

# Community Association Letter



## **Tuxedo Park Community Association**

202 - 29<sup>th</sup> Avenue NE  
Calgary, Alberta T2E 2C1  
Phone (403) 277-8689

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Circulation Control  
Planning and Development  
Box 2100, Station M  
Calgary, AB T2P 2M5

Attention: Manish Singh

RE: LOC2020-0144  
236 31 Avenue NE

The Tuxedo Park Community Association (TPCA) has reviewed the subject application. We have the following comments:

1. TPCA is trying to be consistent in its review of land use amendments. We feel it is important to restrict the M-CG designation to the first block east and west of Centre Street and west of Edmonton Trail. The intention is to maintain some diversity in land use with R-C2 being kept in the middle blocks.
2. TPCA has received complaints from adjacent property owners regarding this level of density at this location.
3. Parking issues are already a concern and a multi residential building at this location will only exacerbate this situation.

In consideration of these points, TPCA opposes the subject Land Use Amendment. I trust the foregoing is in order, please contact the undersigned at 403-860-3340 to discuss further.

**Tuxedo Park Community Association**

**Arnie Brownlees**  
Director