

Community Association Letter



Highland Park Community Association
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Circulation Control, Planning and Development
City of Calgary

RE: LOC2020-0111 428 34 Av NW

The Highland Park Community Association has no objection to this land use change application. The results of a recent mid-block rowhouse development on 2 St NW have been satisfactory. Therefore, we have no reason to believe that another such development would not be compatible with the surrounding streetscape. We look forward to seeing details of the actual building to be constructed on the site. We also agree with the principle that increased density in the inner city neighbourhoods can help support a greater variety of local businesses and services. At the same time, offering rowhouse units that are smaller than typical semi-detached units, helps keep purchase costs down and makes inner city housing more affordable.

Although the Association, per se, has no objection to this application, we are aware that individual residents within the community do not wish to see these types of developments – especially mid-block. It is commonly understood that putting 4 housing units on a site that used to contain 1 or 2 housing units can lead to increased on-street parking and less residential green space. This concern has also been raised throughout the developed neighbourhoods adjacent to Highland Park.

We want to commend Civic Works, on behalf of Riverview Custom Homes, for their thoughtful communication with both the residents living nearby to the proposed development and with the Highland Park Community Association. We greatly appreciate the information provided to us. Certainly, developer engagement with the community helps us better understand and appreciate their intentions.

If you have any questions, please do not hesitate to contact me at development@hpc.ca or development@highlandparkcommunity.ca or on my cell at 403-390-7705.

Thank you.

A handwritten signature in blue ink that reads "D. Jeanne Kimber".

D. Jeanne Kimber
On behalf of the Highland Park Community Association