



FREEDOM OF INFORMATION AND PROTECTION OF PRIVACY ACT

Personal information provided in submissions relating to matters before Council or Council Committees is collected under the authority of Bylaw 35M2017 and Section 33(c) of the Freedom of Information and Protection of Privacy (FOIP) Act of Alberta, and/or the Municipal Government Act (MGA) Section 636, for the purpose of receiving public participation in municipal decision-making and scheduling speakers for Council or Council Committee meetings. Your name and comments will be made publicly available in the Council or Council Committee agenda and minutes. If you have questions regarding the collection and use of your personal information, please contact City Clerk's Legislative Coordinator at 403-268-5861, or City Clerk's Office, 700 Macleod Trail S E., P.O. Box 2100, Postal Station M 8007, Calgary, Alberta, T2P 2M5.

Please note that your name and comments will be made publicly available in the Council or Council Committee agenda and minutes. Your e-mail address will not be included in the public record.

ENDORSEMENT STATEMENT ON TRUTH AND RECONCILIATION, ANTI-RACISM, EQUITY, DIVERSITY, INCLUSION AND BELONGING

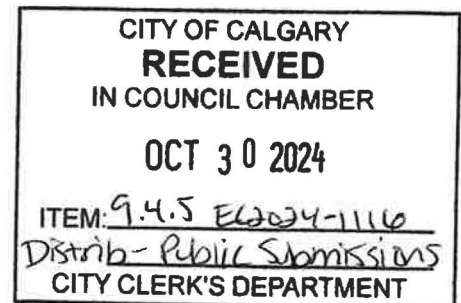
The purpose of The City of Calgary is to make life better every day. To fully realize our purpose, we are committed to addressing racism and other forms of discrimination within our programs, policies, and services and eliminating barriers that impact the lives of Indigenous, Racialized, and other marginalized people. It is expected that participants will behave respectfully and treat everyone with dignity and respect to allow for conversations free from bias and prejudice.

First name [required] Josh
Last name [required] Traptow

How do you wish to attend?

You may bring a support person should you require language or translator services. Do you plan on bringing a support person? (If you are speaking at the service plans and budget mid-cycle adjustments, translation services may be available, please indicate if you will require these by writing the required language and "Budget" in the space below).

What meeting do you wish to comment on? [required] (if you Council
Date of meeting [required] (if you are providing input on service plans and budget mid-cycle adjustments, please select "November 18") Oct 29, 2024





What agenda item do you wish to comment on? (Refer to the Council or Committee agenda published [here](#).)  
(if you are providing input on service plans and budget mid-cycle adjustments, please write "budget" below.)

[required] - max 75 characters **EC2024-1116**

Are you in favour or opposition of the issue? [required] **In favour**

ATTACHMENT\_01\_FILENAME **HC Letter of Support - EC2024-1116.pdf**

ATTACHMENT\_02\_FILENAME

Comments - please refrain from providing personal information in this field (maximum 2500 characters)





October 24, 2024

**Mayor & Council**

City of Calgary  
PO Box 2100, Stn. M  
Calgary AB, T2P 2M5

Dear Council:

**RE: Notice of Motion EC2024-1116 – Designated Historical Resource Property Tax Cancellation and Subclass**

Heritage Calgary, in accordance with our key mandate to advise Council and Administration on heritage matters in the city of Calgary, would like to take this opportunity to support the Designated Historical Resource Property Tax Cancellation and Subclass request that Council provide base funding in budgets 2025 and 2026.

Calgarians value their heritage, which plays a vital role in promoting and celebrating Calgary’s unique cultural identity. The Inventory of Evaluated Historic Resources lists over 900 sites that are important to Calgarians, including buildings, public spaces, as well as demolished and decommissioned sites. These sites, some of which are legally protected as Municipal Heritage Resources (MHR), are important in contributing to our overall quality of life.

Heritage Calgary supports hundreds of heritage property owners each year, through a monthly newsletter, social media posts, tours, talks, and site visits. Many of these property owners have invested considerable time and finances as stewards of their heritage properties to the greater benefit of their neighbourhood and community. Providing a Resource Tax Cancellation would provide an incentive that could inspire more legal protection of historic properties, and moreover it acknowledges the investment that individuals have made in their properties.

The restoration and maintenance of historic properties - residential and non-residential - creates jobs in specialized trades and encourages adaptive reuse of existing sites, reducing waste and leveraging our historic building’s embodied carbon. As such it is an important contributor to mitigate the effects of climate change, in addition to providing economic and social benefits.

Supporting this Notice of Motion helps residential heritage property owners, supports communities, and creates jobs. Moreover, it provides Calgary with a firm foundation to build its future.

Sincerely,

A handwritten signature in blue ink that reads "Josh Traptow". The signature is fluid and cursive, with the first name "Josh" and last name "Traptow" clearly legible.

**Josh Traptow**  
**Chief Executive Officer**  
**Heritage Calgary**



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Please note that your name and comments will be made publicly available in the Council or Council Committee agenda and minutes. Your e-mail address will not be included in the public record.

ENDORSEMENT STATEMENT ON TRUTH AND RECONCILIATION, ANTI-RACISM, EQUITY, DIVERSITY, INCLUSION AND BELONGING

The purpose of The City of Calgary is to make life better every day. To fully realize our purpose, we are committed to addressing racism and other forms of discrimination within our programs, policies, and services and eliminating barriers that impact the lives of Indigenous, Racialized, and other marginalized people. It is expected that participants will behave respectfully and treat everyone with dignity and respect to allow for conversations free from bias and prejudice.

First name [required] Lorna

Last name [required] Cordeiro

How do you wish to attend?

You may bring a support person should you require language or translator services. Do you plan on bringing a support person? (If you are speaking at the service plans and budget mid-cycle adjustments, translation services may be available, please indicate if you will require these by writing the required language and "Budget" in the space below)

What meeting do you wish to comment on? [required] (if you Council

Date of meeting [required] (if you are providing input on service plans and budget mid-cycle adjustments, please select "November 18") Oct 29, 2024



## Public Submission

CC 968 (R2024-05)

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What agenda item do you wish to comment on? (Refer to the Council or Committee agenda published [here.](#))  
(if you are providing input on service plans and budget mid-cycle adjustments, please write "budget" below.)

[required] - max 75 characters

9:4:5

Are you in favour or opposition of  
the issue? [required]

In favour

ATTACHMENT\_01\_FILENAME

ATTACHMENT\_02\_FILENAME

Comments - please refrain from  
providing personal information in  
this field (maximum 2500  
characters)

Letter of support emailed to public submissions on Oct 24/24



October 24, 2024

Re: Notice of Motion – Designated Historical Resource Property Tax Cancellation and Subclass EC2024-1116

I am writing on behalf of the Heritage sub-committee (Hillhurst Sunnyside CA) to ask for your support of this Notion of Motion.

Our community has supported increased density and it continues to support the benefits of heritage conservation, commemoration and education. This is evidenced by recent projects such as the Bow to Bluff Heritage Interpretive Walk (opened in 2023), the Riley Park Heritage panels project (currently in progress with the City), restoration of the (former) Hillhurst Baptist Church and our recently completed [Hillhurst Historical Context Paper](#). All of these initiatives involved community fund raising, partnerships (Developers, Heritage Calgary, and the City) along with countless Volunteer hours.

Similarly, Heritage property owners have invested considerable time and finances as stewards of their properties to the greater benefit of their neighbourhoods and communities. On a personal note, I chose to designate my 1911 property in 2017. I weighed the risk of reduced profits at time of sale, the opportunity cost of foregone development (I receive at least one expression of interest from a developer or realtor in my mailbox every month) against my desire to make a positive statement, reduce demolition/waste, and preserve a home and its stories for future generations. This message was noticed by my neighbours and since then, 4 homes on my street alone have been added to the Municipal Inventory with some owners considering designation.

Supporting this Notion of Motion supports residential heritage property owners, fosters communities and provides Calgarians an incentive to preserve some of our past for the future.

Yours sincerely,

A handwritten signature in black ink that reads "Lorna Cordeiro".

Lorna Cordeiro (Volunteer)  
Lead – Heritage Sub-committee

## CLWARD9 - Gail Garden

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**From:** CLWARD9 - Gail Garden  
**Sent:** Monday, October 21, 2024 8:59 AM  
**To:** Ward 09 Office  
**Subject:** CA support for upcoming NofMotion CRM:00541155

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

FYI on a letter of support of the Designated Heritage Resource Property Tax Cancellation Notice of Motion.

### Gail Garden (she/her)

Constituent Liaison  
Councillor Gian-Carlo Carra, Ward 9  
| C 403.808.9327 |  
The City of Calgary | Office of the Councillors  
Proudly serving on the territories of Treaty 7  
P.O. Box 2100, Station M, Calgary, AB Canada T2P 2M5

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### Web Submission Details

**Name:** Roy Wright  
**Phone:** [REDACTED]  
**Email:** [REDACTED]  
**Address:** Calgary Alberta Canada  
**Community:** Mount Royal - Ward 8

**Created On:** 10/20/2024 5:57:07 PM

**Follow up requested:** No

**311 CSR:**

**Comment for Ward:** Ward 1 - Sonya Sharp; Ward 2 - Jennifer Wyness; Ward 3 - Jasmine Mian; Ward 4 - Sean Chu; Ward 5 - Raj Dhaliwal ; Ward 6 - Richard Pootmans; Ward 7 - Terry Wong; Ward 8 - Courtney Walcott; Ward 9 - Gian-Carlo Carra; Ward 10 - Andre Chabot; Ward 11 - Kourtney Penner; Ward 12 - Evan Spencer; Ward 13 - Dan McLean; Ward 14 - Peter Demong

**Nature of Request:** Other

**Subject:** CA support for upcoming NofMotion

**Comments:** October 21, 2024 Your Worship and Members of Council; Re: Notice of Motion- Designated Heritage Resource Property Tax Cancellation (Subclass EC2024-1116) Our Mount Royal Community Association is writing to you today to request your support of the above Notice of Motion you will be considering. Our CA values not only our community heritage assets in terms of buildings, landscapes and history, but all of Calgary's heritage resources, many of which are recognized through our Inventory of Evaluated Historic Resources. Any steps you can take to ensure such resources are protected for present and future generations would be gratefully appreciated. The benefits of restoration and maintenance of historic properties goes beyond community aesthetics. It creates jobs in specialized trades, encourages adaptive re-use of existing sites, and reduces waste. Providing a Historical Resource Property Tax Cancellation would provide an incentive for property owners who may not have previously considered such an action. Therefore, we encourage the City to



adopt this Notice of Motion to further support our heritage resources of Calgary Yours truly Lynn McRae Roy  
Wright RPP, MCIP President MRCA Co-chair Planning & Development Committee Cc: City Clerk, Heritage  
Calgary (Josh Traptow)



Renfrew Community Association  
811 Radford Road NE  
Calgary AB T2E 0R7

October 28, 2024

**Dear, City of Calgary Council**

Re: Notice of Motion – Designated Historical Resource Property Tax Cancellation and Subclass EC2024-1116

I am writing to you today to request your support of the captioned Notice of Motion.

Calgarians value their heritage, which plays a vital role in promoting and celebrating Calgary's unique cultural identity. The Inventory of Evaluated Historic Resources lists over 900 sites that are important to Calgarians, including buildings, public spaces, as well as demolished and decommissioned sites. These sites, some which are legally protected as a Municipal Heritage Resource (MHR), are important in contributing to our overall quality of life.

Heritage property owners in Calgary have invested considerable time and finances as stewards of their properties to the greater benefit of their neighbourhoods and communities. In Renfrew the Rutledge Hangar is a neighbourhood landmark, thanks to the thoughtful stewardship of its property owners.

The benefits of restoration and maintenance of historic properties goes beyond community aesthetics. It creates jobs in specialized trades, and encourages adaptive reuse of existing sites, reducing waste and leveraging our historic buildings' embodied carbon. As such it is an important contributor to mitigate the effects of climate change, in addition to its economic and social benefits. Providing a Historical Resource Property Tax Cancellation would provide an incentive for property owners to pursue legal protection, and assist in making homeownership affordable

Supporting this Notice of Motion supports residential heritage property owners, fosters communities, and creates jobs. Moreover, it provides Calgary with a firm foundation to build its future.

Sincerely,

Mary Grace Linton  
President - Renfrew Community Association

# ELBOW PARK RESIDENTS ASSOCIATION

Thursday, October 24, 2024

**RE: Notice of Motion – Designated Historical Resource Property Tax Cancellation and Subclass EC2024-1116**

Dear Mayor Gondek and City Councillors,

I am writing to request your support for the above-mentioned Notice of Motion.

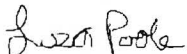
Calgary's heritage plays a vital role in promoting and celebrating Calgary's unique cultural identity. The Inventory of Evaluated Historic Resources lists over 900 sites that are important to Calgarians, including buildings, public spaces, as well as demolished and decommissioned sites. These sites, some of which are legally protected as a Municipal Heritage Resource (MHR), are important in contributing to our overall quality of life.

Heritage property owners in Calgary have invested considerable time and finances as stewards of their properties to the greater benefit of their neighbourhoods and communities. In Elbow Park, there are some 17 residences that are in the Inventory, but only 8 have been designated as Municipal Heritage Resources, thanks to the thoughtful stewardship of its property owners.

The benefits of restoration and maintenance of historic properties goes beyond community aesthetics. It encourages adaptive reuse of existing sites, reducing waste and leveraging our historic buildings' embodied carbon. As such it is an important contributor to mitigate the effects of climate change, in addition to its economic and social benefits. Providing a Historical Resource Property Tax Cancellation would provide an incentive for property owners to pursue legal protection and assist in making home ownership affordable.

Supporting this Notice of Motion supports residential heritage property and fosters communities. Moreover, it provides Calgary with a firm foundation to build its future as a world class city.

Sincerely,



Lisa Poole

President, Elbow Park Residents Association

# CLIFF BUNGALOW-MISSION COMMUNITY ASSOCIATION

## Planning and Development Committee

462, 1811 4 Street SW, Calgary Alberta, T2S 1W2

Community hall and office, 2201 Cliff Street SW

www.cliffbungalowmission.com

cbmca.development@gmail.com

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October 25, 2024

**Re: Support for “Notice of Motion – Designated Historical Resource Property Tax Cancellation and Subclass EC2024-1116”**

Dear Councillor Walcott,

The loss of heritage homes throughout the community of Cliff Bungalow-Mission is a loss for character, identity and sense of place, both within the community and for Calgary more broadly. The evolutionary balance in Cliff Bungalow seems to have become increasingly tilted against the preservation of character homes over recent years. Specifically, over the past decade, 16 character homes have been removed to make way for new developments, while only one has been historically designated.

The CBMCA believes the City of Calgary could help to restore balance to this equation by increasing the publicly available incentives for citizens to designate and rehabilitate their heritage homes. As such, we are writing to you today to outline the CBMCA’s support of the captioned Notice of Motion.

As outlined in our most recent note to council – a Letter of Comment for LOC2024-0041 - the CBMCA is advocating for the permanent elimination of the municipal mil rate for all designated heritage homes within Calgary. Thus, while the CBMCA is happy to support this Notice of Motion as a first step, the CBMCA believes permanent municipal property tax exemption for heritage homes should be the ultimate objective.

The CBMCA believes there are four convincing public policy reasons to pursue permanent property tax abatement for designated heritage homes:

- First, permanent property tax elimination provides a clear benefit to homeowners from the public in return for homeowners making a decision that provides a clear benefit to the public (preservation and stewardship of a heritage home).
- Second, permanent elimination of the municipal property tax for historically designated homes would provide an enduring and permanent benefit (reduction of property tax on an annual basis), which symmetrically aligns with permanent and enduring decision to historically designate a home.

- Third, property tax elimination would substantially reduce the hesitancy homeowners have around the decision to designate because it helps to offset any potential losses incurred when a homeowner makes the decision to designate (stemming from the loss of optionality to redevelop their property). Based on an average detached home value of \$640,000 within Calgary, eliminating the municipal mil rate for residential heritage homes would increase the value of heritage designation by an average of ~\$65,000. When it comes time for a homeowner to sell their historically designated home, the value embedded in permanent property tax abatement becomes a positive selling feature rather than the loss of optionality to redevelop being a negative selling feature.
- Fourth, a property tax elimination program would be affordable, having a negligible impact on taxes of other homeowners. If the CBMCA's math is correct, each incrementally designated heritage home would increase the annual property tax on a typical residential property in Calgary by roughly \$0.005 (half-a-cent).

As of today, the largest incentive to designate a heritage home is grant for restoration (up to \$125,000). Under this program, eligible property owners may receive matching funds up to 50% of approved conservation costs for a qualifying capital project (subject to application acceptance and approval). Unfortunately, this program has a glaring weakness that makes it quite ineffective for many heritage-minded homeowners: the grant funding is largest for those least likely to designate and smallest for those most likely to designate.<sup>1</sup> Other challenges of the heritage grant application process is that it is time consuming, requiring administrative work to complete the application. And once an application is submitted, there is no guarantee of funding.

In contrast, a permanent property tax abatement program is easy to understand, transparent, clearly value accretive and requires little administrative burden. Designate and receive an annual, enduring benefit that stays on title forever, matching the decision to designate forever. The CBMCA believes the introduction of permanent property tax abatement would be gamechanger for heritage conservation within Calgary.

**Zaakir Karim**

Director, Planning and Development Committee  
Cliff Bungalow-Mission Community Association  
[cbmca.development@gmail.com](mailto:cbmca.development@gmail.com)

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<sup>1</sup> Those least likely to designate a heritage eligible home typically let their heritage homes rundown to the point they're uneconomic to repair – these owners can make full use of the matching grant money, but won't take it because they plan on demolishing the property. In contrast, many of those most likely to designate a heritage home have little use for \$125,000 in grants because they have already invested significant time and money into restoring their heritage home. These owners can't make much use of this grant funding because there is little restoration work left to be done, so the grant does little to nudge these homeowners to make the decision to designate, especially when weighed against the potential costs of designation.



## CALGARY HERITAGE INITIATIVE

Oct 1, 2024

Re: Notice of Motion - Designated Historical Resource Property Tax Cancellation and Subclass, EC2024-1116

Mayor and Council,

In 1976 the US government began the Federal Historic Preservation Tax Incentives program which has become one of that nation's most successful preservation and revitalization programs. Since it began it has helped preserve more than 49,000 US historic properties.

Canada unfortunately has failed to enact such a program, but we are happy to hear that Councilor Gian-Carlo Carra has made a Notice of Motion to lay the groundwork to begin a similar program right here in Calgary.

The Calgary Heritage Initiative Society fully supports this proposal, it being a key missing component of Calgary's Heritage Conservation Tools and Incentives program.

We have sometimes heard concerns about focusing on heritage preservation in the middle of a housing crunch. I think it is important to consider that even if every historic resource on the city's Inventory were designated, an exceedingly unlikely event, that would equate to less than 1/10<sup>th</sup> of 1% of Calgary's housing, a drop in the bucket but with outsized benefit to the city's history, culture, and soul.

We encourage you to support this Notice of Motion.

Thank you

Chris Edwards  
President,  
Calgary Heritage Initiative Society

*October 28, 2024*

Dear City of Calgary Councillors ;

RE: Notice of Motion – Designated Historical Resource Property Tax Cancellation and Subclass EC2024-1116

We are writing to you today to request your support of the Notice of Motion. - Designated Historical Resource Property Cancellation and Subclass EC2024-1116

World class cities celebrate the stories which define them and value their historic monuments, buildings and gathering places. World class cities ensure that their heritage continues to be visible and viable and recognize that many visitors will come to explore and to enjoy the ambiance of their unique setting. Calgary strives to become a world class city and attention to our heritage is of vital importance.

The full value of our heritage is untapped yet it's important to recognize the vital role it plays in promoting and celebrating Calgary's unique cultural identity.

The Inventory of Evaluated Historic Resources lists over 900 sites that are important to Calgarians, including buildings, public spaces, as well as demolished and decommissioned sites. These sites, some which are legally protected as a Municipal Heritage Resource (MHR), are important in contributing to our overall sense of place as well as to our quality of life.

Numerous heritage property owners in Calgary have invested considerable time and finances as stewards of their properties, to the greater benefit of their neighbourhoods and communities. In Bridgeland Riverside we have seen owners take good care of their historic properties. They have sought to keep the heritage features of their homes as they have updated and modernized them. Some of these properties are on the inventory of evaluated historic resources and some owners have looked into the designation process. However the incentives to undertake this process are just not there to encourage owners to proceed.

The benefits of restoration and maintenance of historic properties goes beyond community aesthetics. In addition to creating jobs in specialized trades, and encouraging adaptive reuse of existing sites, there are other significant advantages that support our city's stated priority to address climate change. Reducing the waste from demolished buildings that goes into our landfills will leverage our historic buildings' embodied carbon. As such it is an important contributor to mitigate the effects of climate change, in addition to its economic and social benefits.

Providing a Historical Resource Property Tax Cancellation would provide a viable incentive for property owners to pursue legal protection, and assist in making ownership of heritage homes more affordable for everyday Calgarians.

Your vote for this Notice of Motion supports residential heritage property owners, fosters communities, and creates jobs. Moreover, it affirms that Calgary is on its way to becoming a world class city, with a firm foundation on which to build its future.

Sincerely,

A handwritten signature in cursive script, appearing to read "D. Lee".

Director of Heritage  
on behalf of  
Bridgeland - Riverside Community Association