

6 May 2022

ATTENTION: OKSANA NEWMEN

Acting Supervisor, Planning and Development Services
ROCKY VIEW COUNTY
262075 Rocky View Point
Rocky View County, AB T4A 0X2

ONewmen@rockyview.ca

RE: BYLAWS C-8194-2021, C-8193-2021, AND C-8195-2021 (PL20210079, PL20210078, AND PL20210080) APPLICATIONS FOR CONRICH AREA STRUCTURE PLAN and SOUTH CONRICH CONCEPTUAL SCHEME AMENDMENTS, AND LAND USE REDESIGNATION, RESPECTIVELY

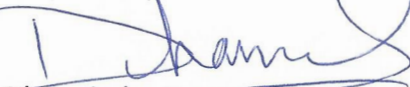
Please be advised that the Cambridge Park Homeowners' Association (HOA) has been in discussions with Amar Developments Ltd (aka Duhra Financial Ltd), and its representatives, over the course of the past two months, starting first with a Public Open House, held on February 3rd, culminating in meetings and telephone conversations with Ms. Rani Duhra (eight), her planning consultant (two), and altogether with Rocky View County staff (one on 25 February 2022 and one on April 27th, 2022). Items discussed were specifically related to Rocky View County Council's referral from a Public Hearing meeting of Council held on 30 November 2021, that stated:

MOVED by Councillor Samra that Bylaws C-8193-2021, C-8194-2021, C-8195-2021, and C8210-2021 be referred to Administration to work with the applicants and the community to return to Council with a complete and comprehensive plan for the entirety of Cell D addressing the following:

- *Traffic;*
- *Municipal Reserves and parks; and*
- *Lot sizes*

Based on changes made to the original submission, i.e., park relocation (plan attached), further restrictions to the residential areas with the use of one Direct Control (attached), and transfer of the park (Lot 112, Block 2, Plan1013145) to Rocky View County as MR in order to allow the HOA to further develop recreational facilities for the residents, the HOA is comfortable in supporting the applications as presented. Thank you.

Respectfully,



Dharminder Premi

President

Cambridge Park Homeowners' Association

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: Elitta Sibtain-Minhas
Address: 77 Woodlock Road
Rocky View County, AB T1Z 0B9

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with one commercial site near the Garden road. I would like to request Council to approve the applications as it is.

We are not a part of Cambridge Park HOA Phase 1 and 2.

Signed: Elitta Sibtain-Minhas

Date: March 9, 2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: Pawanbir (Sunny) Minhas

Address: 77 Woodlock Road, Rocky View

County, AB T1Z 0B9

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with one commercial site near the Garden road. I would like to request Council to approve the applications as it is.

We are not a part of Cambridge Park HOA Phase 1 and 2.

Signed: 

Date: March 9, 2022

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: Shristi Singh
Address: 167 Trinity Rd
Rockyview County AB, T1Z 0B8

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with one commercial site near the Garden road. I would like to request Council to approve the applications as it is.

We are not a part of Cambridge Park HOA Phase 1 and 2.

Signed: 

Date: 03/10/2022

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: MELVIN SINGH
Address: 167 TRINITY ROAD
ROCKYVIEW AB T1Z-0B8

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with one commercial site near the Garden road. I would like to request Council to approve the applications as it is.

We are not a part of Cambridge Park HOA Phase 1 and 2.

Signed: 

Date: 03/10/2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: CHARANJIT DUHRA

Address: 19 ST ANDREWS PLACE
ROCKYVIEW COUNTY

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with one commercial site near the Garden road. I would like to request Council to approve the applications as it is.

We are not a part of Cambridge Park HOA Phase 1 and 2.

Signed: C. Duhra

Date: 8 MARCH 2022

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: Syed. Mohyuddin
Address: 39 Abbey Road
Rocky view County

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with one commercial site near the Garden road. I would like to request Council to approve the applications as it is.

We are not a part of Cambridge Park HOA Phase 1 and 2.

Signed: Syed

Date: March-08-2022

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: MOHINDER SEKHON
Address: 74 WOODLOCK RD
ROCKYVIEW COUNTY

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with one commercial site near the Garden road. I would like to request Council to approve the applications as it is.

We are not a part of Cambridge Park HOA Phase 1 and 2.

Signed: 

Date: Feb 4 2022

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: KULDIP MAAN
Address: 58 Woodlock Rd
T12 0C1

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with one commercial site near the Garden road. I would like to request Council to approve the applications as it is.

We are not a part of Cambridge Park HOA Phase 1 and 2.

Signed: Kuldip Maan

Date: 28 Feb 2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: SANDEEP Kaur Aujla

Address: ~~179~~ 179 TRINITY Road
T12 0B8

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: Sandeep kaur Aujla

Date: 2022-02-17

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

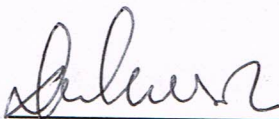
Rocky View County, AB T4A 0X2

Name: DALWINDER SINGH AULIA

Address: 179 TRINITY ROAD
T12 0B8

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: 

Date: FEB. 16, 2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: Ravinder Singh Tamber

Address: 158 Trinity Road
T12 0B8

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: 

Date: Feb / 17 / 2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: JASVIR KAUR TAMBI

Address: 158 TRINITY ROAD
T12 0B8

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: Jasvir Kaur

Date: Feb. 16, 2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: SUKHDEV S. DHANRAJ

Address: 214 MILTON RD
ROCKYVIEW COUNTY

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: Sukhdev S. Dhanraj

Date: 14 FEB 2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: Harpreet Dhalliwal

Address: 166 Trinitat RD

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: Harpreet Dhalliwal

Date: Feb 14, 2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: Michael Schaefer

Address: 308 Ganges Lane d

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: 


Date: 9 Feb 22

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: NACHHATIAK S. BRAR
Address: 162 TRINITY RD
ROCKYVIEW COUNTY

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: 

Date: 12th 07-2022

Councillors and Rockyview Staff

Rocky View County

262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: Shawinderpal Bora
Address: 74 Evansfield Rd NW
Calgary AB T2P 0K6

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: 

Date: 07 Feb 2022

I am Realtor in ~~city~~ Calgary working
in NE Area clients Looking for
Lots in Area Tr.

Councillors and Rockyview Staff

Rocky View County

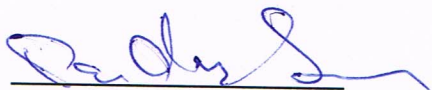
262075 Rocky View Point

Rocky View County, AB T4A 0X2

Name: Parulman Singh (friends stucco)
Address: 120 Castlegrave Rd NE
Calgary A.T.

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: 

Date: 7 Feb 2022

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: DHADUK HOMES
Address: 1935 32nd AVE NE # 218A
Calgary AB T2E 3R1

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: _____



Date: Feb 7, 2022

I am a Buider & wish to buy lots in
Cambridge Park - Phase IV.

Councillors and Rockyview Staff
Rocky View County
262075 Rocky View Point
Rocky View County, AB T4A 0X2

Name: Randhir Sandhu
Address: 312 Stranze Lane

RE: Application # PL20220006, PL20220007 and PL20220008

I, would like the County to accept this letter of support for Duhra Financial Ltd for the above application numbers. I am in support of this residential application with two commercial sites near the Garden road. I would like to request Council to approve the applications as it is.

Signed: Randhir Sandhu

Date: 02/7/22

May 12,2022

Ginette & Jean-Louis Brodeur

285011 Luther Rose Blvd

Rockyview County

Alberta, Canada

To: Rocky View County


I'm writing to you to voice our support for bylaws:

C-8193-2021

C-8194-2021

C-8195-2021

Ginette & Jean -Louis Brodeur

Handwritten signature of Ginette Brodeur in blue ink, written in a cursive style. The signature is positioned below the printed name and extends horizontally across the page.

From: [Barb Wilcox](#)
To: [Legislative and Intergovernmental Services](#)
Cc: [Division 1, Kevin Hanson](#); [Division 2, Don Kochan](#); [Division 3, Crystal Kissel](#); [Division 4, Samantha Wright](#); GBoehike@rockyview.ca; [Division 6, Sunny Samra](#); [Division 7, Al Schule](#)
Subject: [EXTERNAL] - Vote on upcoming bylaws
Date: May 14, 2022 3:03:34 PM

Do not open links or attachments unless sender and content are known.

I am writing to RVC to voice my support for bylaws C-8193-2021, C-8194-2021 & C-8195-2021.

If these bylaws are not passed Prince of Peace will not be getting potable water for another 20 years. We moved in here in 2006 and were told the water would be coming in in the next year or 2. Please vote to pass these bylaws so that we can get connected to the RVC water reservoir.

Barbara Wilcox
717- Pentecost Bay
Calgary, Ab.
T1X 1L4

From: [Beth](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Prince of Peace Water
Date: May 12, 2022 7:26:11 PM

Do not open links or attachments unless sender and content are known.

To: Rocky View County Councillors:

Don Kochan

Crystal Kissel

Kevin Hanson

Samanntha Wright

Greg Boehlke

Sunny Samra

Al Schule

I am writing to you to voice my support for bylaws:

C-8193-2021

C-8194-2021

C-8195-2021

Without the passing of these bylaws, I will once again be denied access to a reasonably priced source of potable water.

This pipeline project has been delayed several times and it's time for it to be settled.

Please vote to pass these bylaws so Amar Developments will put in the last piece water pipeline which will connect us to the RVC water reservoir.

Thank you in advance.

Beth & Larry Holoboff

637 Advent Bay

Prince of Peace Village.

May 12, 2022

From: [MCLEISH & BEND](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Bylaws C-8193-2021, C-8194-2021, C-8195-2021
Date: May 12, 2022 5:16:12 PM

Do not open links or attachments unless sender and content are known.

We reside at 711 Pentecost Bay in Prince of Peace Village. The owners at Prince of Peace have been anxiously awaiting a potable water connection to the RVC water reservoir, and the pipeline project has been through several delays unrelated to our commitment to the project. We were given to understand the latest plan revisions covered in the captioned Bylaws are very favourable to the wishes of Cambridge Estates, therefore we do not wish to see any further delays. Please vote to pass these Bylaws so the developer and RVC can put in the final connection of water pipeline to connect Prince of Peace to the reservoir.

Thank you very much for your consideration in this matter.

Bill McLeish & Elaine Bend



From: [Brenda Neufeld](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Bylaws re: water
Date: May 12, 2022 5:18:48 PM

Do not open links or attachments unless sender and content are known.

To: Rocky View County Councillors:

Don Kochan Crystal Kissel Kevin Hanson Samanntha Wright Greg Boehlke Sunny Samra
Al Schule

I'm writing to you to voice my support for the following bylaws:

C-8193-2021 C-8194-2021 C-8195-2021

As you are aware Without the passing of these bylaws, I will once again be denied access to a reasonably To: Rocky View County Councillors:

Don Kochan Crystal Kissel Kevin Hanson Samanntha Wright Greg Boehlke Sunny Samra
Al Schule

I'm writing to you to voice my support for the following bylaws:

C-8193-2021 C-8194-2021 C-8195-2021

As you are aware Without the passing of these bylaws, I will once again be denied access to a reasonably priced source of potable water. This pipeline project has been delayed several times and it's time for it to be settled. Please vote to pass these bylaws so Amar Developments will put in the last piece of water priced source of potable water. This pipeline project has been delayed several times and it's time for it to be settled. Please vote to pass these bylaws so Amar Developments will put in the last piece of water for the community of Prince of Peace.
Thank you for listening to my voice.

Brenda Neufeld

From: [Carolyn Reu](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - BYLAW C-8193-2021 BYLAW C-8194-2021 BYLAW C-8195-2021
Date: May 13, 2022 7:53:24 AM

Do not open links or attachments unless sender and content are known.

Rocky View County constituents living in Prince of Peace Village have long aspired to the reliable provision of potable water from the RVC Reservoir. We now depend on your support for the three bylaws that will allow Amar Developments to finish the final section and complete that water pipeline project. I implore all Rocky View County Councillors to vote in support of BYLAW C-8193-2021, BYLAW C-8194-2021 and BYLAW C-8195-2021.

Carolyn Hewitt
733 Pentecost Bay
Prince of Peace Village

From: [Gwen Gyug](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] -
Date: May 17, 2022 11:05:26 AM

Do not open links or attachments unless sender and content are known.

To: Rocky View County Councillors:

Don Kochan
Crystal Kissel
Kevin Hanson
Samanntha Wright
Greg Boehlke
Sunny Samra
Al Schule

I'm writing to you to voice my support for bylaws:

C-8193-2021

C-8194-2021

C-8195-2021

Without the passing of these bylaws, I will once again be denied access to a reasonably priced source of potable water. Anyone standing in the way of this water pipeline is not considering the need for water beyond their own desires. This pipeline project has been delayed several times and it's time for it to be settled. Please vote to pass these bylaws so Amar Developments will put in the last piece of water pipeline which will connect us to the RVC water reservoir.

Thank you in advance,

Cyd & Gwen Gyug



From: [C.S](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] -
Date: May 12, 2022 7:50:29 PM
Attachments: [Document 2022-05-12 194317.pdf](#)

Do not open links or attachments unless sender and content are known.

To: Rocky View County Councillors:

Don Kochan
Crystal Kissel
Kevin Hanson
Samanntha Wright
Greg Boehlke
Sunny Samra
Al Schule

I'm writing to you to voice my support for bylaws:

C-8193-2021
C-8194-2021
C-8195-2021

Without the passing of these bylaws, I will once again be denied access to a reasonably priced source of potable water. This pipeline project has been delayed several times and it's time for it to be settled. Please vote to pass these bylaws so Amar Developments will put in the last piece of water pipeline which will connect us to the RVC water reservoir.

Thank you in advance,

--- Sign and date the letter here

Cyril Spurrell
May 14, 2022

Cyril Spurrell
403 Hope Bay.
Prince of Peace Village.

From: [dianakerr](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - A Resident held Hostage
Date: May 13, 2022 1:51:24 PM

Do not open links or attachments unless sender and content are known.

To: Rocky View County Councillors:

Don Kochan
Crystal Kissel
Kevin Hanson
Samanntha Wright
Greg Boehlke
Sunny Samra
Al Schule

I'm writing to you to voice my support for bylaws:

C-8193-2021

C-8194-2021

C-8195-2021

Without the passing of these bylaws, I will once again be denied access to a reasonably priced source of potable water. This pipeline project has been delayed several times and it's time for it to be settled. Please vote to pass these bylaws so Amar Developments will put in the last piece of water pipeline which will connect us to the RVC water reservoir.

Thank you in advance,

Diana Kerr
Prince of Peace Village
541 Epiphany Bay
Rocky View County
TIX 1G6

From: [Pryna Koberstein](#)
To: [Legislative and Intergovernmental Services](#)
Cc: [Koberstein, Ed](#); [Condo Board](#)
Subject: [EXTERNAL] - May 31, 2022 Public Hearing
Date: May 17, 2022 5:45:08 PM
Attachments: [05 Bylaw Submission_20220517_0001.pdf](#)

Do not open links or attachments unless sender and content are known.

Attached please find our submission for the above noted Public Hearing regarding by-laws C-8193-2021, C-8194-2021 and C8195-2021

Sincerely

Ed & Pryna Koberstein
127 Covenant Bay
Prince of Peace Village
Rocky View County
May 17th, 2022

Second email - unfortunately the submission was not attached to the previous email.

Ed & Pryna Koberstein



127 Covenant Bay
Rocky View County, AB T1X 1G2

May 17, 2022

Rocky View County

RE: Submission for May 31, 2022 Public Hearing
By-Law C-8193-2021, By-law C-8194-2021, By-law C-8195-2021

Further to your notice regarding the above noted public hearing, we would advise that we will not be in attendance at the public hearing. We are, therefore, writing this letter to voice our support for the bylaws.

If these by-laws are not passed, we, as property owners, will continue to be denied access to a reasonably priced source of potable water.

This project has been delayed several times and it is time for the promised pipeline project to be finished.

As elected County councillors, we trust you will consider the benefit for the entire County. Please vote to pass these bylaws so Amar Developments will put in the last piece of the water pipeline which will then connect us to the RVC water reservoir.

Sincerely

A handwritten signature in black ink, appearing to be 'Ed & Pryna Koberstein'.A second handwritten signature in black ink, appearing to be 'Ed & Pryna Koberstein'.

Ed & Pryna Koberstein
Prince of Peace Village

From: [Elsie Alberda](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Bylaws
Date: May 16, 2022 10:15:11 AM

Do not open links or attachments unless sender and content are known.

To Rocky View County Councillors
Don Kochan
Crystal Kissel
Kevin Hanson
Samantha Wright
Greg Boehlke
Sunny Samra
Al Schule

I'm sending this email to give my support for passing of bylaws C 8193 2021, C 8194 2021, C 8195 2021.

Without these bylaws being passed Prince of Peace Village will not have a reasonable source of water that is better priced than what we are now getting. Please pass the bylaws so that Amar Development will finish with the pipeline to connect us to the RVC water reservoir.

Thank you
Elsie Alberda
919 Nativity Bay
May 16, 2022

From: [Harley Sanders](#)
To: [Legislative and Intergovernmental Services](#)
Cc: [REDACTED]
Subject: [EXTERNAL] - Re Bylaw Amendment of C-8193-2021, C-8194-2021, C-8195-2021
Date: May 13, 2022 9:31:54 AM
Attachments: [Letter to RVC re: Redesignation of land.docx](#)

Do not open links or attachments unless sender and content are known.

Greetings

Please see the attached letter in support of amendment of Bylaws; C-8193-2021, C-8194-2021 and C-8195-2021 intended to be heard on May 31, 2022.

We thank you for your attention to this very important matter.

Harley and Sharon Sanders
843 Ascension Bay
Calgary, AB T1X1P7

May 13, 2022

To: Rocky View County Councillors:

Don Kochan
Crystal Kissel
Kevin Hanson
Samanntha Wright
Greg Boehlke
Sunny Samra
Al Schule

We are writing to you to voice our support for amendment of bylaws: C-8193-2021; C-8194-2021; C-8195-2021 which is to occur at a hearing on May 31, 2022.

These bylaws concern the re-zoning of land from commercial to residential in the Cambridge Estate area near Conrich.

We are residents of Prince of Peace Village so without the passing of these amended bylaws, we will once again be denied access to a source of potable water. We feel that we are being held hostage and denied water due to this incorrect zoning designation.

This pipeline project has been delayed several times and needs to be settled.

Please vote to pass these bylaws so Amar Developments will put in the last piece of water pipeline which will then connect our Village to the RVC water reservoir.

Thank you,

Harley and Sharon Sanders
843 Ascension Bay
Calgary, AB T1X1P7



From: [Janet King](#)
To: [Legislative and Intergovernmental Services](#)
Cc: [Division 1, Kevin Hanson](#); [Division 2, Don Kochan](#); [Division 3, Crystal Kissel](#); [Division 4, Samantha Wright](#); [Division 5, Greg Boehlke](#); [Division 6, Sunny Samra](#); [Division 7, Al Schule](#)
Subject: [EXTERNAL] - BYLAW C-8193-2021, BYLAW C-8194-2021, BYLAW C-8195-2021
Date: May 15, 2022 3:35:13 PM
Attachments: [2022.05.31 RVC-Amar application.docx](#)

Do not open links or attachments unless sender and content are known.

Please find attached, my submission for the hearing on the above Bylaws on May 31, 2022.

Janet King
837 Ascension Bay,
Rocky View County
T1X 1P7

Rocky View County:

Mayor Don Kochan

Councillors Crystal Kissel, Kevin Hanson, Samanntha Wright, Greg Boehlke, Sunny Samra and Al Schule

Re: Council Meeting May 31, 2022

Bylaws C-8193-2021, C-8194-2021, C-8195-2021

I wish to give my **full support** for the application made by Amar Developments for the amendment of the above bylaws. Amending these will allow for much needed, reasonable development in this area and gives a balance of both residential and commercial facilities. The proposed businesses will be a great asset to the locality.

As I live in Prince of Peace Village, this development will also allow for the potable water line to be completed which should have happen a long time ago. The County and the province have already put a substantial amount into this pipeline and it is tragic that it has been delayed needlessly. We, in the Village, also have close to \$1 million dollars in LITs as our portion of the cost which, I am sure, the County is anxious to start collecting from us. Also, it has been broadcast by both the province and the county that they wish to develop more seniors' facilities. This would be a good start to this as Prince of Peace is a seniors' community and water is a life essential. Completion of this project should be paramount for the County.

I sincerely hope this application is approved and this necessary development will go forward unhindered.

Yours truly,

Janet King

837 Ascension Bay,

Rocky View County

T1X 1P7

From: [Vivian Drysdale](#)
To: [Legislative and Intergovernmental Services](#)
Cc: [Division 2, Don Kochan](#); [Division 3, Crystal Kissel](#); [Kevin Hanson](#); [Division 4, Samanntha Wright](#); [Division 5, Greg Boehlke](#); [Division 6, Sunny Samra](#); [Division 7, Al Schule](#)
Subject: [EXTERNAL] - Bylaws C-8193-2021, C8194-2021, C-8195-2021
Date: May 16, 2022 8:49:08 AM

Do not open links or attachments unless sender and content are known.

Good morning Rocky View Councillors,

Re: Council Meeting May 31, 2022
Bylaws C - 8193-2021, C - 8194-2021, C - 8195-2021

We are writing in support of the amendment of the above Bylaws. We give full support for the application made by Amar Developments to complete Phase IV of the development in Cambridge Estates. We feel the proposed development of the area of both residential and some commercial to be acceptable to the area and feel it would be more than acceptable to the development.

We live in Prince of Peace Village and have been waiting for piped water to be brought into the Village for many years. The pipeline project has been delayed many times due to the residents of Cambridge Estates opposing this development and it is time to get it settled and get on with the completion of the project. The Provincial Government along with the County have put a substantial amount of funding into the project and we as a Village have close to \$1 million dollars in LITs to cover our portion of the cost and Sage Properties have contributed even more money. We feel we are being held hostage by the residents of Cambridge Estates who seem to have a dispute with Amar Developments. Cambridge Estates has recently connected to the water pipeline, it is time the rest of us have the same luxury of piped water as well.

We sincerely hope this application is approved on May 31st so this development can move forward.

Thank you

Ken & Vivian Drysdale
315 Triune Bay
Calgary, AB T1X 1G4

From: [Geoff Carr](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - By-Laws C8193-2021, 8194-2021, 8195-2021
Date: May 15, 2022 12:44:17 PM

Do not open links or attachments unless sender and content are known.

To: Rocky View County Councillors:

Don Kochan C
rystal Kissel
Kevin Hanson
Samanntha Wright
Greg Boehlke
Sunny Samra
Al Schule

We are writing to you to voice our support for bylaws: C-8193-2021 C-8194-2021 C-8195-2021

We have had our water pipeline to Prince of Peace delayed a few times now. Without these bylaws passing, we will once again have a delay. This is not something that should be happening. We need reasonably priced potable water to our Village.

Please vote in favor of these by-laws so Amar Developments will be able to finish their water pipeline which in turn will help us to complete our water pipeline to RVC water reservoir.

Thank you for your consideration.

May 15, 2022

Lynne & Geoff Carr
323 Triune Bay in Prince of Peace Village

From: [ELAINE STAMLER](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Support for bylaws
Date: May 13, 2022 5:10:13 PM

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Don Kochan
Cystal Kissel
Kevin Hanson
Samanntha Wright
Greg Boehlke
Sunny Samra
Al Schule

C-8193-202
C-8194-2021
C-8195-2021

I vote to pass these bylaws so Amar Developments will put in the last piece of water pipeline which will connect us to the RVC water reservoir.

Bay T1X 1N8

Thank you! Margaret Stamler 639 Advent

From: [N Darrell Grant](#)
To: [Division 1, Kevin Hanson](#); [Division 2, Don Kochan](#); [Division 3, Crystal Kissel](#); [Division 4, Samantha Wright](#); [Division 5, Greg Boehlke](#); [Division 6, Sunny Samra](#); [Division 7, Al Schule](#)
Cc: [Oksana Newmen](#); [REDACTED] [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - BYLAWS C-2193-2021, C-2194-2021, C-2195-2021, and C-8298-2022 CAMBRIDGE PARK CELL D
Date: May 7, 2022 10:19:47 AM
Attachments: [2022.305 letter of support 06may2022.pdf](#)

Do not open links or attachments unless sender and content are known.

Good Morning Council,

On behalf of Duhra Financial Ltd and Amar Developments Ltd, please see attached our letter of support regarding the above-captioned bylaws, to be heard on 31 May 2022. Thank you.

N. Darrell Grant

Community Planner. Urban Designer

[REDACTED]

06 May 2022

Rocky View County
County Hall
262075 Rocky View Point
Rocky View County AB T4A 0X2

ATTENTION

**Mayor Kochan,
Deputy Mayor Kissel, and
Councillors Boehlke, Hanson, Samra, Schule, and Wright**

**RE: BYLAWS C-2193-2021, C-2194-2021, C-2195-2021, and C-8298-2022
(Associated Planning Files PL20210078, PL20210079, PL20210080)
AMENDMENTS TO BE HEARD ON 31 MAY 2022**

On behalf of Duhra Financial Ltd and Amar Developments Ltd (Duhra) and as the applicant, I wish to write **IN SUPPORT** of the above-mentioned bylaws to be considered on Tuesday, 31 May 2022.

Rocky View County Council's referral from a Public Hearing meeting of Council held on 30 November 2021, that stated:

MOVED by Councillor Samra that Bylaws C-8193-2021, C-8194-2021, C-8195-2021, and C8210-2021 be referred to Administration to work with the applicants and the community to return to Council with a complete and comprehensive plan for the entirety of Cell D addressing the following:

- *Traffic;*
- *Municipal Reserves and parks; and*
- *Lot sizes*

Based on Council's direction, the following actions have occurred over the past three+ months:

- a public open house was held on 3 February 2022, with approximately 50 people in attendance. Comment sheets were provided with 35 providing full support. None was opposed;
- up to ten meetings and telephone conversations with Ms. Rani Duhra and myself with Cambridge Park Homeowners' Association (HOA) representatives, either individually, or collectively, and
- two recorded (minutes) meetings on 25 February 2022, and 27 April 2022, with Rocky View County Administration, Duhra, and Cambridge Park HOA.

Overall, we comfortably feel we have addressed the main concerns of the residents. The proposed Direct Control (Bylaw C-8298-2022) has been crafted to accommodate most of the residents' concerns, and are highlighted as follows:

- For Permitted Uses, only Dwelling, Single Detached homes;
- For Discretionary Uses, no Dwelling, Manufactured Homes, or Vacation Rental homes;
- A minimum lot width of 13.41 metres (44 feet);
- A lot area range between 0.045 hectare (0.11 acre) and 0.076 hectare (0.18 acre), except for non-rectangular lots, then a maximum lot area of 0.15 hectare (0.37 acre); and
- architectural guidelines for the residential as well as the local commercial developments.

In addition to this Direct Control, the South Conrich Conceptual Scheme has imbedded policies to create attractive streetscapes by providing sidewalks and boulevard trees on both sides of the pavement; a park to accommodate a children's play area, seating, plantings, and a pathway; the commercial site, located on Garden Road, is intended for local support.

We are asking for your support, allowing Duhra to proceed in creating an attractive, well-planned neighbourhood for single-detached residential housing and local commercial uses within the Cambridge Park community. In addition, a positive decision on May 31st will provide Duhra with the ability to complete the water line, thereby connecting the Prince of Peace development to a much-anticipated potable water source.

We will be attending the Public Hearing on May 31st and will be able to speak directly to you should you require any further clarification. Thank you.

Respectfully Yours,



N. Darrell Grant

Community Planner. Urban Designer

Box 285

Okotoks AB T1S 1A5

obo Duhra Financial Ltd and Amar Developments Ltd

245025 Meadowridge Road

Rocky View County AB T1Z 0J5

cc *Ms Rani Duhra, Duhra Financial Ltd / Amar Developments Ltd*
 Ms Oksana Newmen, File Manager, Rocky View County
 Legislative Services, Rocky View County
 Ms Sandra Jory, Sage Properties
 Mr. Dharminder Premi, President, Cambridge Park Homeowners' Association

From: [Nancy Gording](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Bylaws C-8193-2021, C-8194-2021, C8195-2021
Date: May 14, 2022 11:29:03 AM

Do not open links or attachments unless sender and content are known.

Attention Rockyview Councillors
Greg Boehlke
Don Kochan
Crystal Kissel
Kevin Hanson
Sunny Samra
Al Schule
Samantha Wright

Thank you in advance for your attention to this correspondence.

I am writing to support the passing of the above noted bylaws. As one of 174 Prince of Peace unit owners, the long delays in passing these by-laws enabling us to getting our waterline installed and completed have been more than frustrating and costly.

We have all been waiting far too long to get hooked up to RVC potable water and finally live with reasonably prices water and sewer services.

We are all encouraging you to pass these by-laws so the developer will finish the pipeline and connect us to RVC water.

Thank you for your attention to this matter.

Nancy Gording
319 Triune Bay
Prince of Peace Village

14 May 2022

From: [Mary Carruthers](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Bylaws, C8193-2021, C8194-2021, C8195-2021
Date: May 18, 2022 1:30:39 PM

Do not open links or attachments unless sender and content are known.

To: Rocky View County Councillors

Don Kochan
Crystal Kissel
Kevin Hanson
Samantha Wright
Greg Boehlke
Sunny Samra
Al Schule

We are writing to you to voice our support for bylaw;

C-8193-2021
C-8194-2021
C-8195-2021

Without the passing of these bylaws, we will once again be denied access to a reasonably priced source of potable water. This pipeline project has been delayed several times and it's time for it to be settled. Please vote to pass these bylaws so Amar Developments will put in the last piece of water pipeline which will connect us to the RVC water reservoir.

Thank you in advance,

Randy and Mary Carruthers
329 Triune Bay
Calgary, Alberta
T1X 1G4

May 18th, 2022

From: [Ray & Lynn](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Re: Bylaws C-8193-2021, C-8194-2021, C-8195-2021
Date: May 13, 2022 4:44:41 PM

Do not open links or attachments unless sender and content are known.

To Rocky View County Councillors:

Our names are Ray and Lynn Cornell. We have lived at 915 Nativity Bay in the community of Prince of Peace for 7 years.

I am writing to you to voice my support for the above Bylaws.

Our concern is, that if these bylaws are not approved, we will once again be faced with another long delay in obtaining access to a reasonably priced source of water. Prince of Peace currently have their water trucked in, which has been an expensive option.

Please vote to pass these bylaws so Amar Development can put in the last piece of pipeline which will allow us to connect to the RVC water reservoir.

We thank you for your consideration

Ray and Lynn Cornell

[REDACTED]

Sent from [Mail](#) for Windows

From: [Judy Schock](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Fwd: Please Support BYLAW C-8193-2021; BYLAW C-8194-2021; & BYLAW C-8195-2021
Date: May 14, 2022 12:42:59 PM

Do not open links or attachments unless sender and content are known.

Begin forwarded message:

From: Bette Burton <bette850@gmail.com>
Subject: Please Support BYLAW C-8193-2021; BYLAW C-8194-2021;
& BYLAW C-8195-2021
Date: May 14, 2022 at 7:09:44 AM MDT
To: Opa <ranjud@shaw.ca>

Don Kochan
Crystal Kissel
Kevin Hanson
Samanntha Wright
Greg Boehlke
Sunny Samra
Al Schule

I'm writing to you to voice my support for bylaws:

C-8193-2021
C-8194-2021
C-8195-2021

I have lived at Prince of Peace for over twenty years. A sustainable and affordable water supply to the village has been an ongoing concern for so long. We were so happy to finally have a solution with this new water pipeline but our worries continue with the ongoing delays.

If these bylaws are not passed, we will once again be denied access to a reasonably priced source of potable water. This pipeline project has been delayed several times and it's time for it to be settled. Please help our senior community and others in this area, and vote to pass these bylaws so Amar Developments will put in the last piece of water pipeline which will connect us to the RVC water reservoir.

Thank you

Reinhold Schock
415 Hope Bay

From: [Ruth Anderson](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Richard and Ruth Anderson, 435 Hope Bay, Calgary AB, T1X 1G5 voted in favor of the bylaws, on May 13, 2022
Date: May 13, 2022 1:53:12 PM

Do not open links or attachments unless sender and content are known.

Sent from [Mail](#) for Windows

From: [Michelle Mitton](#)
To: [Jenn Burton](#)
Subject: FW: [EXTERNAL] - Hi, the bylaws I am referring to are: C-8193-2021, C-8194-2021, C-8195-2021 Rich and Ruth Anderson 435 Hope Bay, Calgary, AB T1X 1G5
Date: May 13, 2022 2:09:25 PM

MICHELLE MITTON, M.Sc

Legislative Officer | Legislative and Intergovernmental Services

ROCKY VIEW COUNTY

262075 Rocky View Point | Rocky View County | AB | T4A 0X2

Phone: 403-520-1290 | 403-462-0597

MMitton@rockyview.ca | www.rockyview.ca

This e-mail, including any attachments, may contain information that is privileged and confidential. If you are not the intended recipient, any dissemination, distribution or copying of this information is prohibited and unlawful. If you received this communication in error, please reply immediately to let me know and then delete this e-mail. Thank you.

From: Ruth Anderson <ruthlydiaanderson@gmail.com>

Sent: May 13, 2022 2:04 PM

To: Michelle Mitton <MMitton@rockyview.ca>

Subject: [EXTERNAL] - Hi, the bylaws I am referring to are: C-8193-2021, C-8194-2021, C-8195-2021 Rich and Ruth Anderson 435 Hope Bay, Calgary, AB T1X 1G5

Do not open links or attachments unless sender and content are known.

From: [REDACTED]
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Cambridge Estates Phase Four Application May 31, 2022
Date: May 18, 2022 12:10:30 PM

Do not open links or attachments unless sender and content are known.

To Whom It May Concern

We are submitting this letter to express our support for the Cambridge Estates application to be heard at the May 31, 2022 Rocky View Council meeting. The delays in the approval of this development has forced delays in the construction of the county water line to service the Prince of Peace development.

This is a good development for our area and the County as a whole and should be approved based on good planning practices and not delayed any further because of objections from the residents at Cambridge Estates and the Cambridge HOA.

We are in favour of the approval of this application.

Rick and Margo Johnson
125 Covenant Bay
Rocky View County, Alberta
T1X 1G2

Sent from my iPad

From: [Rosemarie Baum](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Support for Bylaws C-8193-2021;C-8194 &C-8195-2021
Date: May 12, 2022 7:40:36 PM

Do not open links or attachments unless sender and content are known.

To Rocky View Councillors: I am writing to you to voice my support for the above mentioned Bylaws. We will be denied access to a reasonably priced source of water unless these bylaws are passed. I have been a resident in Prince of Peace Village for over 20 years and it has always been our goal to receive water piped to our subdivision. Please vote to pass these bylaws so Amar Developments will put in the last piece of pipeline which will connect us to RVC water reservoir. Thank you to all for voting for us!
Rosemarie Baum, 213 Dayspring Bay POP Village

From: [Sandra Jory](#)
To: [Legislative and Intergovernmental Services](#)
Cc: [REDACTED]
Subject: [EXTERNAL] - Letter of Support File 04329003 Duhra Financial May 31 Public Hearing
Date: May 18, 2022 1:57:57 PM
Attachments: [2022-05-18 Sage Letter of support to RVC FINAL.pdf](#)

Do not open links or attachments unless sender and content are known.

Hello

Please see the attached letter of support.

Thank you,

Sandra Jory, CPA, CA
Executive Chair &
Investor Relations
Sage Properties Corp.
(780) 686-2441



SAGE Properties Corp.
Suite 115 1925 – 18 Ave. NE
Calgary, AB T2E 7T8

May 18, 2022

Plan Numbers: PL20210079, PL20210078, PL20210080

File number: 04329003

Legislative Services
Rocky View County
262075 Rocky View Point
Rocky View County, AB, T4A 0X2

Re: By-Law C-8194-2021, C-8193-2021, and C-8195-2021 Applications for Conrich Area Structure Plan and South Conrich Conceptual Scheme Amendments and Land Use Redesignation (Amend Land Use By-Law C-8000-2020)

To Whom It May Concern:

On behalf of Sage Properties Corp. ("Sage"), please accept this letter in full support of Duhra Financial Ltd. proposed land use by-law. Sage is an owner of properties on the Prince of Peace Development Site which is located at the south-east corner at the intersection of Highway 1 and Garden Road NE (approximately 1 km east of Calgary city limits). Sage represents over 1200 shareholders, many of whom are elderly and many of whom have their life savings tied up in the Sage properties, due to the bankruptcy of the Lutheran Church of Canada ABC District Church Extension Fund in 2015. Sage has invested approximately \$1 million with Rocky View County to construct a waterline to its site and the waterline remains incomplete due to the delays that have occurred with the Duhra Financial Phase 4 Development.

We understand that revised conceptual scheme (and amended by-laws and land use redesignation) submitted by Duhra Financial (above) now address the concerns of the residents of Cambridge Park, as raised by Councillor Samra at the November 30, 2021 council meeting. We are pleased that the developer and residents were able to resolve the issues raised for the benefit of all the residents of Rocky View County.

Therefore, Sage fully supports Duhra Financial's proposed land use by-law. We are confident that with Council's approval, Duhra Financial will be able to move forward with completing the required infrastructure upgrades to complete the Conrich waterline, bringing water to the Prince of Peace Site.

Sincerely yours,

A handwritten signature in black ink, appearing to read "Sandra Jory", is written over a light blue horizontal line.

Sandra Jory, CPA, CA
Executive Chair
Sage Properties Corp.

From: [Sharon Schulz](#)
To: [Legislative and Intergovernmental Services](#)
Subject: [EXTERNAL] - Bylaw Support
Date: May 13, 2022 10:56:11 AM
Attachments: [Scan.pdf](#)

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Attached please find our letter of support for Bylaws

C-8193-2021

C-8194-2021

C-8195-2021

Thank you.

Willi and Sharon Schulz

Don Kochan
Crystal Kissel
Kevin Hanson
Samanntha Wright
Greg Boehlke
Sunny Samra
Al Schule

We are writing to you to voice our strong support for bylaws:

C-8193-2021

C-8194-2021

C-8195-2021

Without the passing of these bylaws, we will once again be denied access to a reasonably priced source of potable water. As residents of Prince of Peace Village, we have been waiting for access to a potable water source for 23 years. This pipeline project has been delayed several times and it's time for it to be settled. Please vote to pass these bylaws so Amar Developments will put in the last piece of water pipeline which will connect us to the RVC water reservoir.

Thank you in advance,
Willi and Sharon Schulz
May 12, 2022

Sharon Schulz
Willi Schulz