

From: [REDACTED]
To: [Public Submissions; svc.dmap.commentsProd](#)
Subject: [External] 4840 20 AV NW - LOC2023-0353 - DMAP Comment - Sat 7/6/2024 1:59:9 PM
Date: Saturday, July 6, 2024 1:59:15 PM

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Application: LOC2023-0353

Submitted by: Danielle Dickson

Contact Information

Address: 4835 20 Ave NW Calgary AB T3B0V2

Email: [REDACTED]

Phone: [REDACTED]

Overall, I am/we are:

In opposition of this application

Areas of interest/concern:

Land Uses, 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:

The parking on our street is already impossible and congested. This will add a potential four more families and likely 6 more vehicles to compound the issue. Will

each unit have double garages? Or do I have to park blocks away to accommodate this build? Cramming more people into this street is a terrible idea. I'm very opposed to this plan and will be very disappointed if it continues to be approved.

Attachments:

From: [REDACTED]
To: [Public Submissions](#); [svc.dmap.commentsProd](#)
Subject: [External] 4840 20 AV NW - LOC2023-0353 - DMAP Comment - Mon 7/8/2024 9:24:40 PM
Date: Monday, July 8, 2024 9:24:47 PM

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Application: LOC2023-0353

Submitted by: Stefan Coetzee-Khan

Contact Information

Address: 4836 20 Ave NW, Calgary, AB, T3B 0V3

Email: [REDACTED]

Phone: [REDACTED]

Overall, I am/we are:

In opposition of this application

Areas of interest/concern:

Land Uses, Height, Density, Amount of Parking, Lot coverage, Privacy considerations, Traffic impacts, Shadowing impacts, Offsite impacts

General comments or concerns:

As the owners of the property directly next to this proposed development, we are STRONGLY opposed to this application. We've submitted multiple emails about our concerns and reasons for opposing this request, but it seems it has simply been ignored. No-one from the City of Calgary has contacted us to address our concerns, we are simply being ignored. As tax paying citizens this is very frustrating. The city and developers are just filling their pockets and cares NOTHING about what people in the Neighbour hood has to say.

these sudden increases in urban development has resulted in significant congestion in the neighbourhood with increase in traffic and also lack of parking with cars parked on main streets obstructing two way driving flow in the neighbourhood. The community is not structured for this increase in people and development with not enough schools or parks to accommodate these increases. The roads are also not

prepared for the increasing number of housing.

The structure required for this redesign would be a monstrosity next to our home, which would look into our backyard, decrease of privacy and increase the noise next to our home. The reason that we bought our home in this neighbourhood, was that we were looking for a quiet residential community and not to live in congested packed noisy streets.

There has been no plans to elevate these concerns even from our previous emails. It seems like urban development is been done without a thought about the community it affects. Should these type of developments continue, we would be forced to move out of this neighbourhood.

It is very frustrating to finally be able to afford our dream home in the neighbourhood that catered to our lifestyle, only to see it change and be forced out of the community.

Waking distance from our property multiple apartment buildings are being build, there is ABSOLUTELY no need for these type of row houses to be build in our residential area.

We strongly encourage you to reject this predesignation and protect this community from being overpopulated. And take the thoughts and concerns of the current community into account when making this decision.

Attachments: