



## Public Submission

CC 968 (R2024-05)

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## 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] Lorne

Last name [required] Robertson

How do you wish to attend? Remotely

You may bring a support person should you require language or translator services. Do you plan on bringing a support person?

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

Date of meeting [required] Apr 8, 2025

What agenda item do you wish to comment on? (Refer to the Council or Committee agenda published [here](#).)

[required] - max 75 characters South Shaganappi Communities Local Area Plan

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



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South Shaganappi Communities LAP Silvera.pdf

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ATTACHMENT\_02\_FILENAME

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

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March 25, 2025

City of Calgary  
Office of the Mayor  
Office of the Councillors  
P.O. Box 2100, Stn. M  
Calgary, Alberta T2P 2M5

RE: SOUTH SHAGANAPPI COMMUNITIES LOCAL AREA PLAN

Dear Mayor Jyoti Gondek and Members of City Council,

We would like to express our support for the proposed amendments to the Local Area Plan for South Shaganappi Communities, which is scheduled for a public hearing on April 8, 2025.

By way of background, Silvera's property at 5200 53rd Ave NW, referred to as Varsity Estates Village, was purchased in 2020 and is currently a multi-family rental townhouse complex. While Silvera has no immediate plans to redevelop this property, it was purchased based on its potential to be transformed into a multi-storey, transit-oriented development. Given its proximity to Crowchild Trail and its immediate adjacency to the Dalhousie LRT station, there is excellent potential for high-density redevelopment on this property.

The version of the Local Area Plan amended on Jan. 30 and reviewed at a public hearing on March 4 was problematic because it restricted development on Silvera's property to six storeys. Fortunately, at the end of the March 4 public hearing, a notice of motion directed Administration to do the following:

- Designate Varsity Estates Village as a Comprehensive Planning Site on the Urban Form Map.
- Remove the Building Scale designation.

We appreciate this flexibility. We're aware that an amendment to the Local Area Plan will eventually be required if Silvera decides to increase the density on our property, but we're grateful for the removal of restrictions that would have complicated any redevelopment plans. The amended plan reflects the importance of enabling future growth of both market and affordable housing in Canada's fastest-growing city.

Thank you for responding to Silvera's concerns through this amendment.

Sincerely,

A handwritten signature in black ink, appearing to read "Lorne Robertson". The signature is fluid and cursive, with the first name "Lorne" being more prominent.

Lorne Robertson  
Chief Development Officer  
**Silvera for Seniors**

CC: W. Scott Thompson  
Senior Planner – Local Area Planning Team  
Planning & Development  
City of Calgary  
[scott.thompson@calgary.ca](mailto:scott.thompson@calgary.ca)