



CRS Council Correspondence [REDACTED]

Correspondence: April 20, 2021 CCPH Item 3.16 DENYSENKO

1 message

OCM OCC Internet Mail [REDACTED]

Mon, Apr 19, 2021 at 4:04 PM

----- Forwarded message -----

From: **Victor Denysenko** [REDACTED]
Date: Mon, Apr 19, 2021 at 4:02 PM
Subject: North Glenora Patio Homes Rezoning (LDA20-0388)
To: [REDACTED]

Hi,
Please include my concern regarding rezoning to the Council for Apr. 20/21 as I was just informed by Andrew McLellan that he is not able to present this concern only by email to you.

Thank you,
Victor

My name is Dr. Victor Denysenko and I am a resident of North Glenora for over 14 years. With my wife, who's a registered nurse at U of A hospital, we are raising three kids. All of my kids were growing up in a nice and safe neighborhood until now. Now everything is changing and not for the best.
I strongly oppose re-zoning DC2 to RA7, because with this proposed plan for our neighborhood, our kids are not going to be safe and congenial. Our streets will be full of parked cars, busy roads, and uncomfortable noise throughout the neighborhood all day long.
We will have more garbage in the park, school field, streets, and thus, more pollution. This is a community I and my family including other north Glenora residents are not comfortable living in. Instead of saving our planet, this proposal is doing the opposite and will destroy our neighborhood.
Covid -19 taught us that we should have less congested communities and this proposal will once again be doing the harmful opposite. By building more apartments, townhomes, and such, we will soon be losing population and the people who considered to be the backbone of this neighborhood.
Thank you for your hard work and support in building the city of Edmonton.
Truly yours,
Dr. Victor Denysenko

**Correspondence: April 20, 2021 CCPH Item 3.16 VARSHAVSKA**

1 message

OCM OCC Internet Mail [REDACTED]

Mon, Apr 19, 2021 at 4:03 PM

----- Forwarded message -----

From: **Svitlana Varshavska** [REDACTED]

Date: Mon, Apr 19, 2021 at 3:32 PM

Subject: North Glenora Patio Homes Rezoning (LDA20-0388) - Public Hearing April 20, 2021

To: [REDACTED]

Hi,

Sorry for late emails but I just got informed by Andrew McLellan that he is notable to present my concerns and got informed to send it to you.

Please include my concerns to council as I live very close to the site.

Thank you

Since we bought our house in North Glenora 14 years ago we visioned this area to be a small, family orientated, and safe community. We were hoping that Patio Homes would be renovated into luxury townhomes and community will improve its appearance. Instead, we got more townhomes on North West side and new projects are coming in since the developer moved into North Glenora.

The issue is that North Glenore is a small square community between 107 and 111 avenues and 142 street and Groat road but the amount of houses and population has been increasing dramatically lately. We struggle with parking and increased pollution within the NG area and safety becoming an issue. Living close to the community park area you could hear noise year around. In the summer especially, you could hear noise in the park throughout the night which bothers our sleep and jeopardizes our safety. Car vandalism rates increased in the last few years and many unknown people are visiting the park. I do not oppose improving our community but I could say for the fact that noise in the park has increased dramatically.

One of the primary reasons for opposing this re-zoning is being the proximity of this property to Coronation school. The current zoning already is allowing us to accommodate 36 potential units in one only building and we have 4 buildings like that. Simple math and an increase in the dwelling are going to bring 144 new units within the park area alone. On top of that, the developer is asking for rezoning from DC2 to RA7 which increases building height to 16 meters with commercial opportunities at ground level (stores, daycare just to name a few). Now, please imagine traffic increase around the elementary school without commercial space. Parking issues, increased safety of our elementary school children and increased traffic will be a major concern of parents and school staff. I have 2 kids in Coronation school and they are doing Coronation school traffic petrol. At this time, I worry when they do it because people not always stop when kids crossing the street and when the commercial building is across from school it will be worse. I observed myself at times when people just go through and don't pay attention when kids crossing the road and at this time we have less than half of the units occupied of proposed capacity. In addition, no need for commercial dwellings across from the elementary school, kids don't need to run to the store on their school break or after school. Commercial buildings will bring people that are not members of the community and it jeopardizes the safety of our kids playing in the park or playground or school grounds. We

have daycare on 110 avenues at the church. Plus, Westmount Mall is half empty and has many units available for lease. Westmount needs to be more occupied and become a more attractive mall for the community

Plus, the proposal does not include nearly sufficient parking space which increases street parking near the school. Currently, when kids dropped off or picked up from school there is no room to park, and increased traffic jeopardizes the safety of our kids. My kids walked to and from the school and I worry **about** them closing the street but once traffic **increased** in front of the school it will raise concerns not only for parents but Coronation school as well.

North Glenora community already stressed with increase infills and rezoning. I could just imagine how 109 ave and 135 street will look once the developer will start construction. It will be increased construction and equipment noise, traffic, and mess everywhere. I hope those concerns the Council could take into their attention to make the right decision for the community.

Thank you for your time and consideration,

Svitlana Varshavska,

North Glenora resident.

Sent from my iPhone