

Kelly Schmalz
File Manager
City of Calgary

August 18th, 2013

Re: DP2013-2892

My wife and I reside at 65 - 31 Avenue SW, directly east of this proposed development. We designed and built our home well forward on our lot to respect the privacy of the neighbours, as well as their right to protection from shadowing and massing. The benefit to us from doing so was the maximisation of the use and enjoyment of our sunny, south-facing rear yard.

The proposed buildings will extend the full depth of the lot and shadow our home and yard from the afternoon sun. The loss of privacy due to the multiple windows, decks, and doorways overlooking our home and yard is particularly egregious, and is a direct result of orientating these buildings at a 90 degree angle to all the other homes on 31st Avenue. The massing, compounded by the additional massing resulting from the Erlton Street side-yard relaxation also has a negative impact.

All the surrounding homes are either new or newer single family homes, semi-detached homes, or completely renovated older homes. This proposed development is completely out of context.

In total, all these aspects of this proposal will negatively impact the use and enjoyment of our home and property.

We ask that you do not approve this invasive development.

Bill and Bonnie Fischer
65 - 31 Avenue SW
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