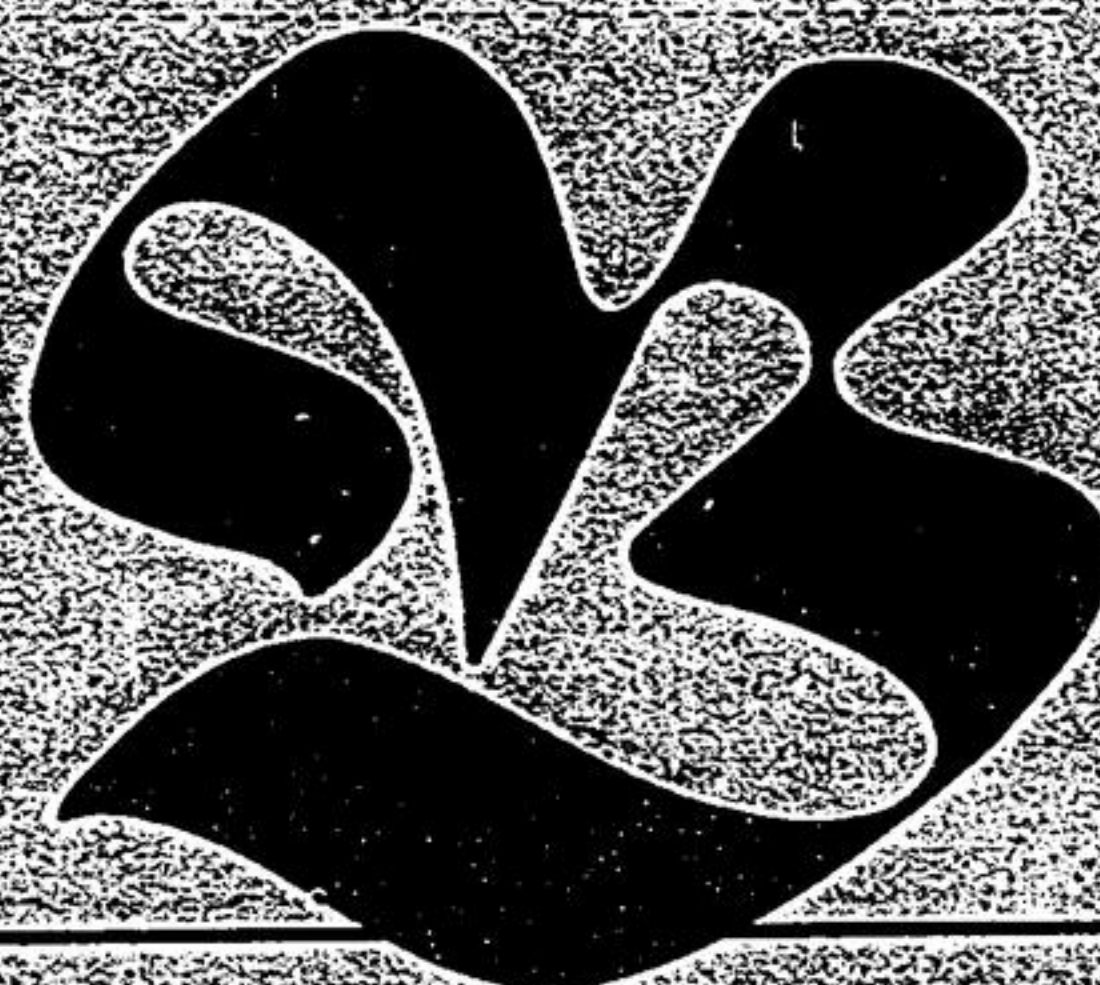
The wishes of the people who moved to this area to enjoy the rural character, and the farmers in the area trying to protect their way of life need to be respected over the wishes of a corporation wanting to make money and not contribute to the quality of life in the area other than extra tax dollars in the town purse. There are more important things in life than tax revenue," he added.

Margaret Telegdi of Gormley said such a plan might hurt the wildlife.

"We have a piece of heaven, I worry that we are at risk of losing it," said Telegdi.

Doug Jagger, spokesman for the applicant, assured area residents that the development will not pose problems or hurt their water or the wildlife. Extensive studies have been carried out in respect to the ground water, said Jagger. "This will not have an effect on Preston Lake," he said.

One ClubLink spokesperson said the golf course will surround the residential community which is designed to be low maintenance, leisure focused and suitable for empty nesters.



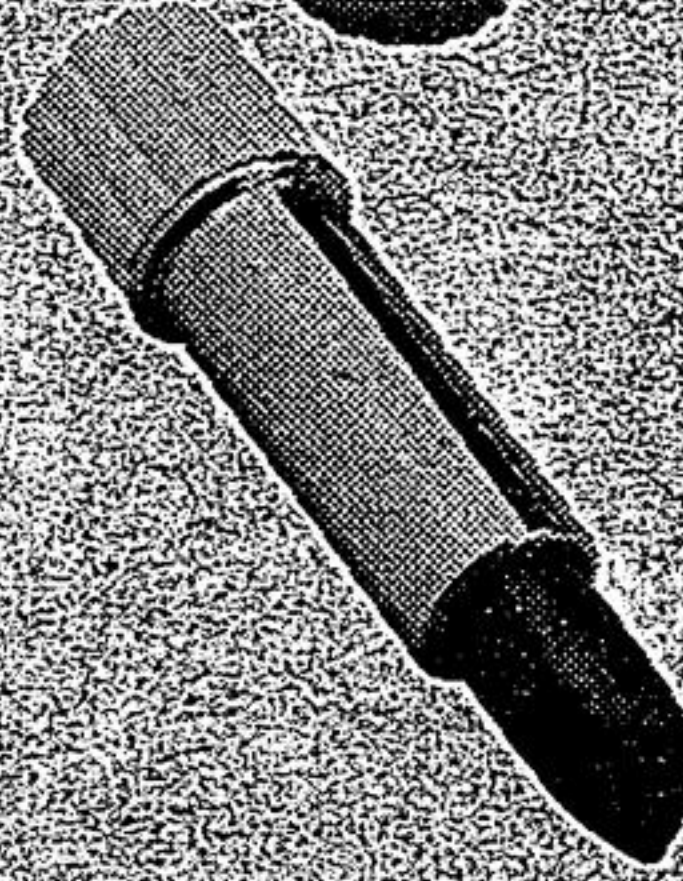

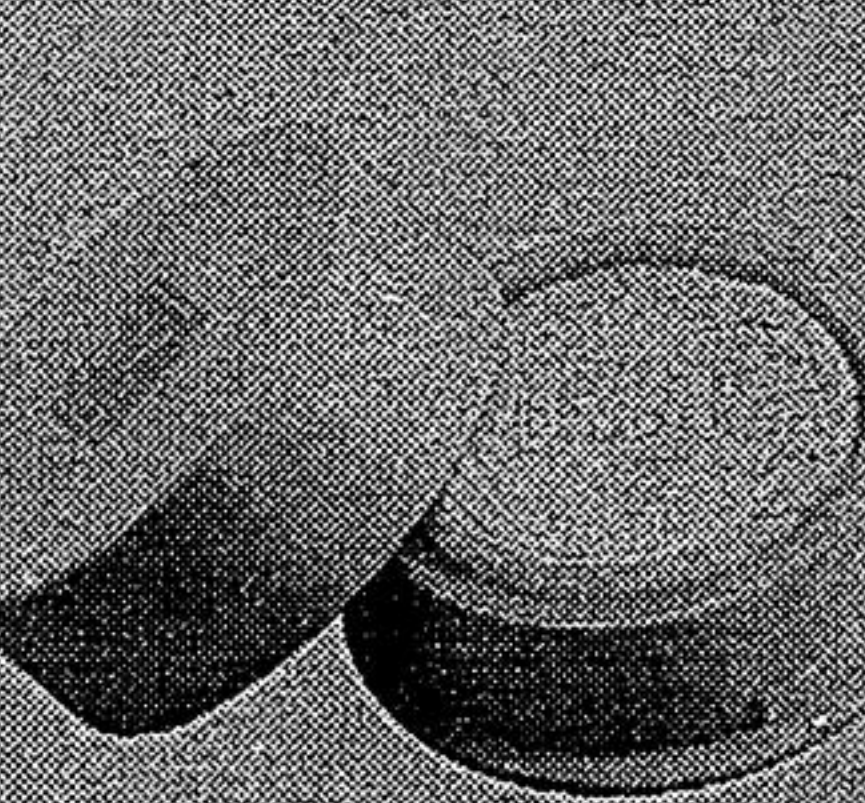

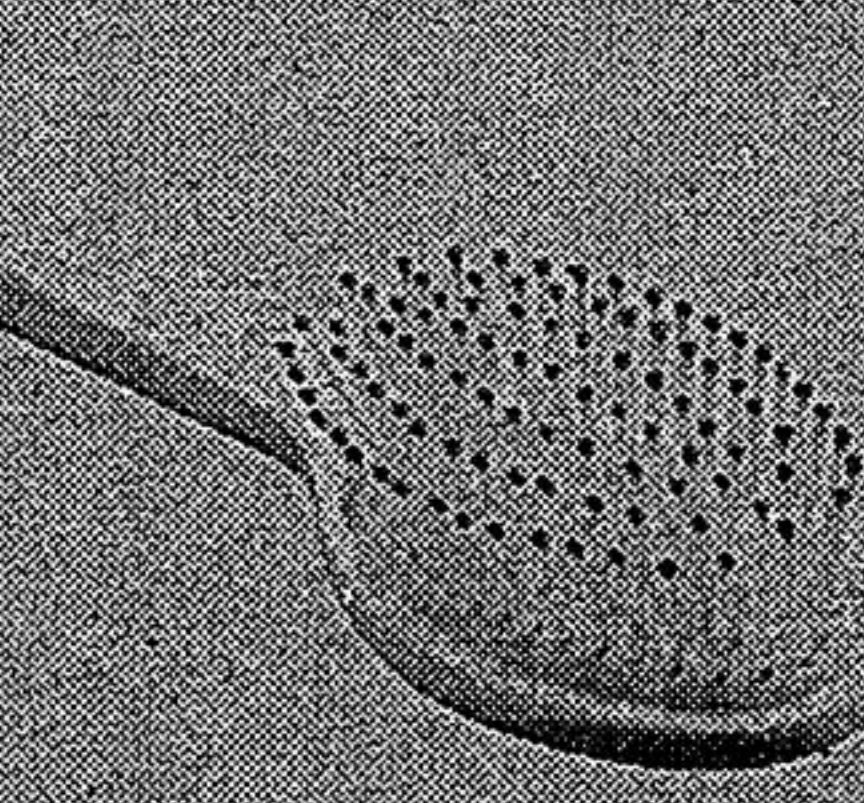
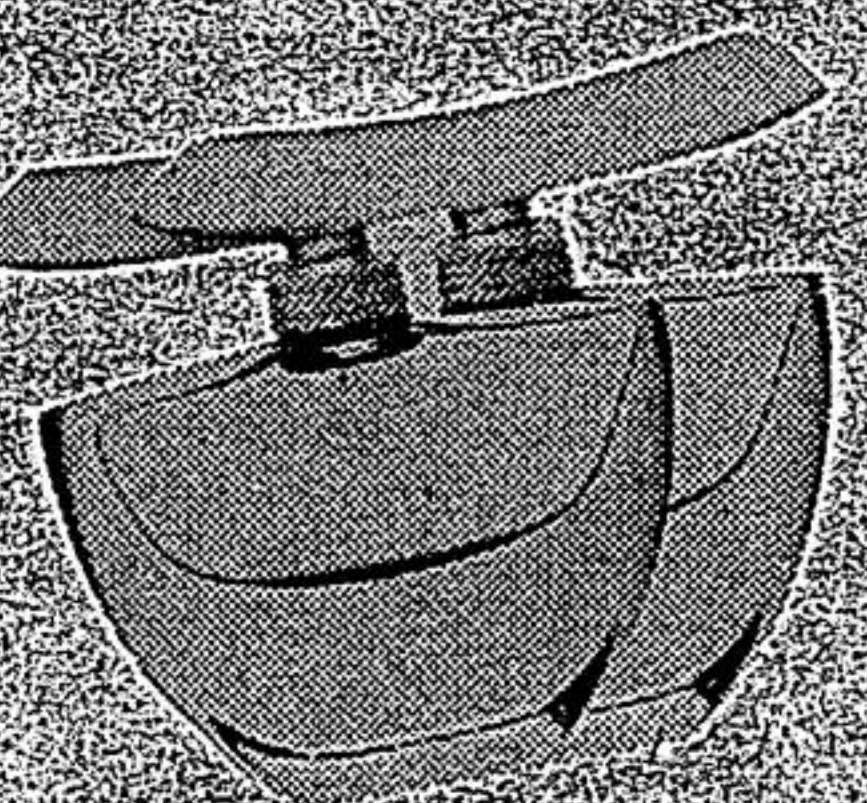


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