

Community Association Response

March 11, 2025



LOC2024-0224 at 110 Bishop WY SW

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To Whom It May Concern:

Thank-you for the opportunity to respond to this application. .

The file manager has specifically indicated that the application will not change any building height, building setbacks or existing parking requirements. This is very important to us since we had significant input into the current DC sites.

We are supportive of a day surgery use on the site. We feel that this will provide a benefit for the community at large.

Our concerns are focused on the drive through component of the Healthcare Nook. Given the information that has been provided, we are opposed. We are opposed to any potential for drive through addiction treatment as part of this proposal. (Addiction treatment is currently a discretionary use for the site, and we do not want to open our community up to being the first drive through site in the City.) While the new definition of Retail Drive Through is intended to minimize the impact on the adjacent residential neighbourhood, **it will definitely bring additional traffic to the community as a whole, especially since there are no restrictions on operating hours.** Permitting this use in Currie will also set a precedent for other residential areas. This type of use should ONLY be considered in a commercial area. **Having a drive through pharmacy could bring significant traffic to the area, as it could draw people from all over the City depending on its hours of operation. This would be a major concern in what will be a dense residential area.**

A small pharmacy set up to meet the needs of a day surgery should have minimal impact on residents. **A drive through pharmacy in the heart of a residential area would have a major impact. We are opposed.**

Thank-you for your time and consideration.

Sincerely,

Leanne Ellis Executive VP and Development and Traffic

On Behalf of the Rutland Park Community Association

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