

MAY 2024

YOUR OFFICIAL COMMUNITY NEWSLETTER

the news

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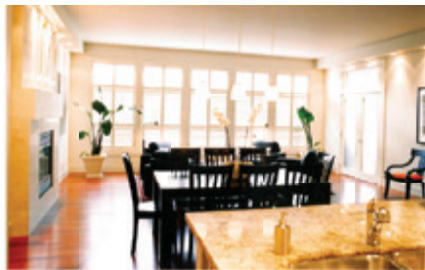
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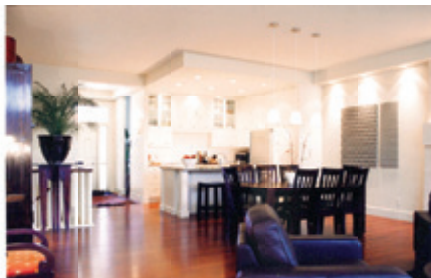


*Make the World
a Beautiful Place*

Do you have a house project in mind?



*Let's embrace your space with
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What does the WSCRCA do?

- We run youth and family related programs.
- We are your voice at City Hall. Dealing with planning and development proposals, traffic, parks and recreation, and a direct voice to our local City Councillor.
- We support community initiatives and events. Community clean up, Charity Stampede Breakfast, community garden, and so much more!

Community Association Versus Residents Association

The community of West Springs/ Cougar Ridge encompasses several subdivisions, some of which have a Residents or Homeowners Association. Both play an important, but different role, in the community.

COMMUNITY ASSOCIATION	RESIDENTS ASSOCIATION
✓ Membership is voluntary	✓ Membership is mandatory
✓ Represents all households in the WSCRCA boundaries	✓ Annual fees registered against property title. Fees must be paid in full prior to the sale of the home.
✓ Organizes community wide events and programs	✓ Maintains the landscaping and other amenities in the public green spaces for a specific subdivision

Check out our website, www.wscr.ca, for all that we do! Want to stay up to date and have early access to all our events and offerings? Become a member!

Become a West Springs Cougar Ridge Community Association Member

\$25 per Household or \$15 for Seniors

That gets you:

- Priority registration and discounts for WSCRCA run program and events.
- Support for a more vibrant community by supporting community-based initiatives.
- Members only emails.
- The right to vote at the AGM if you are a WSCR resident.

You can still become a member even if you do not live in the community!

Purchase your membership online at www.wscr.ca.



We have strong community spirit in West Springs Cougar Ridge. Do your part and join the Community Association and, if you can, volunteer to make it even stronger – we can always use more help and it's a great way to meet residents of your community! Visit wscr.ca for more information.

FOLLOW US ON

- Facebook: <https://www.facebook.com/wscrca/>
- X (Twitter): @WSCRCA
- Instagram: @wscrca
- Website: <https://wscr.ca>

WSCRCRCA Recycling Event - Sunday, June 16, 2024

WSCRCRCA Recycling Event Sunday, June 16th, 2024

The 17th Annual WSCRCRCA Recycling Event will take place on Sunday, June 16, 2024, from 9:00 am to 2:00 pm. The event will be co-hosted by Coach Hill Patterson Heights and held in the parking lot of Calgary French and International School at #700-77 St SW.


Volunteers Needed

We need your support and help to make the Recycling Event a success. As a volunteer, you get a free community membership, an opportunity to give back to your community and much more. If you are interested in volunteering for the Recycling Event, visit the WSCRCRCA website: <https://wscr.ca/volunteer-membership>.

Things To Know When Attending the Event

- An optional entry fee is one non-perishable food item or donation, which will be dropped off at the Calgary Food Bank, thanks to Shank'd Computer Recycling.
- We accept clothing, household goods, electronics, and bikes. In addition, city garbage trucks will dispose of refuse items.
- We only run until 2:00 pm, so make sure you stop by early and remember to thank the volunteers!
- This volunteer-run event is made possible by sponsorship and support from the City of Calgary, WINS (Women in Need Society), Shank'd Computer Recycling, Bikes for Cameron, CFIS (Calgary French and International School), and volunteers like you.

For more information on this event, please visit our website at www.wscr.ca or email communityrecycling@wscr.ca.



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Seeking participants for youth mental health studies

- Do you feel something is not quite right and you are concerned about recent changes in your thoughts, behaviour or experiences?
- Are you 12-30 years old?

Our studies offer monitoring, education and/or interventions.

For more info, please contact: 403-210-8740 or napls@ucalgary.ca

The University of Calgary Conjoint Health Research Ethics Board has approved these research studies (REB20-0983, REB20-2133, REB21-0535)

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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EXECUTIVE COMMITTEE

Position	Name	Email
President	Angelina Marian	president@wscr.ca
Vice President	Karla Gibson	vicepresident@wscr.ca
Secretary	Vacant	secretary@wscr.ca
Treasurer	Tenzin Sangalabrang	treasurer@wscr.ca
Board Executive Assistant	Kaitlin Mitchell	admin@wscr.ca

COMMITTEES

Committee	Member(s) <i>*Bold font indicates Board Director</i>	Email
Charity Casino	Eileen Teasdale Kimberly Paw	casino@wscr.ca
Communications	Heather Zaba	communications@wscr.ca
Newsletter	Brianna Norgaard	newsletter@wscr.ca
Family Programs	Vacant	
Membership	Eileen Teasdale	membership@wscr.ca
Planning and Development	Joe Healey Eileen Teasdale Denis Ho Linda Nasset Patrick Sinclair Yvonne Harper Renee Alessio Gloria Wilkinson	planning@wscr.ca
Sponsorship	Taiwo Adetola Latosia Campbell-Walters	sponsorship@wscr.ca
Treasurer Coordinator	Samantha See	
Website Editor	Caroline Anderson	
Soccer	Kimberly Paw Steve Berman	soccer@wscr.ca
Skating	Kimberly Paw	skating@wscr.ca
Volunteers	Vacant	
Recycling Event	Faheem Ahmed	communityrecycling@wscr.ca
Traffic	Denis Ho	traffic@wscr.ca
Building Safer Communities Group	Heather Zaba	safercommunity@wscr.ca
Stampede Breakfast	Justin Barrett	
Community Garden	Vacant	
Directors at Large	Paul Ghazar Zoe Agashae	

WSCRCA Board Meetings

Meetings are typically held on the second Wednesday of every month in the upstairs community room of the Calgary Co-op on 85 Street SW, however, we are presently meeting via Zoom video conferencing. Anyone in the community is welcome to attend these meetings. If you would like to discuss a particular issue or idea, please notify our secretary by email a week before the meeting at secretary@wscr.ca.

The WSCRCA Planning and Development Committee meets on the fourth Wednesday of the month. Currently meetings are held via Zoom video conferencing. Anyone in the community is welcome to attend, and if you are interested in attending, please email planning@wscr.ca.

WSCR Babysitters Group



You can stay in touch with your community by following us on Facebook and joining this FB Group. It's a great way to grow our community and keep up to date on what is happening in WSCR.

The WSCR Babysitters Group: A place where parents can find local babysitters, as well as where local babysitters, aged 12 to 25, can add themselves to the list to find jobs. Follow this group here: <https://www.facebook.com/groups/wscrbabysitters/>.

Follow the main WSCRCA page here: <https://www.facebook.com/wscrca/>.



Come Grow with Us!

WSCR Community Garden Has Beds Available to Rent

Gardeners are itching for the first days of warm weather so we can start planting our favourite vegetables, fruits, and herbs. Planting will tentatively begin on May 15.

Have you always thought about renting a garden bed, but thought about it too late in the season? Not this year! The WSCR Community Garden still has beds available.

Did you know that peas, spinach, onions, and carrots can be seeded outdoors in our community garden once the soil is workable. That's because the soil in our raised beds warms up faster in spring and it also stays warmer longer in the fall. As a result, our gardeners can extend their growing season a few weeks and that allows them to reap larger harvests. Some vegetables can even be sown multiple times during the growing season!

Another great thing about community gardening is that it helps reduce your grocery bill. With the rising cost of food, paying less to eat is something we can all benefit from. Gardening also helps get you moving, and the WSCR community garden offers a relaxing place where you can meet some of your neighbours.

Benefit of joining the WSCR Community Gardens:

- Welcome beginner and expert gardeners.
- Help build a sense of community.
- Educate.
- Nourish body and spirit.
- Include gardening tools and water access.
- Grow vegetables for the Calgary Food Bank in our philanthropic beds.
- Welcome Garden Angels (volunteers) for our philanthropic beds.

Bed rentals cost \$50 for the season, and the fee includes access to water onsite plus use of the tools in our fully stocked sheds. Current gardeners get first access during the annual renewal period, and individuals can rent up to two beds. At the time of writing, we have beds available, but they get rented quickly as the weather warms up. So don't delay - sign up for your bed today!

Register for a garden bed at www.wscr.ca/garden (scroll down to the Community Garden section).

For gardening tips, visit our public FB page: WSCR Community Hub and Garden.

Join us! We would love to meet you in the garden.



SCAN HERE TO VIEW ADDITIONAL CONTENT: NEWS, EVENTS, CRIME STATS, REAL ESTATE STATS, & MORE

WEST SPRINGS



COUGAR RIDGE



Helping Calgarians Navigate Construction Season

With construction season kicking off in Calgary, The City is working to help you get around, whether you walk, wheel, take transit, or drive.

Throughout construction season and year-round, The City's Mobility Operations Centre (MOC) actively monitors and responds to real-time traffic conditions, including impacts of construction and things like weather, incidents, and other unplanned events. They use advanced technologies like dynamic road signs, traffic cameras, traffic signal timing, and lane reversals to alleviate congestion and keep traffic flowing smoothly.

Know your options and plan ahead. Visit Calgary.ca/trafficinfo for current and planned closures, traffic volumes, and real-time traffic cameras.

- Follow @yyctransport on X for current road conditions, traffic incidents, and planned closures and detours.
- Tune in to The City's traffic advisory radio station at 107.9 or the radio traffic report of your choice.
- Use your favourite trip-planning tools like Waze or Google Maps. The City shares information to help keep them up to date.

You can expect updates throughout the season. For more information, visit Calgary.ca/trafficinfo.

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Farm Stand



Weekly City of Calgary Farm Stand Launching May 4, 2024

Our weekly farm stand in partnership with the City of Calgary and Broxburn Vegetables starts May 4, 2024! It will be at the Community Hub and Garden along 73 Street SW from 3:00 to 6:00 pm every Saturday until Thanksgiving. Here are three reasons why you should swing by:

- 1. Locally Grown Goodness:** Veggies are plucked straight from nearby fields and greenhouses, ensuring lots of flavour and nutrients.
- 2. Convenience:** Skip the grocery store hustle! Conveniently located in our West Springs Cougar Ridge community.
- 3. Support Local Farmers:** By shopping at your local farm stand, you're supporting hardworking farmers and small business owners.

So, grab your reusable bags and join us at the Community Hub and Garden for farm-fresh goodness!



Farm Stand Program



West Springs Cougar Ridge: Community Hub & Garden
Saturdays 3pm-6pm
744 73 St SW
Starting May 4, 2024



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Learn more about sponsoring your local WSCRA Community Association at www.wscr.ca/sponsors.

MAY THE FOURTH BE WITH YOU

The original Star Wars trilogy could have ended very differently if George Lucas had gone with his first idea. Luke Skywalker almost took a dark detour following in his father, Darth Vader's footsteps. Ultimately, the team decided against this and good prevailed over the dark side.

Repairing Potholes this Spring



Repairing potholes is an important part of the City of Calgary's road maintenance. Permanent repairs can only be made during the spring/summer months when warmer weather and dry pavement allows the asphalt to set properly.

Pothole repairs are completed by operational crews and identified in 3-1-1 citizen reports and through routine inspections. Inspections are completed and repairs are prioritized using a five-point scale based on pothole severity, safety impacts and location.

If you notice a pothole, check their online pothole map to see if it already has a repair request, and if not, report it at calgary.ca/potholes or call 3-1-1.



Remove valuables & garage door openers from vehicles

Lock your vehicle

Close overhead garage doors

Lock doors between the garage & house



9 P.M. ROUTINE

#CPSSafetyTips



Keep your vehicle keys away from the front entrance of your house.

Close & lock all external doors

Ensure all windows are shut

Turn on exterior lights

Three Reasons to Visit in May



**ASPEN
WOODS**
INSPIRED
SENIOR LIVING



Tues., May 21

National Tea Day

Tues., May 21 at 2:30pm

Location: 10 Aspenshire Drive SW (Main Dining Room)

Bring a friend and join us for National Tea Day as we sip tea and enjoy the exquisite talents of a classical harpist.



Fri., May 24

Coping With Change

Fri., May 24 at 1:30pm

Location: 10 Aspenshire Drive SW (Home Theatre)

Participants will learn that while change is inevitable, and may be stressful, there are ways to approach change that can help to ease uncertainty.



Thurs., May 30

Downsizing Presentation

Thurs., May 30 at 1:30pm

Location: 10 Aspenshire Drive SW (Home Theatre)

Join Verve Aspen Woods on Thursday, May 30 as we present an engaging and practical seminar. Join us at 12pm for a complimentary lunch before the presentation.

Call 403-240-4404 to RSVP

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The City Encourages Residents to Be Water-Wise and Use a Rain Barrel This Spring



Calgary is currently experiencing drought conditions. Together we can make every drop count in our yards by using water wisely. Harnessing rainwater for watering your yard and garden is a simple, yet effective way to reduce your water use by acting as a backup source of water during this drought.

Why a Rain Barrel?

Water Conservation. Rain barrels help conserve water by capturing rainwater that would otherwise be lost to runoff. By using collected rainwater to water your yard or garden, you're doing your part to help use water wisely, which is especially crucial when we're experiencing drought conditions. Your plants will also appreciate the soft, warm water.

Stormwater Management. By capturing rainwater before it hits the ground, rain barrels play a vital role in reducing stormwater runoff. This helps prevent soil erosion and keeps pollutants from being washed into our waterways.

Environmental Impact. Using rain barrels reduces the demand on municipal water supplies, lessening the energy required for treatment and transportation.

How Can I Get a Rain Barrel?

Various types of rain barrels are available at local hardware stores and garden centres around Calgary.

Remember, every drop counts when it comes to water conservation. By incorporating a rain barrel into your outdoor routine, you're not only benefiting your yard but also contributing to a greener, more sustainable Calgary.

For more information about rain barrels, visit The City's rain barrel program page.

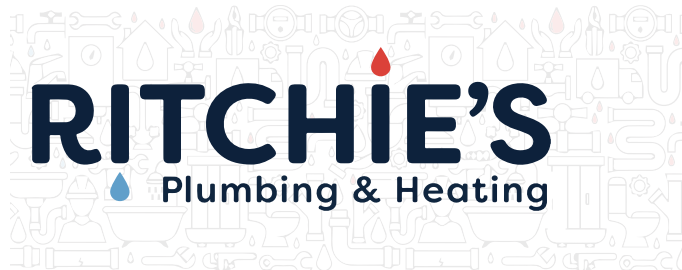
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WEST SPRINGS COMMUNITY REAL ESTATE ACTIVITY

		Properties		Median Price	
		Listed	Sold	Listed	Sold
March	24	29	27	\$729,231	\$755,000
February	24	18	10	\$469,450	\$480,500
January	24	20	16	\$666,500	\$667,500
December	23	7	10	\$554,900	\$538,500
November	23	12	14	\$719,900	\$715,000
October	23	23	16	\$747,450	\$741,150
September	23	11	18	\$775,000	\$768,250
August	23	15	12	\$520,500	\$508,250
July	23	24	21	\$699,900	\$695,000
June	23	24	28	\$599,450	\$609,000
May	23	27	18	\$697,350	\$733,500
April	23	19	23	\$954,900	\$949,650

COUGAR RIDGE COMMUNITY REAL ESTATE ACTIVITY

		Properties		Median Price	
		Listed	Sold	Listed	Sold
March	24	10	8	\$774,450	\$800,000
February	24	7	10	\$750,000	\$752,000
January	24	3	5	\$729,900	\$715,000
December	23	7	0	\$0	\$0
November	23	2	5	\$710,000	\$703,000
October	23	3	7	\$849,900	\$865,000
September	23	15	9	\$750,000	\$750,000
August	23	6	6	\$780,000	\$770,000
July	23	15	9	\$669,500	\$696,500
June	23	4	6	\$754,850	\$770,000
May	23	20	24	\$742,500	\$779,500
April	23	20	16	\$677,000	\$700,000

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

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



Why your neighbours choose David when it's time to sell their home.

36% faster

When it's time to sell your home, David sells it **36% faster**. David's listings averaged **14 days** on market vs the rest of the market at 22 days.*

101.1% more

David's listings sell for more! David's listings have sold at **101.1%** of list price on average vs the rest of the market at 100.4%.*

460 sold since 2012

With **460 sales** dating back to 2012, David continues to establish himself as the top producing Realtor here on the Westside.

* MLS data. Calendar 2023. Detached Homes in the Westside - the combined communities of West Springs, Aspen Woods, Springbank Hill, Discovery Ridge, Signal Hill, Christie Park, Strathcona, Coach Hill, Patterson & Cougar Ridge

Friend
Neighbour
Realtor®
David Pellettier

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