

UHCA Presidents Message Submitted by Peter Khu

Our community has been inundated with development challenges lately, from all directions:

- **North** - U of C Residence (1500 new students on 24th Ave.)
- **East** - Foothills Field house (Training facilities with 10,000 Capacity Stadium)
- **South** - New Cancer Clinic and 1200 stall parking garage
- **West** - West Campus Development (22,000 new people and jobs)
- **Within** - Stadium Shopping Centre Redevelopment (possible 2000 people and jobs)

It is hard to imagine so many projects, proceeding so quickly, in such a small area of the city -- Let no one dare call us NIMBYs. University Heights welcomes moderate, community sensitive development, that meets the context of the local community through a sustained collaborative planning process.

Please plan on attending City Council meeting on **July 22nd, 2013** for the **public hearing** of the **Stadium Shopping Centre Area Redevelopment Plan**. Depending upon the progress of the Council hearing and the number of persons who wish to speak on agenda items other than University Heights, the hearing could extend to **July 23** as well. All the details are in the last section of the newsletter. This hearing will determine the outcome of the ARP and community support at this meeting is essential.

Protecting community interests has been possible due to the hard work of the volunteers. Thanks also to David Richardson and Lawna Hurl who co-chair the development committee, and numerous volunteers, for representing University Heights on committees. Thanks also to Wayne Davies and David Richardson for lending their professional expertise for a traffic impact analysis for the Stadium Area Redevelopment Plan.

In spite of all of this development madness, we need to remain an island of reason, and focus on some of the great things are happening within our community.

Our soccer Program has had another fantastic season and it is due to the dedication of Kevin Berwick and other volunteers. Congratulations!

Our **Community BBQ** is just around the corner and we hope to see as many people attend as possible. Thanks to the Yajure family for organizing this event.

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WHAT'S HAPPENING IN OUR COMMUNITY

There have been some terrific synergies among our community partners: The Foothills Mennonite Church, Our Lady Queen of Peace Church, Westmount Charter School and University Elementary School. We have been looking for innovative ways to support one another and make the community stronger.

One example of this synergy is the sharing of meeting spaces and parking passes.

The Foothills Mennonite Church has made meeting space available for numerous community meetings, and development open houses. They have also kindly provided their residential parking passes to Westmount Charter School to allow for parent volunteers to be more active in the school without having to worry about parking.

University Elementary School has also provided meeting space to the community; it almost serves as a community centre for residents. It is fitting, then, that the UHCA was able to provide its five residential parking passes to UES.

One thing that has consistently kept our community together and informed is the newsletter. Thank you to Alison Braaten who has done such a wonderful job with the newsletter for several years. Alison's term as Newsletter edition is sadly coming to an end and the position will be taken by Mary Abel who has kindly agreed to resume a former role as newsletter Editor. The email for the newsletter is still newsletter@uhcacalgary.org

If you have even an hour free and would like to help build a stronger community, please send an email to volunteer@uhcacalgary.org We can add you to a volunteer pool for newsletter delivery, or small projects that all add up to big results!

Once we get through our development hurdles, we can focus on future community planning.

UHCA BOARD	
President: Peter Khu	president@uhcacalgary.org
Past-President: James Carss	
Vice President: Edgar Yajure	vicepresident@uhcacalgary.org
Secretary: Joanne Hunt & Jane MacDonald	secretary@uhcacalgary.org
Treasurer: Patty Auger	treasurer@uhcacalgary.org
Membership: Michele Nowak	membership@uhcacalgary.org
Newsletter Editor: Alison Braaten	newsletter@uhcacalgary.org
Soccer Coordinator: Kevin Berwick	soccer@uhcacalgary.org
Soccer Assistant Coordinator: Vacant	
Development Committee Chair: Lawna Hurl & David Richardson	development@uhcacalgary.org
Traffic Committee Chair: under development	traffic@uhcacalgary.org
Volunteer Coordinator: James Love	volunteer@uhcacalgary.org

WHAT'S HAPPENING IN OUR COMMUNITY

U.H.C.A. OUTDOOR SOCCER PROGRAM 2013

Submitted by Kevin Berwick



The 2013 Soccer season was a great success thanks to our many volunteers who made it possible. It was wonderful to see some many young and enthusiastic kids in the community participate in this program along with their parents. Our registration numbers were consistent with last year and it appears that we will have no problems in maintaining the program at the current enrollment level in the near future.

This Fall I will be working with a member of our community to create a complete online registration system with online payment and membership renewal. This system will be ready for the 2014 soccer season and will be a large improvement from having an registration night at the school. It will also allow members of our community that are not registering for soccer to renew their UHCA membership online.

This year's volunteers currently are as follows: Kevin Berwick - Coordinator, Sofia Ahmed - Co-coordinator & Coach Coordinator, Nicole Zander - Co-coordinator & Referee Coordinator, Debbie Clark - Uniforms Coordinator, Harold Esche - Equipment Coordinator, Edgar & Janice Yajure – BBQ Coordinator, and Doug Parnham - Lines Maker / Field Preparer Coordinator.



I would like to recognize and thank Doug Parnham for his years of service in the soccer program as he has indicated that this was his last year in this role. Over the past years we have had many compliments about our fields and how nice it was to play on a field that were well marked. Many of these compliments came from other visiting communities which were not as fortunate as we are to have such a great lines maker. So on behalf of all the parents and coaches; **Thank You Doug** for all of your hard work and you will be missed!

Please contact soccer@uhcacalgary.org if you are interested in volunteer roles.

For more information about the University Heights Community Association Soccer Program contact soccer@uhcacalgary.org or phone Kevin Berwick 403-210-2619.

I would like to remind everyone who is part of our program to attend the University Heights Community BBQ on June 23rd at the school playground.

The Soccer program is proudly supported by the University School and the Tim Hortons Calgary Minor Soccer program.



WHAT'S HAPPENING IN OUR COMMUNITY

Fundraising Update

We have reached an important milestone in our fundraising efforts for professional services to protect our community from extreme development. **In two weeks, we have raised over \$30,000!** Our goal is \$75,000.

There were over **60 Contributions** made so far, with the average contribution of \$500. One family contributed \$7500. Most donations have been between \$300 and \$500. Any amount will be gratefully accepted so please contribute what you feel is appropriate--**it all adds up.**

What is remarkable is that some of the donations and volunteer help are coming from outside our community.

We are gaining support for the view that the collaboration process is flawed, that the site has technical constraints that does not allow for the proposed density, and that the city is not adhering to it's own policies which are supportive of moderate development but also intended to protect established communities from incompatible development. Calgarians are also concerned about SCC development impacts to 16th Ave and 29th street access to the Foothills Medical Centre. The fact the we are receiving financial support for a legal/professional fund from both within and outside University Heights is evidence that these concerns resonate with all Calgarians.

Donations can be made to:

UHCA
c/o Foothills Mennonite Church
2115 Urbana Rd. N.W.
Calgary, AB
T2N 4B9

Here are some Frequently Asked Questions about the Fundraising:

Q: Before I send my cheque, I am wondering, what are the chances of success?

A: Do we have a chance of Success? Absolutely. Our goal is a moderate, community sensitive development, that meets the context of the local community through a sustained collaborative planning process. Even if we are not able to change the ultimate density of the Area Redevelopment plan, we have significant influence to mitigate the negative impact to the community and access to Foothills Medical Centre. The current proposal depends on 14 infrastructure upgrades, some small, some very large. If we can show at Council that the development depends on these upgrades, and that it would be detrimental to the community and to the surrounding

WHAT'S HAPPENING IN OUR COMMUNITY

region to proceed without first having them in place, then perhaps we can limit the development to the pace of the upgrades. In other words, we might be able to mitigate the impact of growth by a phasing strategy. However we still don't want to give up on the goal of moderating density because traffic is only one of the negative impacts affected by extreme density, and there is no guarantee that the city will fund the most important and expensive upgrades.

We can also influence the interface of the development to the community, and address other concerns like safety, accessibility to public space, and the appearance and quality of built form, and preservation of the municipal reserve.

Q: Do we really need a lawyer/consultant?

A: We actually have a lot of the expertise within the community, but we are relying on an enormous amount of volunteer time and effort. Some of the timelines provided by the city to respond to the Traffic Impact Analysis and drafts of the ARP have been absolutely ridiculous and unfair (in some cases less than 24 hours). It would have been impossible for us to have given a reasoned response without outside professional help. We were fortunate to retain Gerry Kruk, who represented us at the 2008 SBDB appeal. His extensive legal, communication and strategic background makes it easier for us to represent ourselves and get the right message out in the limited amount of time that we have. We want to sound reasonable -- We welcome development, but not too much, and of the right kind.

Q: Is the fundraising goal too high?

The development of the legal fund and the goal amount were not decided lightly. It was the product of a long and thoughtful process, with much debate. In the end we decided on an amount that allowed us to respond to the immediate situation, and to meet long term needs beyond the July 22, 2013 Council decision. We also considered the financial constraints to members of our community. We researched many options before we chose this course.

For example, we know that the legal fees for Shawnee Slopes were more than \$200,000. Their approach was more technical, which increased costs, and so we revised their figure downwards. Our target was based on our best estimate of what we will need, but we also did not want to have to approach the community continually for legal and professional funds.

We appreciate a donation of any amount and will endeavour to use the money wisely and carefully.

WHAT'S HAPPENING IN OUR COMMUNITY

June 13, 2013

West Campus Development Trust: Getting Things Done!

On June 11 and 12, West Campus Development Trust held a series of conversations with residents of the surrounding communities, University students, staff and faculty as well as others who are interested in the West Campus lands and our proposed approach.

Thank you to everyone who stopped by to see the updated Plan and have a conversation with us. It is a true honour to be working for the University on this Plan, and these events remind us again of the great many passionate people who live and work in the West Campus area! **The materials from our events are available on our website.** Please let us know if you have questions about them.

Whether you were able to attend or not, we hope that one message is clear from our activities: we value your input in this Plan. As our vision states we aim to achieve a vibrant and sustainable community that enhances University life and harmonizes with the surrounding communities.

Our June events signalled a transition into another stage of the process — an application for land use amendment with the City of Calgary. While the application process is within the City's control, we hope to be at Council for approval by May of 2014.

As part of the application process, the City will circulate the application to stakeholders (including impacted community associations) with comments to be submitted directly to the City. In addition, the land use application will be subject to a full public hearing and Council approval.

If, at any time, you wish to ask questions or discuss issues, please contact us. We remain committed to listening to our stakeholders as we move forward.

Visit our website for the most current information about the Trust and its activities: www.wcdt.ca.

Thank you for your continued support and participation!

WHAT'S HAPPENING IN OUR COMMUNITY



University Heights Community Association Annual Barbecue

At the University School Park. South of the school by the playground.
On Sunday June 23rd, from 1:30 to 4:30pm

All members of our community including our soccer families are invited!



BBQ Hot Dogs will be provided by Bon Ton Meat Market

- **Pot Luck - please bring something to share that starts with the first letter of you last name.**
- **Bring something to sit on (lawn chair or blanket)**
- **U10 & U12 players please return uniforms for deposit refund**

Come out and have some good food & meet and greet your neighbors

*Special thanks to our sponsors this year;
Bon Ton Meat Market, Cob's Scotiabank and Billingsgate Fish Co.*





Donna Kennedy-Glans
MLA, Calgary-Varsity

*#101, 5403 Crowchild Trail NW
Calgary, AB T3B 4Z1
403-216-5436
calgary.varsity@assembly.ab.ca*

I have had the chance to spend a lot of time in University Heights in the past couple of months, attending a number of convocation ceremonies and interesting lectures at the University of Calgary. I also had a great time attending the graduation ceremonies for the students at William Aberhart, Sir Winston Churchill and Westmount Charter High Schools. Our constituency had over 1200 new high school graduates this year!

On the government front, Alberta Health Services (AHS) has released its 2013-2016 business plan, outlining its main priorities, which include:

- Improving community-based care to help Albertans get the support they need as they age. This includes adding more continuing care, palliative and hospice beds and services;
- Improving access to primary health care and mental health services by adding 24 new family care clinics this year alone;
- Improving access to surgical, obstetric, pediatric and intensive care by increasing funding for additional nursing staff to support procedures;
- Increased emergency and outpatient services funding to further ease pressures on emergency departments and reduce wait times. These changes will also help inpatients get discharged sooner and get care in or near their community.

This business plan will undoubtedly have a direct impact on our communities, so I encourage you to read more about it at www.albertahealthservices.ca. Your feedback is invited!

As mentioned above, 24 Alberta communities have been announced as the next locations for Family Care Clinics (FCCs). These communities were chosen because they have the greatest need for better access to primary health care and are considered to have the capacity to set up an FCC. Three of these clinics will be located in Calgary, and will offer extended hours of operation and broad teams of health care practitioners.

As always, I am open to your comments, questions and ideas regarding provincial policies, programs and services. I want to make sure your voice is heard at the government table. Don't hesitate to email, call or stop by for a visit.



Are you looking for a local activity for your children this summer?

Foothills Mennonite Church is having a Vacation Bible School Program. The theme is: **Athens: Paul's Dangerous Journey to Share the Truth.**

Come experience the marketplace feel of Athens, and participate in games, crafts, stories, snacks and more!

Dates: July 8th - July 12th from 9:30am to 12pm.

Cost: \$30/child and \$60/family. To register, follow the link at www.foothillsmennonite.com



311 CALGARY MOBILE APP LAUNCHES

Alderman Dale Hodges

311 has enlarged its assistance through the launch of the 311 Calgary mobile app. It is an app that will offer Calgarians with an on-the-move link to City Services.

The 311 Calgary mobile app will increase interactions with constituents. Online along with mobile applications will greatly advance access to services, which means effective government partnerships and much superior customer service. Simply put faster delivery and faster service.

In 2005, The City of Calgary was the first municipality in Canada to launch a 311 Operation Centre. We have continually added services over the years. 311 has developed much further than a conventional call centre to include 311 online and now a mobile application. Every development provides Calgarians with another way to connect with The City anytime, anywhere and on any device. It is a change for the better. Attaching a photo of the concern is straightforward and will result in enhanced service to constituents.

Constituents or guests to our City can contact The City in minutes. When citizens and visitors spot a pothole, a streetlight issue or a pathway concern, they can snap a photo, explain the issue and use their smartphones' GPS to identify the site.

By means of the auto-generated service request number, citizens can moreover track the status of their requests. You can what's more look at up to 100 of the most recent requests and choose to keep an eye on concerns that interest you. You can view when and SR (Service Request) has been opened and when it has been closed.

The 311 Calgary mobile app is an expansion of the collaboration between constituents and The City of Calgary. You can play a direct active part in keeping our City a great place to live!

Information on how to submit a service request using the 311 Calgary mobile app can be found [here](#). Visit calgary.ca and download the 311 Calgary mobile app today.

Thank you again for giving me this opportunity to represent you and with your input I will endeavour to meet the needs of the constituents of Ward 1. Please do not hesitate to contact my office @ 403.268.2430 or by email <http://www.calgary.ca/Aldermen/Pages/Ward-Offices/Ward-1/Ward-1.aspx>

Alderman Dale Hodges

July, 2013

Continued on page 5

Stadium Dental Center

DR. JOHN K. SCHMIDT
282-3380

New & Emergency
Patients Welcome

Flexible
Appointment
Times

Payment Options



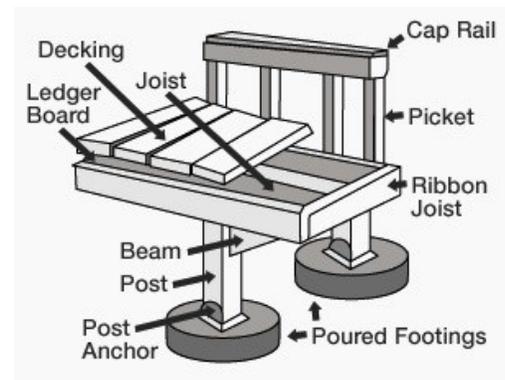
- ▶ Children's Dentistry
- ▶ White Fillings
- ▶ Preventative Cleaning
- ▶ Tooth Whitening
- ▶ Root Canals
- ▶ Crown and Bridges
- ▶ Dentures

Located at #7, 1941 Uxbridge Drive N.W.

Neighbour to Neighbour — Do you Need a Building Permit?

Summer time is when many Calgarians embark on new outdoor projects. The City of Calgary has developed a ['Good Neighbor Practices Reference Guide'](#). It covers many of the subjects we've addressed in previous newsletters. The following information may help guide you as you plan your summer project:

1. Balconies are a horizontal platform attached above the first story. Balconies require a Building Permit
2. Decks with a surface height greater than 0.6 metres (one foot) above grade require a Building Permit. Decks and patios cannot be built over utility right-of-ways.
3. Fences do not require a Building Permit providing they do not exceed the maximum height restrictions—1.2 metres (four feet) between the front of the house and the property line and two metres (6.5 feet) between the front of the house and the rear property line.
4. Retaining walls may require a Building Permit. It is best to check first with Development & Building Approvals by calling the Planning Services Support Centre at 403-268-5311.
5. Privacy walls may be added onto decks or attached to a semi-detached or townhouse type of dwelling. When added to a deck, a privacy wall must not exceed two metres (6.5 feet) in height; a privacy wall attached to a semi-detached or townhouse must extend the full depth of the deck or balcony and must be a minimum two metres (6.5 feet) but not greater than three metres (9.8 feet).



For additional information please reference the *Good Neighbor Practices Guide*.



Louise Riley Library

1904 14 Ave NW

Monday to Thursday 10:00 a.m. – 9 p.m.
Friday and Saturday 10:00 a.m. – 5:00 p.m.
Closed Sundays until mid-Sept.
www.calgarypubliclibrary.com

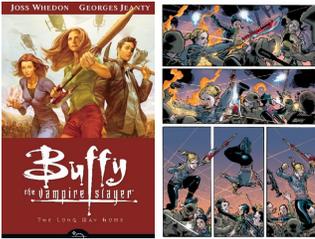


Programs are **FREE** with your library card.

Register in person, by calling 260-2620 or online at www.calgarypubliclibrary.com

Summer 2013

Take us with you wherever you go!



Freeding: Read books online for free! Chillin` with your e-Reader or iPad was never this good! Freeding offers an easy-to-use collection of fiction and non-fiction ebooks. Freeding uses a token system and books are always available (anytime-anyplace), with no wait-times or hold lists. Find out how to get started by visiting our website <http://calgarypubliclibrary.com/books-more/ebooks/freeding>

The Storytellers by Ted Lewin is a picture book with lovely watercolours that give you a vivid sense of street life in Fez. A grandfather and grandson walk through the souk marketplace, observing all the professions as they head to their job as storytellers.



Doc by Mary Doria Russell. Russell's novel about Doc Holiday and Wyatt Earp is a bold act of historical reclamation that scrapes off the bull and allows those legends to walk and love and grieve in the dynamic 19th-century world that existed before Hollywood shellacked it with clichés.

MONDAYS at your library...

Computer Technology Coaching: Drop in for one-on-one, volunteer help on using the Internet and Microsoft Office products. Mondays Jun 3 to Aug 26, 2:00 - 4:00 p.m. *No registration required* (No program on Jul 01, and Aug 05)

Other programs at your library...

Thousand Dollar Thursday: Join us as the top four finalists for June make their 90-second pitches to the Awesome Team in quest of a \$1000 grant to make their ideas a reality. Presented in partnership with the Awesome Foundation - Calgary. Thursday, Jun 27, 6:00 - 8:00 p.m. *Registration required*

Ebook Doctor: Looking for help with OverDrive or Freeding? Drop in for one-on-one help with your ebook and ereader questions. Tuesday, Jul 9, 2:00 - 3:30 p.m. *No registration required*

Coming soon to your library...

Grandparents Day!: Grandparents Day is Sunday *September 8th 2013!* Save the date for an afternoon of family fun. It's a carnival of fun for grandparents and kids to experience together. There will be entertainers, storytellers, crafts, games and snacks. Please make the date in your calendar and remember B.Y.O.G. (bring your own grandparent!)

See you soon at the Louise Riley Library!
Closed July 1 for Canada Day and
August 5 for Heritage Day





NEWSLETTER SUBMISSIONS

Advertise your business, promotions, or special services. The newsletter is delivered to residents four times a year - Winter, Spring, Summer and Fall.

Ads are in black and white. Rates vary according to size.

Have a community event to advertise? Let us know.

Questions?

Want to Advertise?

Contact Mary Abel via email newsletter@uhcacalgary.org

BON TON MEAT MARKET

Bon Ton Meat Market

A Calgary Tradition Since 1921. All In Good Taste.
Celebrating 90 years of business excellence!

Bon Ton is proud to be your Consumer Choice Award winner for 10 years in a row

CONSUMER CHOICE AWARD 2011
BUSINESS EXCELLENCE
10-time winner

Our friendly experienced staff are always around to help make sure any customer will be a returning customer.

403.282.3132 | www.bontonmeatmarket.com

University Heights Community Association Membership

Application/Renewal Process:

1. Complete the form.
2. Enclose a cheque payable to U.H.C.A.
3. Mail the form or drop off at:

Michele Nowak, Membership
3712 Utah Dr. NW, T2N 4A7

Are you uncertain as to the status of your membership, call Michele at 403-289-2889 or email membership@uhcacalgary.org

Or membership@uhcacalgary.org

Name:	
Address:	
Email:	
Membership Type:	<input type="checkbox"/> One year—\$16.00 <input type="checkbox"/> Two year—\$30.00 <input type="checkbox"/> Three year—\$40.00





Re: Congestion Reduction Pilot at Crowchild Trail and 24 Avenue N.W.

The increase in commuter traffic at the intersection of Crowchild Trail and 24 Avenue N.W. has resulted in severe back-ups, leading The City to consider traffic signal changes to reduce the amount of congestion in this area.

After careful evaluation, The City is proposing to restrict the left hand, northbound turn from Crowchild Trail to 24 Avenue N.W. during the morning rush hours (6 a.m. to 9 a.m.) on weekdays.

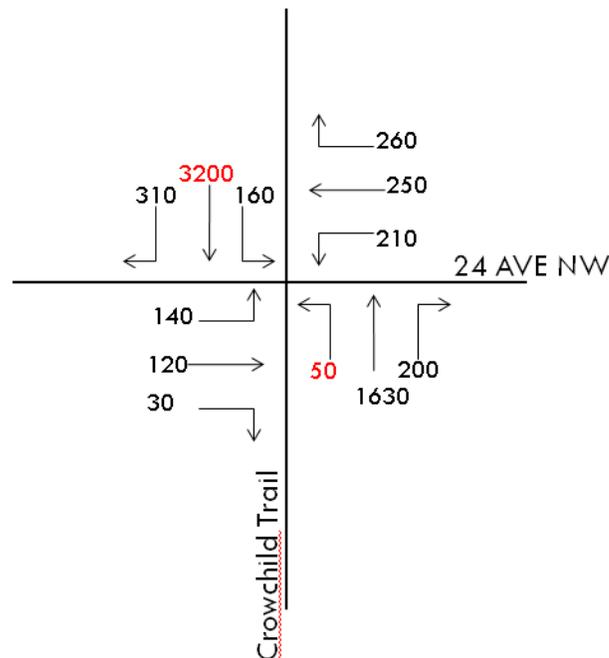
By restricting this signal during these times, this will allow for a longer green signal time for the heaviest amount of traffic headed southbound on Crowchild Trail N.W. This pilot will begin on August 19, 2013.

In addition to the signal changes at this intersection, The City will also add a dual turning lane from eastbound 24 Avenue N.W. to northbound Crowchild Trail N.W. Construction is expected to begin and be completed in the latter part of summer 2013. This will be a permanent change and is not part of the signal pilot.

Please visit <http://Calgary.ca/trafficinfo> for up to date traffic information.

What are the traffic volumes in this area?

According to recent traffic studies southbound Crowchild Trail accommodates approximately 3200 vehicles during the morning rush hours (between 6 a.m. and 9 a.m.). By comparison, the northbound left turn on to 24 Avenue N.W. accommodates 50 vehicles during this same time period.



What determines a “long” wait time at traffic signal, in traffic terms?

Typically a “long” wait time is determined by how many light cycles a vehicle would be at a light for. In traffic terms, a vehicle should only be in queue at a light for one cycle. In the instance of Crowchild Trail at 24 Avenue N.W. commuters were waiting much longer than one light cycle before being allowed to continue specifically during rush hour times.

How long is this pilot to be conducted for?

The pilot will take place for approximately three months. During this time The City will the traffic at this intersection and determine whether this pattern will be implemented permanently. Although the pilot will technically finish mid-November, for safety reasons, the signal changes will remain in place until a final decision has been made.

Why is The City conducting this traffic pilot?

The City is currently examining various locations around Calgary where traffic congestion can be reduced through signal adjustments and minor lane improvements. Traffic pilots like 24 Avenue and Crowchild Trail N.W. are an innovative and cost effective solution to increased traffic volumes in this area.

The Lake Fraser Gate traffic pilot is a recent example where signal adjustments were made at the Lake Fraser Gate and Macleod Trail S.E. intersection to accommodate the heaviest amount of traffic.

How can I give my feedback?

Starting on August 19, 2013, The City would like your feedback regarding this traffic pilot. Please use the 311 Service Request titled Traffic Pilots to give your feedback. If you do not have access to the internet, please contact 311 directly.

How much will this cost?

Implementing these changes to this intersection is the most cost effective option The City considered. A typical traffic interchange costs approximately \$30 million, versus these turn lane restrictions which will cost on average a small percentage of a full interchange.

What are the alternative routes?

Travelling north on Crowchild Trail: If you are traveling northbound on Crowchild Trail N.W. towards 24 Avenue, we recommend the use of University Drive N.W.

Travelling from 16 Avenue: If you are travelling towards 24 Avenue N.W. from 16 Avenue, we recommend the use of University Drive N.W. or Charleswood Drive N.W. to access 24 Avenue N.W.

Where can I find information to re-route my commute?

For more information about traffic please visit <http://calgary.ca/trafficinfo>



Calgary Planning Commission (CPC) Meeting of June 6, 2013 re: Proposed Area Redevelopment Plan for Stadium Shopping Centre (SSC)

Background on CPC

CPC is a committee appointed annually (i.e. each November) by City Council to:

- make recommendations to City Council on land use planning matters in Calgary
- act as the Approving Authority on all subdivision matters, and
- act as Development Authority on some development matters

The CPC is made up of the following members:

- General Manager, Planning, Development & Assessment (Chair, who only votes if there is a tie) (currently Rollin Stanley)
- General Manager, Transportation
- Two members of City Council (currently Aldermen Farrel and Lowe. Alderman Lowe was absent and Alderman Farrell was present for all business except for the Stadium Centre ARP.
- Six Citizen Members (Currently: Paul Battistella, Jeremy Sturgess; Mrs. Jyoti Gondek; Robb Honsberger; Ms. Marianne Wade; Roy Wright) These members are predominately developers and consultants.

CPC Schedule: meets every second Thursday, starting at 1 pm, in the Engineering Traditions Room in the old City Hall building). It is not a public hearing. The process is that City officials describe the item and then CPC members ask questions, potentially offer an amendment and then vote on the final proposal. Representatives of the developer or community only speak if the CPC Chair requests that they respond to a specific question from a Commissioner. The media can be present in the meeting room as well.

Summary of CPC Proceedings re ARP for SSC

The session began with Desmond Blied of the City Planning Dept. providing an overview of the SSC site (with photos), of the ARP's objectives and provisions, and of the concerns / views of UH residents and other groups as expressed in the City's engagement process (which he summarized).

1. CPC shocked observers from the affected community of University Heights by starting off by voting 5 to 2 to **not admit the detailed submission (i.e. 16 pages identifying and explaining 21 different concerns and requests) from the UH Community Association** because it arrived late (It was submitted on May 31 and distributed directly to CPC members with the assistance of the Alderman). The CPC rejected late correspondence although it was aware that the lateness of the filing was due to schedule misinformation provided to UHCA by the City's Planning Department. In rejecting late correspondence, 2 other letters (from concerned citizens, one from the Foothills Mennonite Church) were also not admitted. **All other late submissions for other agenda items were accepted by the CPC that day.**
2. Mr. Honsberger noted that the ARP refers to the SSC as a being a NAC or **Neighbourhood Activity Centre** (i.e. defined in the Municipal Development Plan as having the minimum density of 100 people and jobs per hectare), but that it makes no reference to either the possible density or population on the redeveloped site. Mr. Blied responded that the City's Planning Dept. had concluded that on the basis of the Transportation Impact Assessment, C-C2 zoning, a Floor Area Ratio (FAR) of 3.0, the land use mix, and planned mitigation measures, a density of 700 jobs and people per hectare was manageable on the SCC site. Paul Docker also added that the community reps who participated in the South Shaganappi Communities Area Plan had indicated their support for increased density at the SSC site.
3. Mr. Honsberger also asked if the City Planners thought that a **FAR of 3.0** for the SSC site was high enough. Was a FAR of 5.0 or 6.0 (essentially double the density) considered? The City Planners responded that the City does not own the site and therefore must discuss such issues with the developer.
4. Mr. Battistella, the one Commissioner who indicated he had read the UHCA submission, asked what was the reasoning/principle/standard that led to the conclusion that the **number of housing units** in the site be limited to 225. Blied responded that this was decided through City "discussions with the developer" and that they concluded the number of residential units should be "more than token" while maintaining the economic viability of the develop-

ment. Mr. Battistella asked the Planning Dept. to inform the CPC as to what proportion of the total SSC site would be comprised by residential dwelling units.

5. Regarding building mass, Mr. Battistella asked why the ARP did not provide any direction or guidance regarding the **maximum dimensions (as opposed to height) of any building on site**, therefore potentially allowing immense 14 story buildings of about 15,000 sq. ft. per floor. The City said they were confident building impacts could be mitigated by location, setbacks, land use mix and height limitations in the NE corner of the site etc.
6. Mr. Battistella's questions revealed that the City had had only very general discussions with the developer about the ball-park capital **cost of the required infrastructure requirements** and no discussion at all about **what costs what have to be covered by the developer**.
7. There were questions about the **Municipal Reserve** and the future process for deciding whether it remains where it is or is incorporated into the development plan. City reps emphasized their intent to ensure that the community of UH benefitted from any decision through the new public space (i.e. its size, amenities and "microclimate").
8. Mrs. Gondek commented that it was her experience that people visiting friends and relatives in foothills hospital would benefit from a **hotel, restaurants and meeting rooms** (for medical profession conventions etc.) at the SSC site and that such people would not create a security risk for nearby school children. She also pointed out that there already was a major drinking establishment at SSC.
9. Mr. Battistella persuaded the CPC to pass an amendment to the ARP that would prevent a single large tall structure to be built on the site: "With regards to building heights and massing consideration should be given to providing a variety of building form types. An appropriate proportional relationship to floor plate size and building heights should be considered."
10. **CPC voted then voted 7 to 0 to approve the Stadium ARP** which now goes to a public hearing at City Council on July 22nd.

UHCA Concerns about the CPC Hearing

1. The dozens of letters written by concerned residents and citizens were not attached to the city's filings to the CPC. Instead this correspondence was summarized, vaguely, at a high level. Also, letters submitted by the UHCA prior to the CPC hearing, which were on time, were not included. One letter in particular requested that the city provide cost analysis of upgrades expressed in 2013 dollars. **By not including community letters in the core filing and then excluding late submissions, information provided to the CPC was incomplete and gave an unrealistic view of public support for the scale of the development.**
2. The policies guiding the MR Lands are vague and contradictory. On the one hand the Proposed ARP makes reference to leaving a 3 m path along 16th Ave (the minimum allowed by parks), which one of the commissioners thought was not wide enough. On the other hand, the Proposed ARP allows for all of the MR land to be incorporated in the development. These contradictory and vague policies leave the community with little or no protection from getting little value from incorporation of the MR into the development.
3. It appeared that little weight was given to traffic issues. The planner's presentation gave the impression that the community gave input to the traffic input assessment (TIA) and there were few issues. Unfortunately, two letters from the community association, which were on time but not presented to the CPC, were critical of the accuracy of the TIA and challenged many of the assumptions and conclusions of the TIA, with reasons explained in detail.
4. The CPC hearing lacked a critical discussion about the 16th Avenue/29th St./Uxbridge intersection being critical to the Foothills Medical Centre (the largest Hospital in Alberta and one of the busiest trauma units in Canada.) The community pointed out that the current traffic (with no build out) experiences significant problems at this critical intersection. The planned build out, would significantly worsen traffic even with several traffic mitigations measures in place.
5. Although a question was asked about the costs of investments, the answer was that the City did not know but was trying to find out. Further, no one at the CPC expressed any concern that the City might be unable to pay for the investments that would be needed to mitigate traffic problems. Based on the City of Calgary's 2013 Capital Projects list, it appears that none of the upgrades are currently budgeted. Should the development be scaled back to a more moderate level if money for upgrades is not available? What proportion of the costs would the Developer be required to pay? The cost of upgrades is an essential missing element in the City's presentation to the CPC.
6. Transitions to the community was another issue not adequately addressed. Mr. Battistella could see there were problems and made an amendment - which in the view of the UHCA, will not be sufficient to offer reasonable

transitions to the community. It also does not appear to be a mandatory provision because the word should was used. In fact, the entire issue of vagueness and uncertainty of the ARP was not addressed. (Should was used 67 times in the proposed ARP).

7. The issue of phasing of the development was also not adequately addressed. In the 16 page rejected submission, the community recommended that building density be tied to infrastructure upgrades. The phasing of density tied to upgrades would significantly mitigate the negative traffic impact to the community and hospital.

Looking Forward

CPC is a technical review and has the power to recommend, but not approve the project. The decision lies with the mayor and alderman of city council after a full public hearing.

It will be really really important now to concentrate on letters and email submissions as well as the showing up in large numbers to speak at the Council meeting on July 22nd. If you were one of the dozens people who wrote to the city planners, please consider re-submitting your concerns to Council directly.

How to Submit to Council:

Written comments can be sent to all of Council and **must be received after June 27, 2013 but before July 11, 2013 at 10:00am**, using one of these methods:

In Person: Office of the City Clerk, 700 Macleod Trail S.E.
By Mail: Office of the City Clerk (#8007), The City of Calgary, PO Box 2100 Station M, Calgary, AB T2P 2M5By
Email: CityClerk@calgary.ca

If you have questions about submissions, please contact city clerks at: 403-268-5861. We also encourage you to contact your individual Alderman. More information on contacting your alderman can be found at <http://www.calgary.ca/Aldermen/Pages/home.aspx?redirect=/aldermen>.

- For University Heights, Montgomery, and Varsity, the Alderman (Ward 1) is Dale Hodges. dale.hodges@calgary.ca
- For Saint-Andrew's Heights and Parkdale, the Alderman (Ward 7) is Druh Farrell. druh.farrell@calgary.ca
- Please send a copy of your correspondence to: president@uhccalgary.org

July 22 and July 23rd Council Dates

It will be critically important to have large numbers of people show up at council for July 22 and possibly July 23!

The public hearing on July 22 starts at 9:30am. However, the proposed **Stadium Shopping Centre Area Redevelopment Plan** is one of several items on the agenda and might not be discussed until later in the day or even the next day depending on the schedule. Council may also vote to change the order of items listed on an Agenda so please keep the dates open.

For agenda information, please visit <http://agendaminutes.calgary.ca/> or call 311 on Wednesday July 17. The protocol for council meetings is attached.

At the Council Public Hearing, each person is allowed 5 minutes to speak and the UHCA will organize a presentation with speakers so that all of the community points can be communicated. Citizens are also encouraged to present their own views and opinions.

If you would be willing to speak as part of an organized presentation please send an email to president@uhccalgary.org. Details will be provided in future community bulletins.

The July 22 council date will determine the outcome of the ARP and community support at this meeting is essential. Please plan for this meeting in your summer calendar.

CITIZEN INFORMATION FOR COUNCIL MEETINGS

This is the agenda to be discussed by Council at today's meeting. If you have no further use for it, it would be appreciated if you could leave it on the table where you picked it up so it can be used by another citizen.

WHAT IS CORRECT MEETING PROTOCOL?

Please do not address Members of Council without permission, and maintain order and quiet. Please turn off sound on all phones or electronic devices.

Council may move "In Camera", (in private without the presence of the public), to discuss confidential items per Division 2 of the *Freedom of Information and Protection of Privacy Act*.

ARE YOU MAKING A PRESENTATION TO COUNCIL?

Members of the public are invited to speak to advertised Agenda items at Council's Public Hearings. Please be aware that Council meetings are web streamed and audio/ video of the meeting is recorded. Also, from January 2011 wireless Internet connection (Wi-Fi) access will be available in the Council Chamber. You may access agendas, minutes, live web streaming and on demand video electronically either through your phone, your lap top or other electronic device.



Please Note: Council may vote to change the order of items listed on an Agenda. Please consult the white board outside the North doors of the Council Chamber (near the information Kiosk), for information on items held over to a future meeting date or later in today's Agenda.

At Public Hearings the Mayor will follow the format listed below:

- Introduce the first item on the agenda;
- Call upon the following to speak, in this order:

City staff (Presentation and questions of clarification); members of the public in favour; members of the public in opposition; follow up questions from Council members; and then City staff (to answer questions from Council).

- Ask for a motion on the proposed matter; and
- Proceed to the next item on the agenda.

Please notify City Clerk's staff prior to the start of the meeting if you have visual material to present (overheads, PowerPoint), or material to distribute.

When addressing Members of Council,

- Speak 8" to 12" from the voice activated microphone in a normal tone;
- Give your name for the record, and provide the correct spelling;
- Indicate if you are speaking on behalf of a client or company or for a group of citizens
- You may speak for 5 minutes; and
- Please limit your comments to the matter contained in the report and the recommend actions being discussed.

HOW CAN YOU OBTAIN REPORT ATTACHMENTS PRIOR TO NOVEMBER 2010?

Attachments referenced in a report may be obtained from the Council Records Section of the City Clerk's Office at 50 ¢/ page. City Clerk's Records is located on the main floor of the Municipal Building complex, adjacent to the LRT track. However, since November 2010 City Clerk's is providing all attachments with agendas (electronically or hard copy), except some limited distribution documents, and or confidential attachments.

MEETING RECESS AND ADJOURNMENT TIMES

Council follows the schedule listed below, but may vote to change the time of scheduled recess.

75 minutes at 12:00 noon 30 minutes at 3:15 p.m. 75 minutes at 6:00 p.m. *Adjourn at 9:30 p.m.

*A Council meeting may adjourn at 9:30 p.m. or Council may decide to complete the item currently being discussed, and then recess to reconvene at 1:00 p.m. the following day, or on another day specified at today's meeting.

Assistive Listening Devices are available at all City Council Meetings. Please ask City Clerk's staff in the meeting for assistance

