



NEIGHBOUR news

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U/D

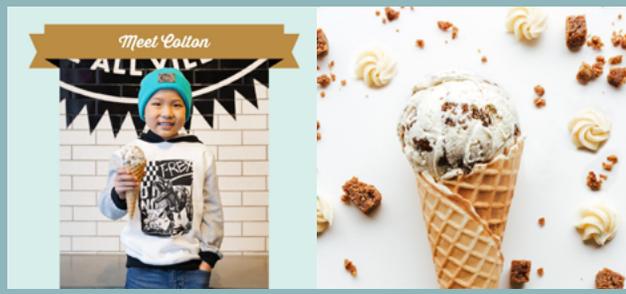
Hello Neighbour!

Neighbour News has been developed to share stories and relevant information from our community to keep you up-to-date with important and exciting developments happening in University District (U/D).



Community Champions

Village Ice Cream's newest flavour, Colton's Dunkaroos, is launching on March 18! This flavour is inspired by a sweet young boy named Colton who was diagnosed with Very High Risk Acute Lymphoblastic Leukemia. Colton visited Village Ice Cream in University District with his family after treatments at the Alberta Children's Hospital and like the true community champions they are, Village Ice Cream took it upon themselves to create Colton's Dunkaroos. 100% of proceeds will be donated to Kids Cancer Care to support families fighting childhood cancer. Show your support by purchasing scoops or pints of Colton's Dunkaroos! Big congratulations to Village Ice Cream for continuing to demonstrate what it means to be a great neighbour.



You're Invited!

U/D 2023 CONSTRUCTION TOWN HALL

U/D residents and community members are invited to attend the 2023 Construction Town Hall to learn more about the upcoming construction activities happening this year. Join us to meet the developer and project teams behind University District. Don't miss this important meeting! We hope to see you in person.

All future construction notices will be posted on the website at myuniversitydistrict.ca/news

Monday, March 13, 2023
5 - 6:30 pm
University District Discovery Centre
4410 University Ave NW
[Click here to register.](#)

Meeting notes will be available upon request. For all inquiries regarding this event, please email Jacqueline Tran at jtran@ucpg.ca.



DID YOU KNOW?

Complimentary three-hour underground parking is available in the lot underneath Save-On-Foods and Staples allowing you to spend more time enjoying the community, stress-free! Please remember to register your vehicle at the pay stations provided upon arrival to avoid ticketing or towing. Parking is regulated by the Calgary Parking Authority (CPA).

If you require more than three hours, you can pay for additional time in one of two ways:

1. PAY MACHINES: At the time you register your vehicle for the free three-hour parking, you can add funds to cover additional time. You will only be charged for the time over the three-hour free period. Alternatively, you can return to the pay machines to add funds once the three-hour period has passed.

2. ON APP: Download MyParking App by Calgary Parking Authority (CPA) to add additional funds to your time

Learn More: <https://www.calgaryparking.com/parkplus>

RESIDENTS, LET'S CONNECT!

Communication is important to us! University District Residents are encouraged to sign up for the Resident Newsletter to receive important homeowner information, events, news, and updates. [Sign up here.](#)



What You Need to Know

PROPERTY TAXES REMINDER

Are you a homeowner in University District? You are encouraged to review your account to ensure you do not have outstanding dues, including property taxes levied on your **titled parking stall(s)**. All outstanding 2021 property taxes are required to be paid in full on or before March 15, 2023 to avoid penalties as determined by the City of Calgary Bylaw 8M2002. For inquiries regarding outstanding dues, please call the City of Calgary's Tax Collection Department at 403-268-2507.

WHO SHOULD I CONTACT?

Snow Removal

We work with many contractors for snow removal in University District. For feedback or questions about snow removal, please email info@ucpg.ca and we will forward your inquiries to the appropriate members.

Please be advised, the City of Calgary Bylaw Number 5M2004 permits snow removal activities to occur at any time during the day or night under certain circumstances overriding noise bylaws for the safety of communities.

Urgent matters in Central Commons Park

For all urgent matters pertaining to Central Commons Park, please call 1-888-333-1946.

UPCOMING U/D EVENTS

With the opening of Central Commons Park, we are excited to host more events in the heart of University District. Central Commons Park will be activated with community events throughout the year.



Due to popular demand, the monthly **U/D Night Market** is making a strong comeback with more vendors to explore! On the last Wednesday of every month from May to September, enjoy live music and entertainment as you shop local vendors!

Last Wednesday of every month
May to September
5 to 9 pm
Central Commons Park

We look forward to seeing you there!

All events hosted in University District abide by City of Calgary Noise Bylaws at all times. Your feedback matters to us. For inquiries or concerns, please contact info@ucpg.ca.

HELP US KEEP THE COMMUNITY SAFE FOR PEDESTRIANS!

Parking in the NO PARKING zones or crosswalks impairs the ability for pedestrians to cross safely. A friendly reminder to park in the appropriate zones and have your patrons do so as well. 30-minute designated loading zones are available for services like Skip the Dishes and Uber Eats. Eyes on the community help us create a safer place to live, work and play.

Retail Main Street!



The community is continuing to grow with new residential, retail, and office opportunities. The recent openings of McDonald's and Fuwa Fuwa has added excitement and vibrancy to the community attracting Calgarians across the city to explore Retail Main Street! We are excited to announce the upcoming additions of AdaptAbility and Seed N Salt.



ADAPTABILITY *Now Open!*

AdaptAbility is now open on Retail Main Street! AdaptAbility offers products and equipment to help children, adults and caregivers of people with diverse and special needs to reach their fullest potential.

Items include sensory toys, classroom aids, mobility equipment, assistive technology and more! Mobility devices and headphones are also available for rent. Be sure to stop by and give them a warm welcome!

adaptabilitystore.ca

SEED N SALT *Coming Summer/Fall 2024*

Brace yourselves, foodies, because a new restaurant is set to make its grand debut in the University District community next year! Seed N Salt is a quick service café with a wide selection of bowls, salads, breakfasts, café drinks, craft beer and regional wines. The perfect spot to visit for fresh ingredients and delicious heart-fueling goodies.



www.seednsalt.com



HAPPY 1ST BIRTHDAY TO COBS BREAD!

COBS Bread opened in University District in March of last year and what a special year it's been! Celebrate the big milestone with freshly baked goods from hot cross buns to tarts and bread! Anyone who visits COBS Bread on March 19 from 10 to 2 pm will receive a special scone. We are so proud to have COBS Bread as part of the community. Wishing the happiest of birthdays to the team at COBS Bread!



Central Commons Park

Since the grand opening on Dec 4, Central Commons Park has already transformed into an energetic space with neighbours and visitors skating on the rink, warming up by the fire features, passing through on commutes, and relaxing by the benches.

On January 21 and Feb 18, we held the U/D Winter Pop-Ups which collectively included complimentary maple taffy, coffee and hot chocolate, live performances, ice skating, and of course a DJ to keep the good vibes going.



Central Commons Park will transform with the seasons. As we prepare to decommission the ice rink later this month you can expect to see the picnic and bbq stations activated along with the seasonal splash pad. Green space will start to bloom on the central lawn to create the perfect spot for people to gather under the sun.

Winter décor is scheduled to be removed this month. Please anticipate intermittent closures and an increase in noise around this area as we transition the park.



Park bookings are currently being explored. As we gain more insights about Central Commons Park, a formal process will be developed to host your future event. We look forward to further establishing Central Commons Park as the heart and pulse of University District!

Learn more about Central Commons Park and its features: myuniversitydistrict.ca/central-commons-park/

BUILDER UPDATES

Five residential buildings are anticipated to start or remain under construction in 2023.

THE FORGE BY VIVENDA GROUP

The Forge is a 6-storey purpose-built rental currently under construction. At its completion, The Forge will include 92 units ranging from one-, two-, and three-bedroom units with retail on the main floor along University Avenue.

[Learn more.](#)

ARGYLE BY HOMES BY AVI

Boasting 151 spacious studio, one-, two-, and three-bedroom units above a retail podium and steps away from Central Commons Park, Argyle condominiums are not to be missed! [Learn more.](#)

“BLOCK 15” BY GRACORP PROPERTIES

University District’s largest building to date, this project will be the next purpose-built rental building that includes an 8-storey and 16-storey concrete tower. Watch for more details and a name coming soon! [Learn more.](#)

DEAN’S LANDING BY ROHIT COMMUNITIES

Dean’s Landing will include stacked townhomes and condominiums just steps away from the North Pond and urban dog park. This project will include 135 designer condos over two buildings with choices of studio, one- and two-bedroom units. Homes will each have 9’ ceiling heights on every floor. [Learn more.](#)

WE HAVE MOVED!

We love University District so much, we’ve decided to make it our new home! Please be advised, University of Calgary Properties Group has moved offices. Our new address is 405, 3917 University Avenue NW.



University District is a community by University of Calgary Properties Group

CAPELLA BY BROOKFIELD RESIDENTIAL - LAST CHANCE TO BUY!

With only three units remaining in Capella, this is your last opportunity to purchase a luxury estate-inspired single level unit! Please note, the Capella show suite at the Discovery Centre is now closed.

For more details about Capella, please contact Elisa Plett at capella@brookfieldrp.com or 403-516-5840.

[Learn more.](#)

ALT HOTEL

Opening June 2023

The Alt Hotel will be a fantastic addition to the community. This LEED-certified property will be located on University Avenue in close proximity to the Alberta Children’s Hospital and University of Calgary. It’s the perfect location for those looking to spend a night or two close by. Reservations will begin as early as April 2023. Watch for more exciting news to come as we reveal what’s inside the Alt Hotel in the coming months.

[Learn more.](#)

MAY 6 NEW PROJECT LAUNCH!

We are thrilled to announce a third condo project by Homes by Avi this spring. Join us at the Discovery Centre on May 6 from 12-5pm for their next project launch. Mark your calendar, you won’t want to miss this event!

Visit the Discovery Centre for more information about living opportunities in U/D!

IMMERSIVE ART INSTALLATION



Community art is more than an aesthetic enhancement to the neighbourhood. It evokes emotion, amplifies local talent, stimulates dialogue and brings life to shared spaces. Art has been thoughtfully integrated into University District to elevate the community experience and we are excited to announce another upcoming piece.

We’ve partnered with Studio Luma to illuminate the parkade vestibule behind Market Wines to fully immerse guests from the ground to the outdoor breezeway taking them on a journey with nature. At its completion, it will be an interactive mixed media art piece that spills out into Central Commons Park with digital projection, music and sounds for a truly immersive experience. Add this hidden gem to your next spring walk.

Anticipated Completion: Spring 2023

ARE YOU SELLING A HOME IN U/D?

To help those who may be looking to resell their homes in U/D, we’ve created a resource that has been designed to explain the process and can be initiated and completed by either the seller of a unit or the lawyer on behalf of the purchaser. This website will ensure that all necessary documentation to support the process is requested and received in a timely manner. This resource can be found on our website [here](#), or in the footer under Assignment of Lease.

STAY CONNECTED

For all the latest updates and happenings in University District connect with us on [Facebook](#), [Instagram](#), [Twitter](#) or [Subscribe](#) to our monthly [newsletter](#).



Are there things about the community you would like to know? Is there something we’ve missed in our Neighbour News that you’d like to hear about? Drop us a line and let us know. We are always looking for news that matters to you! Send us a note to discoverycentre@ucpg.ca