



EASY BEING GREEN

Muriel Smiley (left) and Wilf Morley (below) were dressed for the occasion during the 55 Plus Club's St. Patrick's Day luncheon at Latcham Hall last Thursday. Shayna Baiocco (right) shows her colours during the second annual Tiny Seedlings March Break free skate at the Stouffville Arena.



STAFF PHOTOS/MIKE BARRETT

DEVELOPMENT

Neighbours have concerns with 10-storey building

BY ALI RAZA
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Urban development is good for a town's economy, but sometimes residents may find themselves presented with a dilemma.

A 10-storey condominium building proposed for 5531 Main St. has a few west-end Stouffville residents concerned over the future of their own properties. At a public meeting Tuesday night at town hall, those worries were expressed to town council.

General issues with the project, led by Lamville Developments Inc., include adjustments in building height, housing density and local traffic that would result with the construction of the 10-storey condominium. The proposed building is on a two-and-half acre plot west of McDonald's, where zoning bylaws would have to be amended to allow the completion of the structure as planned by developers.

But it would directly affect some residents.

Joe Lombardo's father, Giuseppe Lombardo moved to Stouffville 39 years ago to 5401 Main St., where he still resides. His son Joe Lombardo, expressed his concerns that as a result of new developments and increased excavation in the area, his family home's water supply was suffering.

WATER PROBLEMS

The Lombardo home and neighbouring family business, Lombardo's Auto, rely on groundwater wells for water and recently that water supply has "quickly diminished". For the family to connect their home to the town's main water supply, the Whitchurch-Stouffville department of public works is asking for a capital charge of \$13,000, Lombardo said during the meeting.

"We're not opposed to any new development in our area, we recognize the economic benefits to the town," Lombardo said. "But at this point we feel we're victims of urban sprawl,

we just need a reliable source of water."

"We don't feel we should pay such a fee and we ask council if they can waive our capital charge," he added.

Carol Leaman, vice president of Dryvit Systems Canada, also expressed concern as her company's industrial manufacturing building is located adjacent to the lot. Upon completion, the 10-storey building would be situated "too close" to the manufacturing facility.

"When you walk the site, you'll see that it's extremely close," she said. "Our objection is about compatibility with the area."

Another resident, Peter Von Richter, expressed his opinion that the condominium is an "ugly-looking box" and it'd be a "sore sight sticking out" when people enter Stouffville.

At the end of the public meeting, council made no decision. It referred all comments to town staff for inclusion in a future report regarding the condominium building.



Artist's sketch of proposed building.

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