

# Dear Neighbour

March 2, 2026

We are writing to provide an update on the City of Edmonton-owned land located at **207 Warwick Road NW (pictured at right in blue)**. The First Place site is next to another former surplus school site that was approved for affordable housing in 2024 (seen in orange) and is now being developed by Vivid Homes. Find out more at [diamondofdunluce.com](https://diamondofdunluce.com).

As you may recall, this site was part of the First Place Program's goal to redevelop 21 surplus school sites into medium-density, entry-level townhome developments specifically for first-time home buyers. As of 2026, builders have developed 16 sites, one was formally removed from the program, and there are now four sites left. The program's builders have decided to not move forward with this site's development under the First Place Program. Further details about the program are available on [edmonton.ca/FirstPlace](https://edmonton.ca/FirstPlace).



## Next Steps

The City intends to remove the four remaining sites from the First Place Program. This proposal is scheduled to be discussed at Community and Public Services Committee on **March 23, 2026**. Please visit [edmonton.ca/Meetings](https://edmonton.ca/Meetings) to review the meeting agenda and find information on how to participate.

The City's Housing team is proposing to develop the Dunluce First Place Site site into affordable housing. No developer has been selected at this time. We recognize that changes in a neighbourhood can generate questions from community members. We are committed to transparency through the development process, and will continue to share updates with residents.

You can find more information about the project, how and why the City helps create affordable and supportive housing, and subscribe to community updates at [edmonton.ca/AffordableHousing](https://edmonton.ca/AffordableHousing).



Questions? Email [affordablehousing@edmonton.ca](mailto:affordablehousing@edmonton.ca)