

New V.L.A. home

A dream come true

BALLANTRAE
Ray Henniger is a man with a dream come true. It's still a little rough around the edges, perhaps, but he's pretty happy about it anyway.

Mr. Henniger and his family are occupying one of the new houses in the V.L.A. subdivision south-west of Ballantrae. They made the move August 1, and are still in the process of settling in.

It's been almost five years for the Henniger family, five years of looking for a lot and trying to juggle finances. They originally wanted to build on five or ten acres in this area.

"But the prices were just too high", Mr. Henniger said, "we'd see a piece of land, think about it for a few months - then find the price had gone up a couple of thousand dollars".

They heard about the Ballantrae development through a newspaper advertisement, and Mr. Henniger's application for a V.L.A. mortgage was approved early in February.



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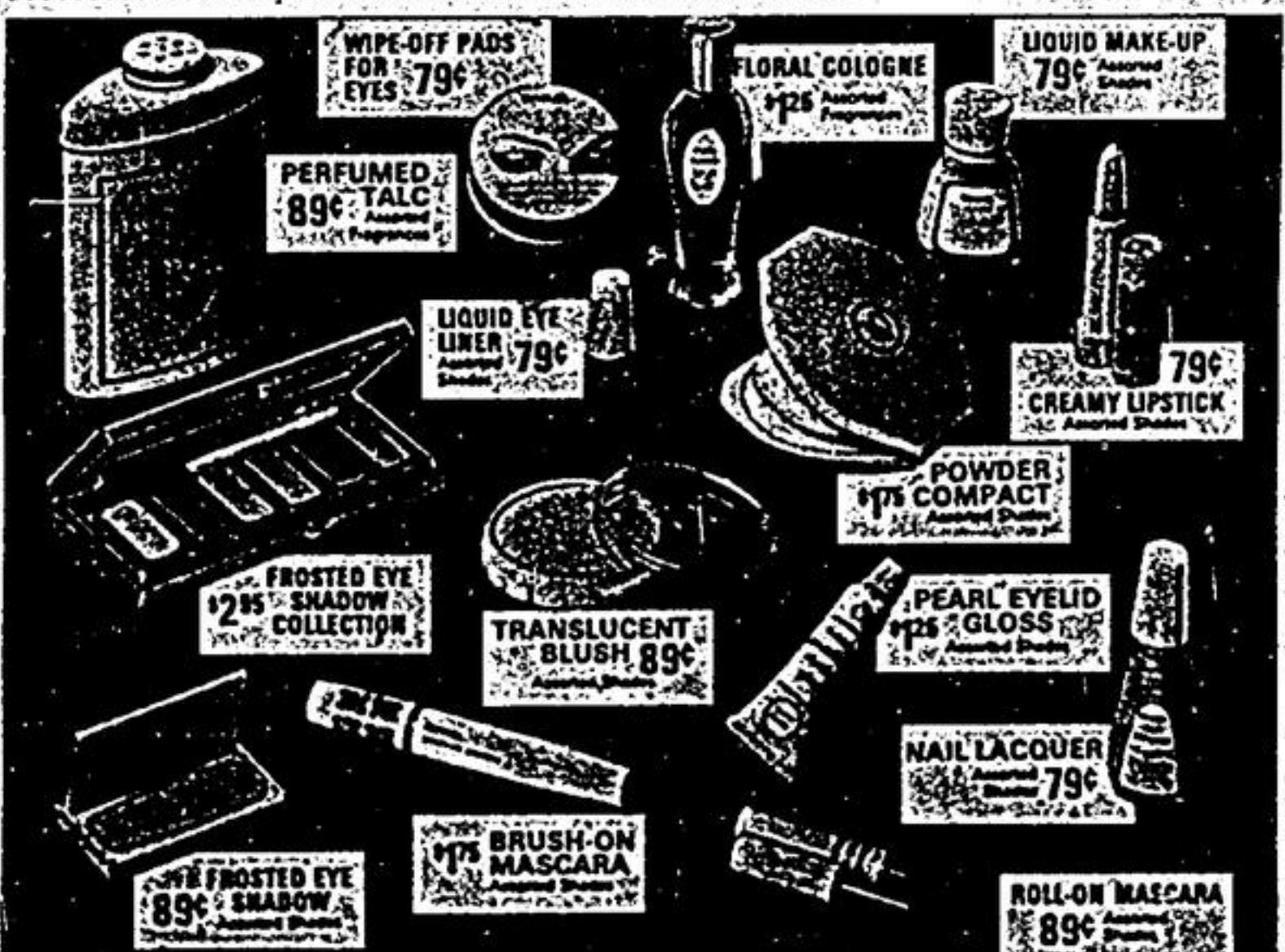
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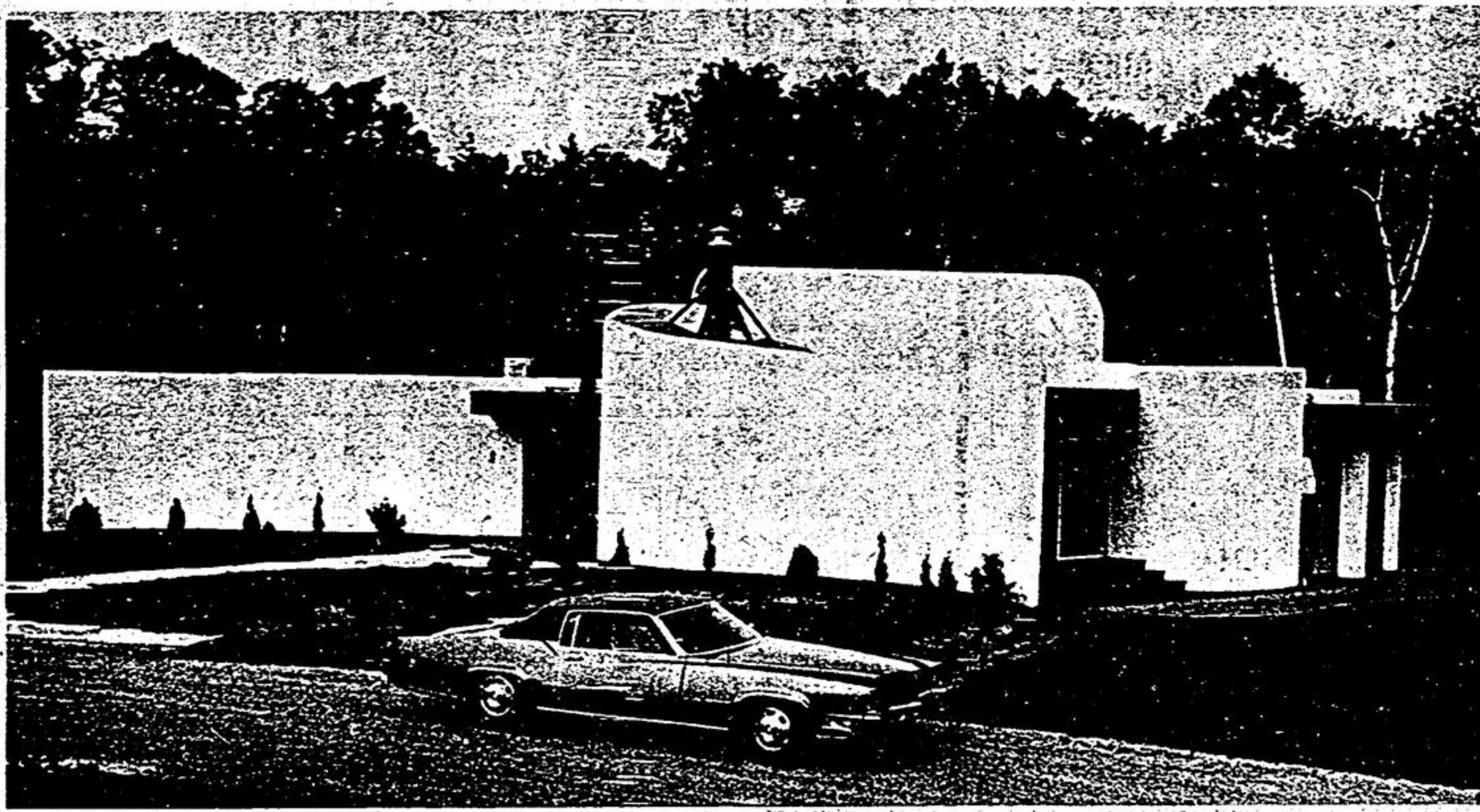
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Beautiful Bethesda sideroad home, built in 1970

The Bethesda Sideroad, between concessions 6 and 7, has many lovely lots and beautiful homes. But none is quite like the residence of Mr. and Mrs. Richard Reininger and family, Stouffville, R.R. 4.

Controversial Lots

Further permits now refused

STOUFFVILLE While an appeal to the Supreme Court of Canada is said to be imminent, owners of lots purchased by the Power of Appointment method will remain stalled.

Marshall Miller, Building Inspector for Whitby-Stouffville, has refused to issue further building permits.

No permits have been approved on these properties since earlier this year, when the Ontario Court of Appeals ruled that Power of Appointment land sales were invalid.

He agreed however,

that Council is unlikely to take such a step until all legal questions are settled.

Mr. Miller pointed

out that another

method of land

separation is presently

being attempted in

Whitchurch-Stouff-

ville. This is done by a

process known as

simultaneous deed

registration. A lan-

owner can register

his property as many

times as he wishes, so

that a man owning 100

acres could have 100

deeds, one for each

acre. Apparently,

some owners have

done this and then

applied for building

permits on individual

lots.

Several lots, pur-

chased in this method,

have homes already

completed. These

owners, said Mr.

Miller, obtained

building permits

before the Court of

Appeal decision. Here

too, the right of the

owners to build and

live in these houses is

doubtful.

There are two

possible courses open

to landowners seeking

building permits on

Power of Appointment

lots, said Mr. Miller.

They can go before a

judge asking for a writ

to determine whether

Committee of Ad-

justment can exercise

discretionary powers

in the matter. A

similar course was

recently suggested by

the Department of

Municipal Affairs.

"As far as I'm

concerned", said Mr.

Miller, "the ap-

plication has to go

before Council. If

Council orders me to

issue a building per-

mit, I will".

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