

From: [REDACTED]
To: [Public Submissions; svc.dmap.commentsProd](#)
Subject: [External] CIRC. REF - 632 26 AV NE - LOC2023-0399 - DMAP Comment - Tue 4/23/2024 8:08:13 PM
Date: Tuesday, April 23, 2024 8:08:17 PM

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THIS IS A CIRC REF.

Application: LOC2023-0399

Submitted by: JS

Contact Information

Address:

Email: [REDACTED]

Phone:

Overall, I am/we are:

In opposition of this application

Areas of interest/concern:

Height, Traffic impacts

General comments or concerns:

The height of the homes being one meter above the rest of the homes in the area will ruin the areas look as it will cast shadows on the other homes and ruin the overall grace of neighbourhood, if the home is built within height limits will not cause this issue. If a four-plex is being built it may cause traffic issues as most cars will part on 6 street causing extreme traffic.

Attachments:

From: [REDACTED]
To: [Public Submissions; svc.dmap.commentsProd](#)
Subject: [External] 632 26 AV NE - LOC2023-0399 - DMAP Comment - Thu 4/25/2024 9:39:1 AM
Date: Thursday, April 25, 2024 9:39:08 AM

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Application: LOC2023-0399

Submitted by: Tina Volk

Contact Information

Address: 635 25ave NE

Email: [REDACTED]

Phone:

Overall, I am/we are:

In opposition of this application

Areas of interest/concern:

Height,Density,Amount of Parking,Traffic impacts

What are the strengths and challenges of the proposed:

Will the proposed change affect the use and enjoyment of your property? If so, how?

The City views applications in the context of how well it fits within the broader community and alignment to Calgary's Municipal Development Plan (MDP). Do you see the proposed changes as compatible to the community and MDP? If not, what changes would make this application align with The City's goals?

How will the proposed impact the immediate surroundings?

General comments or concerns:

All the above checks are a concern. The traffic and lack of involvement from the city are concerning. The amount of development in this area is changing the dynamic

of the community.

Increased traffic to this neighborhood is an issue. The lack of enforcement from CPS in the amount of excessive speeding, break stands will only increase with density in population.

Attachments:

From: [REDACTED]
To: [Public Submissions](#); [svc.dmap.commentsProd](#)
Subject: [External] 632 26 AV NE - LOC2023-0399 - DMAP Comment - Fri 4/19/2024 7:05:45 PM
Date: Friday, April 19, 2024 7:05:51 PM

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Application: LOC2023-0399

Submitted by: Jacqueline

Contact Information

Address: 608 26 Avenue N.E.

Email: [REDACTED]

Phone:

Overall, I am/we are:

In opposition of this application

Areas of interest/concern:

Land Uses, Height, Density, Amount of Parking, Lot coverage, Building setbacks, Privacy considerations, Community character, Traffic impacts, Shadowing impacts, Offsite impacts, Other

What are the strengths and challenges of the proposed:

Will the proposed change affect the use and enjoyment of your property? If so, how?

The City views applications in the context of how well it fits within the broader community and alignment to Calgary's Municipal Development Plan (MDP). Do you see the proposed changes as compatible to the community and MDP? If not, what changes would make this application align with The City's goals?

How will the proposed impact the immediate surroundings?

General comments or concerns:

I am strongly opposed to this proposed land use redesignation for many reasons. It would degrade the property values in this community (multifamily homes) and is on a prime view lot of the golf course, which should have a single family home on it that upholds the character of the neighborhood. The height is much higher than existing homes and would cause shadowing, block sunlight, and invade privacy of neighboring lots, as well as block the view of the golf course from the street. Increasing densification from 2 to 4 dwelling units without adequate parking would negatively impact many neighbors who use the street for parking. Also the utility infrastructure was not built to accommodate double the amount of density and would negatively impact everyone who currently lives on this street.

Attachments: