

Ward 2 Newsletter

Councillor Jeff Laidlaw



2008 Issue 1

Township of KING

Greetings Nobleton / Laskay Constituents:

There has been an abundance of activity in the township and particularly in our Ward so I thought it would be appropriate to issue another newsletter.

You will find updates on the sewers, housing developments and associated issues, and highlights on other items of interest in our community.

I realize that this is a top level view, and may spawn questions; which I'm pleased to try to respond to.

Thank you all for your support to date and I look forward to continuing to work with you for the benefit of our Ward and community.

Sewers



At the Nov.5 / 07 Working Session of Council re: Nobleton Sanitary Sewer Financial Implications, the cost for sewers was listed as \$24,164 per household, assuming a 5 year plan starting in 2008 and assuming the whole town was hooked up.

There would be the additional cost of hookup and removal of septic, which the homeowner must arrange. This is estimated to be \$4,200, but the people that I've spoken to in King City suggest something closer to \$8000. There are also permit and inspection fees. **Each homeowner would be responsible for the total cost which is currently estimated to be between \$28,400 and \$32,200.**

My personal feeling is that, with the high cost, a sewer system is unnecessary in Nobleton outside of the new subdivisions.

I introduced a motion that was deferred on Dec. 10, 2007. The motion was:

"Whereas an opportunity will exist for the residents of Nobleton to connect to a sewer system planned to be constructed by Slokker Canada in cooperation with York Region and King Township;

Whereas such connection could be a matter of choice as opposed to necessity;

Whereas current estimates, based on all residences within the immediate community being hooked up, suggest an average cost per residence of \$ 24,000 + hook-up;

Whereas detailed estimates prepared and presented to Working Committee meetings show that partial hook-ups may be considerably less expensive than the currently proposed average of \$ 24,000 per unit;

Whereas it is possible at this stage to design the system such that partial hook-ups and collector systems only can be / would be constructed;

Whereas the Township can not be certain or currently has no means by which to measure what, if any, areas should / should not be serviced in the event of partial hook-up;

Whereas it would be in the best interests of the residents and the Township to properly assess and determine where and if collection systems and hook-ups should be constructed and considered in order to achieve meaningful and realistic pricing structures;

Now therefore be it resolved that the staff of the Township of King develop a method by which to effectively measure the acceptance / lack of acceptance of sewer systems and hook-ups for the residents of Nobleton and that accurate pricing structure and construction contracts may be prepared and tendered; and further that such plebiscite/ referendum/ vote be undertaken prior to King Township Council making any commitments for sewerage to the entire community of Nobleton beyond those commitments already agreed to by vote of Council."

There was a motion passed to instruct staff to bring back a report on how to conduct a plebiscite and the associated costs. The report on holding a plebiscite or a mail in ballot was brought back to Council on Jan. 28/08. There was still no decision on the original motion calling for a plebiscite/referendum/ vote on the issue of sewers for Nobleton.

Nobleton Community Hall

The roof has been re-shingled and the vast majority of improvements to the kitchen are now completed. The Nobleton Lions and the Nobleton Women's Institute are planning to fundraise to help make the Hall accessible (estimated cost \$160,000).



Congratulations



- Mary Anne Merritt for winning the Ontario Volunteer Award
- The Beautification Committee (Lynda Rogers and Patti Fleetwood) for the attractive decorations on the Gazebo during the winter.

Welcome

I would like to welcome the following businesses to Ward 2:



- Aqua Auto Spa
- Arbour Restaurant
- Rusty Red Can
- The Painted Lady
- Two for One Pizza and Wings

Development

Slokker Canada: The tender bids for the sewers (for Wellar, the King Rd., the Old King Rd., Highway 27 from Ellis to Wilsen), the sewage treatment plan and the sewage pumping station were recently opened and construction is currently scheduled to begin this year. There was a 4:3 vote on Nov. 26/07 to extend to include Highway 27. The report showed how to pay for the additional cost except for \$2M for the 190 properties. I voted against since A) the homeowners have not stated that they want to be hooked up and; B) the \$2M is not accounted for in the 2007 budget.

Baldesarra: The big issue at the Baldesarra Ontario Municipal Board (OMB) hearing was the Wilkie Avenue connector. Local residents, Nobleton Alert Residents Association Inc. and I opposed the extension of Wilkie Avenue into the wetland. The developer's environmentalists studied 4 options for possible roads through the wetland and they were all rejected. The worst one was Option 4, which comprised 2 right angled bends, immediately adjacent to the current occupants of Wilkie and Robinson. The Toronto and Region Conservation Authority (TRCA)'s reports did not favour opening Wilkie. Yet a deal was made with King Township, TRCA, York Region and the developer to extend Wilkie into the wetland. Local resident Cheryl Dagleish was refused "party" status. That meant that no one who objected could ask questions. The OMB decision sided with the Parties.

Dawasco (Stupp): The developer originally appealed to the OMB from the "failure of the Council to make a decision". The two residents' issues were A) a connection to the 8th Concession and B) the proposed full access at Kaake.

A) Council, on Feb.11/08 in a recorded vote (I was against), directed the Township Solicitor to move a motion to strike the issues of the connection to the 8th from the OMB list. The OMB agreed to strike those issues. It is my opinion (and that of many resident) that the costs of a connection to the 8th should be recovered from the developers now and held in a reserve fund. Future taxpayers should not have to pay for this road.

B) Council, at residents' requests, approved an emergency access only for the connection to Kaake. However, the planning dept. and the developer continue to recommend full access. King Township has not hired, to the best of my knowledge, a planner to present the case for emergency access only. Without professional witnesses to support the emergency access side, the OMB will likely side with the professional planners and a full access road will likely be approved.

Water Environmental Assessment (EA): York Region has completed its EA and submitted it to the Ministry of the Environment (MOE) for approval. It is recommending a new well on the Baldesarra property beside Highway 27 and a new tower to the north of Nobleton. Nobleton Alert Residents Association hired Professor Emil Frind, a Professor Emeritus of the University of Waterloo, to review the EA to ensure that the water is sustainable for all the new growth. Nancy Hopkinson of Nobleton Alert, Prof. Frind, two York Region reps and I met Jan. 22/08 to discuss Nobleton Alert's request for further work in the area of sustainability. York Region has done some pumping tests that seem to indicate sustainability, but has not done any water balance calculations, as outlined in the Oak Ridges Moraine Conservation Plan. The NE part of Nobleton is on the Oak Ridges Moraine. Prof. Frind thinks it would be feasible to adjust the computer model, which they have created for watersheds in York Region, to do the water balance calculations. The MOE decision on Nobleton Alert's request for further work is anticipated in April.

Pringle House: This house was considered for heritage designation but so far has not been designated. I am hopeful that at a minimum, the façade of the house will be incorporated into any new shops/town homes that the owners may be proposing.

King Road Winter Conditions

I am constantly reminding the Works Department to contact York Region to take care of the ice/snow on the King Rd. in a timely fashion.



Group Home in Laskay

The residents of Laskay were surprised to learn that there was a group home placed in their community. I have encouraged the residents to have an open dialogue with leaders of the home. I have attended 5 meetings.



Nobleton Park at the SW quadrant of the 15th Sideroad and the 8th Concession.

A number of trees have been planted here. We need to have a name for this park. Suggestions are welcome.

Gateway Signs

There are some new gateway signs for Nobleton. The intention is that the new gateway signs will replace the other Nobleton signs on Highway 27 and on King Road that you see when you come into town.

Nobleton Tim Hortons

Those that frequent the Nobleton Plaza should be aware of the renovations scheduled at Tim Hortons. The work is currently planned to start April 1st and run for about 6 weeks. Service will continue with a trailer in place of the drive thru. Hopefully it will not have a big impact on the already busy parking lot at the plaza.



Email Notifications

Since becoming Ward 2 Councillor, I have sent out a number of email notifications on a variety of topics. As this method of communication has been generally well received, I plan to continue issuing email notifications. If you have not received any of these to date and you would like to be added to the distribution list, please send an email to Add@LaidlawListens.com with the subject "ADD".