

The Regional Municipality of York

## NOTICE OF PUBLIC MEETING PROPOSED OFFICIAL PLAN AMENDMENT

A public meeting will be held in accordance with Section 17(15) of the Planning Act, as amended, to inform the public and receive comments on this proposed Amendment to the Official Plan for The Regional Municipality of York.

Wednesday, September 8, 2004  
1:30 PM  
York Region Administrative Centre  
17250 Yonge Street, Newmarket  
Committee Room A

### Purpose and effect of this Amendment:

The Regional Municipality of York is proposing to amend the existing policies of its Official Plan to enhance growth in the Regional Centres and Regional Corridors. Some changes being considered include:

- Enhanced urban design guidelines
- Establishing long-term density targets
- Directing intensification to locally-identified "Key Development Areas"
- Relating infrastructure investment more closely with centres and corridors development

The proposed changes are designed to help shape the urban fabric of York Region in ways that support and encourage transit ridership, quality environments for pedestrians and cyclists, infrastructure investment, a compact urban form, and better overall urban design. This is consistent with the objectives of the Region's Strategic Plan - Vision 2026, York Region Centres + Corridors Strategy: Making it Happen!, and the existing centres and corridors policies of the Regional Official Plan.

### For additional information:

Background information will be available for inspection at the York Region Planning and Development Services Department (see address and telephone numbers at the end of this notice) from 8:30 am to 4:30 p.m. on regular business days. Refer to the Subject information and File No. at the bottom of this notice.

### Approval Process:

Following the public meeting, the Council of The Regional Municipality of York may, if it chooses, adopt the proposed Amendment and give notice of the decision to adopt the Amendment.

Pursuant to Ontario Regulation 525/97, made under the Planning Act, applications for amendment to the Official Plan for The Regional Municipality of York commenced on or after January 19, 1998, are exempt from the approval of the Minister of Municipal Affairs and Housing. Once notice of decision is given, if you have objections to this amendment you may file with the Clerk of The Regional Municipality of York, within the time specified in the notice of decision, a notice of appeal to the Ontario Municipal Board.

### NOTE:

1. If a person or public body that files a notice of appeal of a decision of The Regional Municipality of York in respect of the proposed Official Plan Amendment does not make oral submissions at a public meeting or does not make written submissions to The Regional Municipality of York before the proposed Official Plan Amendment is adopted, the Ontario Municipal Board may dismiss all or part of the appeal.
2. If you wish to be notified of the adoption of the proposed Official Plan Amendment you must make a written request to the Clerk of The Regional Municipality of York in care of the address at the end of this notice.

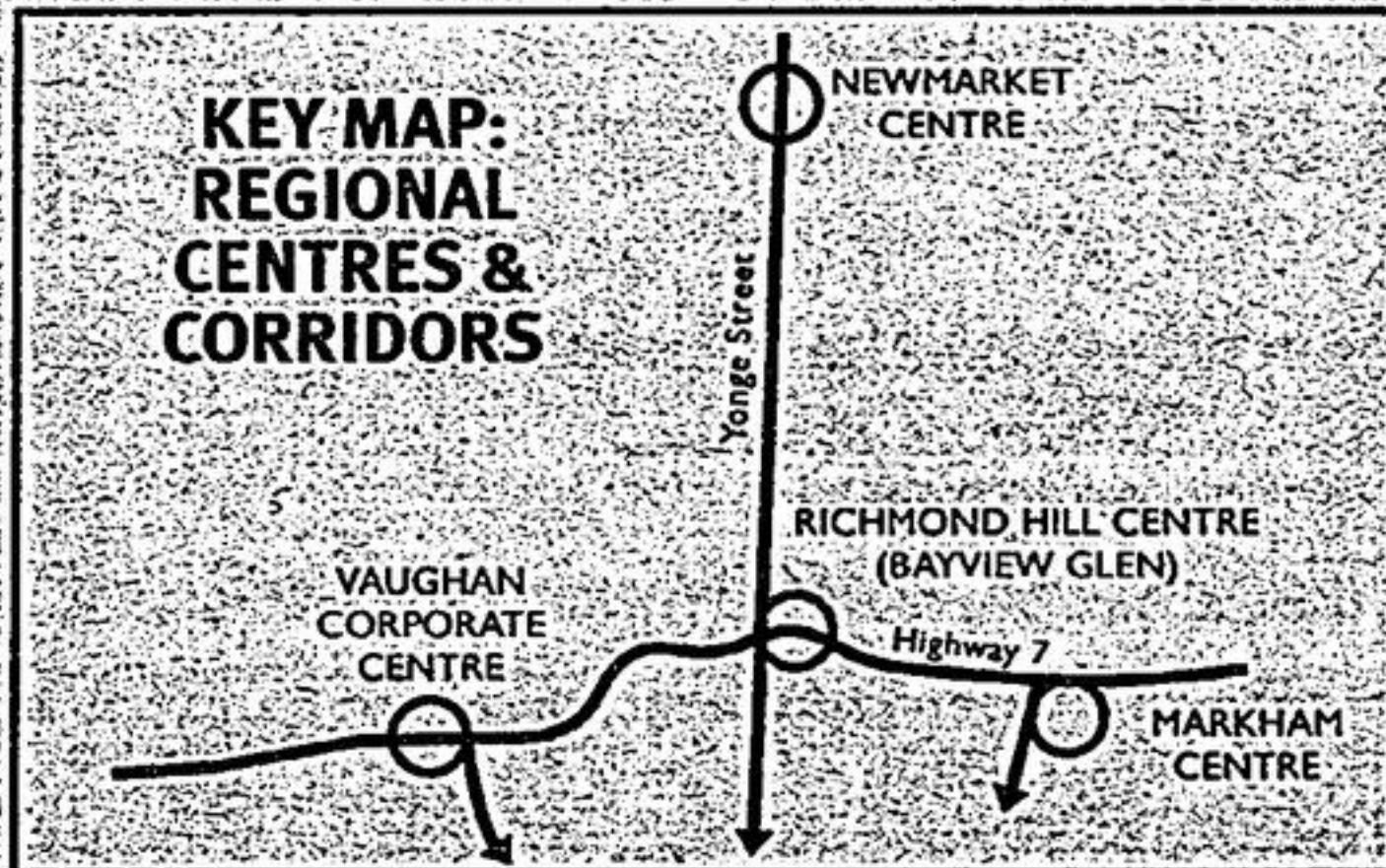
Any person may attend the public meeting and/or make oral or written submissions either in support of or in opposition to the proposed Amendment. Written submissions, referring to the Subject information and File No. at the bottom of this notice, should be made to:

Sean Hertel, Planner  
Planning & Development Services Department  
17250 Yonge Street  
Newmarket, Ontario L3Y 6Z1

FILE NO. ROPA 43,  
REGIONAL  
CENTRES &  
CORRIDORS

Telephone: (905) 830-4444 or 1-877-464-YORK, ext 1556  
Facsimile: (905) 895-3482  
Email: sean.hertel@region.york.on.ca

Bryan Tuckey, M.C.I.P., R.P.P.  
Commissioner of Planning and Development Services



# Zellers assuring staff it's not being Targeted

BY PATRICK MANGION  
Staff Writer

Will they stay or will they go? Rumours of American retailer Target taking over Zellers or its parent company, the Hudson's Bay Company, have surfaced.

The pundits have weighed in on all implications, positive and negative, of a cross-border merger, all the while corporate brass has remained tight-lipped.

But it has done nothing to quell suggestions one of the last remaining Canadian retailers could soon be extinct.

Four of Zellers' more than 300 franchises are in York Region, where employees expressed optimism about the company's future.

After moving from Newfoundland with her husband, April Drodge has been working at the store on Bayview Avenue in Aurora for about a year.

It is, by all accounts, a busy location.

Neatly situated just beyond the Newmarket-Aurora border, there are throngs of residential

enclaves from which to draw customers, not to mention the absence of American rival Wal-Mart.

"I don't think it's going to happen," Ms Drodge said of the rumoured Target-Zellers deal during a break.

"We've been hearing that for three years," she said.

While some employees are nervously seeking assurance from store management, it's business as usual, Ms Drodge said.

A colleague at the Hillcrest Mall store in Richmond Hill agreed.

Zellers management put rumours to rest during a meeting with staff, said the woman, who would not give her name.

Meanwhile, one media report suggested talks were going ahead and Target would buy part or all of the HBC group, which also includes Home Outfitters.

The Minnesota-based company is said to be interested in the Zellers chain and now has the resources to follow the lead

of Wal-Mart by expanding into Canada.

Elizabeth Smith has been a regular shopper at the Aurora Zellers for seven years, accumulating about one million HBC reward points in the process.

And while she admitted to not paying much attention to all the buyout talk, she wonders if now is the time to cash in on that consumer loyalty.

"I would definitely want some notice if my (HBC) points would be honoured," Ms Smith said in response to the rumoured deal.

But for more than just the sake of some free HBC merchandise, Ms Smith said she would rather shop Canadian.

Not everyone shares her allegiance to Canadian-operated businesses, though.

Maple resident Denise Kemble cashed in her 6,000 points for gift certificates last week and said it doesn't matter what name is on the sign outside a store.

"I shop for price. It all comes down to the almighty buck," she said.

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