



EDMONTON DESIGN COMMITTEE MINUTES

Location: via Google Meet

Tuesday, September 6, 2022

MEMBERS:

J. Mills, Chair
K. Dieterman, Vice-Chair
T. Ziola, Vice-Chair
A. Benoit
D. Brown
A. Zepp
J. Candlish
M. Tindall
N. Pryce
N. LaMontagne

PRESENT:

J. Mills, Chair
K. Dieterman, Vice-Chair

D. Brown
A. Zepp
J. Candlish

N. Pryce
N. LaMontagne

ALSO IN ATTENDANCE:

P. Spearey, Urban Planning and Economy, Lead Urban Designer
W. Sims, Urban Planning and Economy Department
C. Li, Urban Planning and Economy Department, Planner
A. McLellan, Urban Planning and Economy Department, Planner
A. Todd, Urban Planning and Economy Department, Planner

A. CALL TO ORDER AND RELATED BUSINESS

A.1. CALL TO ORDER

J. Mills called the meeting to order at 4:03 p.m.

A.2. ADOPTION OF AGENDA

MOTION: J. Mills

Motion to adopt the September 6, 2022 Agenda

SECONDED: D. Brown

The motion was carried unanimously.

A.3. ADOPTION OF MINUTES - August 2 , 2022 REGULAR MEETING

MOTION: J. Mills

Motion to adopt the August 2, 2022 Minutes

SECONDED: K. Dieterman

The motion was carried unanimously.

A.4. REQUESTS TO SPEAK

None.

B. PROJECT SYNOPSES (Closed to the Public)

MOTION: J. Mills

That Edmonton Design Committee meet in private pursuant to Section 24 (advice from officials) of the Freedom of Information and Protection of Privacy Act for the discussion of item B.1

SECONDED: N. Pryce

The motion passed unanimously.

Edmonton Design Committee met in private at 4:07 p.m.

C. APPLICATIONS

INFORMAL PRESENTATIONS (Closed to the public)

**C.1. Warehouse Park
Ryan Andres- City of Edmonton**

**C.2. Energy Square
Hannah Allawi- L7 Architecture**

BREAK (00:20)

FORMAL PRESENTATIONS (Open to the Public)

MOTION: J. Mills

That the Edmonton Design Committee meet in public.

SECONDED: D. Brown

The motion passed unanimously.

The Edmonton Design Committee met in public at 7:01p.m

**C.3. Hawrelak Park
Tim Smith- MBAC**

Motion: D. Brown

Motion of Support

Seconded: N. Pryce

In supporting this project the Committee notes that as the project moves forward the Applicant should:

- Continue working with the City of Edmonton and the Construction Manager to ensure that the design-focused placemaking elements, such as entry elements and signage, decorative paving, custom wood seating, etc. can remain in the project through any “value engineering” exercises.
- Explore opportunities to incorporate LID, through partnership with EPCOR, to manage stormwater runoff as part of green infrastructure, particularly related to the roadways and parking areas. LID infrastructure may enable the project to reduce the size/extents of storm sewer infrastructure.
- Ensure that planting strategies reflect both the River Valley setting and ongoing maintenance requirements to ensure that the planting remains vigorous and in good appearance into the future. A naturalized approach using hardy, native materials would be most appropriate.
- Consider reducing the amount of maintained lawn area (i.e., naturalizing the area outside of the ring road) to reduce ongoing maintenance requirements and carbon footprint of

those activities, while still accommodating the various programs and events that occur within the park throughout the year.

For the Motion: A. Zepp, J. Candlish, J. Mills, K. Dieterman, N. Lamontagne, N. Pryce

CARRIED

**C. 4. West Richie
Michelle Ouellette- Latitude Consulting**

Motion: A. Zepp

Motion of Non- Support

Seconded: N. Lamontagne

While the Committee supports increasing density within major nodes and corridors, the proposed building B massing appears too large at its current height / scale and the podium height is insufficient to create a human scaled experience along the adjacent streets, particularly with a limited tower step-back. The podium should be increased to two-storays and a greater tower step-back should be provided to minimize the bulky massing of the building. The Committee would support an increase in building height, if required.

The Applicant should also consider the following:

- Increasing tower separation from building A to building B - at present it is less than best practice;
- Incorporating a tower step-back on the west face of Building B to create a more human-scaled plaza space and to mitigate wind downdraft issues;
- Incorporating individual ground floor entrances to the residential units in the west building to provide greater animation of the public realm and greater livability/privacy for residents; and
- Ensuring the setback along 99 Street is sufficient to accommodate street furniture and the weather protected transit stop facing the public sidewalk, without impacting the pedestrian through-way.

For the Motion: A. Zepp, J. Candlish, J. Mills, K. Dieterman, N. Lamontagne, N. Pryce

CARRIED

D. UPCOMING APPLICATIONS, CONFLICTS AND REGRETS (September 20, 2022)

Conflicts: None.
Regrets: N. Pryce

E. ADJOURNMENT

The meeting adjourned at 9:40pm.

F. NEXT MEETING

Regular Meeting September 20, 2022 at 4:00 p.m. located via Google Meet