

Richmond/Knob Hill Community Association Development Committee

Development & Subdivision Permit Application List

Address	Use	Permit No.	Description	File Manager	Applicant	Appln Notice Date	Comment Deadline	Primary Issues Raised	Status/Outcome
OUTSTANDING APPLICATIONS:									
2302 21 Av	R-C2	DP2017-0492	New: semi-detached dwelling		Kastel Homes	Feb 8/17			
2206 22 Av	R-C2	DP2017-0984	Revision: semi-detached dwelling (height)		New Century Design	Mar 16/17			
2202 23 St	R-C2	SB2016-0302	ePlans – Tentative plan		Terramatic Technologies	Dec 15/16			
2640 24 St	DC	LOC2016-0258	Land Use Amendment: From DC Direct Control to C-N1 Commercial Neighbourhood	Colleen Renne – Grivell	1956939 Alberta Ltd.	Oct 18/16	Nov 10/16		May 19 – EM correspondence with applicant May 31 – Meeting with applicant Jun 18 – Sent EM to applicant with preliminary comments Sep __ -- Meeting with new applicant Oct 24 – Received circulation package Nov 1 – Reviewed circulation package Nov 10 – Submitted comments to FM – no objections or concerns
2005 24A St	DC	DP2017-0467	New: semi-detached dwelling & garage	Craig Reilander	Treehouse Developments	Feb 7/17	Mar 2/17	Overlooking Drainage	Feb 9 – Circulation package received Feb 21 – Circulation package received Comments did not end up getting submitted
2005 24A St	DC	SB2017-0046	ePlans -- Subdivision by instrument		Love Surveys	Feb 14/17			
2024 25 St	DC	SB2016-0259	ePlans -- Subdivision by instrument		AAB Design	Nov 14/16			
2024 25 St	DC	SB2016-0275	ePlans – Tentative plan		AAB Design	Nov 24/16			
2228 26 Ave	R-C2	DP2016-4420	New: semi detached dwelling & garage	Jeff Martin	Cincol	Oct 27/16	Nov 23/16	Suitable for higher density Overlooking Trees	Nov __ -- Circulation package received Nov 22 – Circulation package reviewed Nov 23 – Comments submitted Feb 7 – Approval package received Feb 9 – Notice of approval published Feb 23 – Appeal filed Mar 23 – Preliminary hearing, discussion with applicant Apr 4 – TC with builder Apr 5 – EM written submission to SDAB Apr 13 – Substantive hearing
2444 28 Av	R-C2	DP2017-0568	New: semi-detached dwelling & garage	Suzanne Faber	John Trinh & Associates	Feb 15/17	Apr 5/17	Grade Trees	Apr 3 – Circulation package received Apr 4 – Circulation package reviewed Apr 5 – Comments submitted
2126 30 Ave	R-C2	DP2016-3260	New: Semi detached dwelling & garage	Anthony Pirri	Moderno Group	Aug 9/16	Sep 7/16	Street-accessing driveway & parking pad Mass/context Building depth Overshadowing Retaining walls Trees	Aug 12 – TC from applicant Aug __ -- Circulation package received Aug 22 – EM from interested neighbour asking to review plans Aug 30 – Review circulation package, meeting with applicant Sep 7 – Comments submitted Jan 16 – EM correspondence with FM re status – DP appln on hold – waiting for revised plans to be submitted
2405 31 Ave	R-C2	SB2015-0277	Tentative plan		Jerrad Gerein	Aug 5/15			

Richmond/Knob Hill Community Association Development Committee

Development & Subdivision Permit Application List

Address	Use	Permit No.	Description	File Manager	Applicant	Appln Notice Date	Comment Deadline	Primary Issues Raised	Status/Outcome
2405 31 Ave	R-C2	DP2015-4335	New: Contextual single detached dwelling & garage (west lot)	Geoff Walker	Systemic Architecture	Oct 15/15	Apr 6/16	Trees	NOTE: Submitted as contextual but processed as discretionary Mar 16 – Received electronic circulation package Mar 29 – Circulation package reviewed Apr 6 – CAFF completed & submitted online NO RECORD ON MYPROPERTY?
2405 31 Ave	R-C2	DP2017-0378	New: Single detached dwelling & garage		Systemic Architecture	Jan 31/17			[IS THIS IN PLACE OF DP2015-4335?]
2104 32 Ave	R-C2	DP2013-1602	Relaxation: driveway – increasing width	Benedict Ang	Karagic, Sasa	Apr 17/13	May 30/13	Street-accessing driveway	NOTE: Follow-up to DP2011-3783 May 23/13 -- Comments submitted Jun 3/13 -- TC & EM from FM re DBA proposal that blvd portion be narrowed and fenced Jun 7/13 -- Sent EM to FM re mtg & other corner parcel driveways Jun 10/13 -- Met with Applicant Jun 11/13 – Sent EM proposal to DBA & Applicant Jul 3/4 – EM correspondence with Applicant Aug 16/13 – Sent follow up EM to DBA requesting refusal of Application and enforcement of previous SDAB order Aug 29/13 – Notice of approval published Sep 2/13 – Sent EM to FM requesting NofD package Sep 12/13 – Appeal filed (and separate appeal filed by Applicant) Sep 25/13 – Written submission filed Oct 3/13 – Hearing adjourned Oct 17/13 – Both appeals heard and then adjourned for further deliberation Oct 31/13 – Decision announced – Applicant’s appeal denied -- CA appeal allowed in part Jan _/14 – Written decision received May 19/14 – Sent EM to DA requesting that driveway modifications ordered by SDAB be implemented Aug 25/14 – Sent another EM to DA requesting that SDAB-ordered driveway modifications be implemented by Oct 31, or that applicant be prosecuted for failing to comply May 29/15 – Sent another follow-up EM to DA Mar 3/16 – Sent follow-up EM to Mark Sasges Status?

Richmond/Knob Hill Community Association Development Committee

Development & Subdivision Permit Application List

Address	Use	Permit No.	Description	File Manager	Applicant	Appln Notice Date	Comment Deadline	Primary Issues Raised	Status/Outcome
2216 33 Ave	C-COR2	DP2016-2944	New: dwelling unit, office	Jarred Friedman	Edwin Rohachuk Residential Architecture	Jul 19/16	Aug 19/16 Mar 15/17	Public realm Main floor use Parking Trees	Aug 8 – Circulation package received Aug 9 – Circulation package reviewed Aug 14 – Comments submitted NO RECORD ON MYPROPERTY? Feb 28 -- New circulation package received Mar 14 – Circulation package to be reviewed Mar 15 – Comments submitted
2107 34 Av	M-C1, C-N2	LOC2016-0290	Land use amendment to accommodate mixed use development		NORR Architect Planners	Oct 31/16			NOTE: Not circulated to us, as currently outside boundary of MLARP, but applicant apparently requesting that MLARP boundary be extend to include these parcels Nov 21 – Meeting with MLCA and BIA
2107 34 Av	M-C1, C-N2	DP2016-4464	New: dwelling units (1 bldg, 68 units), retail & consumer service		NORR Architect Planners	Oct 31/16			NOTE: Not circulated to us, as currently outside boundary of MLARP, but applicant apparently requesting that MLARP boundary be extend to include these parcels Nov 21 – Meeting with MLCA and BIA Nov 22 – Received & reviewed PDF copy of plans Feb 3 – Received BIA comments
2337 Osborne Cr	R-C2	SB2017-0073	ePlans -- Tentative plan		Element Land Surveys	Mar 27/17	Apr 10/17		Apr 5 -- Nil comments submitted
2417 Richmond Rd	R-C2	SB2016-0266	ePlans -- Tentative plan		Jones Geomatics	Nov 18/16			

Richmond/Knob Hill Community Association Development Committee

Development & Subdivision Permit Application List

Address	Use	Permit No.	Description	File Manager	Applicant	Appln Notice Date	Comment Deadline	Primary Issues Raised	Status/Outcome
CURRENT YEAR COMPLETED APPLICATIONS:									
2505 17 Av	C-COR1 f4.7 h32	DP2017-0074	Change of use: Residential care – Units 302, 304, 408 & 704	Madeleine Krizan	CityTrend	Jan 10/17	Feb 8/17	Monitoring/ care Hallway/elevator traffic/noise Parking	Jan 24 – Application reviewed Feb 10 – Comments submitted Feb 13 – Approval package received Feb 16 – Notice of approval published Feb 16 – EM from applicant Feb 24 – Received written response from applicant No appeal filed
2521 21 St	R-C2	DP2016-3256	New: Semi-detached dwelling and garage	Jeff Martin	Meiga Development Corporation	Aug 8/16	Sep 1/16	Grade/retaining walls Drainage Overlooking Trees	Aug 11 – Received electronic circulation package Aug 19 – Received several requests from neighbours to see the plans – Sent EM to FM asking permission to email them copies of the e-plans Aug 22 – Received EM from FM advising that e-plans can only be emailed to RKHCA members – Send EMs to the neighbours asking them to confirm they are current RKHCA members Aug 30 – Review circulation package Sep 1 – Comments submitted Nov 21 – Electronic approval package received Nov 23 – Decision-rendered plans received Nov 23 – Sent EM to FM re regarding issue Nov 24 – Notice of approval published Dec 8 – Appeal filed re proposed grade changes, lack of retention and inadequate plan quality Dec 15 – TC from applicant Jan ¼ -- EM correspondence with applicant Jan 6 – Preliminary hearing, meeting with applicant Jan 31 – EM comments on revised plans to applicant Feb 2 – Appeal heard and allowed by SDAB – DP rescinded due to inconsistencies and lack of clarity in plans – Provided EM update to adjacent neighbours Waiting for written decision
2324 24 Av	R-C2	DP2016-4666	New: semi-detached dwelling & garage	Anthony Pirri	John Trinh & Associates	Nov 14/16	Dec 6/16	Height/mass/overshadowing Drainage Trees	Nov 18 – Circulation package received Nov 22 – Circulation package reviewed Dec 13 – Comments submitted Jan 9 – EM correspondence with applicant Feb 23 – Notice of approval published Feb 24 – Approval package received No appeal filed
3208 27 St	R-C1	DP2016-5181	Relaxation: single detached dwelling (existing) – building setback from side property line		Irene Renee Dypvik-Galts	Dec 20/16			NOTE: Not circulated Jan 19 – Notice of approval published Jan 25 – TC to FM re reason for application – required for sale of property No appeal filed

Richmond/Knob Hill Community Association Development Committee

Development & Subdivision Permit Application List

Address	Use	Permit No.	Description	File Manager	Applicant	Appln Notice Date	Comment Deadline	Primary Issues Raised	Status/Outcome
2228 28 Ave	R-C2	DP2016-5045	New: single detached dwelling & garage	Anthony Pirri	Warren Gaul Development Services	Dec 9/16	Jan 12/17	Trees	Jan 3 – Circulation package reviewed Jan 12 – Comments submitted Mar 30 – Notice of approval published Apr 4 – Approval package received Apr 4 – Approval package reviewed No appeal filed
2441 30 Ave	R-C2	DP2016-5063	New: Contextual semi-detached dwelling & garage		John Trinh & Associates	Dec 9/16			Jan 9 – Courtesy package received Jan 24 – Courtesy package reviewed No appeal filed
2210 32 Ave	R-C2	DP2016-5177	New: single detached dwelling & garage	Anthony Pirri	Ellergodt Design	Dec 19/16	Feb 10/17	Overlooking Grade/drainage Trees	Jan 24 – Application reviewed Feb 10 – Comments submitted Feb 16 – Courtesy package received (NOTE: approved as Contextual) Feb 22 – TC & EM to applicant re requested changes Feb 28 – EM from applicant re obscuring window, EM to interested neighbour No appeal filed
2323 Osborne Cr	DC	DP2016-4871	Change of Use: public & quasi-public building	David Weisgerber	Islamic Information Society of Calgary	Nov 29/16	Dec 21/16	Parking Trees	Dec 13 – Received circulation package Dec 13 – EM correspondence with FM Dec 13 – Reviewed circulation package Dec 21 – Comments submitted Jan 3 – Meeting with applicant Jan 5 – Notice of approval published Jan 19 – EM correspondence with applicant and FM – DP application cancelled