

of exposure. So, this means that we will not see new businesses popping up along Hwy 28. The businesses that we see there now will be all there ever WILL be because of MTO's policy to not permit rezoning. Why does Council not lobby the province to allow businesses to rezone through the Hwy 28 corridor?

Road allowances can be purchased from the Township by neighboring property owners. The price assigned is either \$750 per linear foot if the road allowance leads to water or only .06 cents per linear foot if the road allowance does not lead to water. That's a 12,500% difference. If the water in question is a valuable spot on Stoney Lake, perhaps the \$750 is warranted, but 'water' could be a muddy pond and not warranted. When this disparity came to Council, it was suggested that Council could look at the nature of the water in question and waive the high premium. Councilor Roman Miszuk was bedazzled by the potential that the Township could generate revenue in Real Estate - a mandate that the Township has never had before. Councilor Miszuk must feel that the Town coffers are not full enough from the dock fees or the increase in taxes during his term - taxes that Mayor Woodcock's campaign promised wouldn't happen. The delays and slow process to assign a more appropriate value have other cost implications if it is a business purchasing a road allowance.

Mayor Woodcock must also have been bedazzled. When asked for expediency, he advised that the price of \$750 per linear foot could be paid for an immediate resolution. Bottom-line, no expediency or help from council - just a cash grab.

These are all issues that we have encountered. Our business has had challenges that the Township could have made smoother. If there are so many *road bumps* for an established business, it must be daunting for new businesses to set up shop. This might explain why there is no butcher, bakery, or clothing shops in Apsley. The bank? It's gone now too.

Council should value and support Apsley businesses. Council's management of the issues noted above does not demonstrate support for Apsley businesses. Local businesses help make Apsley a **destination** with amenities to benefit residents and visitors.

Very few new businesses have opened during this Council's term. Conversely, long term businesses such as Haa Choo, Cottage Country Wear, Wellington Street and the biggie - the RBC bank - are closing. Where are the new ones taking their place?

What IS Council doing for economic development? Is there a long term plan for economic development in North Kawartha? Council should be on this.

*Lee is the co-owner of Anstruther Marina Ltd.*

#### *Editor's Notes on the three issues raised in Lee's article:*

On the issue of high fees to be paid before docks can be built, NK reports that there has been no zone amendment application received for a dock - nobody has paid \$1,650. In the court's decision, docks were linked to the boathouse issue and it placed docks under the building code which caused this potential high fee issue. To date, NK has acted in a manner "not to enforce" this requirement and as a result, new docks appear to be flowing freely into all North Kawartha lakes. In other words, it appears that NK is acting in a manner to ensure that both dock builders and cottagers are not impacted during the period of this dilemma. Also, with respect to the reduction in economic activity, it is possible that there was a higher level of dock-building activity to get docks done before the new 'dock' bylaw came into effect.

On the issue of MTO not allowing re-zoning of properties on Hwy 28, this is news to NK council as no requests have been submitted on this topic. Going forward, NK council should be prepared to assist with anyone who presents such an issue.

On the issue of the huge difference of Road Allowance fees when comparing the two cases (going to land vs. water), NK council has determined that the existing, long-standing policy appeared to be unfair. To that point, now NK has an arrangement with a professional appraiser who will be engaged as required to recommend appropriate pricing. The goal of this approach is to ensure, in the best interest of all rate payers, that properties are sold at "fair market value".



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