



EDMONTON DESIGN COMMITTEE MINUTES

Location: Heritage Room, City Hall

Tuesday, May 17, 2016

MEMBERS:

R. Labonte, Chair
C. Craig, Vice-Chair
W. Sims, Vice-Chair
D. Deshpande
C. Domanski
S. Kaznacheeva
G. Renwick

PRESENT:

R. Labonte, Chair
C. Craig, Vice-Chair
W. Sims, Vice-Chair
D. Deshpande
C. Domanski
S. Kaznacheeva

ALSO IN ATTENDANCE:

P. Odinga, Sustainable Development, Chief Development Planner
H. Luke, Sustainable Development, Senior Planner
E. Vickerson, Sustainable Development, Planning Technician

A.1. CALL TO ORDER

The meeting was called to order at 4:07 p.m.

A.2. ADOPTION OF AGENDA

MOVED: R. Labonte

That the May 17, 2016, Edmonton Design Committee agenda be adopted with the following additional items:

- New Member Introductions
- Vote for Chair and Vice-Chair(s)

SECONDED: W. Sims

CARRIED

FOR THE MOTION: C. Craig, D. Deshpande, C. Domanski, S. Kaznacheeva, R. Labonte, W. Sims

A.3. ADOPTION OF MINUTES

MOVED: R. Labonte

That the April 19, 2016, Edmonton Design Committee minutes be adopted.

SECONDED: W. Sims

CARRIED

FOR THE MOTION: C. Craig, D. Deshpande, C. Domanski, S. Kaznacheeva, R. Labonte, W. Sims

B. APPLICATIONS:

PRE-CONSULTATION PRESENTATION (Closed to the Public)

B.1. Dermott District Park

City of Edmonton - Gary Chung

Presentation made.

FORMAL PRESENTATIONS

B.2. Hawrelak Park EFCL 100th Anniversary Project

Urban Systems - Katie Pipke

H. Luke presented the comments of the Development Planner.

MOVED: C. Domanski

Motion of support

SECONDED: W. Sims

CARRIED

FOR THE MOTION: C. Craig, D. Deshpande, C. Domanski, S. Kaznacheeva, R. Labonte, W. Sims

B.3. Artists Quarters (Rezoning Application LDA15-0444)

Kasian Architecture - Mike Johnson and Sabrina Keichinger

96 Street and 102A Avenue

P. Odinga presented the comments of the Development Planner.

MOVED: C. Domanski

Motion of support with conditions. Administrative walk-on required.

- Provide regulation for greater articulation of the south podium facade
- Provide regulation and a landscape plan for the fifth floor of the podium
- Provide regulation that all existing boulevard trees will be retained and protected during construction
- The final approval of colour scheme articulation and materiality of the podium and tower facades shall be approved through the Development Permit Application (reference F-Tower section in DC1)
- Provide a financial contribution commitment to public art

SECONDED: D. Deshpande

CARRIED

FOR THE MOTION: D. Deshpande, C. Domanski, S. Kaznacheeva, R. Labonte, W. Sims

OPPOSED: C. Craig

Artists Quarters (Development Permit Application #178470076-001)
 Kasian Architecture - Mike Johnson and Sabrina Keichinger
 96 Street and 102A Avenue

P. Odinga presented the comments of the Development Planner.

MOVED: C. Craig

Motion to table

- Provide the following:
 - Greater clarification of the signage package and exterior lighting package
 - Final confirmation of the minimum landscape details for the roof terraces located at the fifth floor
 - Final confirmation of the exterior cladding detail, finishes and composition of materials
 - Final confirmation on paving materials, including colour and pattern

SECONDED: W. Sims

CARRIED

FOR THE MOTION: C. Craig, D. Deshpande, S. Kaznacheeva, R. Labonte, W. Sims

OPPOSED: C. Domanski

B.4. 116 Street Condos

Hastings Ilagan – Paul Hastings and George Ilagan
 10335 – 116 Street NW and 10329 – 116 Street NW
 Sites legally described as:
 Lots 109 and 110, Block 15, Plan B3

P. Odinga presented the comments of the Development Planner.

MOVED: C. Domanski

Motion of support with conditions. Administrative walk-on required.

- The landscape plan shall identify the location of boulevard trees and all measures shall be taken to retain and protect these trees. If required, the Corporate Tree Management Policy shall be met for assessment, removal, and replacement.
- Garbage enclosure screening shall be a complementary material palette to the primary building which should include higher quality materials such as brick.
- As per Section 6(e)(iii), Urban Design Regulations (DC1) Direct Development Control Provision Area 3, 104 Avenue Corridor Area Redevelopment Plan, provide better quality of materials and colours on all four facades of the lower floor (main floor), including the rear.
- Provide an exterior material cladding sample board.
- Provide clarification of roof top terrace paving and finishing materials.

SECONDED: W. Sims

CARRIED

FOR THE MOTION: C. Craig, D. Deshpande, C. Domanski, S. Kaznacheeva, R. Labonte, W. Sims

B.5. The Max Building (Development Permit Application #163404699-003)
Royal Construction Group Ltd. - Ahmad Hussein
10736 - 116 Street NW
Site legally described as:
Lot 335, Block 16, Plan 4423AJ

P. Odinga presented the comments of the Development Planner.

MOVED: C. Domanski

Motion of support with conditions. Administrative walk-on required.

- Provide a parking plan that meets the minimum Zoning Bylaw dimensions for drive aisles and parking stalls.
- Provide a design solution that allows for greater natural light penetration in the basement suites. This can be accomplished by raising the level of the basement suites out of the ground and/or by creating an outdoor basement suite amenity space that extends beyond the dimension the balconies above.
- Provide an exterior material cladding sample board for review and approval.

SECONDED: D. Deshpande

CARRIED

FOR THE MOTION: D. Deshpande, C. Domanski, S. Kaznacheeva, R. Labonte

OPPOSED: C. Craig, W. Sims

C. REPORT ON PROGRESS FROM SUBCOMMITTEES

D. ISSUES FROM THE ADMINISTRATION

E. ADDITIONAL ITEMS

E. 1. NEW MEMBER INTRODUCTIONS

Introductions of D. Deshpande, APPI representative, and S. Kaznacheeva, AAA representative.

E.2. VOTE FOR CHAIR AND VICE-CHAIR(S)

MOVED: C. Domanski

Motion to nominate R. Labonte as Chair of the Edmonton Design Committee

SECONDED: C. Craig

CARRIED

FOR THE MOTION: C. Craig, D. Deshpande, C. Domanski, S. Kaznacheeva, R. Labonte, W. Sims

MOVED: R. Labonte

Motion to nominate C. Craig and W. Sims as Vice-Chairs of the Edmonton Design Committee

SECONDED: C. Domanski

CARRIED

FOR THE MOTION: C. Craig, D. Deshpande, C. Domanski, S. Kaznacheeva, R. Labonte, W. Sims

F. UPCOMING APPLICATIONS

MAY 31, 2016

FORMAL PRESENTATIONS

Edmonton Arena District - Block K Exterior Signage

Dialog - Darrell Halliwell

TELUS World of Science Aurora Expansion

Dialog - Donna Clare

11211 - 142 Street NW

Site legally described as:

Quadrant SW + SE, Section 12, Township 53, Range 25

Queen Mary Park Townhouse (Rezoning Application LDA16-0028)

Beljan Development - Chris Dulaba

10903 - 115 Street NW

Site legally described as:

Lot 27, Block 13, Plan 2109HW

PRE-CONSULTATION PRESENTATION (Closed to the Public)

Bridgeway 2 (Development Permit Application #189323110-001)

Tim Haak Consulting Inc. - Tim Haak

9521 - 103A Avenue NW

Site legally described as:

Lot 18A, Block 9, Plan 1524883

ADMINISTRATIVE WALK-ON PRESENTATION (Closed to the Public)

Alex Decoteau Park (Development Permit Application #184603279-001)

City of Edmonton - Martina Gardiner

10204 - 105 Street NW

Site legally described as:

Lots 178 - 182, Block 5, Plan B2

G. ADJOURNMENT

H. NEXT MEETING

Tuesday, May 31, 2016 at 4:00 p.m. located in the 2nd Floor Boardroom of 10250 - 101 Street NW (HSBC Building).

G. ADJOURNMENT

The meeting adjourned at 10:15 p.m.