

Community Association Comments

2024 September 7

LOC2024-0184 - 4225 CROWCHILD TR SW

Thank-you for the opportunity to respond to this application. You will note that we are neither supportive or opposed, but this does not clearly represent our position, as 2 different items are being considered under this one application.

We are supportive of adding the undesignated Breskens Street ROW to the DC site as this section of the roadway is no longer required.

With regards to reducing the setbacks on the proposed designated DC Site 1, our concern is that doing so sets a precedent for other similar sites in the current DC site. While these 5 m setbacks do not appear to be part of the Municipal Reserve land designated for Currie Barracks, they were intended to provide landscaped, walkable, pedestrian scale boulevards that connect people to larger green spaces. Accordingly, we would prefer that the 5 m setbacks remain as currently designated.

There is also the risk of other changes to DC site 1 as the bylaw rules have changed since the current DC site was approved. We worked very closely with Canada Lands to establish the rules and expectations for these DC sites when the CFB West Master Plan was revised. We want to make sure that what is developed in Currie Barracks remains true to the vision we supported.

Thank-you for your time.

The Rutland Park Community Association Development Committee

2024 November 7

*Name	<input type="text" value="Rutland Park Community Association"/>	Phone	<input type="text"/>
*Email	<input type="text" value="development@rutlandparkcommunity.com"/>	<input checked="" type="checkbox"/>	Circulation Referee
*Address	<input type="text" value="Circulation Referee No Address"/>		

General Comment

We understand that the intent of this new application is to include 2 additional properties when configuring the new DC sites. We also understand that the intent is to reduce the setbacks to allow for better built forms and interfaces, and that no changes are being made to parking requirements. We note that there is actually a reduction in the height of one of the DC sites per the explanation on DMAP. Our concern focuses on reducing the green belt that was proposed between Alexandria Park and Richmond Green-- we had envisioned benches, garden boxes and trees along Quesnay Wood Drive as an interconnected park space between these 2 larger park spaces. We feel that more green space (not less) is essential in areas of higher density. We are very disappointed by this proposed change and would ask that higher landscaping requirements be expected in these bordering developments.