

Applicant's Submission

Ana and Romica Aron
113 Coachway Rd. SW
Calgary, Alberta,
February 9, 2020

Planning and Development
City of Calgary

To whom it may concern,

My name is Ana Aron and along with my husband Romica Aron on December 18, 2019 we handed in the application for Land Use Redesignation from R-C2 to R-CG at 113 Coachway Rd. SW. Mr. Adam Kaddoura is the file manager for this project.

Prior to applying, I visited the development department at the City of Calgary multiple times to get informed and to ensure that my project meets all the city policies and requirements for a backyard suite. With regards to the location and size of the lot I was told that "I meet all the rules" and I was even encouraged to go ahead with this type of application and build.

This was great news to us because this project is very personal to us. The backyard suite that we are planning on building is intended to be an independent and affordable place to live for our disabled 34-year old son who lives with us at the moment and is on AISH disability (card # X1578715). From our 4 children, this son is a victim of the Chernobyl Ukrainian nuclear disaster in 1986. This was one of the reasons we immigrated to Canada.

Our relationship with our neighbors have always been great and I thought we would not receive any negative feedback. First, I approached and spoke with my right side neighbor who surprisingly was not happy with the idea. I have tried to talk to my other neighbors but after attempting to contact them numerous times in person, calling them over the phone, leaving messages or knocking on their doors I realized that they have stopped talking to us and are ignoring us.

I have taken further steps and contacted the Coach Hill Association and reached out to Talena, the spokesperson for the association. Talena was very helpful and she mentioned how the neighbors who are ignoring us have been given second hand information about our project and based on this inaccurate second hand information have provided some comments regarding the potential density impacts of backyard suite.

Talena suggested to have a meeting with the neighbors since this type of project is very new to our area and most people might have additional questions. I have agreed, I am open to discussing my project with my neighbors, with the community association and with Ms. Suzanne Faber who the file manager in order to minimize the inconvenience, to have good neighbor relationships and to alleviate any concerns that my neighbors might have.

Currently I am still waiting for this meeting to be scheduled and it appears that it will not be held, or possibility no neighbors will attend.

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My property backs onto a park and there is back alley access to the suite. The suite will not have one, but 2 single garages. The existing dwelling also has a single front garage and a 12 m long driveway pad. If there are any concerns about density and traffic in the community, in our case we are adding additional parking as we have more than we need. As the plan of the backyard suite is positioned it will not impede on any of the surrounding properties and it will only use approximately 62% of the maximum allowed space.

For my family and my disabled son, this secondary suite is a milestone and it represents a unique opportunity for him to live independently and close to us in safe, clean and affordable dwelling. I hope that design of that project, its small size, the fact that it adds additional parking, our numerous attempts to engage and alleviate any neighborhood concerns and the personal scope of this project will be taken into consideration towards your approval of this application (LOC2019-0197).

Thank you for reading our letter and please do not hesitate to contact us should you have any further questions.

Sincerely,

Ana and Romica Aron