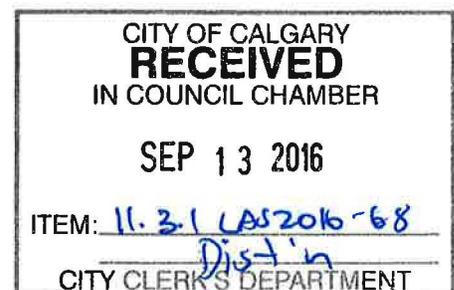


LETTER OF SUPPORT FOR ROSEDALE AFFORDABLE HOUSING

---

We received 16 letters regarding the Rosedale affordable housing project, since July 28, 2016, including:

1. CHBA-UDI
2. YWCA
3. Horizon Housing
4. Momentum
5. Inn from the Cold
6. Bishop O'Byrne Housing
7. Oxford House
8. Gracewood Housing Group Ltd.
9. Potential Place
10. Vibrant Communities Calgary
11. Attainable Homes
12. Calgary Homeless Foundation
13. Norfork Housing Association
14. Crescent Heights Community Association
15. Hillhurst Sunnyside Community Association
16. Rosedale Community Association





September 12, 2016

**Delivered by Email**

Calgary City Council  
PO Box 2100 Station M  
Calgary, AB T2P 2M5

Dear Calgary City Council:

**Re: New affordable housing development in Rosedale**

CHBA-UDI Calgary Region Association supports expanding the supply of affordable housing units in a variety of ways, recognizing that incorporating affordable housing into Calgary communities delivers on the City's Municipal Development Plan, as well as the Corporate Affordable Housing Strategy that was endorsed as a Council priority in July.

Community engagement is a critical part of community-building and we believe it is important to listen to and address concerns and solutions from residents. We trust the City has undertaken broad consultation and that feedback has been incorporated wherever possible.

CHBA-UDI is on the Steering Committee for the Community Housing Affordability Collective, demonstrating our shared commitment to creating housing for all in Calgary.

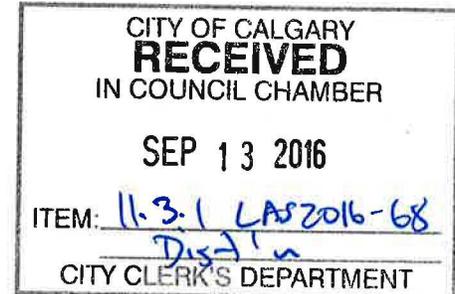
Respectfully,

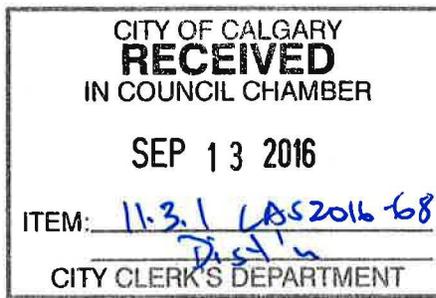
**CHBA-UDI CALGARY REGION ASSOCIATION**

Marissa Toohey  
Manager of Government Relations & Committees, Calgary Region  
Address: 100-7326 10 Street NE Calgary, AB T2E 8W1  
Email: marissa.toohey@chba-udicalgaryregion.com  
Phone: (403) 730-4272

**About CHBA-UDI Calgary Region Association**

CHBA – UDI Calgary Region Association is a newly amalgamated not-for-profit organization representing the Calgary and region building and development industry. The association has a membership base that includes all facets of land development and building, from single and multi-family new home builders, to commercial, industrial, renovators, trades, suppliers, and professional companies involved in some aspect of building. Our vision is “to create the most liveable communities in the world.” For more information, please visit [www.chbacalgary.com](http://www.chbacalgary.com).





320 – 5<sup>th</sup> Avenue SE  
Calgary, AB T2G 0E5  
Tel: 403.263.1550  
Fax: 403.263.4681  
[www.ywcaofcalgary.com](http://www.ywcaofcalgary.com)  
Charitable Reg. #: 108227927 RR0001

September 9, 2016

Dear Mayor Nenshi and Members of City Council,

**Re: YWCA of Calgary Supports Rosedale Affordable Housing Project**

On behalf of the YWCA of Calgary, I am writing to affirm our support for the Rosedale Affordable Housing Project that will support Calgary's most vulnerable populations. The need for affordable housing is clear and factually-based with the release by the University of Calgary's School of Public finding Calgary as the worst place to live for those living in poverty.

As the largest and longest serving women's organization in Calgary, we encounter many vulnerable women and their families who would benefit from the expansion of safe, affordable housing options in the community. In 2015, we supported more than 7,600 Calgarians and more than 1,500 individual women and their children spent at least one night in one of our emergency shelter or housing programs. We support the Rosedale Affordable Housing project due to the location's proximity to downtown, easily accessible transit options and pre-existing social infrastructure.

Each night, in excess of 200 women and children sleep under a YWCA roof in one of our emergency shelter or housing programs meant to support a woman in crisis due to abuse or homelessness. For many women such periods of crisis are protracted by the lack of safe, appropriate and affordable housing in. **In 2015, the average length of stay in our shelter was 27 nights and in our housing programs was 195 nights.**

Affordable housing, projects like Rosedale create additional units and add density in communities equipped with infrastructure and services. Any additional housing capacity brought into the market in short order is both necessary and welcome. Calgary needs to take action as the housing affordability report noted a single-parent with one child in the lowest per cent of income earners will spend nearly 80 per cent of their money on rent in Calgary.

Calgary is experiencing a housing crisis. Please support the Rosedale Project on September 12th and address the critical needs of people who simply need a roof over their heads. Thank you for your consideration of this letter and feel free to contact me should you require further information.

Sincerely,

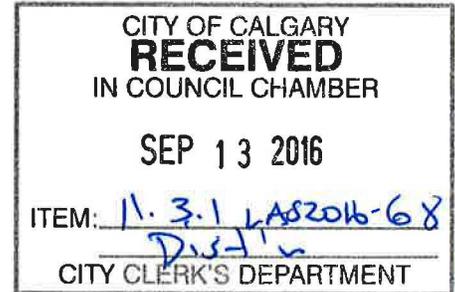
**Sue Tomney**  
Chief Executive Officer  
YWCA of Calgary



A 885, 105 - 12 Avenue SE Calgary, AB T2G 1A1  
T 403.297.1746 F 403.297.1403 www.horizonhousing.ab.ca

September 12, 2016

Mayor Nenshi and City Council  
City of Calgary  
P.O. Box 2100 Station M  
Calgary, Alberta  
T2P 2M5



**RE: Rosedale Affordable Housing Development**

Dear Your Worship, Mayor Naheed Nenshi, and Members of City Council,

On behalf of Horizon Housing Society, I would like to express my support for the proposed Rosedale Affordable Housing Development.

The need for affordable housing is well documented in our city and we support The City's attempt to create innovative solutions to address the issue. Utilizing remnant lots that resulted from the expansion of 16<sup>th</sup> Avenue is an example of creative design and reflects The City's commitment to increase the supply of affordable housing. We look forward to seeing more of this type of innovative thinking in the future.

Horizon Housing Society is a long-standing provider of affordable, integrated and supported homes for people in need. For 40 years we have grown our inventory of properties to include 581 units throughout the city. As a member of the Community Housing Affordability Collective, I can attest to the collective desire across the housing spectrum to increase the availability of affordable housing in Calgary.

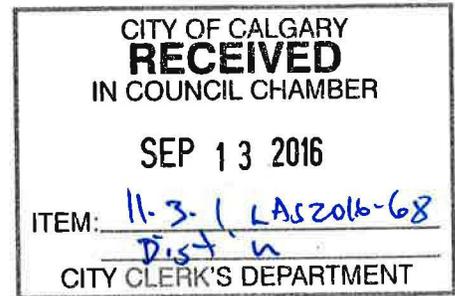
Sincerely,

Kim O'Brien  
Executive Director  
Horizon Housing Society

Office of the Councillors  
The City of Calgary  
700 MacLeod Trail SE  
Calgary, AB T2G 2M3

September 12, 2016

RE: Rosedale Affordable Housing Proposal



Dear Members of Council:

Please accept this letter as an expression of Momentum's support for the proposed 16-unit affordable housing project in the neighbourhood of Rosedale. Momentum urges City Council to approve this proposal, which would represent a positive step toward ensuring that more Calgarians have access to acceptable and affordable housing.

As a poverty reduction organization that works with low-income Calgarians, Momentum understands that ensuring adequate access to safe and affordable housing is essential to reducing poverty in our city. An important contributor to health and well-being, access to decent housing also provides stability and security, and enables individuals and families to live lives of dignity and to participate in their communities.

City Council has made a strong commitment to reducing poverty in Calgary. We applaud Council for its dedication to and leadership on issues such as fair access to public transit and payday lending reform. However, much more can be done to reduce poverty in our city. According to Enough for All's 2015 Community Report, as many as one in three Calgarians are concerned about not having enough money for housing. A study of rental prices in Canadian cities, released this month by the University of Calgary's School of Public Policy, found that Calgary is the worst city in Canada for individuals living on low incomes based on limited affordable housing. There is a clear need for better access to housing in our city, which begins with the construction of more affordable housing units, such as the ones proposed in Rosedale.

We deeply appreciate your commitment to addressing poverty and homelessness in our city, as well as your leadership on this issue. We look forward to your support for and approval of this affordable housing project. Thank you for consideration of this letter.

Sincerely,

Courtney Hare, Public Policy Manager

Anna Cameron, Public Policy Coordinator



Inn from  
the Cold



CITY OF CALGARY  
**RECEIVED**  
IN COUNCIL CHAMBER

SEP 13 2016

ITEM: 11.3.1 Laszlo-68

Dist'n

CITY CLERK'S DEPARTMENT

Inn from the Cold

#106, 110 11th Avenue SE

Calgary, AB, T2G 0X5

(403) 263-8384

Tuesday, September 6, 2016

Dear Mayor Nenshi and Members of City Council,

Please accept this letter as an expression of support from Inn from the Cold for the proposed 16 unit affordable housing project slated for development in the community of Rosedale.

Inn from the Cold has been serving the needs of our city's most vulnerable populations for nearly 20 years and our mission is to offer shelter, sanctuary and healing to assist homeless children and their families achieve independence. We understand that it takes cooperation from all levels of government, social service agencies and community members to adequately address the needs of our homeless populations. In 2015, the average length of stay at our Emergency Family Shelter was 46 days and we operated at or over capacity for 93% of the year.

There is a clear and definite need for more affordable housing units for families and individuals in Calgary as there has long been a shortage in our city. As a front-line serving agency, we cannot emphasize enough, the need for development of this and similar projects so that we can truly be a city of excellence that takes care of our most vulnerable and encourages diversity.

Thank you for your demonstrated leadership in addressing the issues of poverty and homelessness in Calgary and we therefore request support and approval of this affordable housing project. Thank you for your consideration of this letter and feel free to get in touch with me should you have need for further information.

Sincerely,

Michael Guyette, Executive Director  
Inn from the Cold  
E: [michaelg@innfromthecold.org](mailto:michaelg@innfromthecold.org)  
T: 403-776-3287

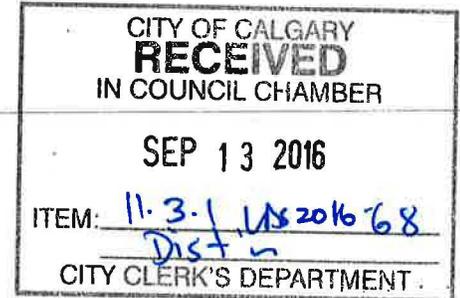


**Bishop O'Byrne Housing Association**  
#510-1540 Northmount Dr. NW  
Calgary, AB. T2L 0G6

City Council  
City of Calgary

September 8, 2016

Dear Councillors,



This letter is in support of the Rosedale affordable housing development. Bishop O'Byrne Housing Association manages 559 units of affordable housing in eight buildings spread over all four quadrants of Calgary. Many of our buildings are deeply embedded in their communities providing safe, affordable housing to our tenants with reasonable access to services. In return our tenants provide diversity to their respective communities contributing to the vibrancy through such activities as landscaping - taking pride in the appearance of their residences. They walk, do banking and buy groceries in their communities.

Many of the arguments against this development revolve around the risk to community property values and the investments that incumbent residents rightly want to protect. In our view there is no conclusive proof that a development such as the one under consideration would pose any risk to nearby property values. In fact there is plenty of evidence that such a development could in fact result in an increase in property values over time.

If Calgary is to continue to grow and remain as one of the best cities in the world in which to live we must all work together to ensure that all Calgarians have safe, affordable housing and feel welcome in any part of the city. We must put the notion that we can exclude anyone from living in a community on the basis of income behind us.

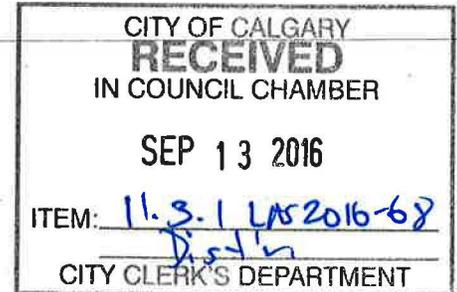
Yours sincerely,

Gary McNamara  
Chief Executive Officer  
Bishop O'Byrne Housing Association



September 8, 2016

Calgary City Hall  
Attn: Mayor Nenshi and City Council Members  
800 Macleod Trail SE  
Calgary AB T2P 2M5



**Re: New Affordable Housing Development (Rosedale) – Ward 07 (CLLR FARRELL), LAS2016-68**

Dear Mayor Nenshi and City Council Members:

I am writing this letter to support the proposed affordable housing project that will provide 16 units of housing at 16 Avenue and 4 Street NE.

I was pleased to learn that the widening of 16<sup>th</sup> Avenue resulted in useable land for this project because there is still a high need for affordable housing in our city.

It is also wonderful to learn that affordable housing is being spread throughout the city so as to avoid high concentrations of affordable housing in just a few select areas.

Sincerely,

A handwritten signature in black ink, appearing to be "Patrick Nixon". The signature is written in a cursive style with a long, sweeping underline.

Patrick Nixon, CM, AOE  
Executive Director

# GRACEWOOD HOUSING GROUP LTD.

**Head Office**

204, 1506 – 9 Street SW  
Calgary, AB  
T2R 1H8  
Tel: 403 294-1440  
Fax: 403 262-3770  
Email: [gracewood@shaw.ca](mailto:gracewood@shaw.ca)  
[www.gracewoodhousing.com](http://www.gracewoodhousing.com)

**Oddfellow Rebekah Tower**

1220 – 2 Street SW  
Calgary, Alberta  
T2R 0W4  
Tel: 403 266-1711  
Email: [ghp1@telus.net](mailto:ghp1@telus.net)

**Alex Walker Tower**

100, 124 – 15 Avenue SE  
Calgary, Alberta  
T2G 5A8  
Tel: 403 262-1788  
Email: [ghp2@telus.net](mailto:ghp2@telus.net)

**Grace Manor**

1506 – 9 Street SW  
Calgary, Alberta  
T2R 1H8  
Tel: 403 244-1634  
Email: [ghp3@telus.net](mailto:ghp3@telus.net)

**Grace Gardens**

1028 – 15 Avenue SW  
Calgary, Alberta  
T2R 1M9  
Tel: 403 245-3770  
Email: [ghp4@telus.net](mailto:ghp4@telus.net)

**Inglewood Properties**

1320 – 8 Avenue SE  
Calgary, Alberta  
T2G 0M9  
Tel: 403 269-5589  
Email: [ghp5@telus.net](mailto:ghp5@telus.net)

September 09, 2016

**To: Mayor Nenshi and Members of City Council**

**Re: Rosedale Affordable Housing Development**

Gracewood Housing Group Ltd are pleased to offer our support for this development.

Gracewood provides subsidized housing for low income seniors through our 475 units in eight properties. We experience firsthand the daily demand for affordable housing in Calgary. Even though our clients must be over 65 we get many calls each week seeking shelter from desperate individuals who can't find clean or safe affordable housing.

The eight new buildings proposed in this project would be a welcome addition to the affordable housing market.

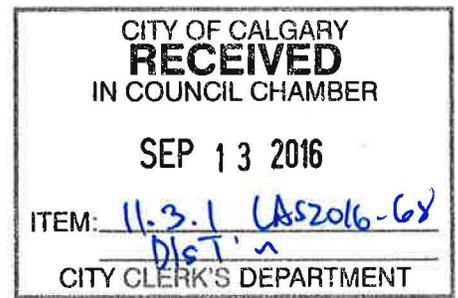
Yours truly,  
**GRACEWOOD HOUSING GROUP LTD.**

  
Doug Sutherland,  
Chief Administrative Officer  
Gracewood Housing Group Ltd.  
[www.gracewoodhousing.com](http://www.gracewoodhousing.com)

CITY OF CALGARY  
**RECEIVED**  
IN COUNCIL CHAMBER

SEP 13 2016

ITEM: 11-3-1 AS2016-68  
Dustin  
CITY CLERK'S DEPARTMENT



**“A PLACE OF HOPE IN A COMMUNITY THAT CARES”**

Unit 110 999 8<sup>th</sup> Street SW  
Calgary, Alberta, T2R 1J5

September 1, 2016

Mr. Tim Ward  
Project Manager, Affordable Housing  
The City of Calgary  
Andrew Davison Building  
133 6 Ave S.E., Grid #7101  
P.O. Box 2100, Station M, Calgary, AB  
Canada T2P 2M5

Dear Ms. Ward

Re: New Affordable Housing Development – Rosedale – Ward 7:

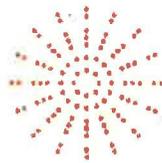
It is my understanding that a request to Council to proceed with development of up to 16 affordable housing units in the community of Rosedale is pending.

In support of the request to Council I have reviewed the Land and Asset Strategy Committee recommendations including the budget allocation, the Affordable Housing Strategic Financial Plan, the community's concerns, the stakeholder engagement, research and communications and the environmental review and risk assessment. It is my view that the Land and Asset Strategy Committee has met fully, its due diligence requirements and the administration's recommendations should proceed.

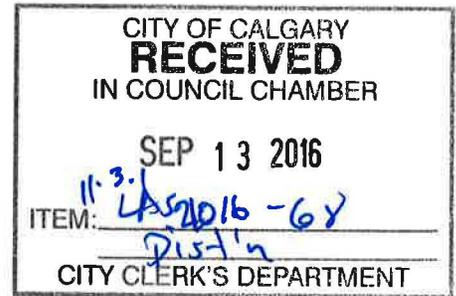
Accordingly, Potential Place fully supports the new affordable housing development in Rosedale as proposed by the Land and Asset Strategy Committee.

Kind regards,

Frank Kelton, MSW, RSW, MBA  
Executive Director  
Potential Place Society



vibrant  
COMMUNITIES  
CALGARY



September 2, 2016

Dear Mayor Nenshi and Members of City Council,

We support the proposed 16 unit affordable housing planned along 16 Avenue NW.

One of the four goals in Enough For All is *everyone in Calgary can easily access the right supports, services and resources*. An increased supply of affordable and appropriate housing for our working poor is critical in achieving this goal. For many years Calgary has experienced a dramatic shortage of affordable housing. We are delighted with this development.

Every unit of affordable housing that we add makes a difference. These 16 units when built will have an impact on available affordable housing in Calgary.

City Council has shown leadership on a number of elements of Enough for All in recent months: Fair Entry, pay day lending, the low income transit pass and the corporate affordable housing strategy. When you approve this proposed housing project, it is another step in helping Calgary implement its poverty reduction strategy.

We therefore urge to support, approve and proceed with the development of this affordable housing proposal.

We commend you for your leadership.

Sincerely,

Dani DeBoice, Chair  
Board of Directors

Franco Savoia, Executive Director

CITY OF CALGARY  
**RECEIVED**  
IN COUNCIL CHAMBER

SEP 13 2016

ITEM: 11-3-1 LAS 2016-68  
Dist'n  
CITY CLERK'S DEPARTMENT



September 8, 2016

Calgary City Council  
The City of Calgary  
700 Macleod Tr. SE  
Calgary, AB  
T2G 2M3

**RE: New Affordable Housing Development – Rosedale (LAS 2016-68)**

Dear City Council:

It is my pleasure to write this letter of support for the Rosedale Housing Development.

We have looked at these properties in the past and, although small, we feel that they are indeed suitable for small dwellings of this nature. As Land Use is already in place it would appear to be an appropriate fit.

I understand that the homes have yet to be designed, but I note that at 560 ft<sup>2</sup> per unit, it should be possible for these units to be designed as a "1 bedroom plus den". Our experience in the starter home segment of the market is that the den is deemed desirable by couples and young families who use the den as a second bedroom.

The proposed funding of \$247,500/door for units this close to downtown, transit, and amenities is good value for dwellings of this nature. Homes such as these should provide dignity and pride to the occupants.

Sincerely,

John Harrop  
**President & CEO**



Calgary  
Homeless  
Foundation

CITY OF CALGARY  
**RECEIVED**  
IN COUNCIL CHAMBER  
  
SEP 13 2016  
  
ITEM: 11-3-1, LA 52016-68  
Dist m  
CITY CLERK'S DEPARTMENT

August 15, 2016

The Honorable Naheed Nenshi, Mayor of the City of Calgary  
Members of City Council  
Office of the Mayor  
Councillors Offices  
The City of Calgary  
P.O. Box 2100, Station "M"  
Calgary, AB T2P 2M5

Dear Mayor Nenshi and Members of City Council:

**Re: New Affordable Housing Development in Rosedale**

The Calgary Homeless Foundation (CHF) supports the development of up to 16 affordable housing units on the eight (8) vacant City owned sites in the community of Rosedale.

A review of property assessments shows no reduction in property values to properties in proximity and immediately adjacent to CHF's affordable housing projects in Thorncliffe and Kingsland (neighbourhoods with primarily single family homes and townhomes).<sup>1</sup> In addition, studies in Toronto and seven social housing properties located in British Columbia, demonstrate no negative impact on property values associated with social housing.<sup>2, 3</sup> Research from Vancouver, Toronto and Denver also demonstrate that supportive housing does not lead to increased crime rates.<sup>4, 5, 6</sup>

An increase in affordable housing will help our sector address the real and pressing needs of individuals and families at risk of and experiencing homelessness in Calgary. We trust that the Mayor and Council will consider the affordable housing needs of Calgary's most vulnerable populations in their decision-making on the Rosedale project.

Sincerely,

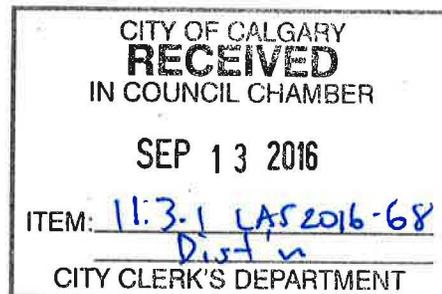
Diana Krecsy, RN, BN, M.Ed.  
President and CEO

**CALGARY HOMELESS FOUNDATION**

<sup>1</sup> Based on The City of Calgary property assessments from before the date of acquisition of these properties to 2016.  
<sup>2</sup> De Wolff, A. (2008). *We are neighbours: The impact of supportive housing on community, social, economic and attitude changes*. Wellesley Institute.  
<sup>3</sup> Government of British Columbia, (2000). *Impact of Non-Market Housing on Property Values*. Retrieved from: [http://www.housing.gov.bc.ca/pub/htmldocs/pub\\_Jan00PropVal.htm](http://www.housing.gov.bc.ca/pub/htmldocs/pub_Jan00PropVal.htm)  
<sup>4</sup> City of Vancouver, (2007). *Get the facts on supportive housing*. Retrieved from: <http://vancouver.ca/people-programs/supportive-housing-in-your-neighbourhood.aspx>  
<sup>5</sup> De Wolff, A. (2008). *We are neighbours*, (see footnote 2).  
<sup>6</sup> Galster, G., Pettit, K., Santiago, A., & Tatian, P. (2002). The impact of supportive housing on neighborhood crime rates. *Journal of Urban Affairs*, 24(3), 289-315.



NORFOLK HOUSING ASSOCIATION



September 9, 2016

Dear Mayor Nenshi and Members of City Council,

Please accept this letter as an expression of support from Norfolk Housing Association (NHA) for the proposed 16 unit affordable housing project slated for development in the community of Rosedale.

NHA's mission is to provide quality and affordable housing to Calgarians on low and fixed incomes, and facilitate the provision of affordable housing by partnering with other organizations. We acutely understand the ongoing and growing need for affordable housing in Calgary, and we believe that for a city to be truly great, it must be great for everyone.

As Calgary continues to grow, the city has suffered a significant loss in its rental housing stock, and we are strongly in support of initiatives that are working towards reducing the shortage of affordable units and easing the burden of growing wait times for our community members who are struggling on moderate, low and fixed incomes.

With over 30 years of experience in mixed-market housing in the desirable neighbourhoods of Hillhurst & Sunnyside, we can attest to the value created in communities that support inclusion of all citizens regardless of socioeconomic ability. The community of Rosedale will only stand to benefit by embracing projects rooted in diversity, inclusion, and belonging for all.

NHA is pleased to see that the City of Calgary is taking a proactive approach to addressing the need for more affordable housing through this development. We request your support and approval for the Rosedale project and thank you for your consideration of this letter.

If you need any further information, please do not hesitate to contact me.

Sincerely,

Maya Kambeitz  
Executive Director  
E: [exec@norfolkhousing.ca](mailto:exec@norfolkhousing.ca)



E-mail: [chcboard@hotmail.com](mailto:chcboard@hotmail.com)

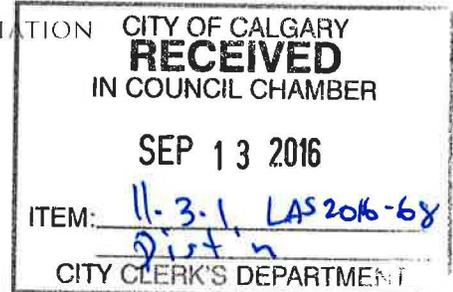
Website: [www.calgaryarea.com/nw/crescenthts/crescent.htm](http://www.calgaryarea.com/nw/crescenthts/crescent.htm)

1101 2nd Street North West  
Calgary, Alberta  
T2M 2V7

Telephone: (403) 276-1602



CRESCENT HEIGHTS COMMUNITY ASSOCIATION



Friday, September 09, 2016

To: Calgary City Council

The Crescent Heights Community Association wishes to state its support for the development of 16 Affordable Housing units on eight vacant City-owned lots in our neighbouring community of Rosedale. Over the last decade, Crescent Heights has gained significant insights into the varied nature of non-market housing, and is home to a number of successful developments that have integrated seamlessly into our diverse community.

Because of our background in considering development proposals that ranged from Special Care facilities of several types to non-market housing, Crescent Heights was a key participant in a stakeholder group convened to examine possible amendments to the Land Use By-law to accommodate Special Care Facilities. Early on in the process, it became abundantly clear that non-market housing was an essential part of the broad spectrum of housing and care facilities under consideration by that working group. As a community, our trial by fire may have been the Mustard Seed's Winter Emergency Shelter at the former Brick Furniture location at 16<sup>th</sup> Avenue and Centre Street North. This facility opened, operated and closed as scheduled and without incident over the several months of its operation.

From this experience and through our work with the City of Calgary and other agencies, we have acquired organizational understanding of the issues and common misunderstandings, and have arrived at consensus (not always easily) in welcoming non-market housing developments of various kinds. Our work with the city has been cooperative and the public consultation and engagement has been continuous as the projects evolve from concept to completion.

We encourage our neighbours in Rosedale to similarly find their way to welcoming a modest eight-parcel development along the 16<sup>th</sup> Avenue NW sound wall. In the pursuit of collaborative solutions to the problems facing vulnerable Calgarians, it is essential that all Calgary communities do their part.

Yours very truly,

John McDermid  
for Crescent Heights Community Association

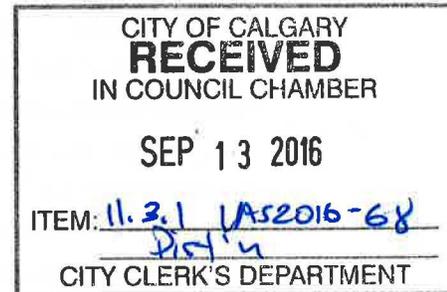
Subject: September 12<sup>th</sup> City Council Meeting, proposed Affordable Housing project, Agenda item 11.3.1.

Attached is a letter from the Rosedale Community Association regarding the proposed Affordable Housing project in the community of Rosedale on the agenda of the Monday, September 12<sup>th</sup> City Council Meeting.

Please distribute as appropriate.

Updated September 13, 2016

September 9, 2016



Your Worship Mayor Nenshi and Members of Council

I am writing on behalf of The Calgary Rosedale Community Association and the residents of the community of Rosedale regarding the September 12<sup>th</sup> City Council Meeting, specifically the proposed Affordable Housing project, Agenda item 11.3.1.

I want to make it clear that the Community Association and the Rosedale community as a whole do not oppose affordable housing; however, based on what we have seen and heard over the past few months, there are a large number of concerns with the proposed project that need to be addressed. We feel it is necessary to reach out to you and share these concerns before you vote on Monday. Our concerns are outlined below.

#### Petition Opposing the Affordable Housing Project

A petition opposing the project has been circulated and received 582 signatures from 315 households. This is a staggering number of signatures in a neighbourhood that has 582 occupied dwellings and a total population of 1,579 according to the 2014 Calgary Civic Census. Not to mention that this petition was circulated during the summer months. Clearly, with the number of people expressing opposition, we cannot take these opinions lightly and these concerns need to be addressed.

#### Cost and Type of Affordable Housing Units

The cost of this Affordable Housing project has raised concerns about how taxpayers' dollars are being spent and is one of the main points of contention in the petition against the project. The cost has been shown to be \$3.96 million for 16 single bedroom suites or \$247,500 per unit. Even more concerning is that these units will not be available to families and, as the upper unit

It is obvious that the consultation process for this proposed project has not been effective and did not meet community expectations. Our community needs open and honest communication from the City departments and our Councillor. We would like to see a consultation process that includes all members of our community. As that has not happened, we would like to suggest that you table your decision on this project until such a time that meaningful and inclusive consultation can take place and concerns of the community can be addressed.

Sincerely,

Cindy Fyvie, Secretary

for Matthew Armstrong

President, Rosedale Community Association

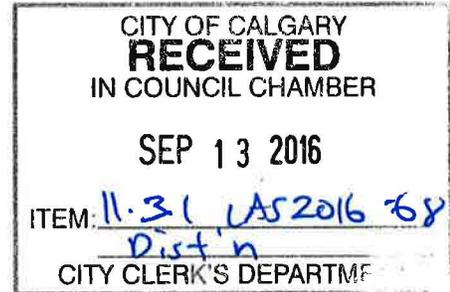
403-815-5631

matthew.armstrong.ma@gmail.com

**Sanderson, Susan**

---

**From:** Robert McKercher [robert.mckercher@gmail.com]  
**Sent:** Sunday, September 11, 2016 8:45 PM  
**To:** Sanderson, Susan  
**Cc:** Jeremy van Loon; Ximena González De Aguinaga; PETER BOLTON; Lisa Chong; Decker Butzner; Kimberly Setrakov; Elaheh Abootorabi; ArushaCentre Calgary; Tamara Lee; Kerri Treherne; Dave White; Communications & Community Liaison Ward 7  
**Subject:** Re: Hillhurst Sunnyside Experience with Affordable Housing  
**Follow Up Flag:** Follow up  
**Flag Status:** Flagged



Re: Hillhurst Sunnyside Experience with Affordable Housing

To whom it may concern.

We have been asked to give a short overview of Hillhurst Sunnyside's experience with affordable housing, as represented to the Hillhurst Sunnyside Community Association (HSCA).

Hillhurst Sunnyside is a diverse community. It has a mix of: new vs. old construction; residential vs. commercial buildings; single-family vs. multi-family residences; and predominantly owner-occupied housing vs. predominantly rental housing.

Hillhurst Sunnyside also has a long history of accommodating other mixed income and non-market housing. The HSCA recently worked with the City of Calgary on ideas for a new affordable housing project at the "triangle site" in Calgary. Based on the feedback from this preliminary engagement and the long history in the community of mixed income and non-market housing, the HSCA believes the majority of residents in the community are not opposed to affordable housing provided input is taken from residents.

We would also like to point out two other initiatives that demonstrate community views on affordable housings.

(1) In 2014-2015, a community engagement process was undertaken by the HSCA (in conjunction with Imagine Calgary) to development a strategic vision for the community. Participants in this process identified affordable housing as a priority.

(2) The 2009 Hillhurst Sunnyside Area Restructure Plan was created after extensive community consultation. This ARP identifies creating opportunities for affordable housing as a key principle for achieving the guiding vision of the community of creating a vibrant and sustainable community.

Please contact me if you have any questions or concerns.

Bob McKercher  
HSCA Board Member, Chair of HS Planning Committee