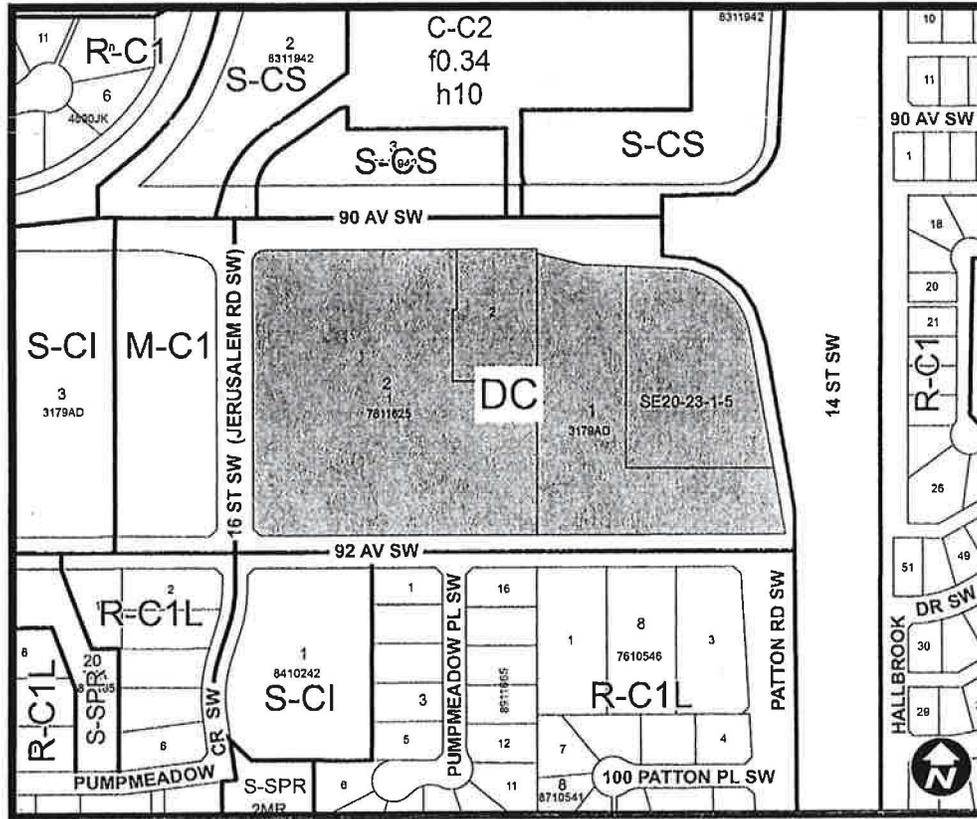


**PUMP HILL  
BYLAW 115D2016**

*please find attached 3 pages.  
from 1505 - 92<sup>nd</sup> Avenue SW.  
T2V 5G5*

To redesignate the land located at 1511, 1603 and 1607 - 90 Avenue SW and 1512 - 92 Avenue SW (Plan 7811625, Block 2, Lots 1 and 2; Plan 3179AD, Block 1; SE1/4 Section 20-23-1-5) from DC Direct Control District to DC Direct Control District to accommodate expansion of existing facilities for mixed use.



*also faxed on May 30/2016*

THE CITY OF CALGARY  
CITY CLERKS  
2016 JUN -1 PM 1:27

RECEIVED

RECEIVED

2016 JUN -1 PM 1:27

THE CITY OF CALGARY  
CITY CLERK'S

To the attention of:

Office of the City Clerk  
The City of Calgary  
700 Macleod Trail SE  
P.O Box 2100 Postal Station 'M'  
Calgary, Alberta T2P 2M5

May 29, 2016

To whom it may concern,

This letter is in regards to the proposed expansion and re-designation of land located at 1511, 1063 and 1607 - 90<sup>th</sup> Avenue SW and 15-12 - 92 Avenue SW of the Calgary Jewish Center (JCC). There are multiple reasons that I believe that the expansion and re-designation is ill advised and I will outline them in this letter.

The community has an abundance of recreational facilities. Aside from the Glenmore reservoir, existing pool and fitness center and the JCC and the Jimmie Condon skating facilities, the recently renovated Southland Leisure Center provides a high-end fitness center, public swimming facility, ice rink and multiple city of Calgary endorsed programs. Furthermore the fish creek and Acadia swimming facilities are all within a 10-minute drive from the region. Not only will the addition of privately owned recreational facilities not be required for the population demand, but would also limit enrollment in city programs.

There is already an abundance of high density housing in the community. Two high-rise residential towers exist at 90<sup>th</sup> avenue and 19<sup>th</sup> street and joint housing behind the Renoir manor. Adding increased commercial and high-density housing will increase the amount of traffic and take away from the serenity and peace of the community. The property that was acquired had been a peaceful acre farm property and rezoning this land, as a commercial space will remove the original character of the neighborhood. Many of the residents of ward 11 chose to live outside of the city core and inner city to avoid the high urban density environment and large commercial buildings have little benefit to a residential community. Pumphill is continually losing its green space with increased development. The trees and green space have been essential in providing a buffer between the noises from 90<sup>th</sup> avenue and 14<sup>th</sup> street providing one of the last natural green spaces within our community, which is home to many recreational soccer games.

Unfortunately hate-based crime still exists in Calgary. There have been graffiti attacks against the Jewish community and on surrounding residential property including my property. Enlarging this community center will create a consolidated target for hate-based violence, and the safety implications of the community and required police resources will need to be accounted for. Already during multiple Jewish holidays, there have been stationed and patrolling police vehicles for the

community center and synagogue and the expansion will result in a spillover to the residents of Pumhill. The need for increased police presence has added a feeling of unsafety to the area which no homeowner wants in a residential community.

The current infrastructures between Pumhill and access roads are already limited and have difficulty accommodating even the typical rush hour traffic. Currently there is only one access point to the Jewish community center and it is at 16<sup>th</sup> Street (Jerusalem avenue). Between the traffic required for the Renoir manor and the community center the traffic continues to worsen around this busy intersection. The city of Calgary is well aware of these traffic issues and has attempted to alleviate high concentration of traffic by adding a third turning lane from 90<sup>th</sup> avenue and 14<sup>th</sup> street north with little effect as congestions extends from Glenmore trail southwards. Already a vast proportion of the users have been cutting through the community to get to the center increasing traffic and reducing safety in our neighborhood. In fact the corner of 92 avenue and Patton road has been home to multiple accidents each winter from people speeding through the community with 2 incidents involving the fence on our property this year alone, many of these repairs had to be absorbed by myself due to hit-run incidents.

Looking into the future the incoming southwest leg of the ring road will connect to 90<sup>th</sup> avenue and southland drive creating more demand on this already busy intersection. Moreover the unfavorable BRT system will not alleviate road traffic or parking traffic to this region. The JCC is not a city run community center, it has high costs of membership and patrons that regularly attend their services do not utilize public transportation even with the bus stop stationed on 90<sup>th</sup> avenue. The BRT proposal of a tunnel connecting 90<sup>th</sup> avenue to 14<sup>st</sup> would not improve this traffic flow as mentioned above congestion stems from Glenmore trail.

Parking has become a main concern in the area. The traffic that the existing community center and synagogue brings results in parking down both sides of 92 avenue making it difficult for existing traffic to pass through. The parking lots of the synagogue and JCC do not accommodate the current demands and expansion will require expanded parking lots and potentially a parking structure, which is not part of the community plan of a residential neighborhood. Furthermore the community center has encouraged street parking over use of the parking lot. Many times a barrier is placed in front of the synagogue parking lot to prevent patrons from using their intended parking facilities, pushing parking into the communities. On any given day it is not uncommon to see the parking for the JCC extending into pump meadow and to the end of 92<sup>nd</sup> avenue. The high volume of street parking is currently also making visibility around the 16<sup>th</sup> street and 92<sup>nd</sup> avenue quite difficult as the parked cars obstruct the vehicles entering the intersection. Often elderly visitors to the Renoir Manor are having to walk multiple blocks between parked cars because street parking around the Renoir has been all utilized by patrons of the JCC. Currently the JCC does not have adequate parking supply and expansion would require increased parking facilities that are not taken into consideration and would take away any remaining green space.

Accompanying parking and traffic there is always an increase in noise with an expansion of facilities. With 14<sup>th</sup> street already close by, the community already has a higher level of baseline noise. Placing an enlarged community center will exacerbate an already non-ideal situation and with the upcoming ring road there is already an added noise level pending for the community via 90<sup>th</sup> avenue and this would take away from suburban life and impose our community to unnecessary congestion. More over the imposing BRT of 14st proposes an addition of 2 lanes on the west side of 14st which places road noise right adjacent to Patton road the east face of our property. If this un-needed BRT line and JCC expansion occurs not only will our property will be essentially next to a freeway but also a high density commercial project. As a home owner who chose 30 years ago to live in a community away from this type of environment, any semblance of choice of where I have chosen to live is continually taken away. This is a feeling that is continually felt throughout many of the residents of Pumhill and zone 11 as seen by the strong emotional response at the BRT meetings.

The benefits of this proposed development is clearly outweighed by the negative impact on the community and is unnecessary based on the surrounding city provided facilities. I wish the city and the JCC takes these concerns under consideration prior to making a decision on this proposal.

Sincerely,

The owners of 1505 92 Ave. S.W.



Handwritten signatures of two individuals, one above the other, with the word "and" written between them.

**Albrecht, Linda**

---

**From:** kfavero [kfavero@telus.net]  
**Sent:** Sunday, May 29, 2016 7:38 PM  
**To:** City Clerk  
**Subject:** bylaw#115D2016  
**Attachments:** 20160528\_195601.jpg

Good Day

I'm voicing my concern about the pending redesignation of the above permit.

I have attached the posting.

I feel this is unnecessary due to the fact they are going to be taking up a field where wildlife Mills about and eats the grass and they will be taking away their resting place.

As well there is a park which is used for soccer and workouts.

We are running out of green spaces and I believe we need to keep this space in its natural state.

Thank you for your time

Koll Favero

RECEIVED  
2016 MAY 30 AM 8:01  
THE CITY OF CALGARY  
CITY CLERK'S

# NOTICE

## LAND USE BYLAW AMENDMENT

An application has been made to redesignate this site municipally known as:

Address  
1607 90 AV SW  
1603 90 AV SW  
1512 92 AV SW  
1511 90 AV SW

From DC  
To DC/C-C1

Any person claiming to be affected by this amendment may make written representation to the City Clerk, City Hall, Calgary at [cityclerk@calgary.ca](mailto:cityclerk@calgary.ca) before 10:00 A.M. on June 2, 2016.

Persons who wish to address Council may do so at the Public Hearing on this Bylaw in the Council Chambers commencing at 9:30 A.M. on June 13, 2016.

For the ongoing status of the application as well as basic information see: [www.calgary.ca/developmentmap](http://www.calgary.ca/developmentmap)

For further information on this matter, call Development & Building Approvals at 403-268-6774.

Office of the City Clerk  
The City of Calgary  
700 Macleod Trail SE  
P.O. Box 2100, Postal Station "M"

The personal information on Submitters made regarding this land use application Application is collected under the authority of the Alberta Freedom of Information and Protection of Privacy Act (Section 196) and subsequent versions of the act. The information may be included in the public hearing agenda if an agenda and a copy of the personal information included in the application will be publicly available. In accordance with Section 6(1) of the ATIA Act, if you have any questions regarding the collection of this information please contact: 403-268-6774 for the City of Calgary Administration, Planning, Development & Building Approvals Department. Information is collected under the authority of the Freedom of Information and Protection of Privacy Act.

**Albrecht, Linda**

---

**From:** Beth Bolander [beth.bolander@shaw.ca]  
**Sent:** Saturday, May 28, 2016 11:52 AM  
**To:** City Clerk  
**Subject:** Major Changes to 14th & 24th Street, Southland Drive, 90th Ave., & Glenmore Trail

I am VERY disappointment that our Mayor refuses to listen to the residents in the subject areas.

The public knows best and I feel that he should LISTEN to us.

Our tax dollars could be better spent in other areas that NEED to be addressed especially when the communities are REJECTING this proposal. I am certain that there are other projects that could use this money.

I truly hope that our Mayor will reconsider and cancel this project and look at other initiatives that will meet the needs of the public and one that is wanted and one that is rejected.

Thank you for your consideration.

Beth Bolander

RECEIVED  
2016 MAY 30 AM 8: 01  
THE CITY OF CALGARY  
CITY CLERK'S

**Smith, Theresa L.**

---

**From:** jacob.renert@telus.net  
**Sent:** Saturday, May 21, 2016 3:09 PM  
**To:** City Clerk  
**Subject:** Online Submission on LOC2015-0030

May 21, 2016

Application: LOC2015-0030

Submitted by: Jacob Renert

Contact Information

Address: 125 Patton Place SW, Calgary

Phone:

Email: [jacob.renert@telus.net](mailto:jacob.renert@telus.net)

Feedback:

The purpose of the change appears to be for the benefit of children and seniors of the community, on an absolute non-profit basis. I am sure that such applications are very rare these days, so that when they do come, we must embrace them and further encourage them.

**RECEIVED**  
**2016 MAY 24 AM 8: 23**  
**THE CITY OF CALGARY**  
**CITY CLERKS**