

NEWS & VIEWS



1952

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BAIE d'URFE CITIZENS'

ASSOCIATION

EDITOR

Chester R. Ellis 2024

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Hospitality	Mrs. Mary Ware	2587
Membership	Vic Willetts	2523
Recreation	Bill Norcott	2351
School Affairs	E.B. (Ted) Fry	861
Town Planning	Chas. W. Johnstone	2082
Movie Club	Kenneth Tuck	2559
Circulation, "News & Views"	Mrs. Mary Smith	2611

WHAT DO YOU KNOW ABOUT THE VICTORIAN ORDER OF NURSES?

HAVE YOU USED ITS SERVICES WHEN THEY WOULD HELP YOU?

It was a refreshing change of pace a week or two ago when the Victorian Order of Nurses promoted a countrywide publicity campaign to tell Canadians about its operations without, at the same time, making a general appeal for contributions. From what we have heard locally, such a campaign was needed and may be of value to any one of us at any time.

The V.O.N. exists primarily as a public service, not a charity, a fact which comes as a surprise to many people. Its purpose is very well illustrated in our district, where there is no hospital, and not too many doctors. When someone is ill to the point of needing, let us say, daily shots or dressings but otherwise might as well be home in bed as at an expensive hospital, the V.O.N. comes to the rescue with a daily visit and the necessary R.N. services. You will be charged \$1.50 per visit because (thank God) you can afford it - but if you could not, the charge might come down to a dime or less. That is where the Order's charitable angle might come in - no call is refused because of inability to pay. The V.O.N., on call for anyone at any hour of the day or night, is a great addition to the community's medical facilities.

Branches of the V.O.N. are established only at the request of local authorities, and after they have guaranteed to support it. The Ste. Anne de Bellevue District Branch was established 36 years ago at the joint request of Ste. Annes, Ile Perrot, Senneville and Baie d'Urfe, and these municipalities undertook responsibility for the solvency of the local branch. Until last year Baie d'Urfe made a yearly contribution, but this was discontinued at the suggestion of the Citizens' Association along with a general recommendation against charitable donations by the town council. The next Association meeting will be asked to recommend to the council that the V.O.N., as a public service rather than a charity, should receive its customary support from the Town of Baie d'Urfe.

A report on this subject sent in by Doris Cape shows that the V.O.N. answered 52 calls in Baie d'Urfe during the last year. As more citizens learn about the service, and as the town grows, this number should rise. We think, and hope you will agree, that if Baie d'Urfe citizens are going to use the V.O.N. services, our town should renew its annual contribution to the cost of the local branch.

NEXT MEETING: FRIDAY, MARCH 14 at 8.15 P.M.

SUBJECT: PLANNING AND PLANTING IN 1952

Town planning is such a hot subject just now, with two new subdivisions panting at the leash and a referendum on zoning laws scheduled for the summer, that your executive decided another Citizens' Association meeting on the subject would be greatly appreciated.

Last month's interesting (and sometimes hilarious) meeting covered some generalities such as homologation and some very specific things such as the life expectancy of a septic tank with or without yeast (answer: the same). Next Friday the meeting will discuss some proposals up for action this very year.

Don MacDonald on behalf of the Horticultural Society will outline proposals for a program of tree planting as an integral part of the over-all plan for a more beautiful Baie d'Urfe in the years to come. Aldermen George Buch and Doug Laird of the Town Planning Committee will be on hand to hear and convey to the council your views, as well as expressing their own, about this and other town affairs, including the proposed amendments to the zoning by-law. The town's planning consultant, Prof. John Bland, also will be present to help the discussion.

And, as usual, refreshments will be served by Mary Ware and her ministering angels, to help soothe any ruffled tempers or hoarse throats induced by the debate.

CITIZENS TOLD SEWAGE SYSTEM NOT NECESSARY
IF SEPTIC TANKS AND LOTS ARE LARGE ENOUGH

A "full house" of 72 members attended the monthly meeting of the Citizens' Association on February 8 in the Town Hall. After adoption of the minutes Chairman Al Christie announced the names of committee chairmen for 1952 and, as none of the various chairmen had a report, the meeting quickly moved on to correspondence and new business.

Under the Correspondence heading, the Quebec Dept. of Highways has indicated the likelihood of early action in building an "acceleration strip" along the Metropolitan Blvd. as requested for some time past; the Canadian Department of Transport reported that the cause of complaints about radio interference has been located and eliminated; and Mrs. Nancy Dawson advised the Association that judging in the children's bulb-growing competition would take place on March 8 at 3 p.m. in the Town Hall.

As an item of New Business, Tom Vauthier moved and Reg Vidler seconded that a survey of trees at the Town Hall should be made with the object of removing those that cast shade on the small children's swimming area. It was decided to defer action on the motion until the next meeting to enable members to form an opinion on the subject. The meeting then was turned over to Charlie Johnstone as chairman for the Town Planning section of the program.

Some of the technical problems of town planning, including the pros and cons (and costs) of homologation, were discussed by one of the guest speakers, Mr. C.C. Lindsay of M.D. Barclay & Co., land surveyors, of Montreal. The other guest, Prof. E. A. Banting of Macdonald College, spoke about the relationship of water supply and sewage disposal under conditions such as those in Baie d'Urfe. The speakers were thanked, respectively, by Doug Allan and Paul Dawson.

As a result of these talks and the ensuing question periods, members were reassured on a number of points about local sanitary problems. Of particular interest was the view that if building lots are not less than 15,000 square feet, septic tank systems are large enough, and all wells are drilled, there should be no danger of contamination of water supplies and, accordingly, no need for a public sewage system in the foreseeable future.

Refreshments were served by Mary Ware and her committee-of-the-evening, Mesdames Cochrane, Brookhouse and Little.

HORTICULTURAL SOCIETY PLANS HOME GROUNDS COMPETITION
TO RECOGNIZE AND STIMULATE IMPROVEMENT OF PROPERTIES

Something new for Baie d'Urfe will be the home grounds competition (with prizes galore) announced at the general meeting of the Horticultural Society, held Feb. 27 in the Town Hall. Awards will be given for various landscaping features such as rock gardens and vegetable gardens as well as for over-all improvement, with separate divisions for the homes of "amateurs" who do their own work as distinct from properties developed by skilled paid workers. Rules of the competition should be ready for announcement in these pages next month.

Highlight of the evening's program was a "panel of experts" question-and-answer session which gave everyone a chance to get the right advice on his pet horticultural problems. A broad range of queries was answered by Mr. D.W. Pettit, landscape gardening specialist at Macdonald College, Prof. C.O. Taper, an expert in fruit growing, and the society's president Don. W. MacDonald, pinch hitting for Prof. H.R. Murray, who was unable to attend. A true-or-false test of gardening knowledge was won by Mrs. Donald Ross with 19 correct answers to 20 questions, while John Evans took a second prize for 18 correct replies.

Three colourful motion pictures, two about flowers and one on pruning of fruit trees and bushes, rounded out an interesting and educational evening.

TWO PROPOSED SUBDIVISIONS SHOULD FIT IN WELL
WITH BAIE D'URFES OWN MASTER PLAN FOR TOWN

The proposed subdivisions of the Ogilvie and Binz farms appear to be taking shape more or less on schedule, and the owners hope to have some new homes erected on each during the coming summer.

The Ogilvie farm development is sponsored by the architectural firm Greenspoon, Freelander & Dunne of Montreal, who have prepared a most attractive layout complete with blind streets which would tie in very closely with the town's own master plan. The developers, incidentally, are quite favorably inclined toward the proposed minimum lot area of 15,000 square feet in this section.

The Binz farm has been bought and will be developed by Mr. Gregory Javitch of Montreal. His plans are not in a very advanced state as yet but we are glad to note that he has retained the services of the town's own consultant, Prof. John Bland, to lay out the proposed subdivision. Undoubtedly (we trust) this will make for a very happy relationship between Mr. Javitch, the town, its pet plan for future development, and its citizens in general.

These two projects together will occupy all of the present farm land between Morgan Road and the undeveloped Cambridge Road south of the Metropolitan Blvd., except for about six acres retained by Mr. Binz around his home.

Other town planning matters under discussion but not yet at the action stage include possible homologation of a road parallel to the Boulevard and extension of Victoria Road from Lakeview to Sunny Acres; a program of tree planting and establishment of a nursery to supply larger trees for future years, to be discussed at the next Citizens' Association meeting, and, of course, the amendments to the zoning by-law to be voted upon one of these days. The hard surfacing of Oxford, St. Andrew's and Sunny Acres roads is scheduled for completion some time during the spring -- Chas. Johnstone.

RECREATION COMMITTEE SUGGESTS ASKING COUNCIL
TO PROVIDE \$1,000 FOR PLAYGROUND FACILITIES

Recreation chairman Bill Norcott's committee, including Tom Vauthier in the east and Peter Smith in the west, has taken a good look at the town's needs for playground facilities for its rapidly expanding flock of youngsters, and has come up with the figure of \$1,000 as the cost of the most necessary permanent equipment and improvements.

The central area, with its big ball field, dock and swimming area, is fairly well equipped for spring, summer and fall, but needs all the facilities to create a skating rink. The College Green area's biggest need is a satisfactory ball field as the chosen area is unusable for a large part of the season because it is so wet. In addition, the present pumping equipment for the skating rink is borrowed. To carry out the necessary draining, levelling and ditching, and to purchase pumps, hose and incidental supplies in both areas will cost in the neighborhood of \$1,000. This is too much to raise by a general canvass for donations, so the committee will propose at the next Association meeting that the town council be asked to finance the operation.

Details are not ready for announcement yet, but the committee has drawn up an extensive recreation program for both children and adults starting with the good weather. In this connection, Bill Norcott has sent us a rather ambiguous note to say he is looking for "a swimming instructor who would like to devote two or three afternoons a week on a laid down schedule, preferably female."

However, you interpret this, if you are interested and willing, give him a call.

PROPOSED AMENDMENTS TO BAIE D'URFÉ ZONING BY-LAW

Everyone has been hearing about the proposed amendments to the town's Zoning By-Law No.69 which all good citizens will be expected to vote for or against in a referendum this year.

Here are the proposals for ready reference in case you want to heckle Aldermen Buch and Laird at the next Association meeting, or the whole Town Council at one of their meetings, or argue with your next door neighbor any time at all.

Minimum Lot Areas

Paragraph 203 c about lot dimensions in Zone B (i.e. the smallest lots in town) would be amended to raise the minimum from the present 10,000 to 15,000 square feet. It then would read:

Zone B. Lots in Zone B shall have a minimum frontage of one hundred feet and a minimum depth of one hundred feet. The minimum lot area shall be fifteen thousand square feet.

Minimum Side Yards

Paragraph 204 e, which now is quite rigid in not permitting buildings within 20 feet from a lot's side lines within 70 feet of the street, would be eased by permitting the addition of garages to existing buildings under some circumstances. The complete paragraph then would read:

No part of any building shall be less than twenty feet from either side lot line. Garages constructed as extensions or accessories to buildings existing at the time of this amendment may be closer than twenty feet to side lot lines provided (a) they conform to the setback of the existing building if it is less than is specified, (b) they are at least 40 feet from any building on an adjoining lot, and (c) the written consent of the owner of the adjoining lot is presented to the Council at the time of application.

Non-Conforming Uses

Paragraph 301 c, permitting improvements to buildings which do not conform to the by-law's requirements, would be tightened up by providing that any changes must not increase the degree of non-conformity. The complete paragraph then would read:

In this respect, specific exception is made in that buildings in use at the time of the enactment of this by-law, that may not conform to this by-law with regard to size of lot and position on the lot, but do conform in every other respect, may be extended or reconstructed, provided such extension or reconstruction does not increase the degree of non-conformity.

Architectural Consideration

Paragraph 302 a, which currently says only that buildings shall appear to be "normal" would be amended to require illustrations of the proposed appearance for the information of the Building Committee, and guarantee architectural variation in neighboring houses. The paragraph, with the proposed additions, would read:

The external appearances of buildings shall be normal expressions of structure and materials of construction. Buildings shall be designed in harmony with their surroundings. Applications for new buildings shall be accompanied by drawings or photographs showing the appearance of the proposed building in relation to neighboring buildings. In groups of buildings, the use of identical plans, or plans with only superficial variations in appearance shall be prohibited.

Other Amendments

Changes in wording would delete the specific references to "servants quarters" in 204 a.i. and 204 b.i., which itemize the accessory buildings permitted for residences in Zones A and B; and 204 b.viii., which restricts private clubs in Zone B to a certain list of sports, as amended would simply permit the use of Zone B property for "Private sporting clubs and their accessory buildings."

WHAT DO YOU THINK ABOUT THIS IDEA?

There have been times in the past when News & Views has served its member-readers as a local advertising medium (free, of course) and we are wondering if it might not be a good idea to revive the practice in a reasonably organized way.

The editor, for example, would like to locate a bicycle suitable for a girl of seven-price, dirt cheap or less. In a community like this, bulging with spawn who are continually outgrowing all their possessions, we can imagine a reasonably active seasonal trade in skates, skis, kiddie-cars, automobiles, sleds and similar properties that otherwise will clutter local attics and utility rooms for years on end. Then there is the matter of listing sitters, locating part-time domestic help, and so on.

This publication, which proudly boasts that it contains more news about Baie D'Urfe than any other paper in the world, similarly might serve Association members by carrying more Baie D'Urfe "want" advertising than any other paper in the world. What we have in mind is a once-only, no-charge service that would require only a phone call to the editor's house to secure a listing of your "want" in the next issue.

If you have any views, pro or con, please let the editor know (Phone 2024) or express yourself at the next Association meeting.

AROUND OUR TOWN

Members of the Horticultural Society usually save their membership fee several times over in the form of discounts from seed houses and others on gardening supplies. Ed Osborne will be taking orders for fertilizer, peat moss, etc. at great price reductions soon. If you have not paid your \$1 fee yet, send it along now to Treasurer Ernie DeWitt in the east end, Mrs. Nancy Dawson in the west, or any other member of the executive. Incidentally, it is not too late to join the current Wednesday evening course on landscaping and allied matters.

Visibility got very poor at the last Association meeting and the executive has decided it will be necessary to revive the no-smoking ban during meeting and program sessions in future. Smokers will have their innings before, between and after these sections of the proceedings.

Our thanks to Miss Frida Kruse, who contributed a copy of the missing No. 37 of News & Views for the archives in response to an appeal last issue, and to several others who offered to do so. It's nice to know so many people keep a file of back issues!

Newest members of the Citizens' Association are Norman R. Hutt and family of 21 Lakeview, and Miss M. V. Patterson of Lakeshore.

Introduced at the last Association meeting were new members, Messrs. H.A. Valentine and H.E. Smith, both of Lakeshore. Present but not introduced through an oversight were three Sunny Acres residents, Messrs. A.E. Wilcox, Donald Ross and John A Fisher, and Mr. W. E. Fielding of Lakeshore.

Another new name in the news this month is that of Tony Kingsmill who, with wife "Tee" and two children, has taken over Eric McLean's place on St. Andrew's Road. The McLeans, we gather, are enjoying Air Force life in Centralia, Ont.

Sympathy is extended to Don Menzies of Lakeview Rd., who has suffered the loss of both father and mother during recent weeks.

Treasurer Bill Perks reports 94 members paid for 1952 and 60 still to be heard from. If you are among the 60, just slip your \$2 in the mail to him at Baie D'Urfe P.O.

TOWN COUNCIL DECIDES TO SELL CAMBRIDGE ROAD LOTS

STILL INVESTIGATING VALUE OF FIRE FIGHTING TRUCK

The controversial question, whether or not the town should sell about 40 lots it is holding on the unbuilt Cambridge Road, reached a decision at the March 4 meeting of the Town Council when a committee of Aldermen Parker, Menzies, Smith and Mayor Gelinas was set up to establish selling prices. The subject arose as a result of two offers to purchase in the current month's mail, plus the mayor's verbal advice that a contractor of his acquaintance would be interested in buying a block of property in the area. Although it was decided to offer the land for sale, no action toward building a roadway is anticipated as that will be left to the buyers of the land.

Fire protection matters occupied a large part of the evening's meeting. The mayor reported on his discussions with Ste. Annes, Quebec authorities and manufacturers of fire fighting equipment. In summary it seems that the only suitable equipment for an area like ours is a pumper truck, possibly of 1,000 gallons capacity, which would cost about \$7,000 net after the customary government contribution. A committee of Aldermen Buch and Laird will study the problem in detail and report back. Some other discussions and decisions of the meeting in brief form:

The referendum about zoning amendments probably will be called and a date set at the April council meeting. It was decided in principle that septic tanks should be a minimum of 400 gallons per house, supported by a disposal field of 200 lineal feet of tile, and the building code will be amended accordingly. Snow removal and sanding of roads have cost considerably more than expected this year. Owners of property bordering Metropolitan Blvd. on the south will be asked if they will permit planting of trees in locations called for in the town plan close to the highway, along the proposed local road which the town is not yet ready to buy. It was decided to homologate the extension of Victoria Road to Sunny Acres road. Mr. Yates will be invited to act as weed inspector again in 1952 -- if he is unwilling, the Horticultural Society will be asked to nominate someone.

MOVIE CLUB NOT TOO SURE JUST WHAT COMES NEXT

Despite the postage-prepaid envelope enclosed with the recent Movie Club questionnaire, less than half of the 90 families canvassed had replied by last week. Of the 40 answers received, the vote stood at 18 in favour of separate programs for younger and older children, against 11 for a single program for all ages and one vote to discontinue altogether. Others did not check their preference or had no interested children. Among those who prefer a split program, the vote was 7 to 3 for Friday evening for the older children, with some expressing no opinion.

As a result of the small response the committee is wondering whether the present program, which requires a lot of work by a few individuals, is justified. The question may come up for discussion at the next Association meeting. In the meantime, if you have not replied and have lost the questionnaire, here it is again:

- I am in favour of:
1. Continuing the present type of program _____
 2. Saturday morning movies for younger children, evening features for older children. _____
 3. Discontinuing the program altogether. _____

Replies should be sent to Treasurer Bill Perks at Baie D'Urfe P.O. or, if it is more convenient, may be handed to Ken Tuck or John Windebank.

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