

WHAT WE HEARD REPORT

Drop-In Session (File No.: LDA18-0325 and LDA18-0361) Spruce Avenue Neighbourhood

PROJECT LOCATION:	LANDS GENERALLY BOUNDED BY 106 STREET NW, 102 STREET NW, 111 AVENUE NW AND 112 AVENUE NW
WEBSITE:	https://www.edmonton.ca/residential_neighbourhoods/neighbourhoods/spruce-avenue-planning-applications.aspx
EVENT TYPE:	Public Engagement Session Drop-in Session
DATE:	October 15, 2018

NUMBER OF ATTENDEES: 11 (including representative from Councillor Esslinger's office)
NUMBER OF NOTIFICATIONS SENT OUT: 82

ABOUT THE REPORT

This report was prepared by the City Planning Branch, City of Edmonton. It includes information gathered in response to a Land Development Application for:

- road closure of the portion of 105 Street NW north of 111 Avenue NW and portions of adjoining east-west and north-south lanes; and
- rezoning from (RF3) Small Scale Infill Development Zone and (US) Urban Services Zone to (DC2) Site Specific Development Control Provision to allow for the expansion and redevelopment of the CapitalCare Norwood facility.

The City Staff invited participants to give feedback and express their questions at the information session. This report includes a summary of comments and concerns from the public provided at the session.

The City will share this report with everyone who has emailed the file planner directly, and all attendees who provided their email address during the event on October 15, 2018. Furthermore, they will also share the report with the applicant and City Council.

THE PROPOSED APPLICATION

In June 2018, the City of Edmonton accepted a land development application for the CapitalCare Norwood redevelopment and expansion project. Currently, the applications, which include proposed rezoning and associated road closures are in the City of Edmonton review process.

WHAT DID WE HEAR

The following is a list of positive comments:

- I have 100% support for the zoning application. I would be pleased to speak at the public meeting on December 2018.
- Closure 105 - less access, less speeding / less short-cutting.
- Long term resident beds much needed!!!
- Taking care of parking issues with construction of parkade is much appreciated. Particularly since it will be the first to be developed.

- Increase in services and care of seniors is long overdue.
- Detail of landscaping [and] retention of trees is spot on.
- Looking forward to seeing development started and completed.
- Building Design is interesting.
- Would like to see the project completed sooner than anticipated.
- Glad to see CHOICE will still be there, more resident beds and a parkade for staff and visitors, so that there will be fewer cars parked in the neighbourhood. Best to keep prices reasonable so people will use it. Great to see you have incorporated.

Question - What is CHOICE?

Response: CHOICE stands for Comprehensive Home Option of Integrated Care for the Elderly, and is a program which assists seniors to continue living independently and in their own home longer by managing all their health requirements.

The following is a list of concerns:

- The project plans to close a main entrance to the neighbourhood, change traffic volumes and patterns significantly disturbing the people leaving close by.
- Restrict parking on south side 112 Ave.
- Please consider keeping 105 St open or open 104 St to traffic between 111-112 Ave in order to limit traffic/access disturbances.
- Access to 111 Ave is restricted.
- Consideration to noise should be taken.
- Leave 105 St open: can close during construction with barricades at both ends, then re-open.
- Redesign building to go over 105 St with enough height for fire trucks and cement trucks.
- Good to have an LRT on west side of the city but block in.
- Road [closure] is not good move.

WHAT ARE THE NEXT STEPS

If/when the proposed rezoning and road closure application advance to Public Hearing this report will be included in the information provided to City Council.

If you have questions about this application please contact:

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