



PINE CREEK

COMMUNITY BROCHURE

Area Amenities

Food And Drink

- 1 The Cattle Baron Alberta Steakhouse & Bar
- 2 Co-op
- 3 Gold Bistro Chinese Restaurant
- 4 Ibbby's lounge and Restaurant
- 5 Kildares Ale House
- 6 Mimosa Vietnamese Restaurant
- 7 Phoenix Grill
- 8 Real Canadian Superstore
- 9 Save On Foods
- 10 Shawnessy Village
- 11 Sobeys

Arts & Entertainment

- 1 Landmark Cinemas
- 2 Shawnessy Public Library/YMCA
- 3 Spruce Meadows
- 4 Cavalry FC

- 5 Granary Road
- 6 Treehouse Indoor Playground

Schools

- 1 All Saints High School
- 2 Bridlewood School
- 3 Centennial High School
- 4 Chaparral School
- 5 Dr. EP Scarlett High School
- 6 Evergreen School
- 7 Harold Panabaker
- 8 Holy Child School
- 9 Marshall Springs School
- 10 Midnapore School
- 11 MidSun School
- 12 Our Lady Of Peace School
- 13 Ron Southern School
- 14 Sundance Elementary School

Transit

- ★ Somerset Bridlewood Terminal

Sports & Outdoor Recreation

- 1 Blue Devil Golf Club
- 2 Cardel Rec South
- 3 Mckenzie Meadows Golf Club
- 4 Sirocco Golf Club

Worship

- 1 St. Paul's Anglican Church
- 2 The Church of Jesus Christ of Latter Day Saints
- 3 Kingdom Hall of Jehovah's Witnesses
- 4 SouthGate Baptist Church
- 5 Southview Alliance Church
- 6 St. Patrick's Parish Church
- 7 SunWest Church

1 Township Shopping Centre

- Bed Bath & Beyond
- Buybuy Baby
- Dollarama
- Winners
- Starbucks
- Subway
- A&W
- Sobeys
- Wine and Beyond
- BMO
- The Registry Office
- F45 Training
- Pet Smart

This plan is for marketing purposes only, and is subject to errors and omissions. May 2023

Frequently Asked Questions

Community Plan

How many homes will be in Pine Creek

Over 900 homes will be built in the community of Pine Creek.

What is the expected time frame to complete Pine Creek?

We anticipate Pine Creek will be completed in three to five years.

Will there be a Residents Association in Pine Creek?

No. All public spaces in Pine Creek will ultimately be maintained by the City of Calgary. Therefore, no Residents Association is required.

Can I bring my own builder?

We don't allow homeowners to bring in their own builder. All homes in Pine Creek are sold through our exclusive show home builder partners.

What home styles and builders are in the community?

We offer a variety of home styles to suit your needs and taste. Each phase at Pine Creek will introduce different product types and potentially, different builders. Currently, Pine Creek offers front drive homes from Anthem, Streling Homes and Trico Homes, paired from Shane Homes and laned from Anthem.

Do I get a fence included with my home?

Chain link fencing is provided for lots that share a property line with a municipal reserve or municipal school reserve. Some lots that share a property line with multi-family parcels will have developer installed wood screen fencing.

For more information talk to one of our sales teams (<https://experiencepinecreek.com/showhomes>), as they can walk you through the details lot by lot.

Who maintains developer installed fencing?

The homeowner who lives on the land adjacent to the fence is responsible for the maintenance. This means that all homeowners who back onto (either at the rear or side of the lot) the fence would be responsible for maintenance.

Does Anthem plant trees on my property?

Anthem, the community developer, does not plant trees on private property. However, Pine Creek is part of the City's Complete Streets initiative, where trees are planted in the road right of way along each street.

The road right of way (or boulevard) adjacent to your property is land that is actually owned by the City and maintained by you. The City uses this land for snow stock piling, road maintenance or other items as required.

What schools can Pine Creek residents attend?

Residents of Pine Creek can contact the nearby schools directly for more information on their kids' acceptance. Visit Calgary Catholic School District www.cssd.ab.ca/Pages/default.aspx or Calgary Board of Education www.cbe.ab.ca/Pages/default.aspx for everything school related.

What is the Complete Streets Tree Planting Program?

Complete Streets is one of the many reasons why Pine Creek is the perfect place to call home. It's an initiative designed to enhance residential streets with added colour, shade and natural protection by planting and caring for trees along public roads.

Anthem, and then afterward the City of Calgary, will maintain these trees – but not the grass below, which will grow wild and free until you rein it in with your expert mowing skills. To find out more, email calgary@anthemproperties.com, or get more information about the program www.calgary.ca/Transportation/TP/Pages/Planning/Calgary-Transportation-Plan/Complete-Streets.aspx

What amenities can residents expect in Pine Creek?

Pine Creek is exclusively residential, so there are no commercial or retail amenities in the community. However, there's lots to do around Pine Creek, including golf at Sirocco Golf Club, equestrian activities at Spruce Meadows and Rocky Mountain Showjumping and a future recreation centre and library in Belmont. Or explore Granary Road Market, Leighton Centre and Cross Conservation Centre just a short drive away!

How far is the nearest grocery store?

Grocery shopping when you live in Pine Creek is easy with plenty of options nearby including:

- Silverado offers a variety of shops and services including Sobeys's, Shoppers Drug Mart, Subway, Hot Shop Yoga & Spin and more just seven minutes away.
- The Gates of Walden are located eight minutes away by car and include Save on Foods, Starbucks, multiple banks, restaurants and a gas station.
- Shawnessy Village is only a 12-minute drive away and offers even more commercial and retail opportunities including Canadian Tire, Walmart, CO-OP, Petland, restaurants and other services.
- Township commercial has opened in Legacy and features big box stores like Winners, PeSmart, Buy Buy Baby and more only five minutes away.

When will the green spaces, pathways and playgrounds be completed?







Your kids can enjoy the completed playground in Phase II, while the remaining parks will be completed with their accompanying phase.

Who maintains the parks?

Initially, Anthem is responsible for building and maintaining the park spaces in Pine Creek. Once a phase is complete, we will hand the community over to the City of Calgary, who will then take over the responsibility.

Who is responsible for street cleaning and snow removal in the streets of the community?

Regular snow removal and street sweeping will be taken care of by Anthem in active phases for approximately two years. Once complete, please refer to the City's bylaws <https://www.calgary.ca/CSPS/ABS/Pages/Bylaws-by-topic/Snow-ice.aspx>

 Single Family Front Drive	 Paired Homes
 Laned Single Family	 Multifamily
 Park Front	 Commercial



This plan is for marketing purposes only, and is subject to errors and omissions. Landscaping and street furniture locations may change and should be confirmed. Dimensions shown are in feet and are rounded to the nearest decimal. Refer to registered subdivision plan to confirm all lot information. May 2023