

Stouffville Sun-Tribune

THURSDAY, JULY 28, 2011 ■ SERVING THE COMMUNITY OF WHITCHURCH-STOUFFVILLE ■ 24 PAGES/\$1 INCLUDING GST

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Growth forecast on rise

55,800 residents in town by 2021

BY SANDRA BOLAN
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Fewer than anticipated residential building permits are expected to be requested by developers this year.

However, that is not expected to impact Whitchurch-Stouffville's overall population growth, which is actually anticipated to be higher than originally projected 10 years from now.

Town staff previously estimated Whitchurch-Stouffville's population to reach anywhere between 51,000 and 53,000 in 2021. That forecast has now been changed to 55,800 people by 2021.

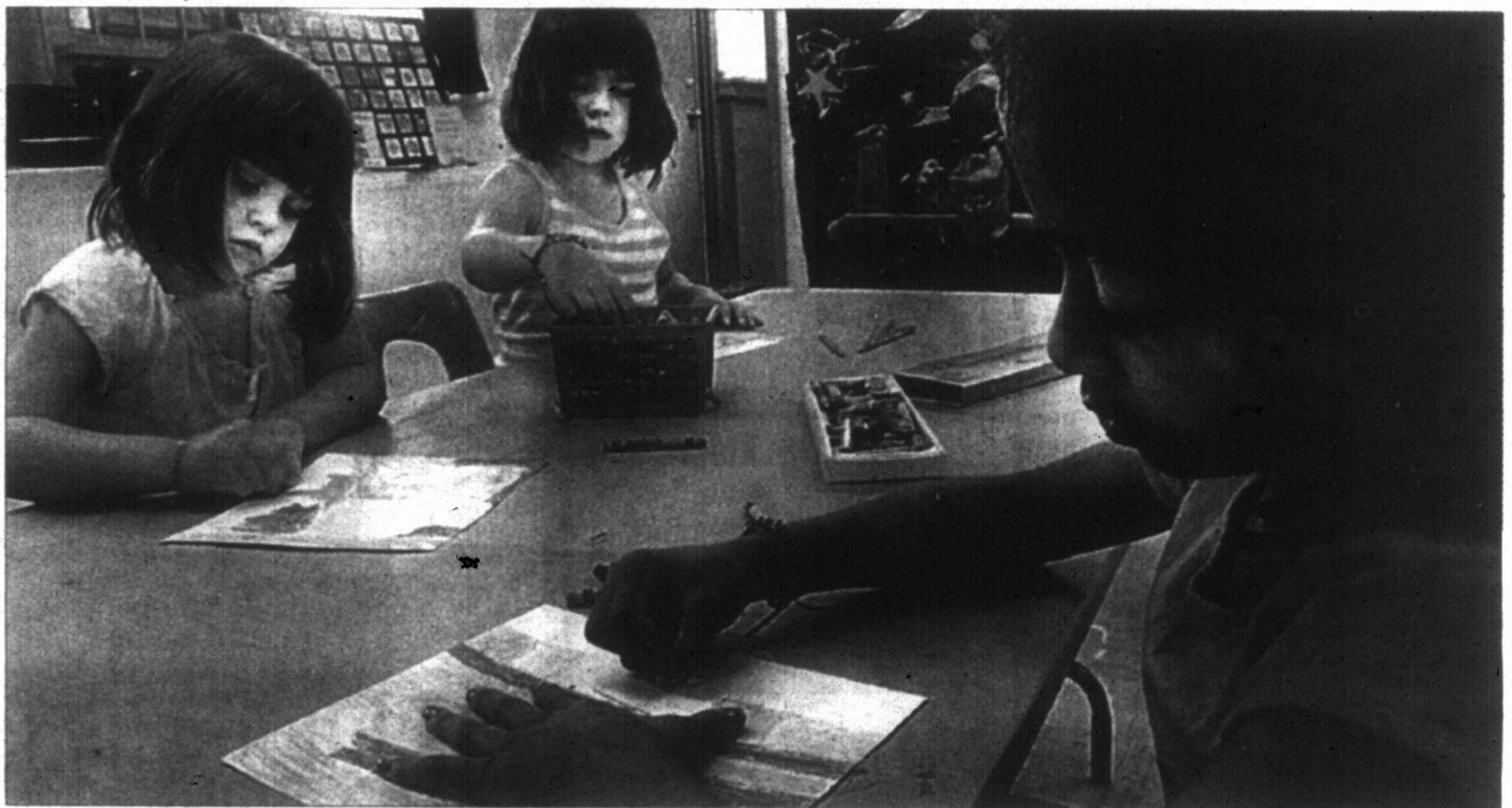
The population was estimated at 38,650 last month.

"Percentage-wise it's not a huge difference," said Councillor Clyde Smith. "For us to grow beyond that 50,000 number to become a Markham at 300,000 (would be) horrible."

The new estimate is based on the municipality conforming to the Ontario government's Places to Grow Act, which stipulates the town must accommodate a portion of its future residential

See NICE, page 16.

ARTISTS AT WORK



STAFF PHOTO/SJOERD WITTEVEEN

Athirai Ilango, 8, with sisters Abbey (left), 5, and Brynn Muise, 7, work on their colour schemes at the Art Bunker in Stouffville Monday. They are taking part in the summer art camps run by the Latcham Gallery. For more information, go to latchamgallery.ca

GOVERNMENT

Monster homes, decks fall under new law

BY SANDRA BOLAN
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Monster homes, garages, driveways and back decks are all subject to new regulations thanks to a zoning bylaw overhaul.

It was the first time since 1987 the entire bylaw has been revamped.

The municipality, until January, was working with two zon-

ing bylaws — one from 1972 and another from 1987, the latter having been amended almost 600 times.

New Main St. bank will have first drive-thru under new rules/page 2.

"Both of them are out of step with the town's official plan," said

Alan Drozd, manager, planning services for the Town of Whitchurch-Stouffville. "Anytime you pass a zoning bylaw in Ontario, it must conform with the official plan."

If being non-compliant with the official plan were not problematic enough, trying to find information for residents who wanted to tweak their properties was

"Trying to administer the bylaw,

telling the public what their zoning was, from a customer service perspective, it was impossible," Mr. Drozd said. "It was a research project."

One of the changes made concerns the construction of monster homes on urban lots.

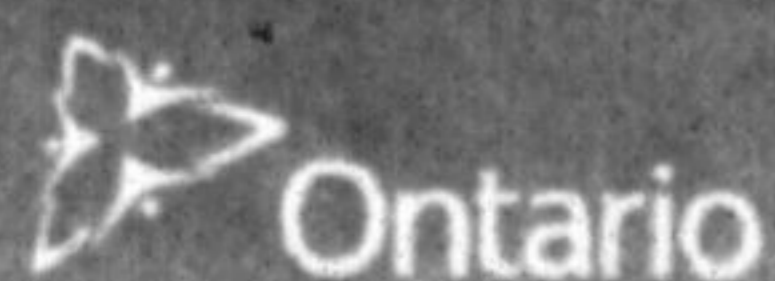
The maximum building length

See MONSTER, page 9.

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