

Applicant Outreach Summary



Community Outreach on Planning & Development Applicant-led Outreach Summary

Please complete this form and include with your application submission.

Project name: 69 6A ST NE

Did you conduct community outreach on your application? YES or NO

If no, please provide your rationale for why you did not conduct outreach.

Outreach Strategy

Provide an overview of your outreach strategy, summary of tactics and techniques you undertook (Include dates, locations, # of participants and any other relevant details)

Letters were sent out to about 39 residence in the area of the proposed policy change. The mailers were sent out between October 6th and 7th with a deadline of October 29th. The letter and a map of the area has been attached.

Stakeholders

Who did you connect with in your outreach program? List all stakeholder groups you connected with. (Please do not include individual names)

The letter was sent out to the neighbors.

calgary.ca/planningoutreach



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What did you hear?

Provide a summary of main issues and ideas that were raised by participants in your outreach.

No response from the community was provided.

How did stakeholder input influence decisions?

Provide a summary of how the issues and ideas summarized above influenced project decisions. If they did not, provide a response for why.

No response from the community was provided.

How did you close the loop with stakeholders?

Provide a summary of how you shared outreach outcomes and final project decisions with the stakeholders that participated in your outreach. (Please include any reports or supplementary materials as attachments)

No response from the community was provided.

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To: Residents of Bridgeland-Riverside

From: Marcel Design Studio Ltd.

Re: Policy Amendment Application at 69 6a ST N.E., Calgary, AB (LOC2023-0264)

Dear Neighbour,

An application to amend the Area Redevelopment Plan at 69 6a N.E. has been submitted. The intent of this amendment is to request an exception is from Part 2 (Policy 10 - page 13) of the ARP, which states that "within the Non-family Orientated Redevelopment Area, if the development comprises of the three or more units of non-senior citizen housing, parking shall be 1.25 spaces per unit with the exception of lands located at 123 4 Street NE". Figure 3 (Generalized Land Use) of the Bridgeland-Riverside ARP identifies the subject site as Non-Family Oriented Development.

This application requests that the required parking be reduced to 1 space per unit instead of 1.25 stalls per unit. This site is zoned M-C1 which allows a maximum density of 148 units per hectare. The size of this site would allow 8 units but due to site constraints of a sloping rear yard and the site being lane-less, 4 units is more appropriate and realistic. With that in mind, this site is located with in 200 meters of several bus stops along Edmonton Trail NE and 4th ST NE. It is also walking distance to the downtown core as well as many amenities offered in the Bridgeland-Riverside area.

It is understood that Bridgeland has limited parking, these stalls would however, be provided on site, in a private garage, therefore not adding to street parking.

It is in our view that this amendment would not detract from the community and would apply to this site only based upon its location to transit availability, community amenities and the walkability to the downtown core.

Our team would like to hear from you and welcome any community feedback unit October 29, 2023. We encourage you to send us an email to rezoning@marceldesignstudio.com

Sincerely,

Alex Dobrin
Marcel Design Studio Ltd.

MARCEL DESIGN STUDIO LTD.

