

Community Association Letter



3130 16 Street SW
Calgary, AB, T2T 4G7

June 1, 2018

Circulation Control
Planning & Development #8201
PO Box 2100 Station M
Calgary, AB, T2P 2M5
Email: CPAG.Circ@calgary.ca

Attn: Colleen Renne-Grivell, colleen.renne-grivell@calgary.ca

SENT BY EMAIL

Dear Ms. Renne-Grivell;

RE: Community Association Feedback for LOC2018-0098

Thank you for providing us the opportunity to offer feedback on this application that reflects the vision of the Marda Loop Communities Association (MLCA). The following comments have been written with consideration towards what is best for our communities and our city.

This application appears to meet the intent of The City's Location Criteria for Multi-Residential Infill and in our opinion does not exceed the anticipated scale of redesignation that will occur along this corridor as part of the 33rd Avenue SW Main Streets Initiative. Additionally, there are currently two other M-CG designated parcels on the south 1500 block of 33rd Avenue SW, one of which is directly adjacent to this parcel. The MLCA is supportive of the proposed location of this M-CG land use district, however, we would prefer to see the density modifier of 72 units per hectare added to the designation to provide more certainty that a 4-plex development is in fact what we are supporting at this location. The associated Development Permit DP2018-2113 does depict a four unit development.

The MLCA continues to encourage developers to engage with us and neighbours of proposed developments. A prospective buyer of this property contacted the MLCA in February 2018 regarding this application, however, there has been no further engagement with the MLCA by the applicant. To-date the MLCA has not been contacted by any members of the community regarding this application.

If you have any questions regarding these comments, please contact Lauren Makar at your convenience.

Regards,



Lauren Makar
Director - Planning & Development
Marda Loop Communities Association
development@mardaloop.com



Doug Fraser
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cc: Evan Woolley, Ward 8 Councillor, The City of Calgary evan.woolley@calgary.ca