

Smith, Theresa L.

From: Adam Oster [adamoster@icloud.com]
Sent: Tuesday, June 14, 2016 11:34 AM
To: City Clerk
Subject: University Heights Bylaw 183D2016

City Clerk,
please accept this submission as part of the above Bylaw hearing on July 4 at 0930.

As owners of the land and building directly across from the site of the contemplated re-zoning, I feel it is important and timely to bring to the attention of the council members information regarding the lands facing (East) of this re-development.

It is my opinion that the re-zoning and ultimate redevelopment of the above lands is long overdue and will establish this area as a prime residential and commercial environment in alignment with local and city needs.

However, for the properties on the stretch of Uxbridge Rd directly in front of this proposed re-development, as well as on some adjacent blocks, there are **Restrictive Covenants** on Title that at present fully preclude any new residential development projects that could increase density and provide additional accommodations for the tremendous nearby need. With the concentration of key academic and Health Care centres close by, the need for convenient, non-automobile dependent residential/rental spaces is high and will only increase. It is vital for this area as well to be permitted to strategically re-develop but at present we are unable to due to this Restrictive Covenant.

Please consider assisting Homeowners affected by this to have the restriction lifted so that they too can benefit from the potential opportunities to re-develop as the owners of the Land affected by the Bylaw above and the City of Calgary) will benefit from the proposed re-zoning and re-development.

Thank you in advance for considering this.

Regards,
Adam Oster.

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