

Bye Bye Birdies

Pushy pigeons
plague residents of
Central Calgary

PAGE 5

Ever Changing, Eclectic Fourth Street

Our community has a rich
selection of retail businesses

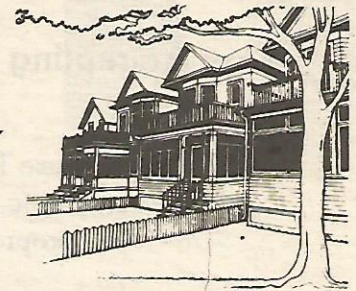
PAGE 7

Nameless, Homeless, now Disappeared

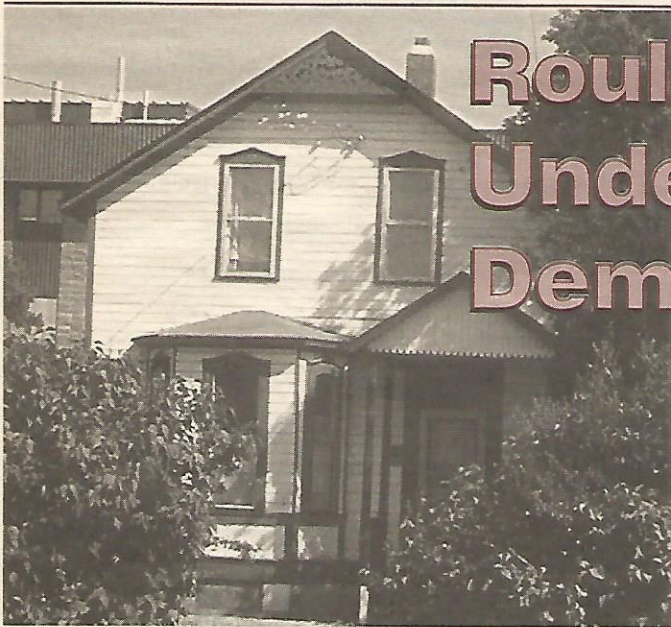
'Rey' had a job on
4th Street

PAGE 11

THE MISSION STATEMENT



The Newsletter of the Cliff Bungalow-Mission Community Association • September/October 2003



Rouleau House Under Threat of Demolition

By Bob Lang

Another piece of our history is under threat of demolition. This time it is a modest homestead house located at 114 - 18 Avenue SW. Built by rancher John Joseph McHugh in 1887-88, the Rouleau House is the oldest structure in the Cliff Bungalow - Mission community. Its architectural style with its narrow segmented windows is unusual in Calgary; the only other house with similar features is the Van Wart House in Inglewood. The Rouleau House is a very significant building to this community and to the City and Province.

What really makes the house unique is that it was the home of Dr. Edouard Hector Rouleau. Dr. Rouleau and his brother, Judge Charles Barromee Rouleau, became the namesakes for the Village of Rouleauville when it was incorporated in 1899 and were prominent members of the local Francophone community and of the Roman Catholic Parish of St Mary.

Our Mission neighbourhood, where Rouleauville was sited, was a land grant obtained by Father Albert Lacombe in 1884, who gave the land to the Oblate order. For a period, Rouleauville was populated predominantly by French-speaking people active in the Catholic parish. This changed after the arrival of the Cana-

dian Pacific Railroad and the influx of English-speaking settlers.

Dr. Rouleau was born at l'Isle Verte in Quebec on October 31, 1843 to a family whose roots traced back to Normandy. He obtained his medical degree from Laval University in 1870 and married Catherine O'Meara in 1883. Dr. Rouleau moved west to Battleford, Saskatchewan in 1884 where his brother was a Stipendiary Judge of the Northwest Territories. He followed his brother to what would become Rouleauville sometime between 1888 and 1890.

Dr. Rouleau was very active in the community. He served as the first president of the local St Jean Baptiste Society and was appointed as the Belgian Consul for the Northwest Territories and received the title Chevalier de l'Orde de Leopold for his service. He helped found the Catholic School Board and was chair of that board in 1897-98 and 1905-06; in those days, the term was only one year long. He also served as chancellor of the Catholic Mutual Benefit Association

As one of the first physicians in the Calgary area, Dr. Rouleau served as the physician in charge of the Holy Cross Hospital, and as the official jail surgeon of the Northwest Mounted Police at Fort Calgary.

Dr. Rouleau's son Albert became the first Alberta-born Catholic priest and his daughter Albertine became a nun of the Sisters of the Faithful Companions of Jesus who were the teachers at the St Mary's School on 2nd Street: the same school that was demolished last year. The Convent, built in 1893, where Albertine served still stands as another of the important historic buildings in our community.

Thus the Rouleau House is significant in many ways and should be saved! A group named Friends of the Rouleau House has been formed to help save this building. For more information see the *Friends of the Rouleau House* article which follows. Your support is important to prevent the destruction of a very important part of our history!



Back & Body Health

Now Accepting New Patients

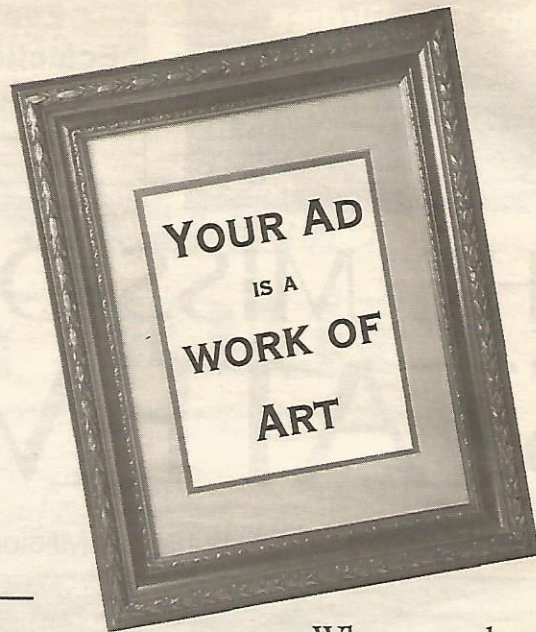
- Active Release Techniques®
- Therapeutic Massage
- Chiropractic

Dr. Ryan J. Hoover
B&C, DC, C&C&C

Suite # 111, 1800 - 4th Street S.W.
Phone: 403.209.BACK (2225)

drhoover@backandbodyhealth.com

Massage Therapy Gift Certificates Available



When you advertise with Flexys, we will make your ad a masterpiece!

Call Kelsey or Erin at Flexys to Book Your Ad Today!



JOY DUPRE

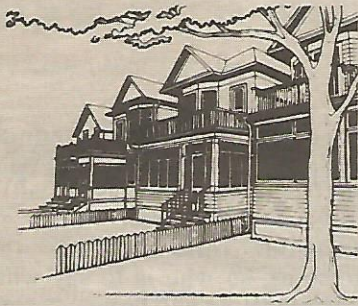
651-8206
263-3923 (Res.)
CIR REALTORS 294-1500



"NOT JUST A HERITAGE HOMES SPECIALIST"

<p>JUST LISTED</p>  <p>Riverfront 66 Ft Frontage. Loving restored 2700 sq ft 1886 home, 4 bedrooms, 3 baths, 2 clawfoots, new jacuzzi, Million dollar view from family room and upstairs master. <small>Realtor owned.</small> \$720,000</p>	<p>Inglewood Riverfront Beautifully restored character home. 1910 trim throughout. Updated wiring & plumbing. Legal non-conforming upper suite \$1750 rent mo. Easily returned to single family. Top quality light fixtures custom-made blinds. Backs on Bow River pathway. Large front porch, single detached garage. Upper suite available for rent March 1, \$850/mo. \$429,000. No smokers please. <small>"Realtor owned"</small></p>	<p>Scarboro Two bedroom character bungalow. Charm galore plus suite in basement. Large 50' lot on trendy 17th Ave. Currently used as DayCare and as such is a great business. Would make great home and fabulously priced in this prestigious area. \$229,000.</p>	<p>JUST LISTED</p>  <p>Inner City Block from Elbow River. Newly restored 2 bedroom, softwood, clawfoot with shower. Hardwood, mexican tile in bath. Great designer colors. <small>Realtor owned.</small> \$189,000.</p>	<p>JUST LISTED</p>  <p>Ramsay Victorian 3 Suites. Large, character plus, newly restored, great investment. Shows 110%. A show stopper. \$2150 revenue. Could be single family with basement suite with removal of door. \$290,000.</p>	<p>Trendy Marda Loop Fabulous area. Freshly renovated home has assumable \$112,000 mortgage. This is a beautiful little house and ready to move in. Even comes with basement bath and clawfoot tub. \$179,000</p>
--	---	--	---	--	---

Call Joy today at 263-3923 • 651-8206 – New Listings daily



THE MISSION STATEMENT

Published bi-monthly by Flexys Systems Publishing Ltd. for the Cliff Bungalow-Mission Community Association

September/October 2003

CBMCA PRESIDENT

TIRO CLARKE

245-6001

VP COMMUNICATIONS

EILISH HIEBERT

EDITOR

CINDY LYNN ROCHE

228-6443

croche@telusplanet.net

RENTALS

MARTIN BOBER

261-4819 or 245-6001

DEVELOPMENT

MARIKA STYBA

245-6001

PUBLISHER

FLEXYS SYSTEMS PUBLISHING LTD.

271-4101

Publisher - Nicole Hankel

Sales - Kim Nagata,

Chantelle Nishiyama

Layout - Kelsey Lewis-Pynn

Cliff Bungalow-Mission Community Association exists to provide leadership, support and resources to protect and enhance the unique and diverse natural, architectural, historic and social environment of the community.

The CBMCA mailing address is 462, 1919B - 4th Street SW
Calgary, Alberta T2S 1W4

www.cliffbungalowmission.ca

OUR HISTORY

Friends of the Rouleau House/Les Amis de la Maison Rouleau

By Bob Lang

The inaugural meeting of the Friends of the Rouleau House / Les Amis de la Maison Rouleau on July 24th was attended by representatives from many groups, including our Community Association, the Francophone community, and individuals prominent in several heritage organizations.

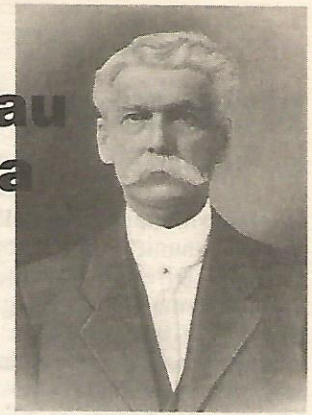
They came together to discuss how they could work together to save the historic Rouleau house from being demolished. Members are working as a coalition and individually in their respective communities, to raise awareness of this heritage building and its importance to our communities, to the City of Calgary and to the Province of Alberta as a whole.

We are striving to influence the Province to conduct a Heritage Impact Assessment on the property and to designate the building as a Provincial Historical Resource.

You can play an important part in the efforts to save the Rouleau house. You can help by voicing your concerns for this significant piece of our heritage. You can write to the Mayor and Aldermen indicating your support for City Council's efforts towards obtaining a Provincial Historic Resource designation for the Rouleau House. You can write to your local MLA supporting historic designation. (www.assembly.ab.ca/) You can write to the Honourable Gene Zwozdesky who will ultimately make the decision.

Time is short, write now!

**The Honorable Gene Zwozdesky,
Minister of Community Development**
229 Legislature Building,
Edmonton, AB T5K 2B6



Phone (780) 427-4928 or

Fax (780) 427-0188

**Harvey Cenaiko, Member of the
Legislative Assembly, Calgary Buffalo**

130, 1177 11th Ave SW,

Calgary, AB T2R 1K9

Phone 244-7737

**Jon Lord, Member of the
Legislative Assembly, Calgary Curry**

2108b, 33rd Ave SW,

Calgary, Alberta T2T 1Z6

Phone 246-4794

**Wayne Cao, Member of the
Legislative Assembly, Calgary Fort**

2784 Glenmore Tr SE,

Calgary, AB T2C 2E6

Phone 216-5454

**Mayor Dave Bronconnier,
City of Calgary**

PO Box 2100 (#8001) Station M,

Calgary AB T2P 2M5

Phone 268-5622

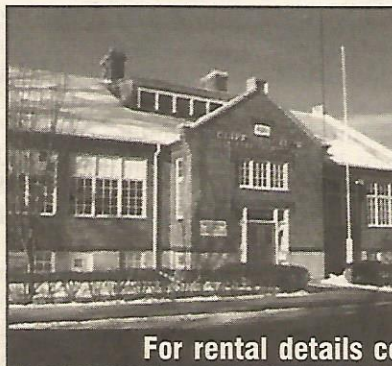
**Alderman Madeleine King,
Ward 8 Alderman**

PO Box 2100 (#8001) Station M,

Calgary AB T2P 2M5

Phone 268-1627 or Fax 268-3823

Contact your Ward Alderman at the same address above or contact the office of the Aldermen at 268-2430.



Excellent Meeting Space Available

Situated in a park-like setting convenient to 4th Street and public transportation, our smoke and alcohol-free Community Association Hall is available to groups for meetings, seminars and celebrations at modest rates. Day, evening or weekend functions can be held in 1,500 sq. ft. of space where there is hardwood floor on one side and the other boasts carpeting, a small kitchen and a counter area. For further rental details contact Martin Bober at 261-4819.

For rental details contact Martin Bober at 261-4819

Newsbriefs

By Tiro Clarke

Welcome to Fiona MacNeil!

The Community Association has a new Program Director – Fiona MacNeil. Please join me in welcoming Fiona to the Board. Fiona brings a pragmatic approach to this portfolio and exudes a real “can do, will do” ethos. If anyone has suggestions as to events and/or wants to volunteer for events, please leave a message for Fiona at Mailboxes Etc on 4th Street, Box #462.

Thank you to Cindy Roche:

This is the last issue under the editorship of Cindy Roche. Cindy has seen our newsletter through some interesting times and has ensured that each issue is one of which we can be proud. Although Cindy has other commitments, which take her away from editorship, she has promised to be available for other Community projects. We certainly intend to take her up on that promise, as Cindy has the talent and energy that is so valuable to us.

Going forward, the Mission Statement will be co-edited by Fiona MacNeil and Barb Goodwin. We welcome them to our team and have every reason to expect that

under their leadership the newsletter will continue to be our Community flagship.

...and Keren Houlgate:

Our Volunteer Director, Jenni Myllynen, has ventured off to Zimbabwe for a while, so Keren Houlgate is our Acting Volunteer and Membership Director until Jenni's return. Thank you, Keren, for holding the fort!

Community Garden:

As fabulous as our Community Garden is looking again this summer, we will not be entering the Calgary Horticultural Society's community garden competition. In light of our historical placement in this competition (first place, three years in a row) our gardeners felt that it would be appropriate to stand aside. This gesture will not take away from the continuing success of our Community Garden.

Annual General Meeting/ Volunteer Appreciation Night:

Don't forget – the next Annual General Meeting/Volunteer Appreciation Night is on November 26, 2003. Those who have volunteered for the Community Association in the past year will be invited to a dinner starting at 6:30 pm,

followed by the Annual General Meeting at 8:00 pm. Last year's AGM featured (for the first time, as I recall) a contested vote rather than an acclamation for one of the directorships, so who is to say what this year's meeting will bring.

I have also received some comments concerning nominations and voting procedures at our AGM, the essence of these comments being that rather than having nominations from the floor it might be better to solicit nominations well ahead of the meeting date, and then have nominees printed on ballots. This procedure merits consideration and I would appreciate any feedback – give me a call at 444-1162.

Leaf Drop-off Program

Large volumes of leaves are added to the regular garbage stream each fall, so the City of Calgary is once again pleased to offer a leaf-composting program. From October 11 to November 23 residents can drop-off their bagged leaves at over 20 depots located throughout the City.

All leaves collected through this program are composted at the City's landfill sites. Some of the finished compost is used at the Calgary Zoo and on gardens and lawns in City parks.

The Leaf-Drop-off Program will also run in conjunction with a temporary five-bag (or can) limit for residential garbage collection. Residents who participate in leaf recycling will be assisting garbage collection crews stay on schedule during peak volumes of seasonal waste.

Last year more than 1,600 tonnes of leaves were recycled into compost through this program. Composting reduces the volumes of waste entering Calgary landfills at a great benefit to the environment.

You can also compost your Halloween Jack-o-lantern at the leaf drop-offs. Simply place it in a bag and drop it at a leaf depot.

A complete list of drop-off locations will be available after September 1. Locations will be listed on our recycling hotline (277-7770) and our website (www.calgary.ca).

Ever Considered the Newsletter Committee?

By Cindy Roche

Eighteen months into this stint as volunteer editor of The Mission Statement, I can say it has been a grand adventure. I've been privileged to work with many talented and committed people and have especially loved and felt lucky to have had such a bunch of brilliant and willing writers. I've learned a great deal along the way from Janet Alford, Rob Jobst, Eilish Hiebert, Keren Houlgate and Bob Lang about getting the newsletter out, from Lison McCullough, Marika Styba and Robert Giles in their spirited contributions and from the community readers who took time to give me their two cents' worth. I have liked the many challenges the position involved and have had fun while getting to know our community better.

I find myself with too much on the go and have decided to resign as editor. If

you've said “hmm” to that, perhaps you might enjoy volunteering with the Newsletter Committee.

There are many critical tasks involved in producing a newsletter. Contributions from writers are solicited and assembled for each issue. Articles are edited and proofed before they are sent to the publisher. Pictures of relevant subjects are always needed and we are rebuilding the network of willing volunteers that delivers the newsletters. There are many opportunities to develop new skills, make friends, and to learn about your community. If you are interested in finding out about opportunities on the Newsletter Committee, please leave a message for Keren Houlgate at 245-6001

It has been fun, dear readers. I've enjoyed myself. Thank you for your supportive interest in the newsletter and for your interest in the community.

Bye Bye Birdies

By Lison McCullough

Well, to pick up where we left off in the last newsletter about pushy pigeons...the good news is that the turned-up thumbtacks and duct tape stuck to balcony railings where pesky pigeons persisted in perching (sorry! I just have no resistance against alliterations in this heat!) worked. The bad news is - they didn't work for long. In desperation, my Roxboro House neighbour friend tried another suggestion - mirrors. She placed all kinds of mirrors large and small around the base of her balcony - to no avail. The reflected light from the mirrors was meant to confuse them, but as soon as the pigeons got used to the mirrors, they just snuggled up against them or curled up behind them.

Then, my friend tried hanging netting around the whole balcony. Not aesthetically her first choice but in the end, it worked out pretty well. Her balcony, along with 12 others of the 160 apartments of Roxboro, now sport new netting attached from the balcony roof above to the floor of the balcony below, with no gaps or crevices for the persistent pigeons to squeeze through. Contrary to how you might think the netting might look, it's actually not bad, creating an enclosed space with a gazebo-like feel. Now my friend can enjoy her fountain,

garden furniture and flowers in peace - with nary a pigeon in sight.

My friend had lived in Rideau, but decided to move to Roxboro when an attractive north-facing suite with a spectacular city view became available. When the suite came on the market she snatched it up in a heartbeat, and has been totally in love with it ever since. She was worried that she'd miss the birds living eight stories up - then she got too many of them! Her Rideau house was on the river and she had made great friends among the geese and duck and their entourages of goslings and ducklings, who used to visit her and her guests while they dined al fresco in the evenings. She also had huge flocks of waxwings that would descend upon her many mountain ashes - one of them a seventy-year-old tree that took up the whole front yard. The massive flock would stay for a day gorging on the trees' berries and nibbling at the spring snow on the garage rooftop.

Plagued by pigeons at Roxboro because of the water source she had placed on her balcony along with little tables that they like to nest on and under, my friend was starting to hate birds. She still loves birds - just from a bit of a distance. In fact, she can see and hear sparrows and robins perched on the tree across 25th Avenue, a tree that stretches nearly nine stories high! Bird's eye view!



Photograph by Lorraine Gerlitz

Here's a picture for our scrapbooks. The Flower Cottage is fading into history and soon will be gone from the corner of 20th Avenue and 4th Street. We heard that Ingersoll had a plan to move this pretty little building to another site but it proved impossible - the building is just too frail and rickety. Alas!

Alderman Madeleine King

Many of you have spoken to me about the importance of affordable housing. There is certainly a need for low-income housing in Ward 8. As of 1996 (the year of our most recent statistics), almost 30 per cent of Ward 8 residents lived in low-income housing. In all but five of our communities, this number continues to increase.

Many homeowners and landlords choose to renovate their existing housing stock instead of building entirely new units. "Renovating housing is often a cost-effective strategy of providing affordable housing," states the Canadian Mortgage and Housing Corporation, adding that this practice can save "up to 40 per cent of the cost of new construction."

Because of the significant funds available to the public for such renovations, any homeowner can apply to the federal government through the City of Calgary for a multitude of funding options. Some of these are new opportunities, which is why I wanted to let you know about them at this time.

Through the federally run Residential Rehabilitation Assistance Program (RRAP), homeowners and landlords alike can get government aid for renovating sub-market housing. For landlords, there are two main options: Rental RRAP and Rooming House RRAP both provide fully forgivable loans for houses in need of repairs if the landlord is willing to retain sub-market rent in the future. For homes in need of repair, Homeowner RRAP provides residents with grants in order to renovate their houses. Also, Disability RRAP is available to both homeowners and landlords who are willing to make low-income housing disability-accessible.

For more information and application material, please contact the City Planners at 268-5406.

Open House

Finally, I am arranging an Open House for the whole Ward, with representation from a number of City departments for September 18, at South Calgary Community Hall at 5:00 to 8:00 pm. If you have any questions, concerns, issues or even bouquets please mark your calendar now!

Madefleine

Madeleine King Calgary Centre

Liberal candidate nominee
for your voice in Ottawa.

Please phone
228-KING



Harvey Cenaiko
MLA
Calgary Buffalo

Your Voice in Government

#130, 1177 - 11th Avenue S.W.,
Calgary, Alberta T2R 1K9
Phone: 244-7737 Fax: 541-9106
Email: calgary.buffalo@assembly.ab.ca

able printing

Life's stressful enough
without having to worry
about quality printing...

Call Able Printing at
234-0294 today!

extraordinary flowers • unique treasures • hand woven rugs • home décor

Marlow & Richards

Floral Works
Purveyor of fine flowers

Marlow & Richards Calgary
2101 - 4th Street SW
Calgary, AB T2S 1W8
(403) 228-6335 • Fax 228-6229
www.marlowrichards.com

Business Directory

"Simply the best in
relaxation and
therapeutic massage"

Tower Centre
102, 131 - 9th Ave. SW
269-1880

A Healthy Business?

Prescription:
Advertise
in the
Mission
Statement!

Call 271-4101

Tired of Cleaning Your Own Home?

Mature, responsible, bonded
and insured cleaning lady.
Satisfaction guaranteed, reasonable rates.
289-1639

Great! IDEAS

Affordable
Advertising
Solutions Start
with Us!

Great! Marketing Ideas

Flexys Systems
Publishing Ltd.
271.4101

Ever-Changing, Eclectic Fourth Street

We deliver—to the Croft and other neighbours! One constant on changing 4th Street seems to be May & William (Western Coffee Shop 21st Ave.) delivering sustenance to busy 4th Street merchants. Customers include the delightful mother (Robyn)-daughter (Sarah) team who bought the Croft.

Goodbye Chocolate, Hello Vitamins at 21st Ave. Moving into the vacated Chocolata DiVinci premises from a diagonal stone's throw across the street is Vitamin Warehouse (the one with the Thai statues in the window, beside the Tivoli).

Royal Flush moved on up to 20th Ave. Why did the Royal Flush move its plumbing and bathroom accessory boutique from a 20-year Roxboro Mall location at 25th Avenue? Tired of years of renting. "We bought the building," said Jeanne of the longtime Thomasville Home Furnishings building, scheduled to move to 11th street S.E. (near Costco). Jeanne is busy screening fascinating proposals for future retail use of the large Thomasville space.

Roxboro Mall at 25th Ave. misses its landmark Royal Flush, but a proposed Confetti's Ice Cream and a liquor store are in the works for that corner in the fall.

4th Street Rose becomes the Latin Corner & Towa Sushi (22nd Ave.) Towa Sushi and the Latin Corner are firmly established! Barb Beard, the original 'Rose,' will be happy to see people enjoying the sunny patios, so hard to find 20 years ago, but now all the rage!

Twisted Pita (near 24th Ave.) So-called because of its tasty contents in black and white chequered wrapping twisted down

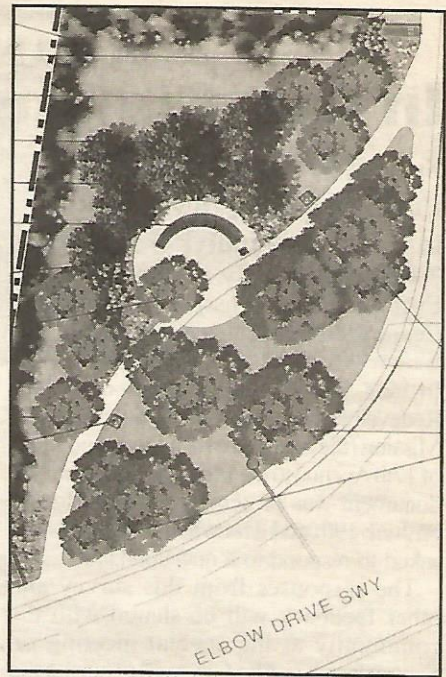


non-messily into a cup, Twisted Pita owners Anthony Guiffre and Laura Schlahs consciously chose 4th Street for the first of their planned outlets. "This area has everything," said Laura. Eyeing the 'sayings'-festooned walls, she added "and it can support our quirkiness."

4th Street's Dollar Store in 21st Ave. mall. Owner Hassan Bahri is another merchant who consciously chose 4th Street for his family Dollar Store business. "We lived right across the street," said Hassan, pointing to the apartment across 4th Street at 21st Ave. "and we loved it here." Ironically, six years later on the day his third child was born, Hassan looks a little sad as he admits he doesn't feel quite as safe now as he did then. A story in this issue attests to this – about the disappearance of many people's favourite homeless street-cleaner.

Also in this interesting 21st Ave. mall with the Dollar Store, is Casablanca, with the best videos and most knowledgeable staff in town, Men's Hairstyling, the Wild Birds Unlimited, Ducky's pub, and 4th Street Meats and Seafood, which reputedly has "meat to die for" (chemical-free Galloway Beef), thus described by a loyal customer.

The 21st Avenue mall faces a huge empty lot with nothing yet being built, despite signs on the fence all around it advertising condos for sale—Colonnade, the signs say—the Ingersoll 10 Project. Rumours are



Gateway Park

Another Proposal for Gateway Park at the corner of 5th Street and Elbow Drive

In our May/June issue we told you about a design for a gateway park at the corner of 5th Street and Elbow Drive SW. Elbow Park Residents Association has obtained a concept drawing from another architect that is shown above this article. The architects, Olsen & Olsen, have built parks across Canada.

This design is simpler, less expensive, and retains existing vegetation. The design also includes signs identifying our two communities. Our next step is to discuss these ideas with Elbow Park and see where we go from here. If you have any comments, e-mail Bob Lang at rclang@aol.com.

flying around 4th Street about the apparently vacant lot.

What does Ingersoll say? Kirk Lively, who has since left the project, indicates that it is going ahead as planned; that 20 of the 37 units are sold; that equipment is moving onto the site to begin construction immediately. Apparently a different company may be carrying out the work, but we have not confirmed this with Ingersoll.

ANNOUNCEMENTS

In Our Community

Special Meeting Affecting Future Building Developments in Your Community!

7:30 pm, Wednesday, September 17,
Cliff Bungalow – Mission Community
Centre (2201 Cliff Street SW)

In June, the City issued a new draft Area Redevelopment Plan (ARP) document for Mission (the area east of 4th Street and south of 17th Avenue to the Elbow River). The new document was presented at Open Houses on June 19th and 21st where residents were asked to respond to a questionnaire.

The responses from this survey and other feedback will be shared with the community at the special meeting on September 17. The City will describe the next steps in the ARP process and show how you can participate.

Having a good revised Mission ARP is very important to the future of our community. Much redevelopment is proposed and the ARP is key to ensuring that new development is compatible with the older buildings in the community and sensitive to the needs of residents.

So please come on September 17th!

A Toast to Mission

I have been a member of the Mission Community for a short time and enjoy the area immensely. My work environment

makes it difficult to meet my neighbours and I am wondering if there is a Winemaking Club or anyone who would be interested in getting together to pursue this hobby evenings or weekends. Please email me at organizer4@shaw.ca.

Calling neighbourhood artists/artisans/craftspeople!

Anyone interested in exploring a community sale idea, please e-mail eilish@consultskills.com or leave a message for Eilish at 245-6001.

Introducing the Newsletter Committee

Led by Eilish Hiebert, Vice President of Community Communications the Newsletter Committee boasts a group of talented people (well we think so): Tiro Clarke, Fiona MacNeil (co-editor), Barb Goodwin (co-editor), and Keren Houlgate. Comments or suggestions? Please call us at 245-6001.

Historic Postcards for sale!

Would you like a small piece of the history of the Cliff Bungalow – Mission community? Packages of eight black and white postcards picturing places and events in our history are available for \$4.00 per package. They are great to send to friends and delightful in a picture frame. Proceeds go to the CBMCA. Call 245-6001 now to buy your postcards.

Community Events

September 11th,
October 2nd and 30th, and
November 20th at 7:30 pm
CBMCA Board Meeting
Cliff-Bungalow Mission
Community Centre

September 17th, 7:30 pm
ARP Meeting
Cliff-Bungalow Mission
Community Centre

September 18th, 5:00 - 8:00 pm
Alderman Madeleine King's
Ward 8 Open House
South Calgary Community Hall

September 18th,
October 9th and 23rd and
November 19th at 7:30 pm
CBMCA Development Meetings
Cliff-Bungalow Mission
Community Hall

Wednesday, November 26th, 8:00 pm
CBMCA Annual General Meeting
Cliff-Bungalow Mission
Community Centre

Cliff Bungalow-Mission Community Association Membership Form



Name: _____

Address: _____ Postal Code: _____

Phone (home): _____ Phone (work): _____

Membership type: (memberships are valid for 1 year from date of purchase)

- Regular Single (\$6) Regular Family - 2 adults at same address (\$10)
 Senior Single (\$4) Full-time Student (\$4) Unemployed (\$4)

Names of Children (if any): _____

(No charge for children if parent is a member)

Please send cheque, made payable to "CMCA" and form to
1919B - 4th St. SW, Suite 462, Calgary AB T2S 1W4 or drop off at Mailboxes Etc. (1919B - 4th St. SW, Suite 462)

Development Report

By Marika Styba

2424, 4th St SW - Rajdoot Outdoor café renewal

Application was made to renew what seating already existed outdoors. As this use adds vibrancy to 4th Street, the Development Committee supported the application.

618, 23rd Ave SW - Home Occupation for a Staffing Firm

This home occupation appears to be a small operation comprised of the applicant who lives there and one staff person. They plan to visit clients off site and interview candidates at the home. They expect that this will generate five visits per week from the staff person and ten visits per week from job candidates. A blue sign regarding the application was posted at the site to communicate the change and contact information to residents. Home occupations are generally granted for one trial year and then renewed if there are no problems. If you have concerns, please contact Marika at 809-1835.

528, 23rd Ave SW - 4-Plex Proposal

This home was recently purchased by an architect/developer who would like to develop the property within the RM-3 guidelines. The developer wishes to develop 4 units rather than the permitted maximum of 6 units. Given the context of the street the Development Committee feels that it is important to look to the design guidelines mapped in the ARP, and as the community has seen little development in RM-3 we feel that it is crucial that good precedents are set. Retaining the mature landscaping (pear trees!) and the overall look of the block is key. The developer's effort to maintain a lower density is appreciated.

4th St / 22nd Ave SW - Bed and Breakfast Inn Aberdeen Block

City Council approved this application in July. The development is a new concept for Calgary although it has been done once in Edmonton with the Glenora Inn. Council's concerns revolved around the parking issue, which the applicant will have to address at the development permit stage. The Development Committee supports this application as the owners wish to retain their character building and we felt this use was part of our 'village'

concept. More news should follow in the coming months.

22nd Ave SW - 48 Unit Condo Proposal

This proposed building is still in the concept stage but will be applied for shortly. It sits directly behind the Aberdeen Block, a site that poses difficulties. The proposed condo does not fit normal guidelines since the neighbouring Aberdeen Block was built without setbacks. Consequently, the developer will have to apply to City Council for Direct Control zoning to permit the all-residential use. The stepped-back design of the proposed Condo is sensitive to its neighbors. The goal was to create a building that was modern and in keeping with the heritage flavor of the neighbourhood. Another bonus will be landscaping front and back that provides real soil depth for mature street trees.

2210, 2nd St SW - Holy Cross Centre request for signage

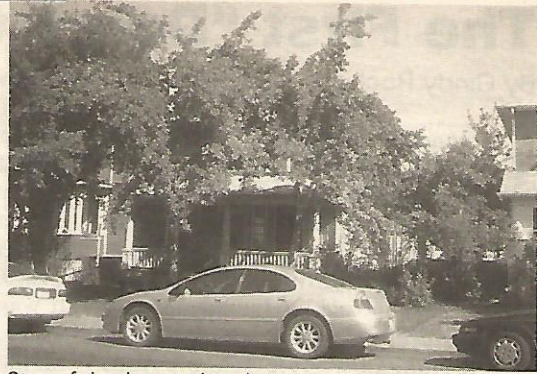
A request for signage has been made for three places on the exterior of the Holy Cross Centre. Although the Development Committee supports the Holy Cross management's intent to clean up the existing signage, the bylaw allows only minimal street presence. Two of the signs are aimed towards on-site users and would be difficult to see from 2nd Street. The third proposed sign is not in keeping with the guidelines.

235, 18th Ave SW - Child Care Facility at St. Monica's School

This proposal is for an after-school childcare program, run by the YMCA job club, for 56 children. The program will use three rooms in the school. It appears to be a good fit and will likely generate few concerns.

114, 18th Ave SW - Rouleau House

The owner has applied for a permit to demolish this historic 1886 home. Alderman King's motion at Council to request the Province to save the house was approved unanimously and a letter has been sent from City Council to the Province. A coalition of various groups is forming to influence the Pro-



Site of the latest development proposal: a four-plex on the north side of the 500 block of 23rd Avenue SW.

The community is proposing that these beautiful trees be retained by the new development - one of the trees in front is a pear tree.

vincial Government to designate the home a Provincial Historical Resource. If you wish to sign a petition supporting this designation please contact Marika at 809-1835. For more information about the history of the Rouleau home and a list of contacts, see the article on the front page of this issue. This home is important to our community and is one of the original homes in Mission. As a community it is important that we try to protect what history we have left. Keeping an eye on the house is also crucial, so if you can walk your dog or walk to work in that direction please do!

Editor's Note: We recently received the following information from Jim Bowman of the Friends of the Rouleau House. "The Alberta Historic Sites Service has completed its report to the Minister of Community Development, the Hon. Gene Zwozdesky. It has advised that the house is of provincial historical significance. Unfortunately the Minister has decided not to designate the house against the wishes of the owner. The decision was not unexpected - provincial designation does not include a mechanism for compensation to the owner for loss of property value.

Instead the Minister is expected to recommend that the City of Calgary enter into negotiations with the property owner for designation of the house as a Municipal Historical Resource. There will be a caveat on the land title preventing demolition while negotiations are underway. It appears that the Cliff Bungalow-Mission Community Association and possibly other interested groups will be invited to participate in negotiations."

333, 17th Ave SW - Change of Use in Avenue Towers

The applicant wishes to convert the second floor commercial space of Avenue Tower to small residential units. Unfortunately, there is no parking and the city is debating whether the added residential units provide enough benefit and low intensity of use to overlook the parking shortfall. If this development goes ahead, there would be some exterior upgrades to the building but relatively little change. There may be more news on this pending the feedback from the city.

The First "Doors Open Calgary"

By Cindy Roche

Launched in Glasgow, Scotland in 1990, Doors Open spread across Europe and has quickly spread throughout Canada. Calgary's first 'Doors Open' on July 26th/27th opened many historic buildings not usually accessible to the public. Included in this architectural selection was our own unique bungalow-style school, from which our neighbourhood of Cliff Bungalow takes its name.

The building was written up for 'Doors Open': "Cliff Bungalow School's one-storey construction and large gabled roof help it nestle into the residential setting. Numerous four-room 'bungalow schools' were built between 1913 and 1920 in response to rapid population growth. They were designed to serve as temporary schools yet most stayed in use for decades."

A steady stream of visitors read

historic story boards, ate great Caribbean food (served by Sharon Nesta and her delightful crew) and learned about the Cliff Bungalow – Mission Community from volunteers who chatted with visitors and answered questions. There was even an Anniversary Cake to celebrate the CBMCA's 25th birthday.

It was obvious from our 'Doors Open' visitors that people have a special feeling for the picturesque and lively community of Cliff Bungalow-Mission and are anxious that it retains its unique character. While not against development, many of our residents wish to have input into the nature of that development.

David Bernier and Melanie Rock are recent arrivals from Montreal. "We moved here because of the neighbourhood and we are concerned about so much development," said David, citing Elements of Mission (21st Ave. & 2nd St. SW) and the seemingly

stalled Ingersoll Colonnade project on 4th Street at 21st Avenue.

Similar concerns were voiced by long term resident Janet Snyder. Janet loves to tend flowers at her 'Laurence' apartment, twin of the 'Gordon' apartment building, both built by Larry Himmelman, father to Laurence and Gordon. You will have seen the yellow Himmelman barn on 24th Ave., which was once the headquarters of their construction business. The future of the barn and the apartments is uncertain since Larry Himmelman's recent death at age 83.

The CBMCA Board of Directors would like to hear your comments and opinions. Why not come out and meet the Board and get involved in your community by attending one of our monthly meetings? See the Calendar for dates

If you missed 'Doors Open' do be sure to catch it next year!

COMMUNITY

Volunteer Corner

By Keren Houlgate

In many of the articles published in this issue of The Mission Statement you will read about volunteer opportunities galore. If you are interested in meeting your neighbours, in getting involved, and most of all, having a whole lot of fun, pick up that phone and call us at 245-6001!

Programs Committee Start-up – Our newly elected Programs Director, Fiona MacNeil, is recruiting four people to form a committee to assist with event planning for the community. Are you, or someone you know, detail oriented, brimming with ideas, a team player? These traits and a minimum six-month commitment are required for this involvement. Just think of how much fun you will have getting involved with your community! Even if you cannot participate, Fiona wants your input for community events. Please send your ideas or your application to Fiona at programs_cbmca@yahoo.ca or call her at 265-9172.

Newsletter Committee – The most urgent need is for a volunteer Distribution Manager who is interested in planning and organizing the delivery of The Mission Statement. We also need volunteers who would like to take on regular delivery routes. And there are other opportunities on the Newsletter Committee too! If you

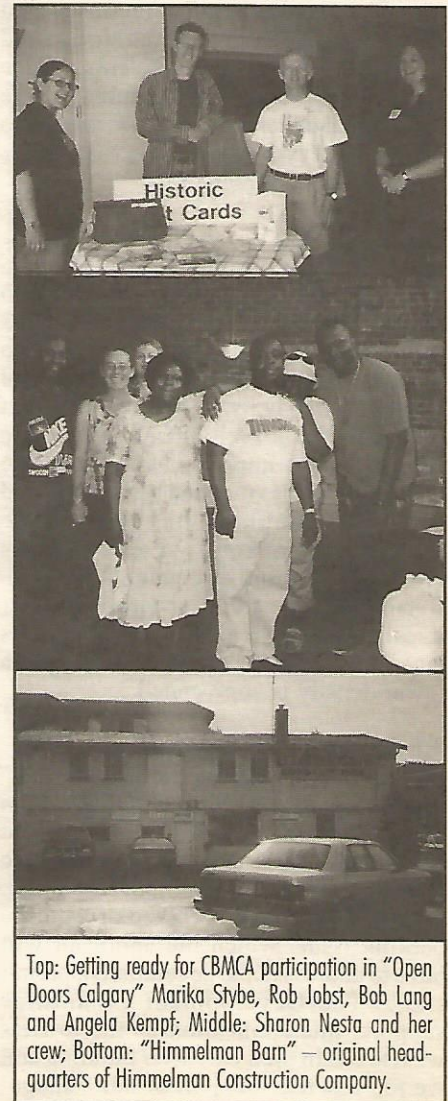
are interested leave a message for Keren at 245-6001.

Manager, Corporate Membership and Sponsors – Approach local businesses seeking their membership in the Community Association and their sponsorship of programs and events. We need someone to get this program up and running; it is a six month commitment with the greatest time requirement early on. If you are interested leave a message for Keren at 245-6001.

Manager, Member Services – Help us improve our member relations through the sourcing and production of membership cards, the creation of a community directory, and any other wonderful service you can dream of! This is a long-term commitment requiring ten hours per month. If you are interested, leave a message for Keren at 245-6001.

For further details on these and other volunteer opportunities, please see our website at www.cliffbungalowmission.ca under the Community Association selection. Until Jenni Myllynen returns, contact Keren at 245-6001.

Volunteering is a great way to apply your skills, meet new people, expand your resume and give back to society – we are sure to have a volunteer role that meets your objectives. Come and join us!



Top: Getting ready for CBMCA participation in "Open Doors Calgary" Marika Stybe, Rob Jobst, Bob Lang and Angela Kempf; Middle: Sharon Nesta and her crew; Bottom: "Himmelman Barn" – original headquarters of Himmelman Construction Company.

River Valleys Committee

Calgary's river system nourishes our community's social, cultural and ecological health. The river valleys are the arteries of our entire watershed, providing critical wildlife habitat and biodiversity, water purification and waste removal, as well as aesthetic and recreational benefits to human populations. These rivers are Calgary's greatest liquid assets, bringing us untold wealth and quality of life.

The River Valleys Committee (RVC) of the Parks Foundation, Calgary, is the volunteer group charged with understanding, protecting and nurturing this valuable river system for the continued benefit of all Calgarians.

The RVC was founded in 1991 to give advice to City Council on issues affecting our river valleys. Today, with a 22-member executive, two sub-committees, and over 60 member groups representing various

interests, the RVC's core activities include:

- Educating the public about the value of our river valleys;
- Facilitating projects that protect, preserve, acquire or reclaim assets of the river system;
- Participating in the development, from all sectors of our community, of policies and development plans that may impact our river system;
- Promoting and facilitating the acquisition (primarily for the preservation of ecological systems) of river valley and watershed lands.

Just a few highlights from the RVC's recent activities include the 2002 Breaking Ground Conference on urban greening, Shorekeepers Tours for river valley landowners and residents, and facilitation of land donation for Griffith Woods - Calgary's newest natural area park.

Our activities are supported by a growing network of community partners (public and private) and dedicated volunteers. Our unique position as a non-governmental organization (NGO) funded by the Parks Foundation, Calgary, contributes to our effectiveness in consulting to, and partnering with, all levels of government.

The RVC's impact as a community catalyst can be measured by over \$7.5 million in actual projects and volunteer labour to date. With the completion in 2003 of our new business plan, the RVC is committing to a course of action that will bring us greater autonomy, flexibility, effectiveness, and financial health.

The RVC welcomes your involvement and comments. For more information contact The Parks Foundation, Calgary, 225-13 Avenue SW, T2R 1N8; 974-0751 or visit our website at www.parksfdn.com.

Nameless, Homeless, now Disappeared - 'Rey' had a job on 4th Street

By Eilish Hiebert

Everyone knew him—bushy grey beard, railroad hat, intelligent brown eyes. A private man, he didn't want to give anyone his name. Everything he owned was in a shopping cart, including tools he used to sweep the gravel from 4th Street, keeping storm sewers free. In winter, he swept snow and chipped ice. Those residents and businesses who knew him found him articulate and endearing to talk to.

Now he's disappeared from 4th Street.

Sometime in the Spring; nobody can pinpoint exactly when, 'Rey' (not his real name) was gone. In The Planet and Second Cup, he refused to use coffee cards bought for him "I have a pension," he said politely and firmly. "I can pay." He wouldn't take money from anyone and had a cleaning schedule for his route. "I won't get back to that corner 'til Monday or Tuesday now," he'd say. Two homeless gentlemen in Memorial Park threw some light on 'Rey.' "Some young punks beat him up outside Mac's," (21st Ave & 4th St.) said one. "One of our guys jumped in to help and got himself a broken arm out of it."

"We're not like you guys who live in houses," said the other man. "We look

out for each other. We all know where he sleeps. He's not there. We don't know where he is."

Has Rey moved on to another area or even another city?

A more disturbing question in the larger picture might be: is 'Rey' a victim of the new internet phenomenon of 'bum fighting', where city kids videotape themselves beating up homeless people ('bums' to them, hence the name 'bum fighting') and put the videos on the 'net. We had a recent Calgary incident involving First Nations victims. It almost doesn't bear thinking about. Reports of such incidents include stories of youths paying fellow human beings to get in shopping carts, then pushing them down a hill into a river, and other pranks intended to injure or disfigure homeless people.

'Rey' was a familiar figure in our Cliff Bungalow-Mission neighbourhood, an educated, intelligent individual, who'd seen better days, and who had 'made' a job for himself.

In one of the richest cities in one of the richest countries in the world, our homeless problem is a huge dark cloud. 'Rey' was a ray of sunshine through that cloud.

Now 'Rey' has gone. And we miss him.

Community Garden

By Robert Giles

Bart Batty is now 100 per cent in charge of the Community Garden.

His greenhouse growing program produced enough tomatoes and peppers to supply all the gardeners' needs with surplus available for sale to Lilac Festivalers. The cash generated will go towards materials to reconstruct the annex to the greenhouse and replace the current ramshackle structure with a more functional version.

Passers-by have been admiring our new arbour over the entry and the hardy roses scrambling up. In addition, a 20' long flower bed south of the gate boasts a bed of lilies donated and planted by gardener Lorraine Milne and a mixed perennial bed donated and planted by gardener Georgina Jameson. Well worth a look-see. Alas, our towering delphiniums in the north perimeter bed were devastated by a vicious insect attack, which blessedly, ignored all the other perennials.

A couple of last-minute cancellations enabled Bart Batty to cut down the current waiting list, currently at four. 2003 is typical in that we welcomed seven new gardeners. Remember, only applications in writing are valid, so send your dated requests to CBMCA mail box at 462, 1919B-4 Street SW T2S 1W4 or to Bart at 401, 110 - 24 Avenue SW, T2S 0J9. Be sure to include your phone number. Do it pronto to be sure of a spot on the waiting list for 2004!

www.DONONDA.com

**FASHIONABLE
INNER CITY HOMES**



**ADD THIS WEBSITE TO YOUR FAVOURITES
AND GO ONLINE OFTEN
FOR AN EXCITING COLLECTION OF
FASHIONABLE INNER CITY HOMES**

**INNER CITY REALTOR
SINCE 1980**

DON ONDA 216-1600

**LILIAN GONZÁLEZ - ASSOCIATE REALTOR
RE/MAX Real Estate (Central)**