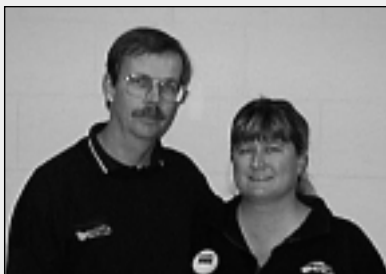


Neighbourhood News & Views

THE NEWSLETTER OF THE AINSLIE WOOD / WESTDALE COMMUNITY ASSOCIATION
Winter 2002
OF RESIDENT HOMEOWNERS INC.

*"Building community
block by block"*



Tribute to Ken
and Sandy

5



"Because We
Care" Award

9



The Way We
Were

20

Fortino's plans new superstore for 2003

Residents question Loblaws director about store proposal

A public information meeting was held October 4, 2001, at St. Mary's Catholic High School regarding the proposed new Fortino's superstore to replace No Frills by early 2003. The Fortino's proposal involves two zoning changes, from townhouse maisonette to commercial property for part of the land and from industrial to commercial for another part.

Greg Lipsett, director of real estate for Loblaw Properties Ltd., hosted the meeting and said Loblaws circulated 350 notices about the meeting to homes within 1,000 feet of the land. The AWWCA notified members on e-mail. About 75 people were in attendance, including many from the AWWCA executive and membership. Ten notices of opposition were received, and four citizens spoke. The AWWCA expressed the following concerns:

Neighbourhood Plan

The proposed Fortino's superstore development is a major land-use change that is not part of a comprehensive plan. We have been promised a neighbourhood plan, and such a large-scale development must fit into this overall plan before city approval is given. This matter was also stressed when the AWWCA executive met with Mayor Wade January 18, 2002.

McMaster's Proposed New Entrance

How will Main Street West safely accommodate both these major changes?

East/West Flow

Traffic jams presently occur on Main Street West. What will Main Street West look

like if the above proposed changes are implemented?

Intersections

Can the existing intersections safely accommodate the greatly increased traffic that the proposed Fortino's superstore will bring?

Bicycle Access

The current Fortino's plans do not show a right-of-way for the extension of the Rail Trail, which is needed to provide improved bicycle access.

President **Liz Millar** said: "The concerns expressed by the audience included the large size of the store (No Frills is between 25,000 and 30,000 square feet and the new Fortino's is planned to be 88,000 square feet) and the many traffic problems anticipated. **Councillor Caplan** reiterated his concerns about traffic problems (current parking at No Frills allows for 160 vehicles,



A Fortino's superstore.

whereas the proposed Fortino's superstore will have parking for 580 vehicles). On December 12, at 8:00 A.M., I witnessed a classic example of the community's concerns when a very large truck turning left onto Rifle Range Road collided with a very small car and the car was demolished. Another concern was the lack of a right-of-way for bicycles on the Rail Trail. Councillor Caplan thanked **Rick Grigg** for bringing the bicycle-trail issue to

See FORTINO'S on page 2

his attention. My overall impression was that the audience was not pleased with Fortino's plan."

The Fortino's application was on City Council's agenda November 20, and we advised AWWCA members on e-mail that the public was invited both to attend and to comment on the application. Following is the text of a presentation made by **Rick Grigg** to City Council on November 20:

I would like you to hear my views on two issues. One is traffic and safety and the other is planning.

Traffic and Safety

The traffic in this area is about to increase dramatically because of the expansion of the university and McMaster Medical Centre. The intersection of Main Street West and Rifle Range Road is very poorly designed to accommodate any increase in traffic on Main Street West, let alone a major development that will greatly increase turns from Main Street West onto Rifle Range Road. This intersection is offset by about 60 feet, causing many people to run the red lights inadvertently. A previous study indicated that this intersection had more accidents than any other intersection from Cootes Drive to the old city limits. That means that it had the highest intersection accident rate in a 2.5-kilometre strip of the part of Main Street we are concerned about. A zoning change should ensure the adequacy of vehicular access for the proposed use; it is not adequate at present.



Planning

We don't have a neighbourhood plan. A neighbourhood plan is prepared by a citizen's group with the Planning and Development Department acting as facilitator. If this citizen's group had been formed, as taxpayers have repeatedly requested, the city would know what is not wanted on this site, and they would know what is desirable.

Within a 3.5-kilometre radius of the intersection of Rifle Range Road and Main Street West are six large grocery stores: one No Frills, three Barns (including the former A&P), one Ultra Mart, and one Fortino's. What this community does not need is another grocery store. What this community needs is a residence for students, and this is the ideal site.

At Council on November 20 Loblaw's representative said they had not resolved all the traffic issues, and

the city's traffic representative expressed concern about cars and trucks turning in off Main Street West and exiting on Rifle Range Road. Councillor Caplan asked that the matter be tabled until the traffic issues were reviewed, and on January 10 he advised Liz Millar that city staff are meeting to attempt to solve the traffic concerns.

Questions? Call Councillor Caplan at 905-546-2416 mccaplan@city.hamilton.on.ca, Mayor Wade at 905-546-4200 mayorwade@city.hamilton.on.ca, or Greg Lipsett of Loblaw Properties Ltd. at 416-967-7845 glipset@ngco.com.

Giving Back to Our Community

GABRIELLE DIFRANCESCO

I have lived in Westdale for over thirty years. During my first year as a student at McMaster, I was fortunate to live in the home of **Mrs. Almeda Cane**, with whom I formed a lifelong friendship.

After graduating and completing teacher's college, my husband and I bought our home in Westdale, which we shared with university students. Our block has held a Christmas party for the past 23 years, hosted by a different home each year.

After we had children I became very involved in the community, working on a wide range of issues. I was fortunate to be able to work with our alderman, **Mary Kiss**, as she always showed genuine concern for all her constituents.

Westdale has provided my family with rich and varied living experiences. We have access to excellent schools and medical services, churches, stores, restaurants, entertainment, coffee shops, and the Westdale library.

West Hamilton has a diverse population, attracted by McMaster University. I hope that McMaster students find the welcome that I felt as a student living in Westdale and that in return they demonstrate consideration and respect for our neighbour-

hood.

For the past 25 years I have taught in a number of schools throughout the city. Working with children and their families gives me great enjoyment. I have also been very active in our Teachers' Federation, serving as union steward for twelve years. These experiences have taught me to work as a part of a team, communicate effectively, problem solve, research ideas, and work to bring about necessary change. I hope that I can use these skills to effectively represent the members of the AWWCA.

We, as residents of Westdale and Ainslie Wood have put down deep roots, formed a clear vision for how we wish to live, and have invested heavily in our homes and our community. We would like to ensure that our community provides a safe, respectful, and welcoming environment for all. We must continue to be watchful to ensure that our neighbourhood continues to grow and thrive in a healthy and balanced way.

My family and I have benefited so much from living in this neighbourhood, and it has been such a fantastic community in which to raise children that it is with pleasure that I volunteer to work on behalf of the members of the AWWCA in the capacity of vice-president.

TOM BRYNER

I have lived in the west end of Hamilton since 1966 except for a couple of years in Dundas in the early seventies. I have lived on Longwood Road, Whitney Avenue, and for the last twenty-seven years on Binkley Crescent. I worked at McMaster for over thirty years as a metallurgical technician in the Materials Science and Engineering Department and took early retirement five years ago.

Our community of Ainslie Wood and Westdale is not without its problems, but it is a great place to live. We have distinctive family neighbourhoods, a unique central area in the form of Westdale Village, a great library, and excellent hiking trails practically on our doorsteps. This is the best area of the city in which to live, and we need the Ainslie Wood/Westdale Community Association of Resident Homeowners to bring a strong and united voice to maintain and enhance what attracted us to this area originally.

If each area resident homeowner can make a contribution by being a member of the Ainslie Wood/Westdale Community Association or volunteering time, we can bring about positive change in the future.

Tom is the recording secretary of the

NEWS *from the* PRESIDENT

LIZ MILLAR

Everything's coming up new this year, including many new executive members and a new layout and a new name for our newsletter. Your executive has accepted

the challenge of dealing with the many needs of our community, and as you read the newsletter you will see the numerous ways the members are contributing.

Your new executive appears on this page, and I want to personally thank them for the support, enthusiasm, and creativity they have brought to the AWWCA.

In addition, I'd like to thank five of our retired executive members, all of whom were founding executive members of the AWWCA: **Phyllis Tresidder, Irwin Feuerstein, Rick Grigg, Ron Whyte, and Betty Bechtel**. We owe them our thanks for

to liaise with the police on behalf of the AWWCA. Rick Grigg chairs the McMaster Area Task Force Report Implementation Committee (MATRIC), and he recommended the AWWCA's first "Because We Care" Award. Phyllis Tresidder chairs the AWWCA's Planning Committee and is the community representative on the McMaster Master Plan Traffic Committee.

The AWWCA has four representatives on the Main Street West Environmental Assessment Committee: **John Harkness, Stefania Miller, Phyllis Tresidder, and Chris Wilson**. In addition, Stefania Miller is continuing her work with the Pesticide Coalition of Hamilton, and both Stefania and Ken Sherman are working on the Community Advisory Council that is reviewing the need for Combined Sewage Overflow tanks in Ward 1.

A committee has been struck to review the by-laws of the AWWCA with the goal of presenting suggested revisions at our September 2002 annual meeting. The committee includes former executive member **Ron Whyte**, our newsletter graphics and layout artist **Bob Edmonds**, Vice-President **Gabrielle DiFrancesco**, and

the issues, and he hoped that our meeting would be the first of many such opportunities. He stated that healthy neighbourhoods are strategic building blocks for the city and acknowledged our request for a neighbourhood plan, stating that if a plan is to be successful, it must reflect consensus. He said that we must learn from the past, and



AWWCA Executive Committee – 1st row: Lorean Jerome, 2nd row, l to r: Karen Snell, Tom Bryner, Carolyn Kinsley, Janet Woodward, Liz Millar, Michael Bordin, Gabrielle DiFrancesco

he wants the new city to adopt the principle "Do No Harm," aspiring to avoid actions that hurt neighbourhoods. Mayor Wade said the questions that should be asked are: "Does the policy help citizens know their neighbours?" and "Does it help people know people unlike themselves?" He wondered if the Business Improvement

Association could turn their stores into sites of civic education. He said, "It's people who shape neighbourhoods, and a successful community is built on the character and concern of its citizens." Mayor Wade then took questions from the floor and concluded by saying that he would be happy to meet with the AWWCA executive at any time. Our first meeting with the mayor was held January 18, and the main topic was the need for student housing.

Please take time to read the newsletter and let us know your reaction to it. We welcome submissions from our members and look

forward to hearing from you. Also, we welcome members to our executive meetings, held on the first Tuesday of each month. Our wish for the new year is peace, both in the world at large and in our neighbourhoods.



AWWCA Officers, l to r: Tom Bryner, Recording Secretary; Lorean Jerome, Treasurer; Liz Millar, President; Gabrielle DiFrancesco, Vice-President; Janet Woodward, Membership Secretary.

their dedication and commitment to the work of our community.

Our past executive members, including **Ken Sherman**, continue to work within our community and for the AWWCA in various ways. For example, Betty Bechtel continues

Membership Secretary **Janet Woodward**.

At our third annual meeting last September we invited **Mayor Bob Wade** to address the meeting on the topic "Shaping our Neighbourhoods." Mayor Wade said that he was here to understand and learn about

Youth Crime in Westdale Village

BETTY BECHTEL

The Westdale Business Improvement Area (B.I.A.) held a meeting October 3, 2001, to address youth-related crime in Westdale Village. Shelagh Snider of the Westdale B.I.A. had asked Councillor Marvin Caplan to organize and chair this meeting.

Attending Westdale B.I.A. members from the **Picture Frame, Scotia Bank, Casual Gourmet, Cottage Florist, and Bourbon St. Café**; Councillor **Marvin Caplan** and **Dale Brown** from his office; **Lidia Tremblay**, co-ordinator, Graffiti Abatement Project; Hamilton Police Superintendent **Terry Sullivan** and High School Liaison Officer **Jack Vander Pol**; City By-law Officer **Judy Downey**; Westdale Secondary School Principal **Marg Bowman**, Vice-Principal **Paul Smith**, and Student Council President **Zach Dayler**; Board of Education Trustee **Judith Bishop**; AWWCA President **Liz Millar**, Corresponding Secretary **Betty Bechtel**, and member **Ken Sherman**; and **Wendy Downing** from the community.

The Problems

There have been youth-related problems in Westdale Village for some time, but the problems escalated in May. According to Superintendent Sullivan, they occur at most malls, and only approximately two percent of youth are involved. The teenagers have been targeting the village and malls rather than the downtown core, where there is more police visibility. They come from the west end, other parts of Hamilton, and outside the city. Middle-school children are involved, but this meeting focused on high-school youths.

Thirty to seventy youths (middle school to teenagers) have been gathering at King and Paisley Streets and at the

Second Cup. Patrons of the village, including tenants in the apartments above businesses, have been intimidated and threatened. People are reluctant to patronize the businesses. The youths scream and swear outside and inside businesses and urinate on cars. Violence has erupted among them, and personal injury has resulted. Knives and baseball bats are part of the arsenal used. Teens have been found on roofs of businesses, trying to break into the apartments below. Alleyways behind businesses are focal points for graffiti and drug use. The groups break up when police are present and regroup after the police leave. Problems decrease in poorer weather conditions. Graffiti and other vandalism increased during the warmer weather. Private and public property, including a church, were targeted. Pictures of local graffiti were circulated at the meeting. Other vandalism included smashed windows of business property and damage to park benches. Businesses have problems obtaining insurance because of the repeated vandalism. Underage and public consumption of alcohol and other drug use have been observed in the village.

What Has Been Done to Date

Officer Jack Vander Pol represents the Youth Division of the Hamilton Police. Police presence helps to deter youth crime. Youths breaking the law are fearful of having the police notify their parents, but this is part of the police action. Trespass notices have been given to offenders; they were told they would be charged if they came back, and they were indeed subsequently charged. Alcohol offenders

were ticketed. All offenders who have been apprehended have to be home by 10:00 P.M. Word quickly gets around about the consequences of law-breaking behaviour.

Many of these teenagers are "wannabe" gang members, but there is not a lot of affiliation to hard-core gangs. The police know who the hard-core gang members are and keep an eye on them. They must catch the perpetrators in the act of breaking laws. Police, by pulling over cars and removing bats and boards, have thwarted violence. Information about the perpetrators is passed on to the beat officers. Police are also working in the schools to reduce problems through education.

The Solutions

What Is Being Done?

Local businesses do not sell knives or spray paint to teenagers; most of these weapons and paint cans have been stolen. The Westdale B.I.A. has given a list of graffiti locations to the Graffiti Task Force, which reports to the Hamilton Police and City Hall. Most of the village businesses quickly clean up the graffiti on their property to deter further vandalism. Public property (mailboxes, traffic boxes, phone booths, and hydro boxes) has not been cleaned up, and the B.I.A. would like to see this graffiti removed. Removing graffiti quickly (24-48 hours) is a known deterrent to further graffiti application. On December 4, Lidia

Tremblay, Graffiti Abatement Project coordinator, advised AWWCA President Liz Millar that she has forwarded the AWWCA's complaint about graffiti on mailboxes to Canada Post, but she said that unfortunately they are the slowest to respond to the complaints, if they respond at all.

Lidia advised that mail



boxes, whether red or gray, belong to Canada Post, not the City of Hamilton, and she is trying to work something out with Canada Post, where perhaps the frontline mail carriers could become more involved in informing the proper authorities within their organization about the graffiti problems.

Secondary schools find the police liaison invaluable. They also have Crime Stoppers' programmes, which include education about offences including graffiti. The student council is trying to build up school pride. Businesses are supportive of the schools, and the student council is examining ways students will learn to respect merchants' property. There is a new Safe Schools Act regarding suspension and expulsion, and the Hamilton-Wentworth District School Board is currently developing policies to work with that Act.

What Can be Done in the Future?

There were many suggestions. The Policing Centre will soon be opened, and this will facilitate community and policing dialogue. Increased police presence was put in place last fall to deal with the immediate problem. One suggestion was to have paid off-duty officers patrol the village. Another suggestion was to have a curfew, but this might be difficult to enforce. Curfew falls under the Child and Family Services Act and is not enforceable by city by-law officers.

The Graffiti Task Force plans to go to schools and to exhibit at conferences of Crime Stoppers and the Catholic School Board. It will contact by-law officers about graffiti which has not been removed. Property owners will be fined if they do not remove graffiti within 14 days. There is

no courtesy warning. Businesses cannot sell their property without having removed the graffiti.

There was a proposal to have educational meetings at the schools for parents and students and to involve police, by-law officers, and merchants in them. Other suggestions were to use surveillance cameras, perhaps on private property, and to play classical music in the village as a deterrent.

The police will keep in contact with one representative of the Westdale B.I.A., who plans to keep a record of problems, similar to the records kept by the AWWCA.

It was proposed that there be another meeting of this group to evaluate the effectiveness of the planned strategies.

My thanks to AWWCA President Liz Millar for her assistance with this article.

A TRIBUTE

Ken and Sandy of No Frills

ROSE LUKOSIUS

I remember clearly the grand opening of a new grocery store in West Hamilton. I was curious about this new store called No Frills. My mother-in-law regularly shopped in one near her home on the east mountain and explained that the prices were considerably lower than neighbouring grocery stores. So with two toddlers and one husband in tow, I set off to check it out.

The owners of the franchise, **Ken and Sandy Jellicoe**, and I share similar recollections of opening day. It was pouring rain on Sunday, September 17, 1995. The parking lot was one huge puddle even though they had been assured the drainage problem would be fixed prior to opening. The grocery carts that were supposed to have been left inside were left outside and soaking wet. My husband asked an employee who stood at the door whether she had any paper towels to dry the seat so my son could sit in a cart. Our wish was cheerfully granted. This person, I was to discover, was Sandy.

Until the opening of No Frills, I shopped at all the local grocery stores, running here and there to get the best deals. This madness ended the first day I

entered No Frills. The store was bright, clean, and well stocked; the staff were numerous; and, best of all, the prices were considerably lower. Five years later, little has changed thanks to Ken and Sandy's love for their business.

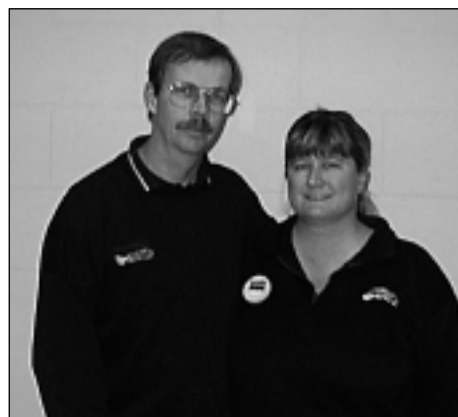
Ken has 32 years' experience with different banners of Loblaw's, Sandy 16 with No Frills. They came from Owen Sound over six years ago to start this franchise. Although the first year was a struggle, word of mouth brought more and more customers, making the business a thriving success.

This success is due largely to Ken's philosophy. He believes that you have to be on the floor getting to know the customers and their needs. He puts extra labour into the front end of the store, such as cashiers, as he himself despises waiting in line to make a purchase. He also believes that he can't expect anyone else to do a job that he wouldn't do, and he assures me, he has done some pretty disgusting jobs over the years. You will find him, six days a week, stocking shelves and helping customers. Sandy manages the scheduling and financial end of the company.

They are firm believers in

supporting the local community. Over the years, Ken and Sandy have sponsored local sports organizations, such as a West Hamilton and Dundas T-ball team, the Dundas Dynamos basketball team, and the women's Cyclone hockey team. They have provided several charities and organizations with food donations, among them the Salvation Army, the Out of the Cold Program, McMaster University student clubs, parent councils, and local churches. They have been the principal supporter, with a cash-back-register-receipt program, for the Healthy Snack Program at Prince Philip Public School for a few years. Their biggest fundraiser, though, was for the Neonatal Nurses' Education Fund and the neonatal ward at McMaster. Each year, all the franchises of No Frills choose a children's charity for fundraising, and in 1999, out of all the No Frills stores in Ontario, they raised the second largest amount by having customers round up the total of their bill; then Ken and Sandy matched that amount.

Ken and Sandy loved living in



this area and had become essential members of our community. Last spring, Loblaw's told them that research shows this community desires a superstore, like Fortino's in Ancaster. Ken and Sandy were given the opportunity to start another No Frills franchise in Guelph. Although city approval has not yet been given to build the new store, Ken and Sandy left Hamilton November 24 last year.

Several groups joined together recently and held a reception for Ken and Sandy at the Adas Israel Synagogue to show their appreciation for all they have done. I would like to take this opportunity to thank them for making my extremely hectic life a bit more manageable by providing me with a stress-free, friendly place to shop. Our loss is Guelph's gain.

AROUND the NEIGHBOURHOOD

Neighbourhood Planning News

We'd like to bring you up to date on our request for a neighbourhood plan and McMaster's proposed new entrance.

Phyllis Tresidder is the community representative on the McMaster Master Plan Traffic Committee, which met January 15, 2002. It was announced at that meeting that the proposed new Main Street West entrance will be delayed until 2004, as the city cannot have construction going on during the world cycling event, which Hamilton will be hosting.

Following is the text of a letter sent to Mayor Wade November 26, 2001, signed by AWWCA President **Liz Millar** and **Phyllis Tresidder**, chair of our Planning Committee (copies were sent to City of Hamilton staff **Bill Janssen**, **Chris Murray** and **Vanessa Grupe**, to all City of Hamilton councillors, as well as to **Karen Belaire** of McMaster University and **Cyndi Rottenberg-Walker** of Urban Strategies):

Dear Mayor Wade:

AWWCA members and area residents were encouraged to hear that at the Committee of the Whole on November 21, it was announced that the secondary-plan process for our neighbourhoods will be proceeding for consideration by Council on December 5.

The executive of the AWWCA and I, as chair of the AWWCA Planning Committee, look forward to your continued support and commitment to this important step in

attaining the much needed secondary plans for the Ainslie Wood and Westdale neighbourhoods.

It is our understanding that the new City of Hamilton will be breaking new ground in this approach to comprehensive neighbourhood planning by combining several municipal neighbourhoods, defined by strong urban geography, under one planning process.

The AWWCA looks forward to serving in whatever capacity is appropriate in this exciting initiative.

Phyllis reported from the January 15 McMaster Master Plan Traffic Committee that the process for the neighbourhood plan is now expected to go to the Committee of the Whole of City Council in February.

The AWWCA will be represented by Phyllis at a pre-planning meeting for community input to the neighbourhood plan. The invitation was extended by McMaster Area Task Force Report Implementation Committee Chair and AWWCA member **Rick Grigg**.

In early December, Bill Janssen, manager of Strategic and Community Planning, said the city has been working on terms of reference for the neighbourhood plan. He said that once Council gives approval, an advisory committee will be formed, consisting of about fifteen interest groups, and meetings will be open to all. There will also be full neighbourhood meetings.

The AWWCA will be looking to its members for as much input and participation as possible in this very important community-based planning process. The planning process is expected to take about eighteen months but may take longer. After the plan is done, the next steps are implementation and strategy. If you are interested in volunteering, please call the AWWCA as soon as possible, as we are presently establishing a roster of names to fill positions as they are required.

Stay tuned for more information on this important step in the development of our community.

INTERESTED IN A SENIORS' CENTRE?

Some residents in the Westdale area would like to explore the possibility of having a seniors' centre. This would be a place where seniors could drop in for a visit with their neighbours and friends, have a cup of tea or coffee, play board games or card games, see movies, or just chat and meet new friends.

If you are interested in having a seniors' centre in the heart of the Westdale district, and would be willing to attend a meeting to explore this possibility with Caroline Kovacs, director of Seniors' Programmes for the City of Hamilton, please call Effie York at 905-522-6256 or call the AWWCA.

Road Games

A city by-law prohibits road games. Recently a court case involving a street game in an east-end Hamilton neighbourhood attracted wide media attention. Many people wrote to support children ignoring the law or to advocate its repeal. An edited version of the following letter from **Betty** and **Jim Bechtel** of the AWWCA was published in The Hamilton Spectator January 9, 2002.

Road games are serious problems in the west-end neighbourhoods. Numerous people—mainly university students—play hockey, basketball, and football and skate on the streets. At times we have counted seven games being played within a four-block radius of our home. Traffic is impeded, as the players do not readily move out of the way.

Safety is a concern to area residents, including students. One student friend was nearly hurt when a tennis ball ran under the wheels of her bicycle. The incident was compounded when a large male on in-line skates slammed into her bike, trying to retrieve the ball. In another incident, a speeding motorist swerved to avoid a hockey game, struck the curb, and did considerable damage to his vehicle. Students who witnessed this incident said that if anyone had been on the sidewalk, serious injuries would have been sustained. Portable basketball hoops are left on the street, impeding traffic and threatening accidents. People use in-line skates in the middle of the streets, day or night.

Neighbourhood Watch

The AWWCA donated \$50.00 to support the worthwhile cause "Puppets in Motion" Spaghetti Dinner fundraiser held on November 5, 2001. For more information, go to www.puppetsinmotion.ca.

Neighbourhood Watch coordinators are required for six areas in the AWWCA community. Liz Millar represents Ainslie Wood North. Areas that require coordinators are Westdale North, Westdale South, Cootes Paradise, Ainslie Wood East, Ainslie Wood, and Ainslie Wood West.

Neighbourhood Watch is planning its first Annual Neighbourhood Watch Night Out this year, and volunteers are needed to help plan this exciting event in our community. Please consider volunteering for this opportunity to strengthen the safety of our neighbourhoods. Contact Brandi Frazier of Neighbourhood Watch at 905-546-4906 if you would like to volunteer or if you would like more information.

Noise is also a factor. Large groups of players will engage in these games, shouting and using foul language as they play. Young children witness this. Balls are slammed into the walls of houses, disturbing the occupants. Some will play these road games at 3:00 A.M., showing no consideration for neighbouring residents' sleep.

Trespassing and property damage are also issues. Players run onto private property to retrieve tennis balls. In-line skate gashes are left in lawns and gardens. The players see nothing wrong with this; they make no attempt to repair the damage.

Police have directed students to play their games on the parking lots at McMaster, where they will not disturb neighbours or break laws. The police have also taken a proactive role in educating students about these problems and in some cases they have visited them in their houses. Owners have been warned that portable hoops may not be left on the road.

It is the responsibility of parents to ensure the safety of children and to teach respect for the law.

We hope that common sense prevails and that our laws will be upheld.

Congratulations

Congratulations to **Lubamera Spa** on a beautifully designed new building on Main Street West at Thorndale Street North. It is a welcome addition to the neighbourhood, and we know of some members who are planning to patronize the spa soon.

FABUTAN

Loreen Jerome, our block representative for Haddon Avenue South, reported that a large, portable sign advertising FABUTAN was illegally placed on the southeast corner of Gary Avenue and Main Street West in early September.

A call was made September 10, 2001, to Councillor Marvin Caplan asking to have the sign removed. After many requests and an exchange of nine e-mails, the sign was removed September 17. Enormous patience and persistence were required to be successful in this situation.

Soon after the sign was removed, it was placed at the southwest corner of Cline Avenue South and Main Street West in a private parking lot.

Federation of Urban Neighbourhoods

President Liz Millar attended the founding convention of the Federation of Urban Neighbourhoods November 24, 2001, in Hamilton to assess the federation's compatibility with the AWWCA. This federation came out of the Durand Neighbourhood Symposium, "Shaping Ontario's Urban Neighbourhoods 2001," held May 5-6, 2001, at which Betty Bechtel and Ken Sherman represented the AWWCA. (See page 16 of the autumn newsletter for more information on the symposium.) Liz stated that it was a very positive meeting: "It was good to network with all those in attendance, and it provided a valuable connection, especially with those from cities with universities." The AWWCA executive will be making a decision on whether to join the federation.

Introducing AWWCA's New "Because We Care" A W A R D

At the AWWCA's December executive meeting it was agreed that the AWWCA will establish an AWWCA "Because We Care" Award.

The award will be presented to resident homeowners in the AWWCA neighbourhoods who are nominated for their contribution to the preservation, protection, and enhancement of the AWWCA community, including property enhancement, property restoration, and landscaping. The criteria for the "Because We Care" Award are compatible with the AWWCA's Mission Statement.

The award will be given a maximum of three times a year, and nominations can be made on the form below.

Nominations must be made by two AWWCA members in good standing, but the nominee need not be an AWWCA member. Winners will be announced in the AWWCA newsletter.

Nomination for AWWCA "Because We Care" Award

Name of nominee

Address of nominee

The following AWWCA members nominate this "Because We Care" Award:

AWWCA member

Phone or e-mail

AWWCA member

Phone or e-mail

Send to: AWWCA, 1063 King Street West, Suite 221
Hamilton, Ontario L8S 4S3 or give this form to your block representative.

URBAN issues

A Community of Neighbourhood Associations

LOREEN JEROME

The AWWCA was invited to attend a meeting of the Ryerson Affiliated Neighbourhood Associations (RANA) on September 17, 2001, at the Ryerson Recreation Centre. Representatives from each association explained why it was formed and their goals. This meeting allowed us to compare areas of concern. The meeting was hosted and chaired by the Durand Neighbourhood Association. The following associations were absent from the meeting: Strathcona, Kirkendall, Beasley, and North End East. Following is a brief summary of the associations and their major issues.

The **Durand Neighbourhood Association** was represented by **Roberta Harman** and **Janice Brown**. Their membership is currently at 215, a 32 percent increase from 2000. This increase was attributed to a quarterly mailed newsletter, a membership database that allowed them to focus on low membership areas, the Millennium Project, and recent press coverage. Two of their major issues are an increase in break-and-enters in the northwest of the neighbourhood and speeding cars.

Central And North End West Neighbourhood Association (CANEW) was

represented by **Sandy Skrzypczyk** and **Daryl Bender**. This association's membership consists of all residents of their area, approximately five thousand people. They have a public meeting ten times a year; there is no membership fee, and they have been in existence four years. A newsletter, *North End Breezes*, keeps residents up to date. Two of their major issues are the Kenneth Sobel Seniors Building at Burlington and McNab Streets, which is being used to house approximately twenty homeless people as a second-level lodging home, and redevelopment of the old Federal Building. CANEW is discussing amalgamation with North End East (NEE).

First Place was represented by **June Cunningham**. **Lansdale Neighbourhood Watch's** representative was absent. There are over four thousand residents in the area bounded by Ottawa, Gage, King, and the escarpment. Major issues are the high numbers of break-and-enters, drugs, prostitution, other crimes, and many second-level lodging homes. First Place and Lansdale are working together with law enforcement to fight crime.

Stinson Community Association was represented by **Brenda Mitchell**. Their boundaries are Wellington to Wentworth Streets and Main Street to the escarpment. They are in their tenth year of operation. Their major issues are an overflow of second-level lodging homes. There are 26 care facilities in a 10-square-block area. One of every six residents lives in a care facility. They are presently working with the city on improving and cleaning up the Victoria Street underpass.

St. Clair Community Council was represented by **Ellen Irving**. The neighbourhood association was formed in 1995 and concentrates on maintaining and improving

lifestyles for residents of all ages. Their boundaries are Wentworth to Sherman Streets and Main Street to the escarpment. Prostitution, crack houses, drugs, arson, and vandalism are their crime concerns. They rely on gathering proactive neighbours to battle their problems.

Delta West was represented by **Walter Squazzin** and **Roman Novak**. Their boundaries consist of Ottawa to Gage Streets and King Street to the escarpment with approximately four thousand residents. They, like the AWWCA, have no formal neighbourhood plan. Forty to sixty percent of homes are multiple dwellings, a fair number of them illegal. They use enforcement of by-laws for problems.

Ainslie Wood/Westdale Community Association of Resident Homeowners Inc. (AWWCA) was represented by **Liz Millar** and me. Our boundaries consist of the areas of Ainslie Wood; Ainslie Wood North, East, and West; and Westdale North and South. The AWWCA has signed up 562 dues-paying members since its inception in September 1998. Our newsletter, "Neighbourhood News & Views," is published three times per year.

This meeting shed new light for me on the neighbourhood problems in many areas of Hamilton. I learned that we are not alone. One thing that impressed me was the tenacity of these people, who represent all ages and incomes. They have a common, solid desire to improve and maintain their neighbourhoods. The meeting demonstrated that there is enormous room for the new City of Hamilton to improve its neighbourhoods.

I would like to call on Mayor Wade and all councillors to make this year a productive one by assisting these neighbourhood associations in effecting needed changes.

FIRE CODE FOR RENTALS

St. Catharines is having problems with family homes being turned into rentals near Brock University. The St. Catharines Association of Concerned Citizens (SACC) invited a representative from the Ontario Fire Marshall's Office to speak to their general meeting October 8, 2001. Invitations were issued to other community associations having similar problems. AWWCA members **Betty** and **Jim Bechtel** and **Liz Millar** attended. It was hoped that the representative would be able to identify fire regulations that would make such conversions more difficult.

The only Fire Code regulation that currently applies is that basement rentals must have separate exits, which must not be through a part of the first floor, such as a kitchen. A side-door exit is allowed. There is nothing in the Fire Code that singles out student-rental housing. The representative did say that the Ontario Fire Marshall's Office would be working with the Ministry of Housing. It is hoped that the conversion of family homes to rentals will be addressed. Betty Bechtel said, "We appreciated the opportunity to discuss common problems with people from London and St. Catharines."



OUR VERY FIRST

“Because We Care” Award

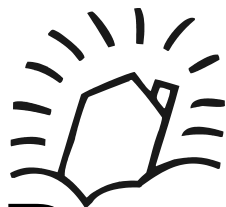
RICK GRIGG

Homeowners in Ainslie Wood and Westdale have been very concerned about absentee landlords who buy houses to rent them out to McMaster students and let the properties deteriorate. This is the story of a McMaster graduate moving back to the same street he lived on as a student and lovingly restoring a neglected house that students had lived in for several years.

In 1993, Craig graduated with a BA in Psychology from McMaster University and then went to college up north. In 1995 he came to Hamilton for the summer and rented a room in the home of resident homeowners near McMaster University. He remembers more homeowners than students at that time. In fact, he does not remember even noticing student-rental houses.

In 1998, he and his wife decided to settle in the area and purchased a house at 30 Thorndale Street North that had been owned by an absentee landlord and rented to students. It was right across the street from the house where Craig had lived as a renter in 1995. Now, as an owner who takes great pride in his property and the neighbourhood, he notices the neglected properties.

Craig and his wife bought their house because they knew the area and knew the prices were affordable for a starter home. They particularly love the tree-lined street where they purchased their house, as well as the Cootes Drive Trail and Cootes Paradise. Also, they think the university and students provide culture and atmosphere, but have a problem with landlords who ignore the city's by-laws.



Because we care

They have renovated and restored every part of their house, the way a lover of antique cars would restore an antique vehicle. Their renovations included: removing aluminum siding and restoring the original exterior wood; rebuilding the garage door to replicate the original carriage-type door; restoring the original windows inside and out, including the original storm windows, and even removing inside trim in order to find the sash weights and replace the sash cords; restoring the fireplace; restoring the kitchen and bathroom and completely relandscaping the front and back yards.



AWWCA's first "Because We Care" Restoration Award, 30 Thorndale Street North

Craig said: "We tried to restore the house to its original look. The house was in fantastic shape underneath the many previous changes. The houses in this area are solid inside and out. For example, when we had the roof resingled, we saw that the 2" x 12" boards were as good as the day they were installed. We love the neighbourhood but must admit that we sometimes find ourselves making excuses for unkempt houses which bring down the neighbourhood's charm and property values. But overall we are very happy here and will remain for some time to come. We simply love the area, especially the trees on our street, and since we have finished restoring our house it has become a piece of heaven. It is our wish that other families consider buying and restoring the area's houses. Landlords and students must simply obey by-laws to the letter and maintain property standards."

The AWWCA is very happy to announce that 30 Thorndale Street North wins the first "Because We Care" Restoration Award.

green NEWS

JANET WOODWARD

The Hamilton Coalition on Pesticide Issues

The Hamilton Coalition on Pesticide Issues reports that their priorities are:

1. Support for ongoing pesticide reduction on public spaces within the City of Hamilton.
2. Public education to help citizens eliminate their use of pesticides by using alternatives and plant/soil health methods.
3. Pursuing a phase-out, to elimination, of the cosmetic use of pesticides on private property similar to the City of Halifax, understanding that their by-law is only a model for what may be possible.

The AWWCA is a member of the Coalition and supports these goals. Over forty presentations were made at a Public Hearing on Pesticide Reduction on Public Lands to the Council of the Whole on January 9, with the majority in support of the goals of the Coalition. We are now awaiting the report from the Medical Officer of Health's (MOH) report on directions for the city regarding moving forward on reduction on private property. Members of the Coalition are participating in meetings with the MOH in preparation for this. For more information contact: Christine Brown at (905) 648-3391 or cebrown@cogeco.ca.



Upwind Downwind: A Practical Conference on Improving Air Quality

February 25 and 26, 2002
Sheraton Hotel,
Hamilton, Ontario

Calling all municipal planners, elected representatives, environmental specialists, health officials, and members of academic institutions, non-government organizations, and citizen groups!

An information-sharing forum on trans-boundary air pollution and its effect on border communities in Canada and the United States

For more information, contact the City of Hamilton at 905-643-1262, extension 272, or e-mail: haqic@hamilton.on.ca. The web-site is www.airquality.hamilton.on.ca.

Registration Fee:

\$50 plus GST - students, community groups and non-profit organizations

Upwind Downwind is hosted by the City of Hamilton and Clean Air Hamilton in partnership with

Environment Canada, Ontario Ministry of Environment, McMaster University, McMaster Institute of Environment and Health, McKibbin and Wakefield Inc.,

and Air and Waste Management Association.



AWWCA Members Win Trillium Awards

The Trillium Awards Program was established in 1956. Coordinated by the City of Hamilton Parks Division, it is funded by the city and corporate partners and is implemented by over three hundred volunteers.

The program promotes and encourages community pride by recognizing excellence in landscape design and maintenance. Its goal is in keeping with the AWWCA's mission, which is to preserve, protect, and enhance the community environment and the quality of life for all residents.

We are delighted to report that this year White Trillium Awards were given to six residences owned by AWWCA members, namely: **Mildred Fair, Linda and Rick Grigg, Tom Perrie and Sheryl Wickens-Perrie, Elaine and Tony Porter** (author of "So Long, Lawn" in our spring 2001 newsletter), **John and Martina Sonke, and Carole and Ed Walzak.**

The judges are volunteers who work in teams of two. Each team is assigned one of 170 zones and issues two trilliums per zone. If you are interested in judging or if you would like additional information about the program, please call (905)-546-2040 or visit:

www.city.hamilton.on.ca/citydepartments/commserve/parks/trillium.htm



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CITY HALL NEWS

A Better Way

Following are edited letters from two of our members to Mayor Wade and Councillor Caplan in response to the article "A Better Way" in our fall newsletter, together with Councillor Caplan's response. When the AWWCA met with Mayor Wade January 18, he stated that a change in legislation would have to come from the Ontario government. He agreed to look into it and report back to the AWWCA.

Dear Mayor Wade and Councillor Caplan:

I was part of the group of citizens who attended the meeting to try to prevent the owner of five properties on Ward Avenue and one on Royal from enclosing garages on those properties.

At that meeting, one citizen produced a newspaper article in which one of the developers proudly declaimed about his buildings and the fact that they would much improve the area on which, in his words, an "eyesore" had stood. The "eyesore" was a little, single-family, stucco dwelling, barely seen because it was shrouded in trees and greenery. What stands in its place are two more of the hideous, barren "chicken coops," built specifically to house students in this increasingly beleaguered area.

My parents moved into this area in the mid-fifties. I lived here until the late sixties, returning in the early nineties to buy a home and to look after them in their final years. What has happened to this neighbourhood in the years that I lived away from here is truly heartbreaking. It is very difficult to fight against people who are concerned only with making money, and whose idea of an attractive building is one that will house the highest number of students with the greatest return on rent.

I don't know if the members of the Committee of Adjustment visited our neighbourhood before making their decision, but I think they and you, Mayor Wade, need to be fully aware of what this neighbourhood has undergone and continues to undergo. On this occasion (and apparently on four past occasions), the committee made a wise decision, and we thank them for that.

How many more times must this matter come before the committee? Please change the rules so that these applications cannot come before the committee unless the applicant has new, relevant information to present.

Thank you for your consideration.

*Sheila Fletcher
8 Royal Avenue*

Dear Mr. Mayor:

You should know that there are many problems in the area around McMaster University. These problems are the result of the overpopulation of the area due to approximately 21,000 students who arrive each year, many of them seeking accommodation off campus.

Many houses have been converted from true single-family houses to structures modified to have as many bedrooms for students as possible. The need for accommodation has resulted in individuals and companies appearing before the Committee of Adjustment to apply for variances so their properties can accommodate even more students.

I realize that there must be a venue to seek variances from zoning or building-code restrictions. However, I believe that the intent of the process is being abused when owners apply again and again for the same variance, hoping that neighbours will overlook the application and it will succeed because of lack of objections.

There has been more than one attempt by the owner of 30 Norfolk Street North to demolish the house. There have been multiple attempts by the owner of five houses on Ward Avenue and one on Royal Avenue to enclose the garages. These attempts cause city staff to waste their time.

I would like you to initiate a change that automatically denies a hearing for a variance that has been refused before and that presents no new information. A close examination of provincial policies may indicate that this can be done; if not, action needs to be taken at the provincial level.

Sincerely,

*C. R. Grigg
35 Thorndale Street North*

In response, Councillor Caplan wrote on September 14, 2001:

Thanks for your note.

I have been working on this very issue. I'd love to change the rules but so far colleagues, staff, and the Province don't agree. On the other hand, I haven't given up. My proposal is some sort of preliminary alternate dispute resolution process as an alternative to the Committee of Adjustment. It may be that the end is we'll have to keep the process we have. You should be aware however that the last application received pretty strong opposition from several members of the committee. As a point of interest, the Niagara Escarpment Commission is dealing with similar issues and the Province is loath to remove people's ability to apply.

NEWS *from the* BLUES

BETTY BECHTEL

AWWCA's community liaison with the Hamilton Police Service provides increased communication and information concerning mutual problems and solutions.

Policing Centre

The storefront on Emerson Street, where it was hoped to have a policing centre, was sold. It would have been an ideal location, as there are many rental properties and problems nearby. The police are looking at other possible locations. **Officer Ken O'Breza** is in charge of training volunteers. This west-end centre will be unique because it will have a board to run it and will have both students and community members staffing it. Nine AWWCA members have already volunteered to staff the centre. Many benefits are anticipated for both students and permanent residents.

At the AWWCA's annual meeting in September 2001 it was agreed unanimously that \$100.00 would be donated to the centre. It will be a four-way partnership with the community, McMaster University, the McMaster Students' Union (MSU), and the Policing Board. McMaster and the MSU have made major financial contributions to the centre and will provide members for the centre's board. I have been asked to represent the community on its board.

Citizens' Police College

This popular programme provides information about police services to interested persons, including volunteers working on police advisory boards and in policing centres. The course is every Monday night,

7:00 - 9:00 P.M., for nine weeks at the Central Police Station. There is a seniors' course starting in the spring. AWWCA members were turned away last fall, as the course was full. Contact **Officer Brandi Frazier** at 905-546-4906 if you are interested in taking the course. Our congratulations to AWWCA President **Liz Millar**, who attended the course from October to December.

AWWCA President Liz Millar Graduates from Citizen's Police College

Liz writes: "**Bernie Morelli** was instrumental in bringing the Citizen's Police College programme from the U.S. to Canada. The course is nine weeks in duration. The final week is a very significant graduation ceremony with all the top brass in attendance. Everyone comes away with great knowledge, respect for the police (and the canine



l to r: Police Services Board member Rocco Valeri, Police Services Board Chair Bernie Morelli, AWWCA President Liz Miller, Chief Ken Robertson, and Superintendent Terry Sullivan.

division), and a feeling of accomplishment. I sure did!

To date there are 400 graduates of the program. Chief Ken Robertson in his speech stated that he sees us as ambassadors for the police and also "watch dogs" in that we now know better what the police are here to do. The weekly sessions included: Vice and Drug Branch, Fraud Branch, Child Abuse and Hate-Crime Unit, Use-of-Force Branch, Major-Crime Unit, Identification and Communications, Emergency-Response Unit, and K-9 Unit. A very full program and excellent."

Beat 691

Sergeant Al Smethurst and **Beat Officers Bryan Powell, Daryl Reid, Franca McCullough,** and **Mike Cole** have been working on our behalf in the community. They also keep in touch with AWWCA members, providing us with policing

updates and asking about our community problems. **Officer Jack Vander Pol**, who is now working with Division 1 high schools, also phones periodically to see how things are going. He and Officer McCullough visited several houses on our problem list in September. Our many thanks to the officers for their continuing support, understanding, and diligent work in the community.

Superintendent's Police Advisory Committee

We regret that **Superintendent Terry Sullivan** moved to Division 3 on the mountain. Terry has been a staunch supporter of



Superintendent Terry Sullivan

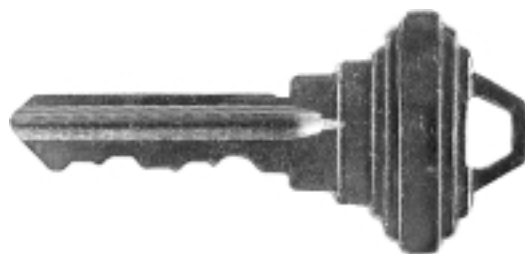
policing work in all areas of Ward 1 Division, including Beat 691 west of Highway 403. He has impressive communication skills and comprehensive knowledge of policing matters and of the social conditions that seem to foster criminal acts. His officers, members of the Superintendent's Advisory Committee, and I have appreciated his approachability, understanding, and support. We will miss him, and we thank him for his efforts on our behalf.

We welcome **Mike Shea** as the new Superintendent for Division 1. He comes to the position with enthusiasm, receptiveness to community input, and a wide range of experience in policing.

Superintendent Sullivan thanked the community for bearing with the police during their personnel shortage. Fourteen new recruits started in December, and most will be assigned to areas below the mountain.

Security Update

BETTY BECHTEL



I keep a list of incidents that have been reported to me. It is not a complete list of area problems, but it does indicate patterns. The list has been given to the Hamilton Police Service, Councillor Marvin Caplan and city by-law officers, authorities at McMaster University, and the AWWCA executive. The police have used it to visit people causing repeated problems in the community.

If anyone wishes to add to the list, please e-mail me at betjimb@interlynx.net or call me at 905-525-1714. Please include the date and time of the incident, details of the incident, calls to the police, and subsequent action.

The police require that you contact them directly regarding law-breaking problems: 905-545-4925.

The police also ask that you phone them if you see kegs being delivered to a house. This may help to reduce problems in your area. In some cases, the police will visit the address before a party to issue a warning. A subsequent visit to the address may result in a charge.

This has been a discouraging fall term because there has been a large increase in neighbourhood problems involving young people from middle- and high-school ages to university students. I started the list of problems in mid-August when new tenants moved in and the parties began. There are over 75 items on the list compared to previous numbers in the twenties during a similar time period. The increase in problems with middle- and high-school youths has been reported in the article about Westdale Village in this issue. Churchill Park problems were outlined in the autumn issue of the newsletter. Police closely monitored Churchill Park during the warmer weather.

Alcohol abuse is the common denominator in many of the problems. Other drug use is also being reported. Parties in rental houses have been the focal

point of many disturbances, lasting till 3:00 or 4:00 A.M. When the bars close at 2:00 A.M., the problems increase.

Drunkenness, rowdiness, antisocial behaviour, profanity, noise, litter, graffiti, vandalism (including car damage and transmission fluid thrown on lawns), and theft of public and private property are being observed in several areas including:

- Emerson/Leland/Whitney/Royal/Bowman/Ward/Holmes area,
- Paisley/Forsyth South/Sterling/Arnold area, and
- Norfolk North/Hollywood North/Thorndale Crescent/Sanders Boulevard area.

Keg parties continue to be held, although bootlegging is illegal. The proliferation of breweries' plastic cups littering our streets and

lawns is a sure sign of a keg party. There have been three or four parties in which students told their neighbours they were having a "birthday party." They implied that the party would be small and quiet. In fact, the reverse was true. One student told a neighbour that they did not need a liquor license for the kegs they had obtained because it was a birthday party and they were not selling liquor. The neighbour reported that there were dozens lined up waiting to get into that party, and it went on until after 3:00 A.M. It is not likely that alcoholic drinks were being given away! A Bowman Street resident reported that he was very pleased with the police response to a noisy party on that street. Two cruisers and a paddy wagon responded, and the party was broken up. Parties have been broken up in other locations as well.

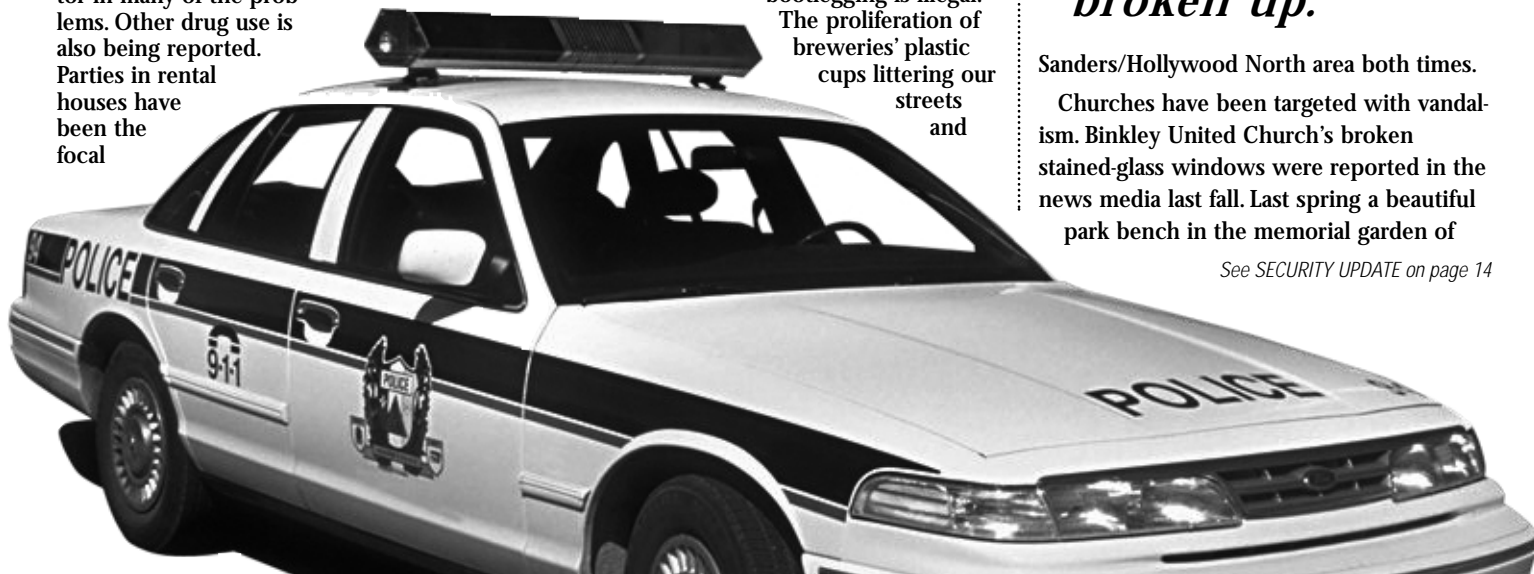
It is disturbing that university-aged students steal roadway directional signs. The potential for vehicular accidents, personal injury, and death because of missing signs is a serious concern. STOP signs are routinely removed. This summer during construction on Cootes Drive, a directional blinking arrow sign worth \$17,000.00 was stolen twice from the site and found in the

“Two cruisers and a paddy wagon responded and the party was broken up.”

Sanders/Hollywood North area both times.

Churches have been targeted with vandalism. Binkley United Church's broken stained-glass windows were reported in the news media last fall. Last spring a beautiful park bench in the memorial garden of

See SECURITY UPDATE on page 14



Getting in Gear for Graffiti

LIZ MILLAR

Graffiti is related to the Greek word *graphion*, which means "to write."

AWWCA President **Liz Millar** reports on the Information Sharing Night of the Graffiti Abatement Project of Hamilton and the Hamilton Safe Communities Coalition that she attended September 26, 2001. The meeting was held at the Central Police Station and was well attended by about 150 citizens, including representatives of other neighbourhood associations and Neighbourhood Watch groups. Keynote speakers were **Mike Knox** and **Staff Sergeant Heinz Kuck**. Mike Knox is a recognized international expert on gangs who travels throughout the U.S. and Canada. He is the author of the book *Gangsta in the House: Understanding Gang Culture* and the recipient of the 1998 National Gang Crime Research Centre-Thrasher Award. He has fifteen years' experience with the Houston Police Department and created the Command Divisional Gang Unit in 1988.

Staff Sergeant Heinz Kuck is a 22-year veteran of the Toronto Police Service. He is the author of the manual *Street Safe—Street Smart, Crime Proofing for You and Your Family*. Heinz is recognized as an expert in the field of graffiti eradication

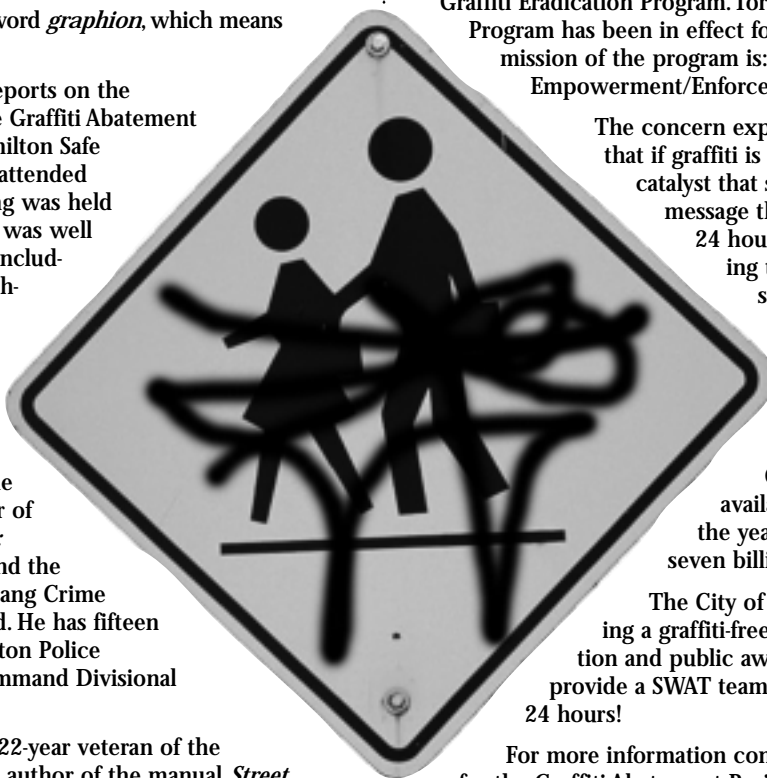
and is the architect of the Toronto Police Service's award-winning Graffiti Eradication Program. Toronto's Graffiti Eradication Program has been in effect for over eighteen months. The mission of the program is: Eradication/Education/Empowerment/Enforcement/Economic Development.

The concern expressed by both speakers was that if graffiti is left unattended it becomes a catalyst that says that "no one cares." The message that graffiti must be removed in 24 hours was a key factor in eliminating the problem. The overall message from Staff Sergeant Kuck was that graffiti is a criminal offence and is vandalism. If graffiti is not cleared, good people move out and gangs lay claim to a community.

Costs related to graffiti were not available for Canada; however, for the year 2000 in the U.S. it totaled seven billion dollars!

The City of Hamilton is dedicated to creating a graffiti-free environment through education and public awareness. We wish the city would provide a SWAT team for hands-on cleaning within 24 hours!

For more information contact **Lidia Tremblay**, coordinator for the Graffiti Abatement Project of Hamilton, at the Graffiti Hot Line, 905-546-4723.

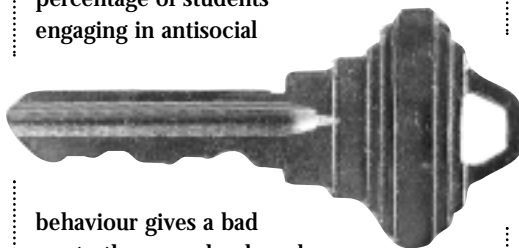


SECURITY UPDATE *from page 13*

MacNeil Baptist Church was stolen. Last November, hate graffiti was sprayed on the doors of Westdale United Church. Anti-Semitic graffiti was found on George R. Allen School next to Anshe Sholom Temple. Because vandals have been targeting places of worship, Beat 691 officers have visited all fifteen religious institutions west of Highway 403. The officers have discussed security arrangements and have obtained names of church officials to contact in the event of future problems.

The attitudes and behaviour of offenders show a lack of consideration and respect for their fellow human beings. Police and neighbours have reminded some young people that they would not behave this way in their parents' homes. The young people admitted this was true. Repeatedly I feel concerned for the elderly people who have lived in their homes for thirty to fifty or more years and are now intimidated by the obnoxious behaviour of some. Young children are witnessing this behaviour. Working people with or without children are also

having their quality of life seriously eroded. Law-abiding students are similarly affected. It is unfortunate that the small percentage of students engaging in antisocial

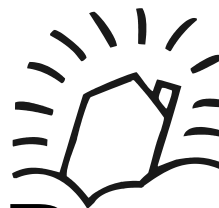


behaviour gives a bad rap to the many hard-working, considerate students whom all of us have been privileged to know and to enjoy.

Finally, a good-news item for AWWCA members. A neighbour reported that two by-law officers visited residents of a house where there has been an on-going noise problem for one and one-half years. The officers stated that any further complaints about this problem house will result in a fine for the first and second times complaints are registered. The third time the occupants will be arrested; conviction

would mean a criminal record, which would adversely affect their careers.

In summary, although last fall was difficult, we have experienced tremendous support from all levels of the Hamilton Police Services and the city by-law officers, and their work is greatly appreciated.



Because we care

Committee of Adjustment Applications

The City of Hamilton sends the AWWCA notices of applications for variances. Loreen Jerome sorts through them for ones in Ainslie Wood and Westdale. Following are reports on the AWWCA's intervention in two recent cases.

Application for Billboard at 1685 Main Street West

CAROLYN KINSLEY

Vector Limited applied for a variance to erect a third-party billboard roof sign with two faces on their building at 1685 Main Street West (opposite the CNIB). Such billboards are not permitted in this district. I wrote a letter opposing the variance, signed by the AWWCA executive and a couple of other members hurriedly contacted by e-mail, and took it to the Committee of Adjustment hearing December 5, 2001.

The two representatives of Vector and the billboard company, Pattison, argued that the billboard should be permitted because Vector has spent over \$700,000 upgrading their building, pays a lot of taxes, the advertising would be "tasteful," with lights shining on the billboard at night, and the building stands in isolation in an area that is already highly commercial, with ground and building signs, the hydro corridor, and the CNIB (*sic*). The chair read my letter aloud and then passed it around. The committee and the applicants already had copies of letters expressing reservations from the city's Planning and Development Department and from the Conservation Authority. The application was denied, but I think the vote might have gone the other way if I hadn't been there to represent the AWWCA. Vector's contract with Pattison would have been for five years.

Now that I know such billboards are not permitted in this district, I wonder how others have appeared, for instance, on a building near the corner of Paisley and King Street West. Residents normally would be unaware of applications for such variances, so they would be granted unopposed. Thank goodness that we now have the AWWCA to monitor such applications. The chair of this hearing, however, suggested that Vector could try to get the by-law prohibiting third-party billboard roof signs changed, so we must be alert. Also, we need more people to attend daytime Committee of Adjustment hearings. If you are willing and able to devote some time to opposing such applications, please contact the AWWCA.

Application for Variance at Haddon Avenue North

LOREEN JEROME

A Committee of Adjustment hearing was held November 21, 2001, at Hamilton City Hall for a variance to allow a two-story addition to a house on Haddon Avenue North. The addition would have provided only a 0.45-metre side yard (rather than the required one metre), with further eave projection, and the gross floor-area ratio of the house to the lot would have been 56 percent rather than the permitted 45 percent. The hearing was attended by the owner, his agent, and a group of neighbours.

Two neighbours submitted petitions signed by nearby residents to the chair of the committee. Some neighbours addressed the committee to express their displeasure with the proposed variance. Representing the AWWCA, I gave a brief talk supporting the residents and outlining the negative effects of this particular plan. The committee postponed a decision for three weeks to allow the owner and a neighbour selected from those attending the meeting to work on a compromise.

A decision of the committee dated December 12, 2001, granted the application with the following amendments: A one-storey peaked structure was allowed rather than two storeys. Gross floor-area ratio was reduced to 49.7 percent, and the easterly side-yard width was increased by 0.21 metre.

Some neighbours did not agree with the variance. They perceived the whole process as just a formality with not much accomplished. The changes brought about by the requested amendments, although small, are important. As residents and taxpayers in the City of Hamilton, we are entitled to challenge any decisions that might prove detrimental to our neighbourhoods and our way of life.



**Because
we care**

MATRIC REPORT

MATRIC is the McMaster Area Task Force Report Implementation Committee. The purpose of the committee is to ensure that the recommendations of the McMaster University Area Neighbourhoods Task Force Report (April 1999) are implemented and to develop a monitoring mechanism to evaluate their effectiveness. The committee is also to try to ameliorate problems anticipated from the double cohort. The membership consists

of community members Barry Bender, Rick Grigg, and Stephanie Michelle. City staff are represented by Steve Robichaud from Planning and Development and Peter Lampman from Property Standards. Andrea Farquhar and Sam Minniti represent McMaster and the McMaster Student Union, respectively. Marvin Caplan, our Ward 1 councillor, is also on the committee.

After the formation of the new City

of Hamilton, this committee was suspended due to the priorities of reorganization. Thanks to Councillor Caplan, the committee resumed its work in October.

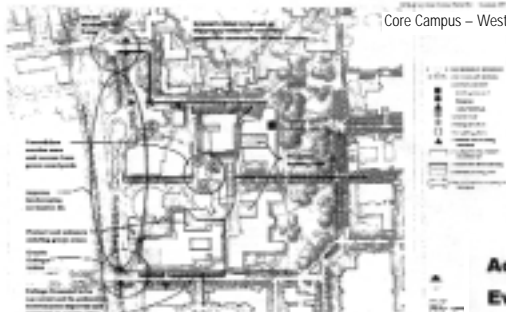
An additional representative is required from the community. The committee meets approximately monthly at 4:00 p.m. on a Friday at City Hall. If you are interested in participating, please contact Rick Grigg at 905-527-5551.

VARSITY NEWS

McMaster's Draft Campus Master Plan Open House

JANET WOODWARD

McMaster held an open house November 21, 2001, for the university and surrounding community to examine its plans for development of the campus over the next thirty years. Many AWWCA members attended and submitted comments in writing. President



Liz Millar and Treasurer **Loreen Jerome's** concerns were quoted in The Hamilton Spectator. The AWWCA executive sent the following letter of concern to McMaster's Campus Plan Office December 11:

I am writing this response to the proposed McMaster Campus Plan on behalf of the Ainslie Wood/Westdale Community Association of Resident Homeowners.

Our neighbourhoods were designed to accommodate a limited number of residents, cars, and functions. We attract and welcome a diverse population to our neighbourhoods, but it has become increasingly evident that we can no longer accommodate the large number of students who attend McMaster and seek off-campus housing. The resulting stress and strain on neighbourhood resources has been a source of conflict between area homeowners and students for many years. As area homeowners we have invested financially and emotionally in our homes. Our vision for our community is frequently in conflict with the students' needs and desires.

Area residents provide much of the housing for McMaster students, but we cannot continue to accommodate stu-

dents in ever-increasing numbers. It is imperative that the university accept its share of the responsibility and build additional student residences on campus. This on-campus housing should be built apartment style, in order to allow students to do their own cooking and housekeeping, as this is what they prefer. Students should not have to go off campus in order to find this kind of accommodation.

The ever-increasing demands being placed on our community and the fact that our neighbourhoods were not designed to meet these needs make the building of on-campus housing a top priority.

Sincerely,

Gabrielle DiFrancesco

Vice-President, AWWCA

The Draft Campus Master Plan was presented to McMaster's Senators on December 12. It is eighty pages long plus maps and can be viewed at www.mcmaster.ca/ua/opr/plan.

Section 8.1 speaks of the potential for the development of 55 percent more floor space over thirty years, which is "consistent with the University's growth trend since the 1960s." "There is additional room for further intensification. Development sites can be found for a further 1.5 million square feet (139,350 square metres) or

Accommodating University Growth, Evolution and Renewal.

New development will continue to be accommodated on Central and West Campus, to provide for up to 2 million square feet of building area over the next 30 years. While the University is not expected to grow this much, there is no guarantee that additional space will not be required.

more beyond the 30-year growth assumption."

Section 4 outlines six principles on which the campus plan is based. Principle 6 talks about the campus functioning as a village and a partner with the larger community, including strengthening partnerships with the local neighbourhood. This principle will be difficult to carry out if McMaster doesn't

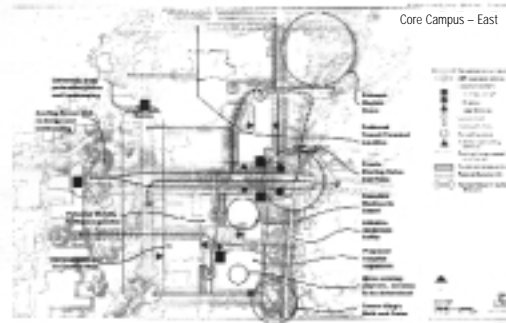
Community Partnerships.

The campus will be a place that serves different communities in different ways and will be a resource for many groups from the local neighbourhoods and the wider city/region. Interfaces and connections with the city and the surrounding community will be improved. The University will be open in its planning and communication with surrounding communities.

commit itself to building student residences immediately; unfortunately there is no such

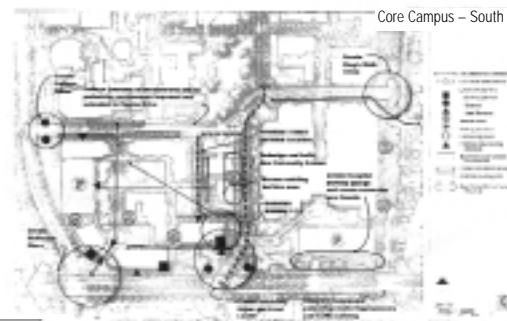
commitment, only the mention of possible residential building sites for the future.

Phyllis Tresidder, chair of the AWWCA Planning Committee, wrote in her response to the Draft Campus Master Plan that "Housing needs to be regarded as a more significant part of the physical planning of campus. The four building sites (V, W, X, and Y) should be targeted as residences only,



dropping the academic- and research-use options." Phyllis noted in her report to the AWWCA Executive Committee on January 15 that housing was not identified by the university as a "flash point" or a major concern with the neighbourhoods. This is despite the fact that the AWWCA has consistently brought this point to the university's attention through correspondence, meetings with university administrators, a presentation to the university's Board of Governors on the need for housing, as well as articles about the housing crisis in just about every issue of the AWWCA newsletter, copies of which are distributed to senior administrators at McMaster.

Phyllis said that the proposed final campus plan will go to the Board of Governors in March, and the website www.mcmaster.ca/ua/opr/plan and e-mail



will remain the main vehicles for input.

Cyndi Rottenberg-Walker of Urban Strategies said that when the final draft of the plan is complete by about the third week of February, it will be posted on www.mcmaster.ca/ua/opr/plan. All those who have participated in the process will be notified of its availability and will receive a memo indicating how key comments were addressed.

Not One Cent!

ELDON Y. HARRIS

On July 1, 2001, McMaster announced a \$13-million revenue increase, and its recent fundraising campaign raised an incredible amount: \$28.5 million above its goal of \$100 million. Has any of this money been earmarked for undergraduate student housing? So far we have as-good-as-been told, NOT ONE CENT.

McMaster is growing and expanding like the business corporation it has become. It plans to increase student enrollment by many thousands, yet only one 280-bed residence is being built (but not out of the above fundraising). As long as McMaster plans to keep increasing enrollment, it needs to put at the top of its priorities a multimillion-dollar fundraising campaign to build new residences, or it needs to cooper-



ate with private developers who are interested in building and operating residences on or off campus.

Residences are needed to house students not living at home, so that they do not have to live in houses operated by absentee landlords. Otherwise the university will continue to increase pressure on its residential neighbourhoods and to ignore the often inadequate conditions in which students have to live off campus.

At the present rate, McMaster is turning parts of Ainslie Wood and Westdale into a ghetto in which absentee landlords are profiting off students. So McMaster University is exacerbating conditions that are detrimental to resident homeowners and students. Also, police, by-law officers,



city services, and many other city departments have increased workloads as a result.

Parents of incoming students should be told honestly that their children, even if given on-campus accommodation in their first year, will be forced to look for rental housing, often inadequate, in subsequent years.

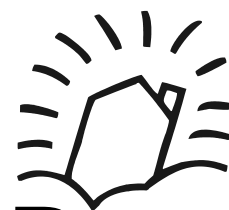
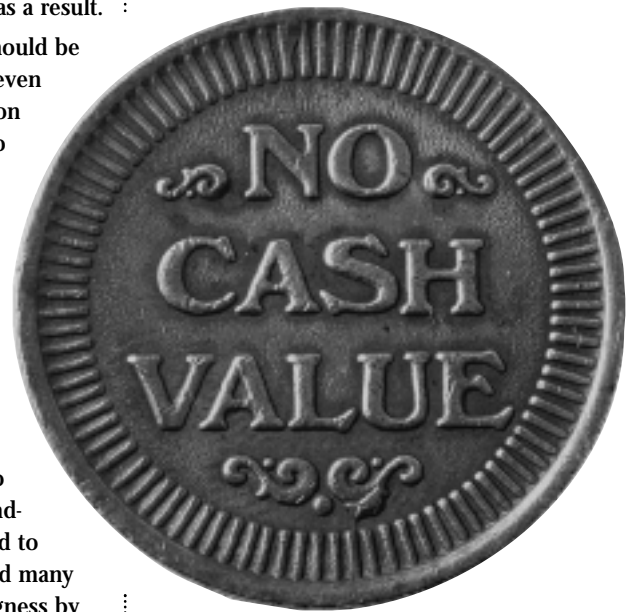
Surely the administration should be concerned about their students' well-being, because it affects their entire learning experience, both in and out of the classroom.

McMaster has a responsibility to itself as a university, to its surrounding community, to its students, and to their parents. So far we have heard many words but have not seen a willingness by McMaster to accept responsibility for what happens to its students and neighbours as a result of increased enrollment and expansion. Until new residences are built to house a significant number of first-year and upper-level students and to absorb many of them back into university residences, McMaster's assertions of community consciousness ring hollow.

Students, parents, community residents, faculty, university staff, and administrators should be deeply concerned about the housing problem and should urge the university to commit itself immediately to provide a residence place for each new student

who requires housing, through to their graduation, as well as for many of those who presently live in less-than-adequate conditions off campus.

I suggest it is not a matter of what can't be done; rather it is a matter of McMaster's priorities. Student residences ought to be one of the university's highest priorities. I fail to understand why they are not. Out of the \$100 million raised by McMaster University, the excess \$28.5 million, and the \$13-million revenue increase, what percentage will be used to build the needed student residences? The answer we appear to have received from McMaster to date is NOT ONE CENT.



Because we care



Can we all survive the Double Cohort?

JANET WOODWARD

Students who entered Grades 11 and 12 in September 2001 are part of what will be the single largest increase in postsecondary enrollment in a generation. These students are the "double cohort," created when the first students in the new four-year high-school program will graduate at the same time as those in the Ontario Academic Credit (OAC) year of the old five-year program.

The double cohort, together with demographic growth in the 18-24 age group and the need for students of every age to obtain new skills or upgrade existing skills to keep pace with a changing world, will lead to significant and sustained growth in McMaster's enrollment for a number of years.

The residential community around McMaster is concerned about the impact of the extra enrollment. Some AWWCA members have made suggestions that may help to preserve the integrity and stability of the residential community:

1. If possible, avoid selling your house until after the double cohort, particularly if you're planning to stay in the AWWCA community.
2. If you have to sell, use a reputable agent. Avoid agents who advertise residential homes as income properties. Network with friends and neighbours if you need help finding a good agent.
3. Consider selling privately and controlling, as best you can, who buys your house.
4. Consider renting a room in your home to a student during the double cohort, even if you wouldn't normally do so. This will save students renting rooms in absentee-landlord-operated houses.
5. If a house near you is up for sale, put signs in your window "Resident Homeowners Welcomed." One member has done this and it worked. Contact the AWWCA if you need a sign.

If you have other suggestions, please let us know.

AN IMPRESSIVE PLAN

New building proposed at Main and Binkley

An apartment building (*plan drawings shown on the right*) is proposed at Binkley Road and Main Street West for the abandoned gas-station lot. The plan is for a three-story walk up with eight to ten upscale two-bedroom units, with decorative railings and doors opening out to the railings. The drawings presented showed a building in the style seen in Montreal and Quebec City. The plans show green space behind the building and between the building and the first house on Binkley Road, with a privacy fence along the property line.

The building would face onto Binkley Road, and there would be underground parking. The property is now zoned commercial, and the developers admitted that they were testing the waters to see how the proposal would be received by the residents in the area before applying for a zoning change.

AWWCA member Rick Grigg learned of the details at the open house held January 17 and was impressed with the concept and design. Other neighbours commented that they were generally well disposed to the plan. We hope that this development proceeds, as there could be a much less desirable development on this corner if it doesn't.

members' CORNER

JANET WOODWARD

Membership Report

As of January 31 we have 476 individuals on our membership list and of these, 77 are due for renewal. If you received a renewal form with your newsletter and you are still overdue, please send in your renewal now, to ensure continued receipt of your newsletter.

At our annual meeting in September, I made special mention of **Gail Livingstone**, whose health was in serious condition as she battled cancer. We were sorry to hear that Gail died October 15, 2001. She was a person who described herself as one who liked to "work in the background." In addition to serving as a block representative for the AWWCA, Gail was an able and willing volunteer, helping with various aspects of membership work over the past two years. We miss her.

Send Us Your E-mail Address

If you want to receive community information between newsletters, call **Janet Woodward** at 905-526-9101 with your e-mail address.

A Great Newsletter

David Simpson, president of the Westdale Business Improvement Area (B.I.A.) writes: Just a note to say thank you for the newsletter and for the inclusion of some B.I.A. news—and also to say that I continue to be

impressed with what a great newsletter your group puts out—full of interesting news and practical advice so that people do not have to suffer in silence, as one headline said.

We Share Concerns

AWWCA president **Liz Millar** saw a news item November 7 on a CFTO broadcast which said that students at Sir Wilfred Laurier University called a meeting with their university November 6 to ask what it is doing to get ready for the coming double cohort. The student president was on camera and expressed the view that Sir Wilfred Laurier University has difficulty now with its current population and that the students don't want any increase in student enrollment because they are concerned that the university is "not planning" properly for the double cohort. The AWWCA shares these concerns.

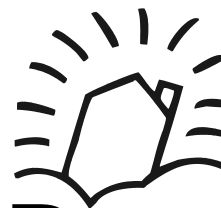
We're Incorporated

On November 19, 2001, your association was incorporated under the laws of the Province of Ontario, and you will now see the letters "Inc." after our name.

Incorporation provides the association with the legal standing it requires to make appearances before certain boards and tribunals. It also allows the executive to carry out their work diligently, without fear of unnecessary personal liability for the acts of the association.

Our New Look

Thank you to **Jim Auty**, who did layout and design for our spring and autumn 2001 newsletters. And welcome to AWWCA member **Bob Edmonds** and his wife **Michelle**, who reside in Westdale, for volunteering to apply their expertise to the redesign, layout, and production of our newsletter.



Because we care

The AWWCA is a volunteer, non-profit association whose mission is to preserve, protect, and enhance the Ainslie Wood/Westdale community environment and the quality of life for all residents. The AWWCA newsletter, *Neighbourhood News & Views*, is published and distributed to members. The opinions expressed within the newsletter are those of the writers unless otherwise specified and do not necessarily represent the views of the AWWCA.

Submissions welcomed. Please send all news, story ideas, and photographs (no Polaroids please) to:

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Winter 2002



*"Building community
block by block"*

Apartment building proposed for the abandoned gas-station lot at Binkley Road and Main Street West. (story on left)





Westdale shopping district, circa 1936

Photo credit: Courtesy Special Collections, Hamilton Public Library

A mystery campaign helped name Westdale

BRIAN HENLEY

(Reprinted with permission of Brian Henley. This story was first published in "Hamilton Our Lives and Times" © The Hamilton Spectator 1993.)

Starting on Feb. 27, 1923 blotters bearing the mysterious words, "Did you ever name a baby?" were received in the mail by every subscriber in the Hamilton telephone directory.

Soon afterwards, billboards bearing the same message were plastered all over the city. Newspaper advertisements and panels in street cars also carried the same notice, with no explanation as to what it was all about.

The mystery was the talk of the city till March 14, 1923. On that date, all Hamilton telephone subscribers received another blotter in the mail. This blotter carried the same question, with the addition, "You name the McKittrick Properties and get \$200.00."

In June 1912, a powerful syndicate of investors, led by promoter J. J. McKittrick, appeared before city council with a proposal for the development of the lands west of the city limits, which ran along Dundurn Street at the time.

On a level plateau, west of the ravine through which Highway 403 now runs, the McKittrick syndicate proposed building a fully integrated suburban community, using all the latest trends in urban planning.

The city fathers welcomed the proposal and by January 1914, the McKittrick properties, which stretched as far as Cootes' Paradise, were annexed into the city.

The local effects of the First World War put a halt to the development, but soon after the war, the syndicate hired F. Kent Hamilton to forward the scheme.

The contest to name the "baby" suburb was promoted with a massive advertising campaign, trumpeting the virtues of living "where all the homes will be new homes – delightfully modern, the whole scene unmarred by a single old or unsightly house."

A March 20, 1923 ad in *The Spectator* claimed that "this delightful spot, only one and a half miles from the heart of our city, is undoubtedly the most desirable and comparatively the most valuable land within the limits of any city on this continent."

"Such a community must be fittingly named, must be given a name that will forever identify it as a distinctive part of the city. It being part of Hamilton, the people of Hamilton are going to name it."

"Among the names which have been suggested," said F. Kent Hamilton, "are Westhome, Vimy Ridge, Bridgeton, Woodlands Park, Surrey Park and Bridgeview." The name the company wishes is one that will be appropriate and not too long – one that can easily be remembered and will convey some idea of the location and the nature of the district.

“Among the names which have been suggested are Westhome, Vimy Ridge, Bridgeton, Woodlands Park, Surrey Park and Bridgeview.”

On March 29, 1923, a gala dinner, attended by local real estate agents and politicians, was held at the Royal Connaught Hotel to announce the winning name.

Marshall Lounsbury, one of the contest judges, told the gathering that 6,170 people had submitted entries, and that they had all been carefully considered. After much study, the judges had come to the conclusion that "Westdale" was the most appropriate suggestion.

"We think that we are naming a city," Lounsbury said. "In the future, Westdale will be just as important to Hamilton as Westmount is to the city of Montreal."

The winner was not immediately announced, although it was later revealed that Rev. Canon Percival Lawrence Spencer won the \$200.00 first prize.

The 1923 mystery campaign, followed by a request to all Hamiltonians to name their new western suburb, gave the developers of the McKittrick Properties a strong impetus to sell Westdale as one of the most desirable residential communities in Hamilton.

Mailing Label