

REVISED



EDMONTON DESIGN COMMITTEE MINUTES

Location: Heritage Room, City Hall

Tuesday, February 16, 2016

MEMBERS:

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

PRESENT:

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

P. Spearey

ALSO IN ATTENDANCE:

P. Odinga, Sustainable Development, Chief Development Planner
D. Ferchoff, Sustainable Development, Planning Technician

A.1. CALL TO ORDER

C. Domanski called the meeting to order at 4:10 p.m.

A.2. ADOPTION OF AGENDA

MOVED: P. Spearey

That the February 16, 2016, Edmonton Design Committee agenda be adopted with the following additional item:

- Update to the Work Plan

SECONDED: C. Craig

CARRIED

FOR THE MOTION: C. Domanski, C. Craig, R. Labonte, M. Nebozuk, K. Pacheco, A. Pantelimon, G. Renwick, P. Spearey

A.3. ADOPTION OF MINUTES

MOVED: M. Nebozuk

That the February 9, 2016, Edmonton Design Committee meeting minutes be adopted.

SECONDED: K. Pacheco

CARRIED

FOR THE MOTION: C. Domanski, C. Craig, R. Labonte, M. Nebozuk, K. Pacheco, A. Pantelimon,
G. Renwick, P. Spearey

B. APPLICATIONS:

FORMAL PRESENTATIONS

B.1. Arena Signage HOK - Scott Ralston

P. Odinga presented the comments of the Development Planner.

MOVED: C. Craig

Motion of non-support

- The cumulative effect of the street level and building signage is excessive and repetitive.
- There is a lack of pedestrian oriented signage. The focus is on the vehicular, and the applicant should reconsider the design.
- The translucent film applied to the interior of the glass does not meet the objective of animating the pedestrian realm.
- Both sides of 104 Avenue signage need to be presented, along with proposed hard and soft landscape elements including boulevard trees.
- Insufficient details on the materiality and design of the video boxes and gateway markers.
- The effect of the lighting on the adjacent residential apartment building to the west should be considered and impacts mitigated to ensure quality of life of adjacent residents.
- As currently designed, the southwest gateway marker and the digital sign behind it are in conflict with one another.
- The internally illuminated box signs for the community rink are inappropriate signage for a development of this quality. The signage should feature individual channel letters or push through acrylic signage on the backer panel.

SECONDED: K. Pacheco

CARRIED

FOR THE MOTION: C. Domanski, C. Craig, R. Labonte, M. Nebozuk, K. Pacheco, A. Pantelimon,
G. Renwick, P. Spearey

B.2. CWB Building (The Emerald Tower Rezoning Application LDA15-045)
Stantec – Simon O’Byrne
11350 Jasper Avenue NW
Site legally described as:
Lots 115 - 118, Block 13, Plan NB

P. Odinga presented the comments of the Development Planner.

MOVED: A. Pantelimon

Motion of non-support

- The DC document requires the following:
 - Public contribution elements which are appropriate to the scale of the project rezoning. This could include public art, streetscaping, monetary contributions to the community, and/or sustainability initiatives.
 - The engagement of a professional artist as part of the design team in development of the public art.
 - Specific tower top regulations that address the design as shown in the appendices.
 - The southeast podium façade should wrap the corner to provide greater visual interest along the blank wall.
 - Appropriate design regulations that address the Winter City Guidelines. Provide additional detailed regulation on winter city design above and beyond what has been previously noted in the DC text, such as material, colour, and lighting.
- In addition, the podium street façade along Jasper Avenue and 114 Street should be animated by incorporating residential and/or commercial units. Having above-grade parking to the front façade is unacceptable. Above-grade parking can be provided behind the units.

SECONDED: K. Pacheco

FAILED

FOR THE MOTION: C. Craig, R. Labonte, K. Pacheco, A. Pantelimon

OPPOSED: C. Domanski, M. Nebozuk, G. Renwick, P. Spearey

MOVED: R. Labonte

Motion of non-support

- The DC document requires the following:
 - Public contribution elements which are appropriate to the scale of the project rezoning. This could include public art, streetscaping, monetary contributions to the community, and/or sustainability initiatives.
 - The engagement of a professional artist as part of the design team in development of the public art.
 - Specific tower top regulations that address the design as shown in the appendices.

- The southeast podium façade should wrap the corner to provide greater visual interest along the blank wall.
- Appropriate design regulations that address the Winter City Guidelines. Provide additional detailed regulation on winter city design above and beyond what has been previously noted in the DC text, such as material, colour, and lighting.
- In addition, the podium street façade along Jasper Avenue should be animated by incorporating residential and/or commercial units. Having above-grade parking to the front façade is unacceptable. Above-grade parking can be provided behind the units.

SECONDED: K. Pacheco

CARRIED

FOR THE MOTION: C. Domanski, C. Craig, R. Labonte, M. Nebozuk, K. Pacheco, A. Pantelimon,
G. Renwick

OPPOSED: P. Spearey

PRE-CONSULTATION PRESENTATIONS (Closed to the Public)

MOVED: C. Domanski

Motion to modify agenda item B.3. from a formal presentation to a pre-consultation presentation.

SECONDED: R. Labonte

CARRIED

FOR THE MOTION: C. Domanski, C. Craig, R. Labonte, M. Nebozuk, K. Pacheco, A. Pantelimon,
G. Renwick, P. Spearey

B.3. FCE Properties - Campus and Residence (Rezoning Application LDA15-0120)

Dub Architects – Gene Dub and Bobby Harris

10531 and 10541 - 106 Street NW

Site legally described as:

Lot 199 - 201, Block 5, Plan B3

Presentation made.

B.4. 110 Street Oliver Mid-rise

Callidus - Chirs Dulaba

10016, 10022, and 10024 - 110 Street NW

Site legally described as:

Lots 51 and 52, Block 10, Plan NB

Presentation made.

C. REPORT ON PROGRESS FROM SUBCOMMITTEES

D. ISSUES FROM THE ADMINISTRATION

E. ADDITIONAL ITEMS

E.1. UPDATE TO THE WORK PLAN

The Edmonton Design Committee requested that Administration provide an update to the Work Plan on March 1, 2016.

F. UPCOMING APPLICATIONS

MARCH 1, 2016

FORMAL PRESENTATIONS

ATB Plaza

EIDOS - Stefan Johansson

Hyatt/Marriott Hotel South Edmonton

Axiom Architecture - Murray Catte

5138 Gateway Boulevard

Site legally described as:

Lot 1, Block 94, Plan 1525501

PRE-CONSULTATION PRESENTATIONS (Closed to the Public)

University 109 (Development Permit Application #184079601-001)

BM Homes Ltd. - William Yin

10916 University Avenue NW

Site legally described as:

Lot 5, Block 139, Plan I23

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

G. ADJOURNMENT

The meeting adjourned at 10:25 p.m.

H. NEXT MEETING

Tuesday, March 1, 2016, start time 4:00 p.m., located in the Heritage Room, City Hall.