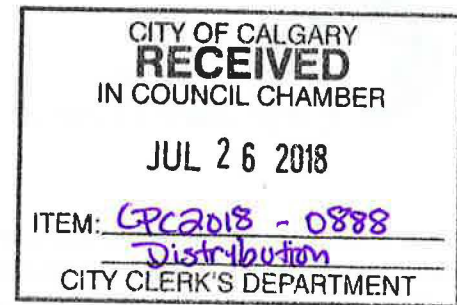




July 26, 2018

Calgary Planning Commission

Via: Tammy Henry, Planner - Calgary Growth Strategies



Re: Infill Working Group

The Federation of Calgary Communities (the Federation) would like to express our support and thank Administration for our inclusion in the infill working group. Along with our member communities, Bridgeland-Riverside and Parkdale, the Federation has been meeting with Administration to address two of the 11 identified issues relating to infill development, and to draft amendments to the Residential Ground-Oriented (R-CG) District Monitoring Report.

Administration has been working to balance the views of our community representatives with those of industry to create draft Land Use Bylaw amendments, and we acknowledge that some of the necessary changes must be made through other business units to more appropriately address concerns about infill. Though direct input has been limited to a small number of Community Associations, the Federation has been committed to communicating the working group's progress to our expanded network and would like to thank the project team for attending our "Monday Matters" session to provide opportunity for discussion with our larger network.

The Federation has been satisfied with the collaborative approach of the working group. Moving forward, we would like to see opportunities to address a few outstanding concerns. Briefly, they include:

- Impact on the street frontage based on the maximum 4.5m setback rule in R-CG districts
- Increased lot coverage in R-CG developments, which will reduce urban canopy
- Decreased urban canopy in the rear yard due to subterranean development

The specific issues addressed during Phase 1 are also part of broader changes and must be addressed by looking at infill and redevelopment holistically. The Federation is committed to working with Administration during Phase 2 and would like to see the following:

- An outcome-driven process that clearly illustrates the input communities can provide
- A collaborative approach that includes other planning staff working on related projects such as the Developed Areas Guidebook
- A commitment to balancing the needs for redevelopment and life-cycling with concerns related to community context, character and fit
- Continued engagement opportunities for community input

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