



EDMONTON DESIGN COMMITTEE MINUTES

**Location: (Hybrid) Edmonton Tower, 03-340 / Google Meet
Tuesday, July 16, 2024**

MEMBERS:

J. Mills, Chair
N. LaMontagne, Vice-Chair
C. Dorward, Vice-Chair
D. Brown
E. Dunn
G. Freer
J. Monfries
K. Dieterman
K. Oxley
M. Tindall
N. Pryce
R. Subramanian

PRESENT:

N. LaMontagne, Chair
C. Dorward, Vice-Chair
D. Brown
E. Dunn
G. Freer
J. Monfries
K. Dieterman
K. Oxley
M. Tindall
R. Subramanian

ALSO IN ATTENDANCE:

P. Spearey, Urban Form and Economy, Lead Urban Designer
W. Sims, Urban Form and Economy, Urban Designer
A. Rowan, Urban Planning and Economy Department

A. CALL TO ORDER AND RELATED BUSINESS

A.1. CALL TO ORDER

N. LaMontagne called the meeting to order at 4:10p.m.

A.2. ADOPTION OF AGENDA

MOTION: N. LaMontagne

Motion to adopt the July 16, 2024 Agenda

SECONDED: C. Dorward

The motion passed unanimously.

A.3. ADOPTION OF MINUTES

MOTION: N. LaMontagne

Motion to adopt the July 2, 2024 Minutes

SECONDED: D. Brown

A.4 REQUESTS TO SPEAK

None.

B. PROJECT SYNOPSES (Closed to the Public)

MOTION: J. Mills

That the 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 and C.1.

SECONDED: G. Freer

The motion passed unanimously.

Edmonton Design Committee met in private at 4:12p.m.

C. APPLICATIONS

FORMAL PRESENTATIONS (Open to the Public)

MOTION: N. LaMontagne

That the Edmonton Design Committee meet in public.

SECONDED: D. Brown

The motion passed unanimously.

The Edmonton Design Committee met in public at 4:20p.m.

K. Dieterman joined the meeting at 4:41p.m.

C.1 Riley Building (DP)

Jeff Shen- J+S Architecture

Motion of non-support: D. Brown

Seconded: G. Freer

The Committee welcomes this proposed development, and in the interest of ensuring a high standard of urban design, recommends the Applicant further assess and consider the following design refinement items:

- The corner commercial unit and the extent and use of materials. (e.g., historical vs. contemporary).
- East townhouse unit stairs and their physical and visual interface with the pedestrian/streetscape realm.
- Resolving the form and function of the townhouse front porch and establishing adequate space if the porches are proposed as a functionally active amenity townhouse component.
- Establishing visual clarity at the main building entrance through the use of materials (e.g., less brick - more glazing, etc.).
- The use of materials to establish an integrated streetscape interface (e.g. interlocking pavers, Old Strathcona Branding, brick, etc.).
- Assess the intent and feasibility of the actual spatial requirements (e.g., fall zones/setbacks, etc.) for a children's play area in the central amenity space and how this feature brings value to the project.
- Further articulate the roofline at the corner of 81 Avenue and 105 Street. (similar to the corner of 105 Street and the laneway)

For the Motion: C. Dorward, M. Tindall, K. Oxley, D. Brown, K. Dieterman, G. Freer, N. LaMontagne

Against the Motion: E. Dunn, J. Monfries, R. Subramanian

CARRIED

OTHER BUSINESS

D.1. Mandate and Permanency Review

- Committee members are encouraged to add any additional comments to the [Mandate and Permanency review](#) by **Tuesday, July 23, 2024**.

D.2. 2024/25 Work Plan Update

- The Committee discussed the draft [Principles of Urban Design](#) (comments captured in [2024-25 EDC Work Plan EDC Engagement](#) document) **Members can continue adding comments to the Google document in advance of the August 6 meeting.**
- The Committee will begin discussing the scope/EDC boundary at the August 6 meeting. **Administration will provide background information prior to the meeting.**

E. UPCOMING APPLICATIONS, CONFLICTS AND REGRETS (Tuesday, August 6, 2024)

Conflicts: N/A

Regrets: None.

F. ADJOURNMENT

The meeting adjourned at 6:10p.m.

I. NEXT MEETING

Tuesday, August 6, 2024 at 4:00p.m. Hybrid.