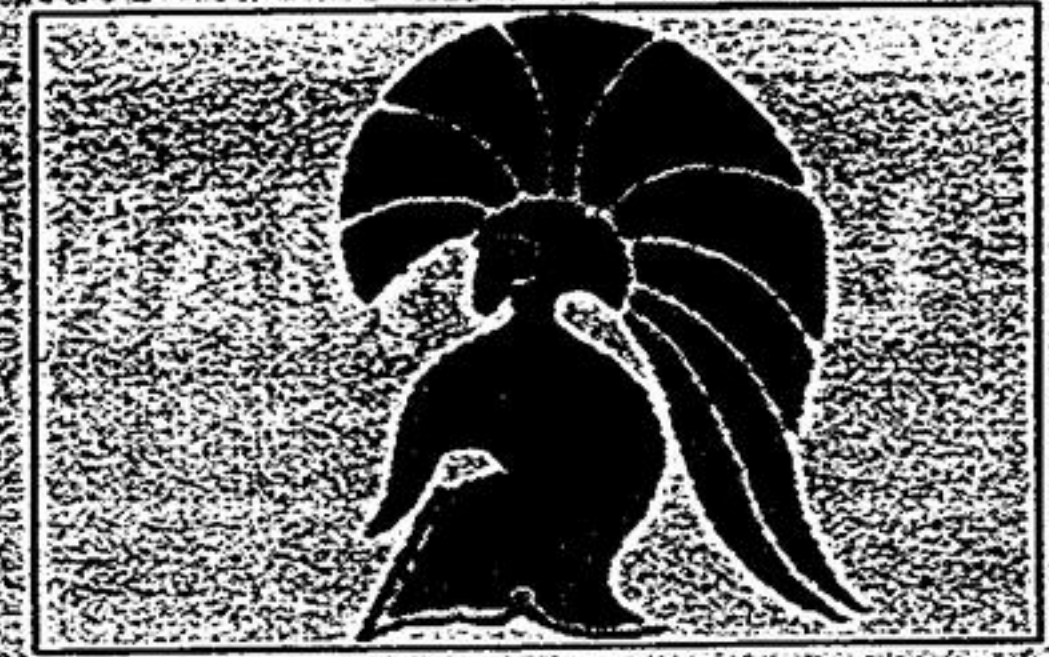


# Stouffville Sun-Tribune

THURSDAY, NOV. 25, 2004 ■ SERVING THE COMMUNITY OF WHITCHURCH-STOUFFVILLE ■ 36 PAGES/\$1 INCLUDING GST



**22** SDSS Spartans daw back to win York volleyball title

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## BUILDERS CHALLENGE GREENBELT PROPOSAL

BY PATRICK MANGION  
*Staff Writer*

Bobby Bhoola bought a farm in King Township five years ago with the hopes of cultivating Indian vegetables and one day cashing in on a land sale.

But if the province's proposed greenbelt across the Golden Horseshoe is approved, the land he hoped would provide a retirement nest egg would become useless.

The soils at his sprawling 10th Concession property proved inhospitable and Mr. Bhoola, a Vaughan resident, now leases most of the property to another farmer for about \$30 per acre, not enough to cover his property taxes.

### RETIRE ON FARM

As a full-time construction worker, he hoped to turn in his hammer and farm during his retirement.

At the very worst, he figured the 78 acres of land would garner interest from developers as residential growth encroaches.

"I bought it to farm. But I think I have the right to make the best use of my land," Mr. Bhoola told provincial officials at a conference on the greenbelt's impact, hosted by the Greater Toronto Home Builders Association.

The Liberal government first tabled its plan to protect 1.8 million acres of greenspace across southern Ontario including the Holland Marsh in York Region last month.

But the province needs to give greater consideration to such issues as whether or not farmlands are productive before it bans development, Mr. Bhoola said.

During the more than two-hour conference, the five-member panel, including provincial officials and

See DEVELOPERS, page 9



## Making the cut

Olivia Shanab, 4, from Aurora looks on as Santa checks his list at the Ballantrae Girl Guides annual breakfast with Santa at the Ballantrae Community Centre Sunday. Santa returns to town Dec. 4 for the Stouffville Kinsmen Santa parade through downtown Stouffville.

STAFF PHOTO/MICHAEL BORISKO

## WAL-MART, DOMINION ON LIST FOR LEBOVIC PROPOSAL

# Another big-box plan for Stouffville

BY HANNELORE VOLPE  
*Staff Writer*

With a giant 341,438-square-foot retail complex now proposed by Lebovic Enterprises Ltd. for Whitchurch-Stouffville, shoppers might be shopping in stereo in future.

An earlier proposal by Geranium Corporation includes the construction of an even larger regional power centre on Hwy. 48 south of Ringwood.

The Lebovic plan is for 32 acres on the Ninth Line south of the proposed Hoover Park Drive extension. It extends south to the proposed

*Business park expects to create 2,000 new jobs page 5.*

Park Drive extension at the southern border of the municipality, just north of 19th Avenue.

In addition to two big-box-sized buildings and two smaller ones suitable for businesses such as grocery stores, plans show six other smaller buildings of between 3,500 and 10,000 square feet on the east side of Ninth Line. There have been negotiations with at least three giant retailers, Wal-Mart, Dominion and Canadian Tire. There will be parking for at least 1,000 cars and about 50 apartments would be built.

While Lebovic's team of experts was out in full force, taking in at least two rows of seats at Tuesday night's public hearing, not many residents voiced objections to the

See CONSTRUCTION, page 11

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