

West Hillhurst Planning Committee Meeting Minutes February 21, 2023 7:00pm Conference Call-in

Attendance

Chairperson: Interim Chair Marc Rosso
Coordinator: Karen Dahl
Members present: Ken Hersen, Janice Paskey, Lisa Caines
Guest present: Jonathan Robertson, Leigha Pidde

1. 7:00-7:35pm DP2022-01135 Frontier Construction Concerns

Jonathan Robertson is an adjacent neighbour to the Frontier Building and attended meeting to discuss concerns regarding the Truman build:

- Crack in his foundation due to drilling and excavation activity.
- Exemptions to run generators 24hrs creating noise and air pollution
- Damage to stucco and yard from concrete spray.

WHPC will write a letter in his support. PC should encourage owners adjacent to future developments to document their homes and take photos ahead of construction as Mr. Robertson has done.

2. 7:35-7:45pm Development Permit Applications

- DP2023-00319: 2610 6 Ave NW; New Single Detached Dwelling with garage
 - The committee is concerned with the amount of tree removal and lack of replacement trees proposed. New developments are required to plant trees to enhance our neighbourhood's urban canopy. We expect the tree schedule to be followed and monitored as per the City's tree requirements for new homes bylaw: <https://www.calgary.ca/development/home-building/new-home-trees.html>
 - The applicant should consider overlooking concerns regarding east/west window placement.
- DP2023-00320: 2610 6 Ave NW; New Single Detached Dwelling with garage
 - The committee is concerned with the amount of tree removal and lack of replacement trees proposed. New developments are required to plant trees to enhance our neighbourhood's urban canopy. We expect the tree schedule to be followed and monitored as per the City's tree requirements for new homes bylaw:

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- The applicant should consider overlooking concerns regarding east/west window placement.

3. 7:45-8:00pm Riley Communities Local Area Plan Updates

- Concerned that 6 Ave NW proposed as a high zone corridor by city planners
- Mobility & transportation/ community investment/ density & development should be considered together during this process.

4. 8:00-8:10pm Transportation Committee Updates

- 5A Network Funding. The Transportation/Mobility Committee seeks to align with HSCA on a shared asked for an adapted bikeway for 5/6 AV. from 14 St. to Helicopter Park. This means a temporary seasonal protected bikeway.
- 19 St. Streetscape. Meeting scheduled week of Feb. 20 with the new city rep.
- Plan to submit an activate YYC grant proposal for Dairy Laneway

5. 8:10-8:20pm Other Items:

- Approved January 16, 2023 Meeting Minutes
- New Business
 - Tree requirements for new homes

6. Information Items:

- DP2022-08766: 2332 Broadview Road NW, New Single Detached Dwelling with garage (east parcel) - Approved
- DP2022-08765: 2332 Broadview Road NW, New Single Detached Dwelling with garage (west parcel) - Approved

Adjourned 8:30pm