



EDMONTON DESIGN COMMITTEE MINUTES

**Location: Google Meet
Tuesday, June 2, 2026**

MEMBERS:

C. Dorward, Chair
N. LaMontagne, Vice-Chair
G. Freer
J. Monfries
K. Dieterman
M. Tindall
N. Pryce
S. Gibson
A. Rooke
M. Carbert
A. Jhaver
K. Pawlina

PRESENT:

C. Dorward, Chair
-
G. Freer
J. Monfries
K. Dieterman
M. Tindall
-
S. Gibson
A. Rooke
M. Carbert
A. Jhaver
-

ALSO IN ATTENDANCE:

E. Voutchkov, Urban Planning and Economy Department, EDC Administration
W. Sims, Urban Planning and Economy Department, EDC Administration
K. Bacon, Urban Planning and Economy Department, Development Planner
Joselito Angeles, Urban Planning and Economy Department, Development Planner

A. CALL TO ORDER AND RELATED BUSINESS

A.1. CALL TO ORDER

C. Dorward called the meeting to order at 4:02p.m.

A.2. ADOPTION OF AGENDA

MOTION: C. Dorward

Motion to adopt the June 2, 2026 Agenda.

SECONDED: M. Tindall

The motion passed unanimously.

A.3. ADOPTION OF MINUTES

MOTION: C. Dorward

Motion to adopt the May 19, 2026 Minutes

SECONDED: A. Rooke

A.4 REQUESTS TO SPEAK

None.

B. PROJECT SYNOPSES (Closed to the Public)

MOTION: C. Dorward

That the Edmonton Design Committee meet in private pursuant to Section 29 (advice from officials) of the Access to Information Act (ATIA) for the discussion of item B.1.

SECONDED: M. Tindall

The motion passed unanimously.

Edmonton Design Committee met in private at 4:06 p.m.

C. APPLICATIONS

MOTION: C. Dorward

That the Edmonton Design Committee meet in public pursuant to Section 29 (advice from officials) of the Access to Information Act (ATIA) for the discussion of item C.2.

SECONDED: M. Tindall

The motion passed unanimously.

Edmonton Design Committee met in public at 5:19 p.m.

FORMAL PRESENTATIONS (Open to the Public)

C.1 Residential Multi-unit Development at 9939/47 - 80 Ave NW (DP)

Songlin Pan - SPAN Architecture

Motion of Support: G. Freer

Seconded: S. Gibson

The Committee welcomes this proposed development, and in the interest of ensuring a high standard of urban design recommends the Applicant:

- Consider increasing the extent and sizing of the glazing on the north elevation to improve transparency between the amenity spaces and the community.
- Consider referencing the colours of the existing homes on site that are being demolished by incorporating an accent colour from one of the old existing homes.
- Consider opportunities for art or activation on the north and south elevations.
- Consider more specific brick detailing around windows (Sills, headers).
- Consider providing a more substantial, aesthetically-pleasing screen on the rooftop between the amenity space and vents/ducts. Also consider extending the covered roof to increase the amount of amenity area protected from the weather.
- Consider consolidating planting in the east setback to minimize blind spots and allow for easier maintenance (mowing) access.
- Consider smaller tree planting on the west side, to not obscure windows.

For the Motion: C. Dorward, G. Freer, J. Monfries, K. Dieterman, M. Tindall, S. Gibson, A. Rooke, M. Carbert, A. Jhaver

Against the Motion: None

CARRIED

C.2 Pleasantview Townhouses at 6039 105 St NW (DP)

Ryan Eidick - EINS Development Consulting

Motion of Support: C. Dorward

Seconded: K. Dieterman

While the Committee supports this development in principle, there are a number of items that require significant review and refinement:

- Consider the alignment of the primary architectural elements in elevation, including windows, doors and vertical material transitions.
- Consider the exterior material usage on the elevations, and review the north buildings' elevation facing the interior courtyard. Explore expanding the accent material to extend beyond the second floor.
- Consider the inclusion of glass vision panes on the main entry doors to provide transparency and visual interest.
- Consider design elements on the west facades to have the building ends read more as principal entrances. (Consider massing, entry canopies, or additional material transitions.)
- Consider the connection of the north building to the courtyard. Consider direct unit access (patio doors) and/or extending the sidewalk along the west of the building.
- Consider the reduction of the lane width to one way traffic allowing for greater separation between the buildings and a higher quality courtyard space.

For the Motion: C. Dorward, G. Freer, K. Dieterman, A. Rooke, M. Carbert, A. Jhawer

Against the Motion: J. Monfries, M. Tindall, S. Gibson

CARRIED

D. OTHER BUSINESS

The EDC Administrator facilitated the elections of EDC Chair for the next 12 months. Craig Dorward was nominated for the role of Chair.

MOTION: S. Gibson

That Craig Dorward be re-elected as Edmonton Design Committee Chair for the next 12 months.

SECONDED: G. Freer

For the Motion: C. Dorward, G. Freer, J. Monfries, K. Dieterman, M. Tindall, S. Gibson, A. Rooke, M. Carbert, A. Jhawer

Against the Motion: None

CARRIED

The re-elected Chair facilitated the election of two Vice-chairs for the next 12 months. Neal Lamontagne and Shea Gibson were nominated for the roles of Vice-chairs.

MOTION: C. Dorward

That Neal Lamontagne and Shea Gibson be elected as Edmonton Design Committee Vice-Chairs for the next 12 months.

SECONDED: G. Freer

For the Motion: C. Dorward, G. Freer, J. Monfries, K. Dieterman, M. Tindall, S. Gibson, A. Rooke, M. Carbert, A. Jhawer

Against the Motion: None

CARRIED

E. UPCOMING APPLICATIONS, CONFLICTS AND REGRETS, Jun 16, 2025

Regrets: K. Dieterman, A.Rooke

F. ADJOURNMENT

The meeting was adjourned at 7:06 p.m.

G. NEXT MEETING

Tuesday, Jun 16, 2026 at 4:00p.m.