

# OGILVIE RIDGE

*Moving forward,  
together.*



# A multi-generational, family community.

A mixed-market development serving a diverse resident base



***Female-led households***



***Young families***



***Seniors looking to age in place***

*"My kids grew up here and will leave the nest from here. I see myself growing old here with my wife and enjoying our grandchildren."* —Brendan (resident)





# Built to last.

Guiding principles for development



## **Quality**

Designed for longevity, aligned with consumer and community expectations



## **Community**

A place where residents and neighbors feel welcome, safe and at home



## **Sustainability**

Harmony between financial, social and environmental considerations

*"This is an excellent facility that is well maintained and is run very professionally."*  
—Dale (resident)



# A model for City building.

City contribution of land and grants makes the project immediately viability

- Catalyzes development and unlocks access to federal funding

Mixed-market model and NetZero enables quality and sustainability

50% units rented at  $\leq 20\%$  market average brings rent relief to those in need

## Example: 3 Bedroom Townhome

- City market average = \$1410 / month
- Renter pays = \$1128 / month

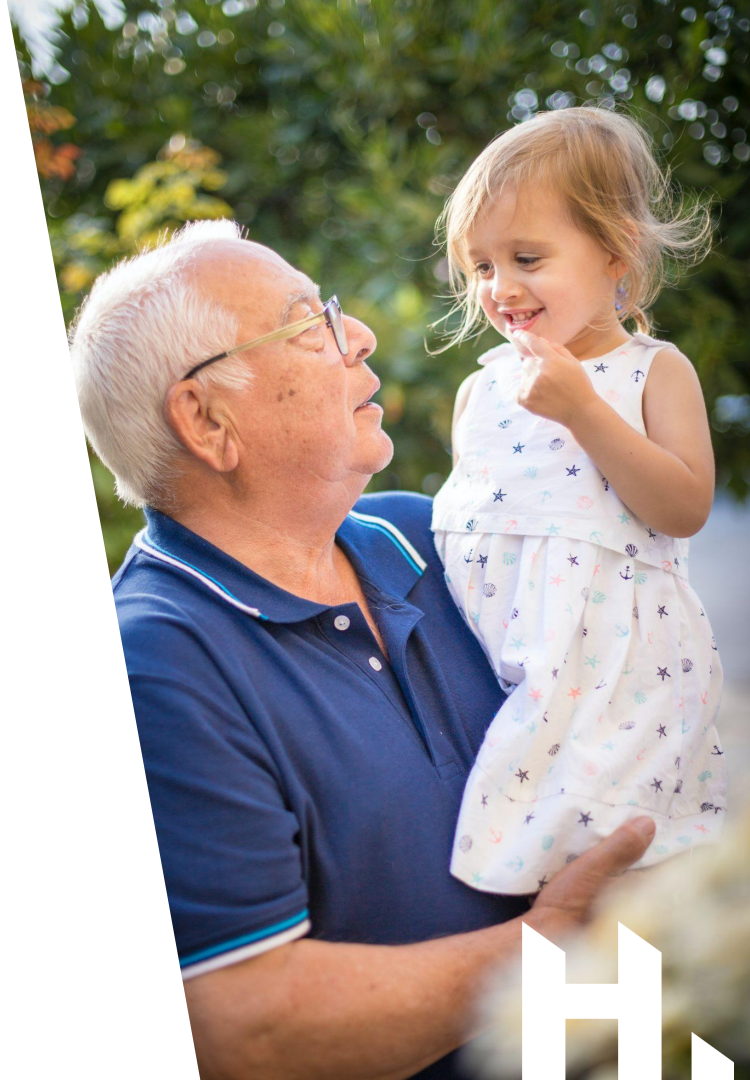


Affordable at 30% of \$45,000 income, attainable for:

- Single administrative assistant with two young kids
- New Canadian family pursuing work and education
- Seniors with fixed incomes requiring accessible features

RA7 to provide most choice when collaborating with community on built form for up to 100 units

- Includes townhome option



# A path to clarity and progress.

1. Notices for community engagement within a week of approval
2. Two engagement sessions planned

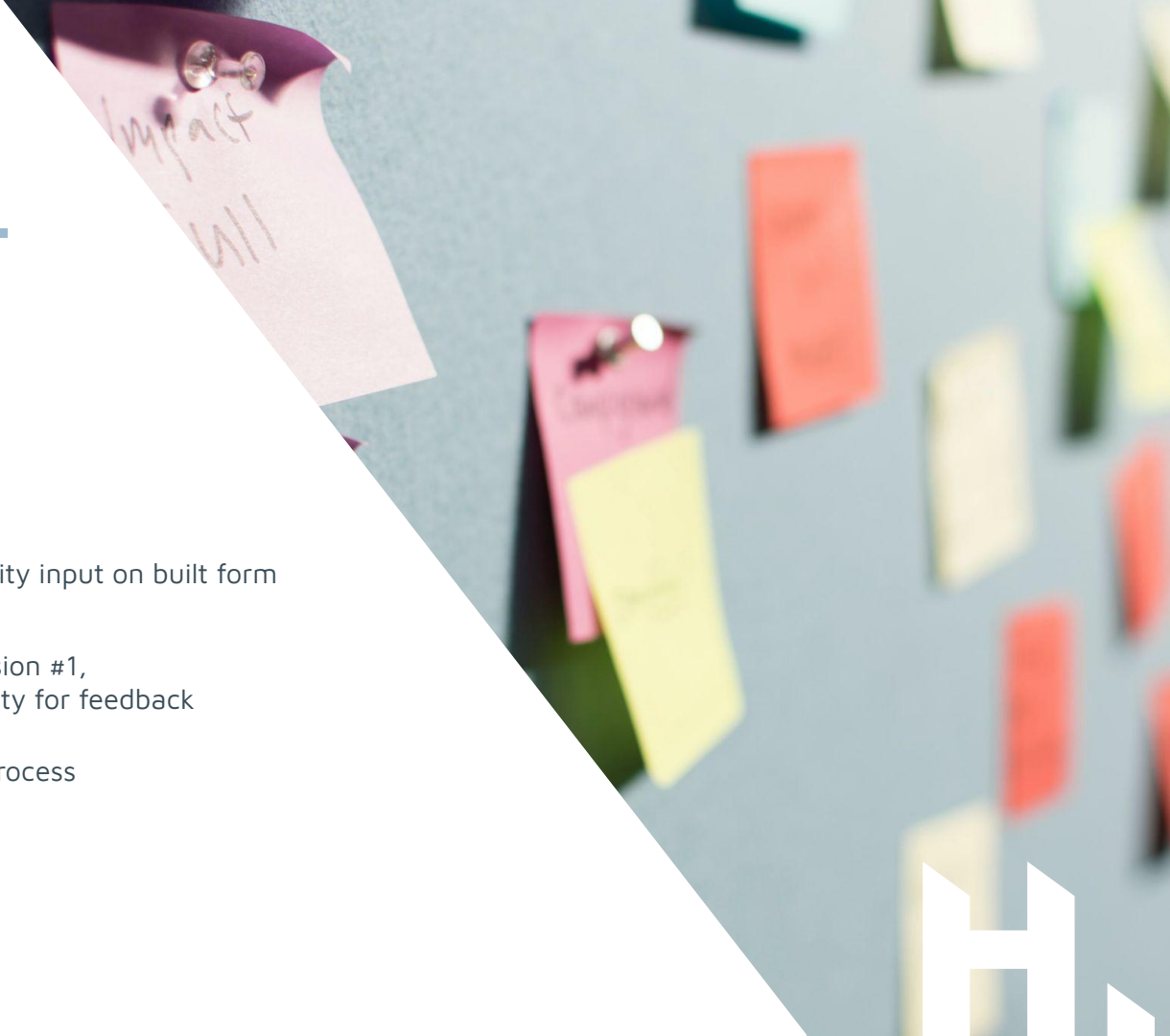
**October:**

Active session to generate community input on built form

**November:**

Presentation of outcomes from session #1,  
Proposed site design with opportunity for feedback

3. Advancing design alongside rezoning process
4. Rezoning public hearing
5. Development permit issued thereafter





# Moving forward, together.

Completely aligned the City Plan and  
Affordable Housing Needs Assessment

City needs a stable partner committed to building quality,  
affordable homes and strong communities

Neighbors deserve clarity and an accountable,  
community-minded collaborator

This can be a template for how we work  
together to build a strong, inclusive City

*"This is a very welcoming, friendly community.  
I am glad to call this home for my son and I."  
—Christine (resident)*

