

OCTOBER 2024

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THE OFFICIAL BRENTWOOD COMMUNITY NEWSLETTER



Cover Photo by Ken Wright



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Brentwood COMMUNITY ASSOCIATION

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 Linda Van Holst – Office Manager • Steve Dietrich – Arena Manager

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News, Events, & More



Crime Statistics



Real Estate Statistics



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Dear Brentwoodians,

Despite the high temperatures this weekend (at time of writing) and into next week, there is no mistaking that summer is over. Work is picking up, schools are back in, and evening and weekend extracurriculars are starting back up and filling our calendars. Let's just remember to leave a little time to spend together with loved ones, and a little more time for ourselves!

One group of Brentwood residents are spending time together on the mural project that is taking shape along the Brisebois/40 Ave underpass beneath Crowchild Trail. I am excited to see its progress, and want to thank Lee Hunt, Bonita McCurry, and all the other organizers and contributors to this great initiative. Lee's article elsewhere in this issue details all the contributions from our community.

Also in this issue, Melanie Swailes from the Development and Transportation Committee reviews what changes we may see around the city and here in Brentwood as a result of the new zoning. As always, it is important for all Calgarians to make their voices heard about changes affecting their neighbourhood.

Finally, a sort of sequel to my message last month asking drivers to be aware of more kids sharing our roads and crosswalks with school back in. When I am out cycling, I will occasionally have drivers stop and wave me across an intersection even though they have the right of way. Similarly, when I am waiting for a break in traffic so I can jaywalk across Northmount or Brisebois, cars will occasionally stop to let me cross. This reflects the generally courteous and kind nature of Calgarians – but please stop doing this! I feel like a real crank to be complaining about kind gestures made by others, but traffic laws work best when everyone follows them, whether pedestrians, cyclists, or cars. Making exceptions out of good will runs the risk of creating expectations and assumptions that traffic will always stop, which might lead to dangerous situations. So, to my fellow cyclists – please abide by the rules of the road yourselves. And to my fellow jaywalkers, be patient and wait for that break in traffic – and if it doesn't seem to be coming, maybe that's an indication that you should walk to the nearest crosswalk!

Photo Contest

The *Bugle* is looking for Brentwood's best amateur photographers to provide cover images each month. If you have a great snap of our neighbourhood saved on your phone or posted on your social media feed, send it in for a chance to be featured on the cover of an upcoming issue! Photos must be 300 DPI or higher (i.e. from a newer model phone or good digital camera) and 2400 x 1600 pixels minimum size. If submitting pictures of minors, please make sure that you have direct, express permission to submit the picture from a parent or guardian. Send your photos, or any questions, to bcabugle@telus.net.

Yours sincerely,

Jonathan Jucker

Editor, Brentwood Bugle





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Brentwood Cares - Little Food Library and More!

With your donations and support, we continue to stock the Brentwood Cares Little Food Library twice daily, for use by people of all ages and circumstances, from elders to students.

Unopened, sealed items can be dropped off in the library itself or in the box beside the door at 3624 Boulton Road at any time. Hats off to Brentwood for your continued support!

Liza and the Brentwood Cares Team

Buy Nothing Brentwood

Give freely; share creatively! Post anything you'd like to give away, lend, or share; ask for anything you'd like to receive or borrow.

Check out the Buy Nothing Brentwood/Charleswood/Collingwood Facebook page, or buynothingproject.org.

Calgary Police Service on Nextdoor!

Calgary Police Service now has a dedicated space to engage with community residents.

You can expect to see posts on the following topics:

- Awareness and updates: events, initiatives, and updates in our community
- Crime trends and prevention: education, resources, and tools
- Community engagement: a place to share concerns, ideas, and feedback
- Emergency alerts: immediate notifications that affect our area

You can find the Calgary Police Service's space on Nextdoor here: <https://ca.nextdoor.com/agency-detail/ab/calgary/calgary-police-service/>.

Your Representatives in Brentwood

City Councillor: Sean Chu (Ward 4): ward04@calgary.ca; 403-268-3727.

MLA: Luanne Metz (Calgary-Varsity): Calgary.varsity@assembly.ab.ca; 403-216-5436.

MP: Len Webber (Calgary Confederation): len.webber@parl.gc.ca; 403-220-0888.

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2024-2025 Season
September-March

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Brentwood Sportsplex Arena
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Brentwood Community Association Public Skating

Mondays, 10:00 to 11:30 am

September 9 to December 23, 2024
January 6 to March 24, 2025

Wednesdays, 1:30 to 3:00 pm

September 11 to December 18, 2024
January 8 to March 26, 2025

No Public Skating Dates:

October 14, November 11, December 25, 30, 2024,
and February 17, 2025

*No public skating on Statutory Holidays

Cost: \$1 per person (pay at the office)

Public skating only. No sticks, pucks, sleds, or strollers. We do not supply skating assistance equipment. Anyone under age 18 must wear a helmet.



News from the Friends of Nose Hill

by Anne Burke

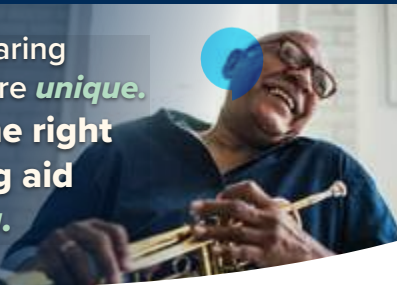
Nose Hill Park is one of the largest urban parks in North America and is distinguished by its unique geological, ecological, and anthropological history (<https://inaturalist.ca/projects/nose-hill-park-bioinventory>). With an abundance of remarkable flora and fauna, this project aims to record observations made by Park users. This information and a quick update were posted on our Facebook page about how the Nose Hill Park iNaturalist project is going. There have been many awesome observations this year. Since January over 2,600 observations have been added. We have nearly 10,000 iNaturalist posts made for the Park. Let's keep the momentum going! Hopefully, we will be close to 11,000 by 2025 and encourage everyone to share their photos of flora and fauna on the Hill. We recently surpassed 200,000 posts made within the City of Calgary municipal boundaries. Of course, you can post (on iNaturalist generally) your biodiversity photos from anywhere in the world, including your own yard and other favourite parks. All this data will help to guide the Nature Calgary updated "Green Book" which is currently in the data collection phase.

World Migratory Bird Day is on the second Saturday in October and again in May. The goal is to raise awareness of issues affecting migratory birds and to inspire action around the world to take measures for their conservation. Migrating birds may fly from 24 kms to 960 kms or more per day. Hawks, swifts, swallows, and waterfowl migrate primarily during the day, while many songbirds migrate at night. Calgary has over 200 bird species and is one of Canada's first Bird Friendly Cities certified by Nature Canada. Bylaws preventing off leash dogs and encouraging people to stay on designated paths can lessen disturbance and decrease the risks to sensitive grasslands species.

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What Blanket Rezoning Means for Brentwood

by Melanie Swailes on behalf of the Development and Transportation Committee

On August 6, 2024, significant changes were made to the land use designations (“zoning”) of your property, based on the approval of blanket rezoning in May 2024. All Calgary residential lots now have a “Land Use Class” (zoning) of R-CG, “...a residential designation that is primarily for rowhouses but also allows for single detached, side-by-side, and duplex homes that may include a secondary suite.”

R-CG is the citywide low density residential zoning. This means that a property owner can apply to build a variety of housing forms on their site (rowhouse, duplex, single home) without a land use change. Previously, anything other than a single-family home required an application to change the zoning, including a public hearing before Council.

Does this mean that every property could have a townhouse on it? Not necessarily. If the property has no back lanes, it would be difficult to make the parking requirements work. Most importantly, the property lot size has to be large enough. Most 50-foot properties would be large enough for a four-unit townhouse (plus four suites), but the way that is determined is by the density of R-CG, which is 75 units per hectare. If the property is slightly smaller or irregular, it might not fit those criteria. In that case, something smaller could be built (like a three-unit townhouse) or the applicant could request a public hearing at Council for a different zoning to allow greater density.

All rowhouses are now a “discretionary” use in R-CG. Neighbours still have the right to see the Development Permit (DP) proposed plans and to comment on how they might be impacted. These plans are circulated through the Planning Department, and Council is not involved. One significant aspect of a Discretionary Permit is that it can be appealed through the SDAB (Subdivision Development and Appeal Board). It’s important to keep an eye on any DP if you are considering an appeal because you only have three weeks (which may be changing to two weeks) from

the day the DP was approved to file the appeal. Once this time frame is passed, there is no way to appeal or ask for changes to the plan. An SDAB appeal costs \$200 and requires a lot of work to prepare all background materials, but it is an option.

Contextual Single Detached dwelling is a permitted use in R-CG. Property owners can still build a single-family house, but there are rules around height, setbacks, lot coverage, etc. As long as the applicant complies with those aspects, then the drawings are not subject to comments from the community association or neighbours. If relaxations are requested, the application might become “discretionary”, at which point it is circulated for review and comments.

Properties that do not have a Rowhouse or a Townhouse may now have both a backyard suite and a secondary suite. This is a significant change, because previously a home could have either a basement suite or a backyard suite, but not both. Also, secondary suites were “discretionary”, meaning that the BCA was circulated on each application and collected feedback from neighbours. Since secondary suites are “permitted” in R-CG, the BCA is no longer involved in secondary suite applications in existing homes, and neighbours will no longer be able to provide feedback or appeal a decision.

Increasing parking requirements in some areas, reduced to 0.5 stalls near transit stations, including throughout Brentwood. In some newer areas, such as much of Ward 2 in the far NW, parking was increased to one stall per unit, in part due to poorer transit service (as a result, it is unlikely that eight-unit R-CGs could be built in those communities because there simply isn’t enough room for eight vehicles on any one site.)

Previously, a home with a suite had to have two designated off-street parking spaces: one for the primary dwelling and one for the secondary suite. We’ve heard many complaints about spillover parking and multiple vehicles associated with a suite, so we have been vigilant in ensuring that our BCA feedback includes the necessity of sufficient parking. Two recent applications had no parking space for the tenant, so we appealed at SDAB and were successful in both cases: parking had to be provided. However, with the change to 0.5 parking spaces, this means that a home with an

upstairs dwelling and a downstairs rental unit now only needs one parking space.

The blanket rezoning has major impact on existing communities. A trend we're seeing in other communities is "lot amalgamation", which means a developer buying two or three properties in a row, applying for higher-density rezoning (such as M-CG), and then combining those into a much larger building(s), some with 20+ units on what used to be three houses.

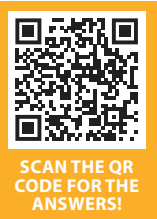
Brentwood will start to see changes as well. Please consider joining the Development and Transportation Committee - no planning knowledge, familiarity with zoning or with reviewing blueprints or drawings required! There are free short planning courses available through the Federation of Calgary Communities, so simply bring a strong sense of community and a desire to be involved in changes and plans for our area.

If you would like to join our community association, you are always welcome to do so. Contact the office at office@brentwoodcommunity.com or at 403-284-3477.

GAMES & PUZZLES

Guess the Colour!

1. This is the first primary colour a newborn can see.
2. Based on a worldwide study, this colour is the most popular favourite.
3. This colour and royalty have been linked since ancient times because of how expensive and exclusive the dye was.
4. This colour and red are thought to increase appetite.
5. The colour of night vision goggles.
6. Contrary to popular belief, this is the actual colour of the sun.



Brentwood
Community Association
Membership Application

Surname: _____
First Name: _____
Spouse: _____
Address: _____
Postal Code: _____ Phone: _____
Email: _____

Family \$35 55 Plus (Couple) \$25
 Individual \$12.50

Please return membership application with your cheque made payable to the Brentwood Community Association

Mail or Drop Off to
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Alberta T2L 1V3
office@brentwoodcommunity.com

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GROUP LESSONS



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The skating season runs from September 12th, 2024 to
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4-H in the City - It's Not Just for Farm Kids!

by Lori Nielsen, Senior Program Coordinator for 4-H Intro Clubs

4-H Intro Clubs are returning and they're ready to give Calgary youth a taste of what 4-H is all about for another year! Since its launch last fall, 4-H Alberta's Intro Clubs have introduced 4-H in the City to 75 Calgary youth ages nine to 16. With the support of the Calgary Foundation, we are thrilled to extend this pilot program for another year.



While 4-H has its origins in agriculture, urban 4-H clubs have expanded the program to include projects that cover a wide array of projects, including foods, science, crafts, health and fitness, performing arts, photography, and much more! The 4-H program combines youth-led activities with adult-guided instruction to teach members lifelong skills such as effective communication, leadership, and friendships. After attending an intro club program, one mom commented, "My daughter is growing in confidence and creativity. This program is her favourite day of the week. She loves the new skills each week, the friends she has made, and the "club" format with special jobs for each member."

Now, more youth will see what 4-H is all about through these six-week programs. During Intro Clubs, participants will "Learn to do by Doing" with hands-on activities as they explore a variety of different 4-H projects including Health and Fitness, Food Sustainability, All About Bees, Art, Pottery, Baking with Sourdough, Floral Arranging, and more. With options available for both homeschool families during the day and evening sessions in NW Calgary starting in November, there's something for everyone. If you're intrigued and eager to learn more, feel free to reach out via email at introclubs@4hab.com.



Photo Corner



Mum and pup coyote by Brian MacIntosh

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Enthusiasm Abounds

by Lee Hunt

A new mural is taking shape in Brentwood under the auspices of the Brentwood Community Association (BCA).

As I write this article on September 2, our new mural (in the underpass where Brisebois Drive goes under Crowchild to become 40 Ave NW) is about half finished.

So many people have stepped up to help and the BCA extends its grateful thanks to all of them.

Initial thanks to Jordan Smuszko for allowing us to set up our organization and food canopy in The Village parking lot.

Though the underpass wall (the “canvas”) measures 6,500 sq. ft., eight volunteers took only three hours to paint on the white base coat. Kudos to Isabel Chan, Rob Ferguson, Darlene Griffin, Eva Gustafson, Mary Resch, Melanie and Jeff Swailes, and Tanner Zwick.

This was followed by professional artists Layla Folkmann and Lacey Wilburn, along with their assistant Leanne Kembel, outlining their design on the wall. Lacey and Layla have worked together for 14 years and have created murals in Montreal, Fort Macleod, and Iceland as well as in Calgary.

Next came three turbulent but exciting days as 52 youth artists (ages ten to 18) arrived to help paint! Saturday morning was especially lively as about 15 youth volunteered for that shift! Our thanks to all the youth plus their Youth Central Team Leaders Anwar, Eamon, and QK. Watch for your names on the mural and in the November *Bugle*.

Thanks also to Eva Gustafson and Tanner Zwick who helped “shepherd” our youth and keep them on task.

You are likely getting an idea of how many people have been involved in creating Brentwood’s newest mural.

And here come some more:



Our Major Funders

- Brentwood Community Enhancement Fund (administered by the City of Calgary)
- The Calgary Foundation
- Activate YYC
- City of Calgary Inspiring Neighbourhood Grant

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- Len Webber, MP
- R & S Ferguson
- S & T Allen
- Youth Central Society

Thanks For Your Help

- Bonita McCurry – BCA President
- Brentview Baptist Church: Julie Peters, Stepanka, Brenda, Marina
- C. Brust
- City of Calgary
- Councillor S. Chu
- E. MacKenzie
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(house calls and after-hours appts. still available)

You likely know the expression, “It takes a village to raise a child”. Perhaps I could alter that to, “It takes a community to create a mural.”

Stay tuned to the November *Bugle* for photos of our finished product. Or better yet – why not walk, cycle, or drive through the underpass to see the new mural for yourself?



Photo by Eva Gustavson



Photo by John Moersch



Photo by Theresa Xiong



Photo by Lee Hunt

Nobel Canadians

Nobel Prize winners are announced in the first two weeks of October. Since the very first awards, Canada has won 27 Nobel Prizes. From 1923 to 2021, Canadians have received the award for everything from Economics and Physics to Literature.



Off the Bookshelf

by Rosemary Brown

Truth Telling by Cree lawyer, activist, and award-winning author Michelle Good, is a series of incisive, compelling essays that strip bare the truth behind historical and contemporary colonization in Canada. Good challenges us to delve “beneath the myth of nation building in Canada” and to embrace history as it was experienced by Indigenous peoples.

These short essays (the book is only 100 pages long) touch on a wide range of topics, including the doctrines of discovery and terra nullius as the background to the theft of Indigenous lands and the limitations of Supreme Court decisions acknowledging Indigenous title to the land; the nature of the treaty-making process; starvation policies; the suppression of Indigenous spirituality; the dismantling of Indigenous political structures; the denigration and sterilization of Indigenous women; the dismemberment of families and communities through the mass removal of children; the reality of residential schools and today’s child welfare system, including the Sixties Scoop; Indigenous resistance; Indigenous literature; “pretendindians”; what is meant by “land back”; and the concept of genocide as laid out in the International Declaration of Human Rights.

Good argues that the truth we need to confront before reconciliation can take place is the genocide embedded in historical and contemporary colonization. Furthermore, reconciliation is not about apologies with no actions, but concrete systemic changes as outlined in the 94 Calls for Action of the Truth and Reconciliation Commission. These include adequate restitution for land and jurisdiction over lands and resources, and compensation commensurate with the wealth produced through resource extraction, as well as self-determination and an end to the power imbalance between Indigenous nations and the provincial and federal governments. It is up to us to meet this challenge.



YOUR CITY OF CALGARY

Use the Homeowner Water Guide Fall Checklist to Prepare Your Home and Yard for Winter

by the City of Calgary

Wondering how to prepare your home for winter? The Homeowner Water Guide Fall Checklist is a great place to start.



You’ll find reminders and tips like:

- Check your toilets, taps, humidifier, hot water heater, water softener, and other water using devices for leaks.
- Turn off your outdoor water supply and winterize your irrigation system to avoid winter leaks.
- Check the Watering 101 Guides to find out when to stop watering plants, shrubs, trees, and lawns.
- Leave plant debris in plant beds over winter to provide habitat for pollinators.

When it comes to residential and household leaks, toilets, faucets, and outdoor irrigation are the most common culprits. Our library of Homeowner Water Guides provides step-by-step guidance to identify and repair leaks in our homes, ideas to improve water efficiency, and tips to prepare yards for winter.

Together, we can make every drop count.

To find everything you need, including the Fall Checklist, visit calgary.ca/waterguide.



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NEIGHBOURHOOD CONFLICT? Community Mediation Calgary Society (CMCS) is a no-cost mediation and conflict coaching service that can help you resolve problems and restore peace! We help neighbours be neighbours again! www.communitymediation.ca, 403-269-2707.

E.G.K. GENERAL CONTRACTING/RENOVATIONS AND HANDYMAN SERVICES: Drywall, taping, texturing, painting, tile work, t-bar ceilings, flooring, plumbing, water line breaks, flood and fire restoration, mold remediation, electrical and more. 40+ years of experience. Licensed, insured, carry W.C.B. B.B.B. accredited A+ rating. Check out my website at www.egkcontracting.com or call Erich at 403-606-2493.

JEFFREY ELECTRIC: Friendly, professional electrical service for your next residential project, large or small. 10 years serving Calgary, City Qualified Trade, Master Electrician, licensed, insured. Very competitive rates for quality electrical work. Service panel upgrades from 60 amp to 200 amp. Car chargers, aluminum rewiring, custom kitchens and basements. Free estimates. www.cejelectric.com or call Clayton at 403-970-5441.

GUTTER DOCTOR: Home exterior services. We do eavestrough cleaning, repairs, and installation as well as downspouts, fascia, soffit, siding, roofing, cladding, leaf screens, heat cables, window washing and pressure washing. Local business for over 20 years with more than 60,000 happy customers! Licensed, insured, and WCB. A+ rated BBB member. Multi award-winner. Quality work with a warranty! www.gutterdoctor.ca, 403-714-0711.





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SOLD! SOLD! SOLD!

CHARLESWOOD—CHARLESWOOD DRIVE.....SOLD for 110% of asking price
VARSITY—VARSITY DRIVE.....SOLD for 100% of asking price

ON THE MARKET



401-7 STREET SW MEDICINE HAT

An excellent opportunity to own the corner commercial building in a high traffic location in SW Hill-Medicine Hat. This vacant side used to be a medical foot clinic, it has 4 exam rooms, an office, reception area, kitchen, bathroom, and laboratory. It can be used for any type of business! Whether it is a dentist's office, a law firm, a medical office, for real estate, or for something else; this is the spot! The rubber membrane of the roof and the rooftop furnace/air conditioning unit were updated a few years ago.

Asking \$619,900 mls# A2141032

ON THE MARKET



3320 BOULTON ROAD NW (BRENTWOOD)

Stunning! Brand new custom built two storey home in Brentwood, 3,630 sq.ft plus legal basement suite with separate entrance. High ceilings, total of 7 bedrooms, 4.5 bathrooms, 3 bedrooms with ensuite, 9 ft. ceiling in basement. Two detached garages. Short walk to all levels of school, Brentwood LRT station, U of C and shopping.

Asking \$2,199,000 mls# A2153745



BRENTWOOD—BRISEBOIS DRIVE

This bungalow provides the perfect investment opportunity or could be your very first home (and it's all about LOCATION). With an illegal basement suite, it provides flexibility to live upstairs and rent down. About 870 sq.ft. above grade, this home provides 2 well-appointed bedrooms and 1 full bathroom upstairs, gleaming hardwood floor in living room, hallway & both bedrooms, new tile flooring in kitchen, solid oak cabinet doors, granite countertop & a walk in pantry. Totally renovated illegal suite in the basement provides a cozy family room, large quartz countertop with breakfast bar, extra bedroom, 1-3 pc bathroom & a large storage area. Upgrades in the last 5 years include the siding, shingles, both exterior doors & windows. Concrete stone pavers in the side yard require lower maintenance and the double detached garage will protect your vehicles through all seasons.

Asking \$599,900 mls# A2160029

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