

ADDITIONAL PUBLIC INPUT (July 10, 2017)

From:
To: Hearings
Subject: By Law 30/2017, C2 landuze ByLaw Amendment - from Boudreau Road to Erin Ridge Roac
Date: June-25-17 3:36:02 PM

Attn: Legislative Officer

As owner of condo in Citadel Mews west @ north end adjacent to Erin Ridge road I wish to be informed on the following:

- 1). What type,of commercial businesses are you allowing to occupy present vacant properties ?
- 2). Are you allowing structural changes to'present buildings
- 3). Under umbrella of "commercial" will BARS or restaurants with alcohol licences be allowed
- 4) we, my husband and I are totally opposed to,said changes.

We own condo on west side of Citadel Mews West and would strongly protest any such commercial enterprises as #3

It took,residents of McKenney Road condos adjacent to strip mall over TWO YEARS to shut down the noisy bar/drunken behaviour and litter caused by same which was spoiling their quality of life + lack of sleep because City of St.Albert and RCMP seemed not to care.

Citadel Mews is home to seniors plus some very sick elderly residents. Unfortunately the building abuts directly onto the street, late night noise, late night traffic would make life that much more unpleasant. We trust this committee will keep this in mind when finalizing these ByLaw changes. Thank you.

H.Tanner.

Sent from my iPad



June 27, 2017

Mayor and Council of the City of St. Albert
5 St. Anne Street, St. Albert
Alberta Canada
T8N 3Z9

Re: Bylaw 30/2017 ICC Redistricting

NWH (St. Albert) Inc. of c/o suite 100, 284 King Street East Toronto Ontario M5A 1K4 are owners of the property legally known as Condominium Plan 1023283, Unit 2 municipally known as 625 St. Albert Trail located in St. Albert Alberta.

As part of the redistricting of the Integrated Care District (ICC) "Area B" to General Commercial District (C2) we have been consulted by both RioCan Holdings Inc. and ParoPlan Inc.

As a result, we understand the nature of the redistricting and would like to express our support for the passing of *Bylaw 30/2017, Land Use Bylaw Amendment* to allow greater variety of uses in this area which will provide RioCan with a greater flexibility in leasing their existing vacant space.

Regards,

A handwritten signature in blue ink that reads 'Terry Schmitt'.

Terry Schmitt
Regional General Manager, Western Canada
Northwest Healthcare Properties REIT

Tracy Tsui

From: Greg Christenson <GregC@CDLHomes.com>
Sent: June-26-17 7:31 PM
To: Armin
Cc: 'Stuart Craig'; hgreen@riocan.com; Evan Joyes; wcrd@telusplanet.net
Subject: Re: Our File: 1-049, City of St. Albert Bylaw 30/2017

I have no concerns with this bylaw.

Greg C.

Sent from my BlackBerry 10 smartphone on the Bell network.

From: Armin
Sent: Monday, June 12, 2017 3:30 PM
To: Greg Christenson
Cc: 'Stuart Craig'; hgreen@riocan.com; Evan Joyes; wcrd@telusplanet.net
Subject: Re: Our File: 1-049, City of St. Albert Bylaw 30/2017

I left you a voicemail last week as a follow up to your letter dated March 27, 2017 regarding the rezoning of 665 St Albert Trail. Your concern was that a number of automotive related uses not be built on the site. The site is already built out as you can see in the attached photo. RioCan's motivation in rezoning the property is to be able to have a wider range of commercial uses to re-tenant existing vacant retail spaces. As you are aware the one vacant site is owned by Northwest Healthcare and is currently zoned ICC District and will not be part of this application. We hope we have the support of Christenson Developments in this rezoning application.

We also spoke to Gregg Ulveland from the Capital Care Corporation, and he indicated he would follow your lead. He indicated that he was not overly concerned with any of the uses in the new zoning and was not planning on attending the public hearing for the bylaw.

Armin A. Preiksaitis, BES, RPP, FCIP
President



Celebrating 20 Years

As we celebrate our 20th anniversary, we are extremely excited to unveil our [new website](#). Please check back regularly for project updates, news, and future events.

#605 Empire Building, 10080 Jasper Avenue
Edmonton, AB
T5J 1V9

P: (780) 423-6824

From: BARB WHITECOTTON
Sent: July-02-17 4:48 PM
To: Hearings
Subject: Bylaw 30/2017

To Whom it may concern:

Please be advised that I am strongly opposed (for what it is worth) to the passing of Bylaw 30/2017. I can not believe that this is even a consideration. Is any one even aware that there is a traffic concern in Erin Ridge and has been for some time? Can't wait to see what happens when this is approved with all the added traffic on Erin Ridge Rd. combined with the existing short cuttings from Boudreau Rd. With only one entrance off Boudreau to the area in question there is no other way in or out than the speedway sometimes known as Erin Ridge Rd. With four senior complexes on this small stretch of road I would think more consideration by given. Already I live in fear that this will be the next street in the city with a serious accident.

B Whitecotton
15, 20 Erin Ridge Rd