

Applicant Outreach Summary

2022 February 10

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Project Name: K21-0818 4320 Centre A Street NE - LOC2021-0188

Outreach Strategy:

-Outreach included delivering letters to the nearest neighbours informing them of the planned rezoning application and proposed 4-plex. Contact information was provided and encouraged anyone with questions or concerns to reach out.

-A sign was also posted on site, visible to the street with the same information as the letters.

-An email expressing our intent with the lot was sent to the community association as well. Updates were provided to the community association as several different approaches were taken to ensure the final zoning for the lot was appropriate. Follow up emails were sent upon notification of changes to the application as well as information regarding our proposed concurrent Development Permit.

Stakeholders:

-The designated board member at the Highland Park Community Association was contacted and emails were exchanged to answer all questions and concerns.

-Two neighbours in the area reached out through the letters delivered to their mailboxes. One of which, who is the direct next-door neighbour, came to our office for a meeting to discuss the possibility of rezoning his adjacent property to a similar development to the one we are currently proposing.

What did you hear?

The main concern brought up by neighbours with this development is with parking. We were informed by a neighbour that the lane access is often obstructed by snow in the winter, making driving in and out of the area a challenge. This neighbour was informed that unfortunately, the city does not have a budget in place for the removal of snow from Lanes and that it is at the discretion of the homeowners to remove snow from these areas. This neighbour is not concerned about the added traffic to the lane caused by the addition of a 4-unit garage, just wanted to inform us of the snow issues.

The directly adjacent neighbour reached out to schedule a meeting to discuss the possibility of rezoning and redeveloping their lot to have a similar development to the one we are pursuing on this lot. There are no immediate plans for this neighbour at this time however they are very interested in moving forward with these plans in the future. This neighbour signed a letter of support of our project to express their approval for the development.

How did stakeholder input influence decisions?

No significant influence came out of the concerns brought up by the neighbours. No opposition came from the individuals who reached out therefore the impact was minute however the interest we

received shows that this type of development is a welcome addition to the neighbourhood and that it is likely we will see more similar developments in the near future.

How did you close the loop with stakeholders?

Contact information including name, phone number, email and address were collected from each neighbour and were informed we would be providing a summary of their conversations to the city. They were also told that they could reach out with any further questions or concerns via the email or phone number provided to them in the letters or on the sign posted on the front lawn.

The community association has been included in any updates and information we have received regarding this application and will be further updated once the Concurrent Development Permit has been submitted. Communication has remained open between us and the Community Association and we encouraged them to reach out should any questions come up, but nothing has at this time.