

Subject: [EXT] 206 SADDLEBACK RD NE - DP2021-0272 - Comment from Development Map - Mon 9/6/2021 10:39:46 PM

Application: DP2021-0272

Submitted by: JAHIR SIDDIQUE

Contact Information

Address: Saddleridge Drive Ne, 8239

Phone:

Feedback:

I OBJECT to the plan File Number: DP2021-0272, Applicant: RICK BALBI ARCHITECT at 206 SADDLEBACK RD NE on the basis of the following:

This is an R-2 plot and the proposal for 7 story building with over 71 units has already impacted the immediate surrounding neighbors' quality of life very negatively. This proposal would change the demography of the Saddletowne Circle and surrounding areas as explained in below but are not limited to:

1. Site Access: Only one lane access to the very busy Saddleridge drive from the Saddletowne circle has already causing lots of congestions, creating nozzle tip type accessibility during winter/snow conditions, dangers to heavy traffic pedestrian road crossings, busiest manually operated pedestrian signal crossing, very common near misses accidental instances, risky situations for kids summer biking, unpredictable blockades for emergency services. This proposed facility's commercial units would create the entire community inaccessible for neighbors.

2. Building Height: This residential area should not have a high-rise building according to the layout of the city plan. Also, if this is a private development, under the name of women's shelter with 6 or 7 story facility shall encourage others to initiate similar high-rise buildings. This is completely a descent neighborhood with no other 6or 7 story building. This type of facility is not compatible with the concept of the living of this beautiful neighborhood. I strongly object the plan as this development would diminish the openness, restrict the access of light and wind, restrict the view from the Saddletowne LRT and BUS station, and potentially create hazards to run the LRTs due sunlight reflections. Most importantly, this proposed building is very close to the Calgary International Airport and might be within the low flying zone where we very often experience aircrafts flying so close to the roofs of the houses in surrounding areas for takeoff/landing purposes. Also, in the event of emergency, there might be possibility of unmeasurable damages and loss of lives due this unusual height of the proposed building.

3. Privacy and safety considerations: This area is comprised with privately owned residential homes where descent people live with peace and harmony. The buildings are already developed with its own privacy pattern and residents practice their privacy and safety according to the rules and regulations. This proposed high and dense occupancy would pose threat to the privacy to the already settled neighborhood. The concept of women's shelter next to a easily accessible LRT station might be the

catalyst for other social, mental and emotional crimes which are huge concern for the privacy and safety of the families of the surrounding area.

4. This plan would create garbage and recycling issues for the entire community, particularly if any emergency happens. This is a residential area and our garbage and recycling system would be compromised severely with this plan.

5. The site is so small to have PARKING/LOADING ZONE not even more than 4 to 5 cars or trucks conveniently. This corner location is a very vital and EMERGENCY access for the entire community and which is already experiencing a number of issues because of it's maximum use of the the available parking capacity for the surrounding neighbors. Also, honking due to congestion or frequent backing up of the cars has already been affecting the neighbors severely.

This proposal at this location does not sound compatible at all with the residential neighborhood setup that city has already developed with a vision to keep the area open and accessible for all. Also, the future expansion of Blue Line towards Cross Iron Mill has already posed an even higher traffic, noise, dust, risk of spreading COVID 19 or other viruses for this entire SADDLRIDGE community.

Subject: [EXT] LOC2021-0003 inquiries - 9/7/2021, 2:38:46 PM-comments

File Number: LOC2021-0003
Applicant: RICK BALBI
ARCHITECT
Addresses: 198
SADDLEBACK RD
NE
202
SADDLEBACK RD
NE
206
SADDLEBACK RD
NE
Communities: SADDLE RIDGE

Hi,

I am not sure if this is the right link to provide a comment on the future development on the above address. Please forward to the right authority, if this is not the right platform. I got your email from the Calgary development map.

The 22 meters high is too much and will dwarf the other residential units and not in accordance of the lay out of this residential community. If a building needs to be put up, it should be with in the residential standards. A multi residential dwelling this big will dampen the current market value on the houses in the perimeter because of increased traffic. Apartment building with commercial offices have limited to almost no designated parking stalls., hence cars will pile up on the streets and will create havoc on the residents on that area.

I heard from the news before that it will be converted to low cost housing for single mothers or women in need. Marginalized communities sometimes is a hum drum of deviant behaviors, drugs and homeless people. There are 4 schools within the area and I am afraid that students and young people will witness and see engagement with this untoward behaviors if this development ensues.

We have to think of the possible outcome and every possible scenarios.

Sincerely,
Myla Gadin