THE OFFICIAL AUBURN BAY COMMUNITY NEWSLETTER



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YOUR AUBURN BAY REAL ESTATE SPECIALIST

## SHAWN RILEY



If you are looking for real estate help, call me! I have helped almost 1,000 families achieve their real estate dreams since 1998.



This well located duplex has it all! Newly finished basement, detached double garage, 4 bedrooms, 3.5 bathrooms, front flex room/den, upgraded kitchen with a corner pantry, quartz counter tops and a gas stove! All this and almost 1,500 sqft! Great location just steps to a playground and a short trip to the year-round lake, local amenities and so much more!



This top floor unit has sweeping mountain views! There is 1 bedroom and a den inside the unit, and loads of upgrades! The kitchen features stainless steel appliances, quartz countertops and subway tiled backsplash. The living room is spacious and has the best views ever! The bedroom also enjoys the mountain views. There is also insuite laundry, tiled underground parking, and a storage locker—all in a great building in a perfect location!



This bungalow unit is neat and tidy and has 2 bedrooms, 1 full bathroom, open concept, stainless steel appliances in the kitchen that also has a pantry, quartz countertops, tiled backsplash and upgraded lights. There is also a double attached garage, plenty of storage space, overlooks the greenspace, close to the lake, hospital, YMCA and so much more!



Sold to my buyer clients!

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#### Address 20 Sunvale Place SE Calgary, AB T2X 2R8

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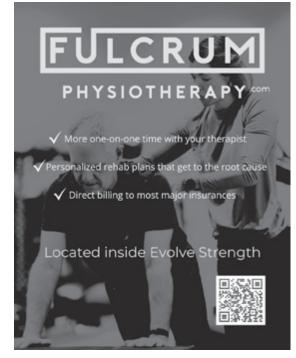
www.jacksonjackson.ca

## Joke of the Month

What do you get from a pampered cow?

Spoiled milk.







## Bylaws For Helping to Be a Better Neighbour

For any concerns over what city bylaws are in place, please see www.calgary.ca/CSPS/ABS/Pages/Bylaws-by-topic/Bylaws-by-topic.aspx for a full listing.

#### **Community Cleanliness Issues**

**Composting:** Under the Community Standards Bylaw, you must ensure composting piles or composting containers are maintained, so they do not create offensive odors or attract pests. Fines for violations range between \$50 and \$100.

**Drainage:** The Drainage Bylaw, the Wastewater Bylaw, and the Community Standards Bylaw all outline rules for drainage to ensure nothing inappropriate ends up in our rivers. For information on fines, search for the Bylaws Related to Drainage page. It is an offence to allow any prohibited material into the Storm Drainage System. Examples of prohibited materials include soil, waste, animal waste, fecal matter, cooking oils, greases, gasoline, motor oil, transmission fluids, solvents, paint, cement, sawdust, yard waste, pesticides, biomedical waste, hazardous waste, soaps, odorous materials, detergents, and water from hot tubs.

Vehicles must be washed at a car wash and not on a road, an alley, or a driveway. Drain hot tubs and swimming pools directly into the wastewater drain located in the basement of your residence.

Downspouts and eavestroughs must not terminate within two meters of a surface drainage facility (unless located in a side yard) or a street, which includes alleys and lanes.

It is a requirement to keep surface drainage facilities on private property (known as "Overland Drainage Right-of-Way" (ODRW), including swales and catch basins/drains) clear of any soil, silt, yard waste, or any other matter that may obstruct, restrict, or prevent the flow of water. Buildings or structures cannot be constructed or placed on or over the surface drainage facility. If a fence must be built over the facility, there must be at least six inches (15 cm) of clearance between the facility and the bottom of the fence.

The use of any storm drainage for activities such as construction or irrigation purposes is prohibited without the written consent of the Director of Resources.

Fines for violations of these regulations range between \$75 and \$3,000 for the first offence.

**Grass and herbaceous plants:** Under the Community Standards Bylaw, private property owners must ensure that grasses and herbaceous plants do not exceed 15 cm (six inches) in height. Fines for violations range between \$100 and \$300. Property owners are also responsible for caring for, and maintaining, the area adjacent to their property (i.e., boulevards) up to the middle of the alley and the street.

If you know of a bylaw infraction and would like to report it to Animal and Bylaw Services, please call 3-1-1 (from within Calgary) or 403-268-CITY (2489) (from outside Calgary).









when coupon is presented, only for the first time visitors, some restrictions apply offer expires 07/31/2024

- Steam Rooms
- Towel Service
- Personal Training
- Health Services



710-19587 Seton Crescent SE (Next to Save-On-Foods)



## Auburn Bay Community Association **Membership Form**

For your convenience, Auburn Bay Community Association Memberships are available online!

Visit www.AuburnBayCA.ca/Membership to purchase.

Members benefit from sports, activities, and partner discounts (please see Membership Privileges Program page for a list of business partners). Members also gain preferred access to youth and community events, programs, and secure a vote at public meetings. Make a difference by joining the Board – and more.

Memberships: \$25, per family.

Name:		
Address:		Postal Code:
Contact Number:E	-Mail:_	
How many family members, including children:		Yes, please contact me about volunteering:

Please fill out the above (please print), enclose and mail your cheque or money order, payable to the "Auburn Bay Community Association" to the following address: Auburn Bay Community Association Memberships, C/O Auburn House, 200 Auburn Bay Boulevard SE, Calgary, Alberta T3M 0A4.

Visit www.auburnbayliving.ca for more information. E-transfer Membership payment to finance@auburnbayca.ca

For a complete list of your CA membership discounts, please log into your profile online.



### YOUR CITY OF CALGARY

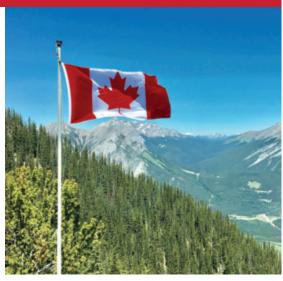
## Have Your Say on Calgary's Canada Day Celebrations

by the City of Calgary

Every year on July 1, Calgarians and visitors gather downtown for Canada Day. This City of Calgary event is free and family-friendly, featuring Indigenous and cultural performances, live music, activities, art, and more.

Canada Day is for everyone. It's a time to honour the rich traditions of Indigenous history and culture and welcome those who move here from all over the world. We can all be proud to live in a great city and country where people from all walks of life come together on Canada Day to celebrate culture and community.

We want Canada Day celebrations to reflect the many different interests and backgrounds of Calgarians. Whether you attend often or haven't attended for a while, this is your opportunity to tell us what's important to you on Canada Day and what an ideal downtown event looks like.



Have your say today at calgary.ca/CanadaDaySurvey. The deadline to provide your input is July 4, 2024. Feedback collected will be used to shape future Canada Day celebrations in Calgary.





## AUBURN BAY RESIDENTS ASSOCIATION CONTACT INFO

Auburn Bay Residents Association c/o Auburn House

200 Auburn Bay Boulevard SE, Calgary, AB T3M 0A4 Office Tel: 403-537-2601, Office Fax: 403-930-6456

#### Website: www.AuburnBayRA.ca

Administration Marilyn Alcock

admin@auburnbay.org

Events Manager Jennifer Tait

events@auburnbay.org

Program Manager Jasmin Ladouceur

Recprograms@auburnbay.org

General Manager Chrissie Rozak

gm@auburnbay.org

#### **Hours of Operation**

Auburn House Lake and Park Hours Monday to Sunday: 9:00 am to 10:00 pm Auburn House Regular Office Hours Monday to Friday: 9:00 am to 5:00 pm



# CONNECT WITH US! AUBURN HOUSE

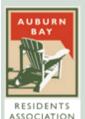


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Facebook.com/AuburnHouse



FOLLOW US ON INSTAGRAM!

Instagram.com/Auburn House



## Sponsor Recognition - NAIAD Irrigation Systems Ltd.

Thank you to NAIAD Irrigation Systems Ltd. for their continued support of the Auburn Bay Residents Association and for again being one of our top special event sponsors!



## **AUBURN HOUSE**

#### **MOVIE UNDER THE STARS**

#### Saturday, June 22

#### Fun starts at 7:30 pm | Movie at 10:00 pm (sunset)

\*Residents only

We're switching things up! Our Movie Under the Stars event, traditionally held in August, will now take place in June! Mark your calendars and join us for an early summer celebration!

Experience the magic of cinema at our outdoor movie night! Relax under the stars as a fantastic feature film is presented on a massive screen. Arrive early to enjoy pre-show entertainment and indulge in cotton candy, VHF Coffee, and kettle corn. Don't forget to bring your own chair and blanket for a cozy evening under the open sky!

\*This event is for Auburn Bay residents only. Membership cards are mandatory for access and are required to be presented by everyone upon arrival. No card, no access. Live alone? Please contact inquiries@auburnbay.org, in advance of the event date to make arrangements.

Visit AuburnBayRA.ca for all event details.





**Disclaimer:** The opinions expressed within any published article, report, or submission reflect those of the author and should not be considered to reflect those of Great News Media or the Community and/or Residents' Association. The information contained in this newsletter is believed to be accurate but is not warranted to be so.

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## SCAN HERE TO VIEW ADDITIONAL AUBURN BAY CONTENT

News, Events, & More





Real Estate Statistics



## **Save The Date!**

#### Band 'N Brews at the Beach Saturday, August 24

A beer garden and live band event at Auburn House amphitheater!

Our highly anticipated beer garden and live band event is returning this summer to Auburn House! Exclusively for adult Auburn Bay residents and their guests, this event is your ticket to an epic live band experience, so mark your calendars and get ready to make unforgettable memories!

We're thrilled to announce the rock band SuckerPunch will be taking the stage, delivering an exhilarating performance that will keep you singing and dancing! As you rock to their tunes, tantalize your taste buds with a selection of local brews and cider, and tasty food available for purchase onsite, providing the perfect complement to the lively atmosphere.

Tickets on sale soon!

Visit AuburnBayRA.ca for all event details.



## Summer Breeze

Auburn Bay Residents Association 2024 Summer Camps, Program & Events Guide



Registration Dates Auburn Bay Residents: April 30, 2024 Non-Residents: May 7, 2024



## Auburn House Summer Camps and Programs

Get ready to catch a summer breeze of fun and adventure with Auburn House's dynamic lineup of summer programs and camps! Registration is still open and is ongoing – limited third party summer camps are still available, so act fast and register now!

Don't miss out on programs beginning this month!

- Beach Pilates
- DIY Door Hanger Workshops
- Summer HIIT
- Youth Pickleball
- and the ABRA Safety Rangers!

Register now for these programs beginning in July!

- Outdoor FitCamp
- Outdoor Yoga
- Adult Tennis
- Summer Surge
- Sportball
- T-Ball
- Tennis for Teens
- · Parented Programs!

View the full Auburn House Summer Programs and Camps Guide online at AuburnBayRA.ca.

Register Now! Classes and camps fill fast! Call 403-537-2601 or visit AuburnBayRA.ca.





## AUBURN BAY COMMUNITY REAL ESTATE ACTIVITY

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Terms and Conditions Apply.

April         24         44         43         \$489,900         \$495,000           March         24         51         52         \$462,450         \$502,250           February         24         44         45         \$450,000         \$467,250           January         24         39         26         \$349,900         \$345,500           December         23         9         17         \$400,000         \$397,500           November         23         24         34         \$459,950         \$455,000           October         23         32         19         \$495,000         \$495,000           September         23         36         27         \$549,900         \$549,500           August         23         35         45         \$499,999         \$549,000
March         24         51         52         \$462,450         \$502,250           February         24         44         45         \$450,000         \$467,250           January         24         39         26         \$349,900         \$345,500           December         23         9         17         \$400,000         \$397,500           November         23         24         34         \$459,950         \$455,000           October         23         32         19         \$495,000         \$495,000           September         23         36         27         \$549,900         \$549,500
February         24         44         45         \$450,000         \$467,250           January         24         39         26         \$349,900         \$345,500           December         23         9         17         \$400,000         \$397,500           November         23         24         34         \$459,950         \$455,000           October         23         32         19         \$495,000         \$495,000           September         23         36         27         \$549,900         \$549,500
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<b>September 23</b> 36 27 \$549,900 \$549,500
August         23         35         45         \$499,999         \$549,000
July 23 40 40 \$540,425 \$540,250
June         23         46         40         \$382,450         \$382,500
<b>May</b> 23 36 50 \$499,950 \$507,500

To view more detailed information that comprise the above MLS averages please visit aub.mycalgary.com

## **BUSINESS CLASSIFIEDS**

**NEPTUNE PLUMBING & HEATING LTD:** Qualified journeymen plumbers/gasfitters, very experienced in Auburn Bay. Upfront pricing. Reliable, conscientious, fully guaranteed. Mon - Fri 8:00 am - 5:00 pm. 24-hour emergency service, call 403-255-7938. "Showering you with great service."

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**AUBURN BAY MORTGAGE BROKER:** Save a bunch of cash! As a Calgary mortgage broker, I have helped your neighbors navigate their purchase, refinance, and renewal options. If you are looking for expert mortgage advice, excellent rates, many options, and better financing, Call Anita at 403-771-8771 | anita@anitamortgage.ca | Licensed by Avenue Financial.

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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.

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**CHARTERED PROFESSIONAL ACCOUNTANT:** Taking care of your small business needs: accounting, bookkeeping, personal and corporate taxes, GST filing, and payroll. Wendy CPA, CGA, 403-607-4617.

**PIANO LESSONS IN YOUR HOME:** Teacher with M.Ed. and 30 years' experience is now accepting students in the Auburn Bay area. All ages/levels welcome! Learn any style or prepare for exams. Share the lifelong gift of music and register now for fall! Contact Joy at 403-999-9641 or joyzukerman@hotmail.com.



403-714-0711 gutterdoctor.ca

Home exterior services. We do eavestrough cleaning, repairs, and installation as well as downspouts, fascia, soffit, siding, roofing, cladding, leaf screens, and heat cables. Local business for over 20 years with more than 60,000 happy customers! Licensed, insured, and WCB. A+ rated BBB member. Multi award-winner. Quality work with a warranty!



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