

Developer balks at request for land

BY JOAN RANSBERRY
Staff Writer

Being asked to hand over five acres for a park in south-east Stouffville is not sitting well with a local developer.

While Whitchurch-Stouffville council approved a services study for the community's southeast quadrant, which calls for 5,200 new homes to be built in the area over a 20-year period, it was not a smooth ride.

Mike Cherniak, vice-president of Lebovic Enterprises, made it clear: relinquishing even more land to the town in exchange for the right to build one of three subdivisions in the area is unfair.

"At least 26 per cent of the (Lebovic-owned) property is green space. We're contributing more than any other landowner. We gave the 2.5 acres that we're required," said Mr. Cherniak. "To add another four to five acres is way more than we should be expected to give. I don't like it. It's unfair. I don't think we should be required to give up this five acres."

The boundaries for the southeast quadrant are the Ninth Line to the west, York-Durham Road 30 to the east, Stouffville-Markham border to the south and Main Street to the north. Lebovic owns 250 acres in the quadrant.

Council

Construction of the first phase of the Lebovic development, made up of 90 homes, will get under way soon.

Staff wants a park in the southern reaches of the quadrant, Whitchurch-Stouffville manager of development services Andrew McNeely pointed out.

"If we don't include a park in the southern part, there will be no place for a child to toss a ball," said Mr. McNeely.

Speaking to Mr. Cherniak, Ward 2 Councillor Mark Carroll said Lebovic Enterprises has the largest plan for the area and is posed to make a hefty profit.

"I take exception to your comments," he said.

"We're trying to listen to the people. They've commented that they want to live in the country close to the city. Council is trying to get as close to right as we can. You'll sell these houses a hell of a lot faster with the extra green space. I have no reservations but to ask for the extra park land."

Information meetings on the development will be held in May or June.

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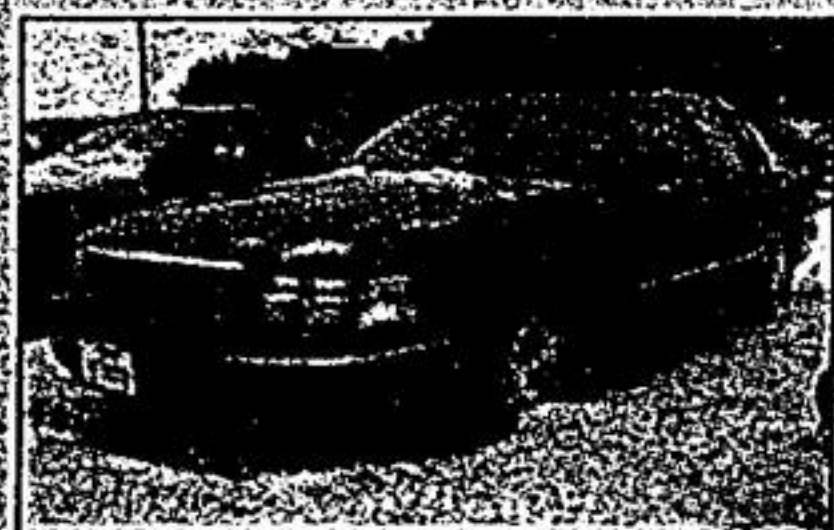
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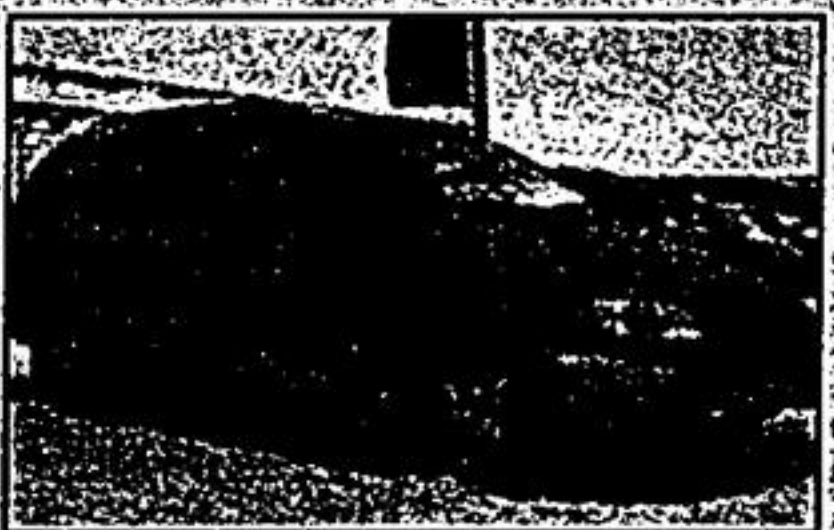
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