

fied. Originally the developer offered park space north of Bonner but its size and shape greatly limited playing field expansion.

"We feel the developer really did come to a fair compromise," Tait said, and added that the parks and recreation department — who saw that the required land dedication for park space from the developer, and the centre's needs could be tied together — aided greatly in their success.

A recommendation in the subdivision report advises that funds from the waterworks, waste and disposal department be used to offset the cost of moving and relocating the existing soccer pitch to make way for the lake.

"We can only hope council will follow the recommendation," said Tait.

Another concern of the community centre is whether or not the additional parkland will be made useable by next year, but Wiebe said there was no reason "in his mind" why the park development can't be done in 1985.

Cliff Annable, vice-president of programming for the club, commended the community committee and city administration for their "many hours of discussions and compromising, ending in a fair and reasonable agreement."

An additional acre of land north of Bonner, opposite the club, has been dedicated by the developer and will be used for overflow parking by the centre.

At the final hearing into the proposal, councillor Anne Jaworski (Miles MacDonnell) expressed concern about locating a lake so near a community centre. However assistant district engineer Cliff Tottle assured the committee that the steep slope to the lake and a shore line of very large rough rocks has proven to be adequate protection at other lake sites in the city.

Councillor Ragsdill told the committee it is the parents' responsibility and not the city's to protect small children around such a lake.

As well, Annable added that the club may build a low fence around the lake to prevent lost balls but that a high fence only seems to entice children.

The development will also benefit property owners on McIvor and Bonner, Ragsdill and Wiebe both said.

A major east-west road through the subdivision, linking Gateway and De Vries will cut down on traffic on both Bonner and McIvor, Wiebe said.

Ultimately city plans show closing off McIvor before De Vries — something McIvor residents have wanted — after the subdivision is complete and McIvor can be linked to the new street in the subdivision.

property owners the opportunity to subdivide their properties if they wish. A total of 68 additional lots would be created this way, generating even more tax dollars, Wiebe pointed out.

Although the project provides the opportunity for residents to subdivide they don't have to spend "one red cent" now and are under no legal obligation to even subdivide, Wiebe stressed.

Plans to call the subdivision Algonquin Park had to be scrapped after Councillor Don Mitchelson (Henderson) told the developer residents in an existing "Algonquin Park" neighborhood, west of Raleigh Street, did not wish the name to be duplicated.

The subdivision has been tentatively named Algonquin Meadows East or Algonquin Lake East, Wiebe said.

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