

Riverview approves McAllister extension

■ 26 building lots, children's playground planned for popular subdivision

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Riverview town council gave approval last night for the expansion of McAllister Park, after sorting out some concerns regarding land for public use and a pedestrian entrance into the facility.

The green light by council will permit McAllister Park on St. Martin's Road, one of Riverview's most successful housing developments, to add on 26 new building lots. Its owner and developer is James Martin.

The expansion will involve constructing a new street off St. Martin's Road that will be called Edison Crescent and extend out close to the eventual path of the East-West Corridor Road. Mayor Clarence Sweetland said the subdivision has grown rapidly over the past few years and the demand for houses there remains strong.

The developer, as part of the expansion plan, is setting aside 6,164 square metres (66,325 square feet) of property for public purposes. That is good news, said the mayor, noting the area is in "desperate need" of land for public use for such things as parks and playgrounds.

"It is nice to see a large parcel of land being set aside in that area to be used primarily as a playground for the kids," said Ward 2 Coun. Bill McBeath who made the motion for approval of the developer's expansion plan for the subdivision.

Brenda Orchard, Riverview's economic development director, agreed, noting they might also freeze part of the public land in the winter and use it for skating.

Noting there have been no playground or park facilities in that

area for some time, Sweetland said many residents have indicated this is something they want to see. He wondered if any time line has been put on the developer to have this in place.

Orchard said they asked the developer to have the area graded, so that they could move quickly when they are ready to do it.

"But we not have given him any directions on when that will be," she said.

Town manager David Muir said the park or playground area cannot be developed until almost all, if not all, of the lots are sold and the houses have been constructed.

"We don't want children in there during the construction period as that would not be safe," said Muir.

"So, we could be talking about a few years before the public use land can be developed into a park," replied the mayor.

All indications are that the 26 lots are going to be scooped up pretty quickly, said Orchard, adding she hears that most of them may already have been sold.

"In that case, we might have our park done and ready by next year," said Sweetland.

Orchard said she anticipates the developers will look after the public use space as soon as possible, noting it is to their advantage to do it.

"It is a lot easier to sell lots and houses that are next to a park or playground," she said.

Jon Bowman, a resident of St. Martin's Road, informed council that his property is right next to the proposed pedestrian road into the parkland area of the subdivision. So, when the facility is eventually developed, he might end up sharing the path to his house with children entering the playground — "unless you are planning on buying my house," he quipped.

Orchard said the developer has promised to construct a chain-link fence and put down tailings to assure there is clear division between the entrances and properties.