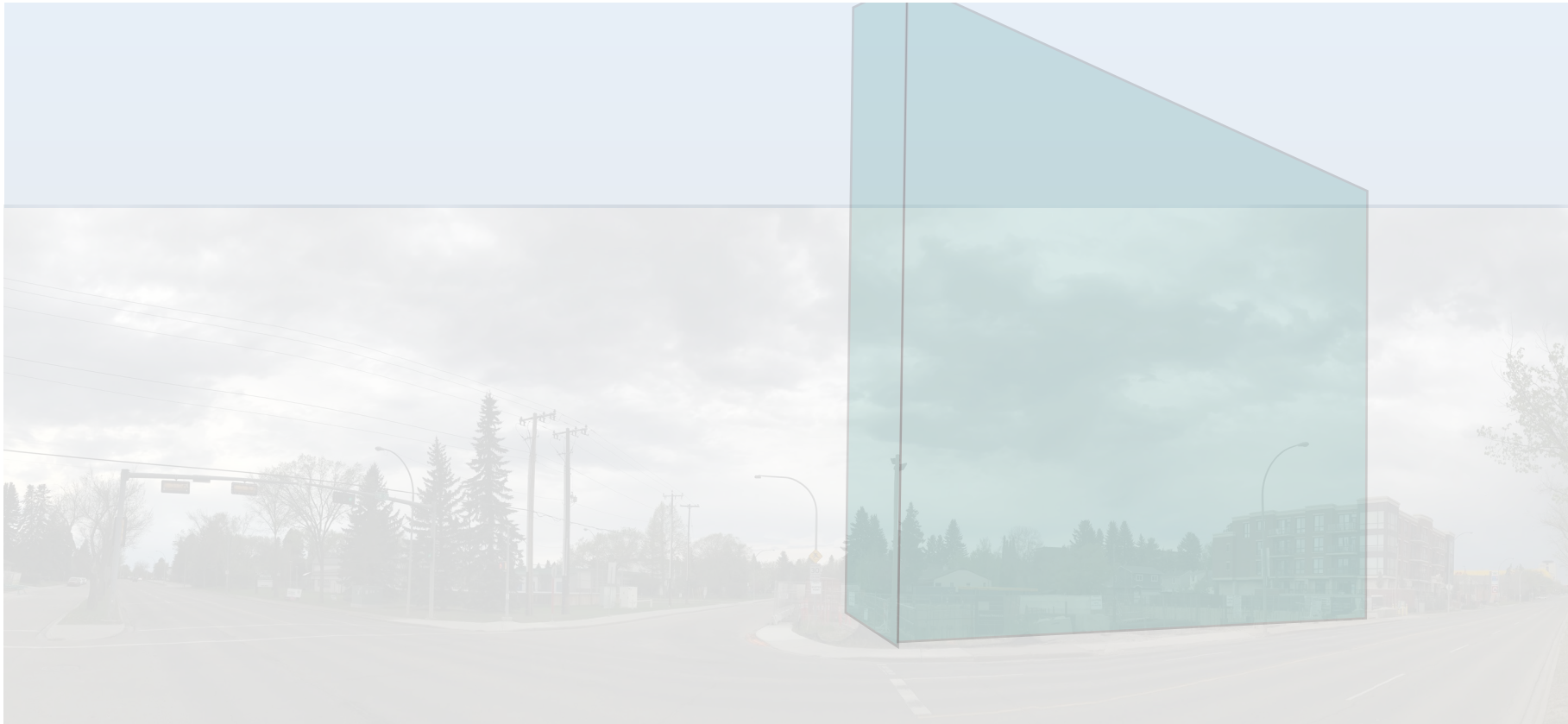




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- **‘This is a brownfield site and so must be developed despite community concerns’**

**Response:** The contaminated dirt has been removed, and so building costs are substantially reduced for the new developer.

The argument by the previous developer that a relatively tall, high-density building is necessary to recuperate costs no longer holds.

## **Concluding remarks:**

- The proposed development does not satisfy the needs of the Windsor Park community or the City of Edmonton.
- With the contaminated dirt removed, it is financially feasible for a developer to construct a 4-storey building with units designed for families who will settle long-term in the community.