



EDMONTON DESIGN COMMITTEE MINUTES

Location: Heritage Room, City Hall

Tuesday, April 19, 2016

MEMBERS:

C. Domanski, Chair
R. Labonte, Vice-Chair
A. Pantelimon, Vice-Chair
C. Craig
M. Nebozuk
G. Renwick
W. Sims

PRESENT:

C. Domanski, Chair

A. Pantelimon, Vice-Chair
C. Craig
M. Nebozuk
G. Renwick
W. Sims

ALSO IN ATTENDANCE:

C. Louie, Sustainable Development, Principle Development Planner
H. Luke, Sustainable Development, Senior Planner
E. Vickerson, Sustainable Development, Planning Technician

A.1. CALL TO ORDER

C. Domanski called the meeting to order at 4:04 p.m.

A.2. ADOPTION OF AGENDA

MOVED: A. Pantelimon

That the April 19, 2016, Edmonton Design Committee agenda be adopted with the following additional application:

- Comfort Inn and Suites Administrative Walk-On

SECONDED: M. Nebozuk

CARRIED

FOR THE MOTION: C. Domanski, A. Pantelimon, C. Craig, M. Nebozuk, G. Renwick, W. Sims

A.3. ADOPTION OF MINUTES

MOVED: A. Pantelimon

That the April 5, 2016, Edmonton Design Committee minutes be adopted.

SECONDED: M. Nebozuk

CARRIED

FOR THE MOTION: C. Domanski, A. Pantelimon, C. Craig, M. Nebozuk, G. Renwick, W. Sims

B. APPLICATIONS:

ADMINISTRATIVE WALK-ON PRESENTATION (Closed to the Public)

B.4. Comfort Inn and Suites (Development Permit Application #178464619-001)

Kumar Architecture - Michal Lomaszkiewicz

10412 63 Avenue NW

Site legally described as:

Lots 9 and 12, Block 34, Plan 4976KS

H. Luke presented the materials. The project was found to be acceptable by the Edmonton Design Committee.

B.1. The Mark on 109 (Development Permit Application #180105494-001)

REVCOR Group Inc. - Darrell Gushta

10920, 10922 - 77 Avenue NW and 7704, 7708, 7712, 7716 - 109 Street NW

Sites legally described as:

Lot 1, Block 18, Plan 142 and Lots 6 - 10, Plan 4855EO

H. Luke presented the materials.

MOVED: A. Pantelimon

Motion to provide further clarification and/or resolution

- Further discussion with Transportation Planning in order to allow for the enhanced laneway treatments on the west side of the building as suggested on page 11 of the supplemental presentation.
- Provide screening on the south side of the temporary trash collection area.

SECONDED: M. Nebozuk

CARRIED

FOR THE MOTION: C. Domanski, A. Pantelimon, C. Craig, M. Nebozuk, G. Renwick, W. Sims

PRE-CONSULTATION PRESENTATION (Closed to the Public)

B.2. Ice District Plaza and Urban Realm

Dialog - Gerry Doering

Presentation made.

FORMAL PRESENTATION

B.3. Sunny Ville

Sanaz Hamidi - Sanaz Hamidi & Rockwell Estate Homes

10804 110 Street NW

Site legally described as:

Lot 367, Block 10, Plan 7540AH

C. Louie presented the comments of the Development Planner.

MOVED: A. Pantelimon

Motion of non-support

- The east facade of the four-plex and the south facade of the garage requires further articulation to provide more visual interest to 110th Street and 108th Avenue.
- The south elevation of the four-plex requires more variation in roof line.
- The architectural expression of the garage should match that of the four-plex.
- The east elevation of the four-plex should adopt architectural expression as the south elevation.
- The lawn facing 110th street needs to be designed as a front lawn.
- Confirm in plan all underground and above ground services.
- Confirmation of vehicular parking is required.
- The trash collection area should not be facing 108th Avenue and relocated/reoriented to face the lane.
- The Committee recommends the addition of a front porch/vestibule in order to address winter conditions and building massing.
- The elevations of the four-plex require more durable materials at the base of the building. Vinyl siding is inappropriate from a durability and visual perspective.

SECONDED: M. Nebozuk

CARRIED

FOR THE MOTION: C. Domanski, A. Pantelimon, C. Craig, M. Nebozuk, G. Renwick, W. Sims

C. REPORT ON PROGRESS FROM SUBCOMMITTEES

D. ISSUES FROM THE ADMINISTRATION

E. ADDITIONAL ITEMS

F. UPCOMING APPLICATIONS

MAY 17, 2016

PRE-CONSULTATION PRESENTATION (Closed to the Public)

Dermott District Park
City of Edmonton - Gary Chung

FORMAL PRESENTATIONS

Artists Quarters (Rezoning and Development Permit Application)
Kasian Architecture - Mike Johnson
96 Street and 102A Avenue

Hawrelak Park EFCL 100th Anniversary Project
Urban Systems - Katie Pipke

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

The Max Building
Royal Construction Group Ltd. - Ahmad Hussein
10736 - 116 Street NW
Site legally described as:
Lot 335, Block 16, Plan 4423AJ

G. ADJOURNMENT

The meeting adjourned at 7:16 p.m.

H. NEXT MEETING

Tuesday, May 17, 2016 at 4:00 p.m. located in the Heritage Room, City Hall.