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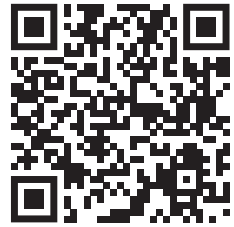


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SCAN HERE TO VIEW ADDITIONAL EVANSTON CONTENT

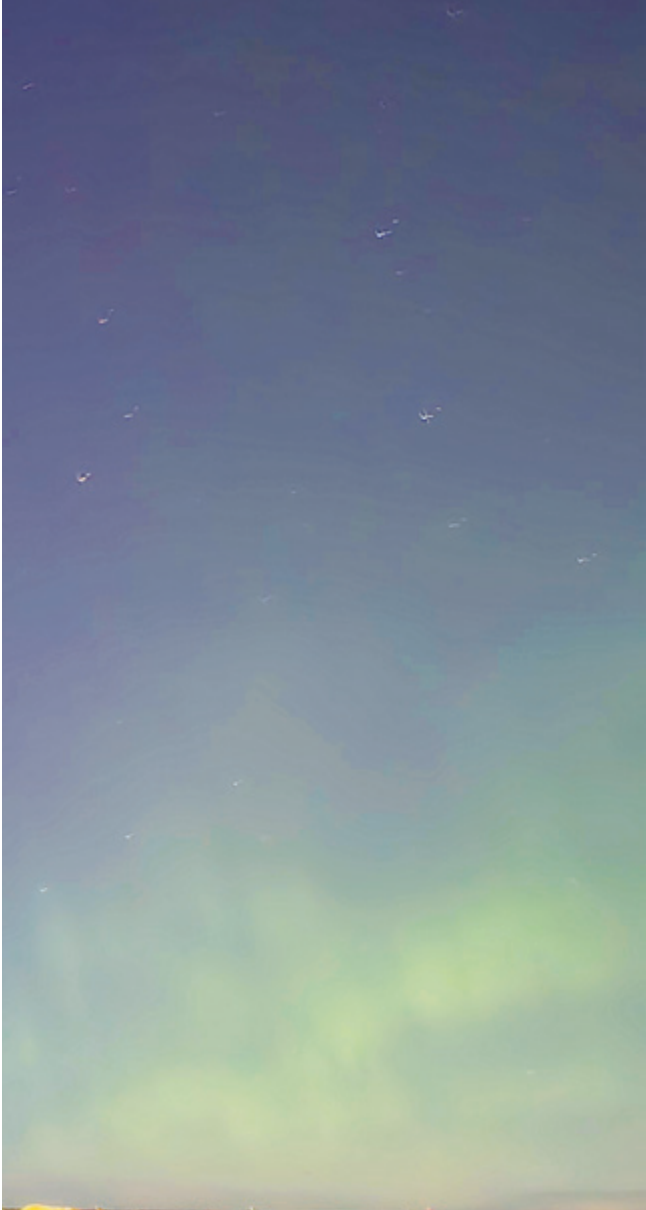
News, Events,  
& More



Crime  
Statistics



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# EVANSTON-CREEKSIDE COMMUNITY ASSOCIATION

**EvanstonCreekside** | **ECCA**  
Community Association

PO Box 47059  
20 – 12192 Symons Valley Road NW, Calgary, Alberta T3P 0B9  
[eccacalgary.com](http://eccacalgary.com)

For a list of Directors or if you are interested in joining the Board, contact  
[board@eccacalgary.com](mailto:board@eccacalgary.com).

## Evanston Board Meetings

are held on the first Tuesday of every month.

All community members are welcome and encouraged to contribute.



## LIGHTNING STRIKE!



*You may associate getting struck by lightning with electricity. But you can't forget about the extreme heat! Lightning can heat the air it passes through to 50,000 degrees Fahrenheit (27,760 degrees Celsius), which is five times hotter than the surface of the sun!*

## JOKE OF THE MONTH

Why did the football coach go to the bank?

To get his quarter back.



## MESSAGE FROM THE BOARD

Happy Holidays to you and your family. May the festive season bring you joy, warm greetings, and best wishes.

### Upcoming Activities

We are excited to share some upcoming activities and events we are planning! A health fair in February to align with heart month! A clothing swap and clothing drive in March, think spring cleaning! Earth Day is on April 22, 2026, and we are looking to put on a sustainable landscaping and gardening expo!

How about sharing and getting to know your neighbours? We are starting a community cookbook to gather all your recipes to produce a taste of Evanston publication! Finally, Holidays with a Senior to connect with those in the neighbourhood to share in the festive season and spirit.

Contact us if you want to get involved with any of the above! Email [board@eccacalgary.com](mailto:board@eccacalgary.com) and join us in helping build community!

### Want To Join the Association? Want To Volunteer?

Any household can become an ECCA member at [www.eccacalgary.com/register](http://www.eccacalgary.com/register).

Add your name to the volunteer list at <https://www.eccacalgary.com/volunteer>. We are always looking for enthusiastic people to help! If you are interested in joining the Board, please contact [president@eccacalgary.com](mailto:president@eccacalgary.com).



## Cats, Canines, & Critters of Calgary



Addie, Renfrew



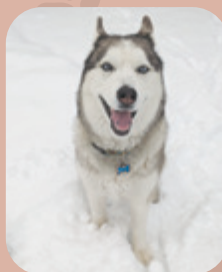
Billy, Woodbine



Charlie, Diamond Cove



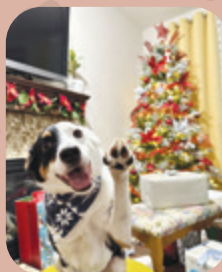
Eowyn, Edgemont



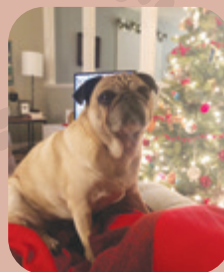
Meeko, Cranston



Pepper, Evergreen



Sammie, Walden



Talbot, Queensland

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# It's Christmastime in Calgary

by Garth Paul Ukrainetz

It's Christmastime in Calgary  
In foothills west a silent night  
The constellations fill the sky  
Forever sharing starry light

The whitetail deer in Nose Hill Park  
Prancing over city's glow  
Sweet homes of dancing candlelight  
Gentle as the falling snow

And high on top of every tree  
The stars and angels overlook  
For bleak and icy winter hearts  
The melting grace of warm chinook

It's Christmastime in Calgary  
Though heights of mountains cold in snow  
Our gifts stay warm beneath the trees  
Wrapped with love by River Bow

## GAMES & PUZZLES

### Guess the Christmas Song!

- 1. Brenda Lee was only 13 years old when she recorded this "new old-fashioned" Christmas favourite.
- 2. In December of 1965, this was the first song played in space. Hint: It is a classic written by James Lord Pierpont.
- 3. This song was originally called "Tinkle Bells".
- 4. Thurl Arthur Ravenscroft, the singer of this mean, green song, was also the voice of Tony the Tiger.
- 5. Sammy Cahn and Jule Styne ironically wrote this romantic winter song during a heat wave.
- 6. There are three official music videos for this modern Christmas song, as well as a celebrity lip-syncing montage video.



BRAIN GAMES

SUDOKU

	3	2		7				
7						1	3	
	5			3				7
		9	6					3
	7		8	9	5		6	
2					3	5		
4				1			9	
		7						
				8		3	1	

SCAN THE QR CODE FOR THE SOLUTION



# Protect Your Household Water Lines and Meter from Freezing

by The City of Calgary



Every winter, some Calgarians will experience frozen water pipes, service lines, and water meters, resulting in a water outage. The City's Frozen Pipes Prevention Program works proactively with homes considered at higher risk due to factors such as location, depth and configuration of water pipes, and a history of freezing.

Recently we have noticed an increase in frozen pipes in homes that are typically at a lower risk, where taking some of the steps below could have prevented household pipes from freezing. Ways to avoid freezing include:

- Keep your thermostat at a minimum of 15°C, even if you're away from home.
- Eliminate any cold drafts in unheated areas where water supply lines are located. This can include basements, crawl spaces, attics, garages, and under bathroom and kitchen cabinets.
- Repair broken windows, check doors, and insulate areas that allow cold exterior air to enter.
- Insulate your hot and cold-water pipes located in cold areas.
- Open interior doors and cabinets in cold areas to allow heat from the house to warm unprotected pipes.
- Turn off, disconnect, and drain the water line to outside faucets, garden hoses, pools, or decorative water features.
- If your hot water tank is in a maintenance room outside of your home, make sure the area is adequately heated.
- Regularly run water in your pipes through everyday use.

Visit [calgary.ca/frozenpipes](http://calgary.ca/frozenpipes) to learn more, including actions you can take if you suspect you have frozen pipes.



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## Quick and Easy Bruschetta Appetizers

by Jennifer Puri



Affordable and versatile, bruschetta is a deliciously simple tomato and basil combo.

A classic Italian appetizer, bruschetta originated in 15<sup>th</sup> century Italy. Olive growers would grill bread over an open fire to taste their freshly pressed oil. The simple slice of toasted bread later evolved to include cheeses, meats, and olives.

Soft cheeses like goat cheese, ricotta, or brie can create a unique flavour. This recipe uses bleu cheese and slices of French bread, but you can also use ciabatta bread instead. Bruschetta can be served warm or cold as part of an appetizer platter.

Bruschetta pairs well with pastas and salads, grilled chicken, or fish. Leftovers can be refrigerated for two to three days in an airtight container.

**Prep Time:** 15 minutes

**Cook Time:** 10 minutes

**Servings:** 4 to 6

### Ingredients:

- 4 cups of chopped tomatoes
- 2 tbsps. chopped basil
- ¼ cup chopped red onion
- 6 tbsps. extra virgin olive oil
- 1 loaf of French bread

- ½ cup mayonnaise
- ½ cup crumbled bleu cheese
- ¾ tsp. dry mustard
- ½ tsp. salt
- ½ tsp. coarsely ground black pepper
- 1 tbsps. white wine vinegar

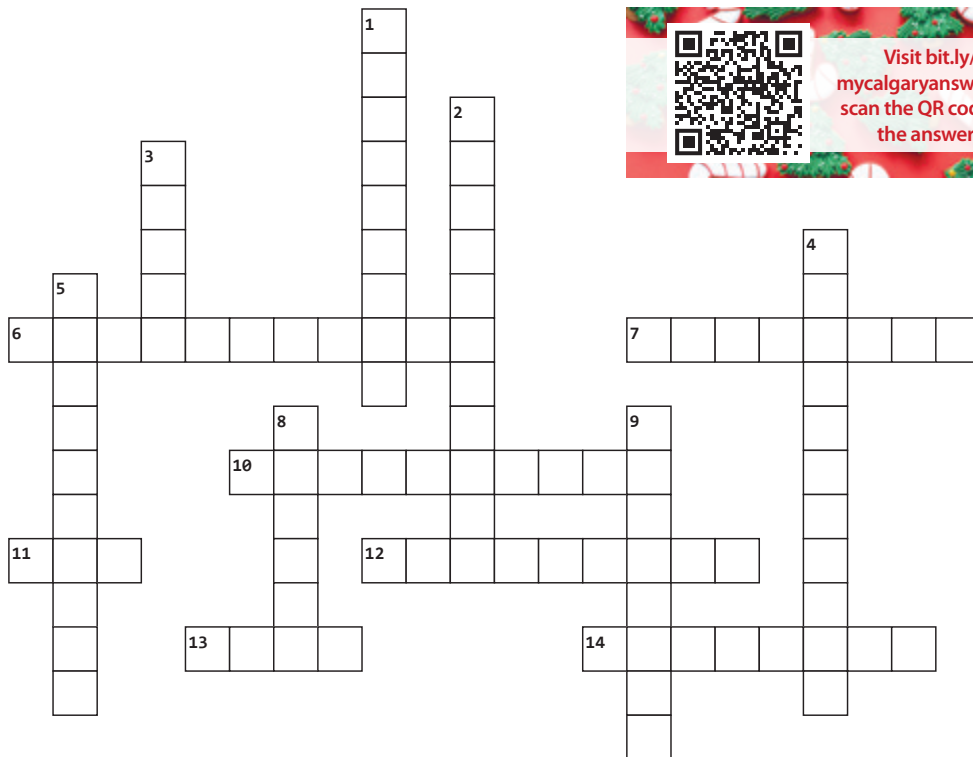
### Directions:

1. Preheat oven to 400 degrees Fahrenheit.
2. Slice French bread into ½-inch-thick slices and then cut into half. Lightly brush slices with olive oil on both sides, place on a baking sheet and bake in oven for 10 minutes or until lightly brown.
3. Prepare tomato mixture by mixing together tomatoes, red onion, basil, salt, pepper, 2 tbsps. of olive oil, and the white wine vinegar.
4. In a separate bowl gently mix together mayonnaise, mustard, and crumbled bleu cheese.
5. Spread the cheese mixture on the toasts then top with the tomato mixture. Garnish with fresh basil leaves and serve.

Bon Appétit!



# December Crossword



Visit [bit.ly/mycalgaryanswers](https://bit.ly/mycalgaryanswers) or scan the QR code for the answers

## Across

6. The Statute of \_\_\_\_\_ passed on December 11, 1931, granting Canada full legislative independence from the British Empire.
7. Known for his role in *Stranger Things*, Canadian actor Finn \_\_\_\_\_ celebrates his birthday on December 23.
10. The \_\_\_\_\_ is also known as the Christmas flower.
11. "Gangnam Style" by \_\_\_\_\_ became the first YouTube video to reach one billion views on December 21, 2012.
12. In December 1612, astronomer Simon Marius made the first known telescopic observation of this galaxy.
13. *Star \_\_\_\_\_: The Motion Picture* premiered on December 7, 1979.
14. December 14 marks the start of this Jewish holiday.

## Down

1. The bust of this Egyptian queen was found on December 6, 1912.
2. Annually on December 12, \_\_\_\_\_ House Day is celebrated.
3. The first human-to-human \_\_\_\_\_ transplant was performed on December 3, 1967, by Dr. Christiaan Barnard in Cape Town, South Africa.
4. \_\_\_\_\_'s ballet, *The Nutcracker*, premiered in Saint Petersburg on December 18, 1892.
5. Jane Austen's last novel, \_\_\_\_\_, was published on December 20, 1817.
8. Two years after being stolen, the "Mona Lisa" was returned to this museum on December 12, 1913.
9. Ferguson Jenkins born on December 13, 1942, in Chatham-Kent, was the first Canadian inducted into the \_\_\_\_\_ Hall of Fame.



# How to Highlight the Quality of a Newer Home to Attract Serious Buyers

by Virginia Cooper



Selling a newer home should, in theory, be easier—after all, the paint is fresh, the systems are modern, and everything feels move-in ready. But in practice, newer homes compete on perception, not just price. Buyers want proof of quality, and the sellers who demonstrate that proof most convincingly are the ones who convert “curious browsers” into buyers.

### TL;DR

- Buyers trust what they can see, verify, and document.
- Showcase builder upgrades (materials, finishes, warranties).
- Offer a pre-listing inspection to show transparency.
- Present an organized documentation packet that reinforces quality and condition.

These actions shift buyer perception from “Is this home worth it?” to “This home is a safe investment.”

### 1. Start with the Builder’s Story

Most buyers don’t just want to know who built the house — they want to know why it’s better than the average home next door. If your home includes premium materials, energy-efficient systems, or smart-home upgrades, make them visible:

- Feature builder highlights in your listing description.
- Include brand names (e.g., Andersen windows, Moen fixtures, Bosch appliances) for credibility.
- Showcase any transferable warranties or green certifications (like Energy Star or LEED ratings).

A clear, fact-based comparison to standard features can create trust quickly.

### 2. Create an Experience, Not Just a Showing

Newer homes can sometimes feel impersonal — so your job is to make quality tangible. During showings:

- Stage selectively. Highlight craftsmanship with minimalist décor that lets details shine.
- Use daylight to emphasize finishes like hardwood, tile, and cabinetry.
- Keep all mechanical and system panels (HVAC, electrical, etc.) spotless and clearly labeled.

Buyers notice cues of care. Even new homes lose appeal if they feel unmaintained.

### 3. Offer a Pre-Listing Inspection

Transparency is magnetic. A certified pre-listing inspection signals confidence in the home’s condition — and that you’re not hiding surprises.

An inspection can:

- Validate that systems are in peak shape.
- Identify minor fixes before they become buyer objections.
- Reduce negotiation friction and build immediate trust.

#### 4. Organize Proof of Quality (The Confidence Packet)

Buyers love documentation — especially those purchasing newer homes. Creating a downloadable, well-organized packet builds buyer confidence faster than any marketing phrase can.

Include in your packet:

- Builder plans and upgrade lists.
- Inspection reports and receipts for recent services.
- Appliance manuals and warranties.
- Maintenance records and HOA documentation.

Store the file digitally, label everything clearly, and save it as a PDF so it's universally accessible. A clear, structured packet demonstrates professionalism and reliability — two powerful emotional triggers for serious buyers.

If you're not sure how to compile or convert files, you can use a free online tool to combine or convert different file types into one polished PDF. Buyers and agents appreciate having an organized, shareable summary at their fingertips.

#### 5. Add a Human Touch: Testimonials and Builder Endorsements

Real people validate what glossy marketing can't. Include:

- A short testimonial from your builder or contractor about the materials and workmanship.
- Reviews from neighbours who bought similar models or upgrades.
- Quotes from local service pros who can vouch for system reliability.

These micro-endorsements transform a data-driven listing into a story that resonates emotionally. You can even use layout inspiration you find online.

#### 6. Checklist: Quality-Confidence Readiness

Use this quick self-audit before going live:

- Builder name, upgrades, and warranties clearly stated in the listing.

- Pre-listing inspection completed and summarized for buyers.
- All receipts, records, and floor plans consolidated into one PDF packet.
- Home is spotless, staged, and systems labeled.
- Testimonials and neighbourhood context included.
- Agent presentation materials emphasize transparency, not salesmanship.

This checklist ensures your home isn't just seen — it's trusted.

#### 7. Comparison Table: What Buyers Notice Most

Buyer Focus Area	Traditional Home	Newer Home Done Right
Maintenance Costs	Unpredictable	Documented, predictable
Efficiency	Varies by upgrade	Proven energy metrics
Transparency	Reactive inspection	Proactive pre-listing report
Documentation	Scattered or absent	Single organized packet
Emotional Pull	Nostalgia-driven	Confidence-driven

#### FAQ

##### Should I still stage a newer home?

Absolutely. Even pristine homes need warmth. A few well-placed furnishings guide buyers' imagination without masking details.

##### Is a pre-listing inspection worth it for a new house?

Yes. It confirms what buyers hope is true — that the home is sound — and it prevents surprise renegotiations later.

##### What if my builder is no longer in business?

Provide whatever documentation remains (permits, manuals, or product brand lists). The goal is to show the story of quality, not the brand name alone.

#### Conclusion

A newer home sells fastest when it tells a story of verified quality. Clear builder documentation, visible upkeep, and transparent proof transform your property from "another listing" into a verified investment. In today's data-driven market, credibility isn't just earned — it's engineered.

## Batters Up! Holiday Baking and Life Skills with 4-H



Baking isn't just about cookies or muffins — especially during the holiday season, it's a hands-on way for kids aged 9 to 15 to learn practical skills while creating festive treats. The Batters Up Baking Club, part of 4-H Alberta's Intro Clubs, gives young bakers a chance to explore new recipes, practice teamwork, and discover the science behind their favourite holiday goodies.

Each week, participants try a new baking activity, from holiday cookies to pies, brownies, and cupcakes. Along the way, they also practice planning, measuring, following instructions, and record-keeping, all skills that are part of 4-H's life-long learning approach.

**Fun Baking Fact:** Did you know that baking powder creates tiny bubbles of carbon dioxide that make dough rise? This is why muffins and cakes become light and fluffy! Learning the "why" behind baking steps helps young bakers become confident and creative.

Even at home, kids can explore similar skills from measuring ingredients to blending flavours in simple projects like a quick orange creamsicle smoothie, made with 1 cup of orange juice, 1½ cups of vanilla



Greek yogurt, 2 peeled oranges, 2 frozen bananas, and 4 teaspoons of vanilla extract. Try this at home for a refreshing twist on holiday flavours.

Through the 4-H Intro Club, kids not only create delicious treats but also gain confidence, learn teamwork, and explore new ideas all while having fun in a supportive environment. Baking becomes more than just mixing ingredients; it becomes a way to explore science, math, and life skills in a hands-on, memorable way. Whether it's measuring sugar, stirring batter, or decorating cupcakes, every step teaches something new and what better way to celebrate the season than with treats made by your own hands?

Find out more about 4-H Intro Clubs at [4hab.com/member](http://4hab.com/member) or email [introclubs@4hab.com](mailto:introclubs@4hab.com).





MLA Calgary-North

**Hon. Muhammad Yaseen**

104 – 200 Country Hills Landing NW T3K 5P3

📞 403-274-1931

✉️ calgary.north@assembly.ab.ca

📱 @muhammadyaseennyyc

As the holiday season approaches, I would like to take a moment to extend my warmest wishes to you and your loved ones. Christmas is a time for reflection, gratitude, and connection. May your days be filled with peace, joy, and hope.

Alberta added over 640 physicians in the past year — marking one of the strongest increases in recent history. As of September 30, 2025, there are 12,769 physicians registered to practice, the highest number ever recorded. Growth was seen across all five health zones, including a 10% increase in the North Zone, highlighting strong expansion in both urban and rural areas.

Applications for the Ethnocultural Grant and Anti-Racism Grant will close at 5:00 pm on December 19, 2025. The Ethnocultural Grant supports initiatives that build inclusive, welcoming communities through intercultural connections. And the Anti-Racism Grant funds projects that raise awareness of racism and promote respect and inclusivity.

As we wrap up another year, I'd like to take a moment to reflect on some recent exciting milestones and ongoing initiatives in Calgary-North:

- North Trail High School opened in 2023-2024 school year after years of advocacy beginning in 2019.
- Panorama Hills Residents Association community centre expansion is set to open this winter, following support for its CFEP application in 2022.
- Evanston Heights School will serve up to 900 middle school students once construction is complete.
- A new elementary school for Evanston received full funding in Budget 2024, with the contract awarded in August. It's now in the design phase.

These achievements reflect the power of community collaboration and continued advocacy. Thank you for being part of the journey!

I am truly grateful for the opportunity to serve the residents of Calgary-North since 2019 and throughout this year. Merry Christmas and Happy New Year!

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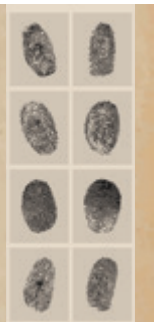
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**NEIGHBOURHOOD CONFLICT?** Community Mediation Calgary Society (CMCS) is a no-cost mediation and conflict coaching service that can help you resolve problems and restore peace! We help neighbours be neighbours again! www.communitymediation.ca, 403-269-2707.



## Fingerprints

Though identical twins have the same DNA, they experience development differently. One interesting part of this, is that due to environmental factors in the womb they will not have the same fingerprints!



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your risks for heart disease and stroke.



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