

NEW WESTMINSTER DESIGN PANEL

Tuesday, October 23, 2018 3:00p.m.

Council Chambers

AGENDA

	Page
1.0 ADDITIONS TO AGENDA	
Introduction of new Director of Development Services, Emilie Adin	
2.0 ADOPTION OF MINUTES	3:05pm
2.1 Adoption of the Minutes of September 25, 2018 Meeting	3
3.0 REPORTS AND INFORMATION	
4.0 DESIGN REVIEWS	
4.1 837 -841 Twelfth St.	DPT00023
Rezoning and Development Permit application have been received in order to allow the development of a six-storey multiple unit residential building at 837 - 841 Twelfth Street. The proposed building would consist of 31 residential units and would be built as an energy efficient building to BC Energy Step Code level four.	12
	Zhao XD Architects Ltd Marchentic Holdings Corporation
4.2 41 Duncan Street (Child Care)	DP000751
The applicant proposes to build the shell of a commercial child care building on a future city-owned lot with an area of 516m ² (5556 ft ²). The proposed building would have a total building area of [179.38 m ² (1931 ft ²)], two storeys at a height of [8.62m (28.82 ft)], with a total gross floor area of [329.7 m ² (3549 ft ²)]. The proposed floor space ratio is 0.55 and site coverage of 34.66%. The development requires six off-street parking spaces. The design illustrates three parking spaces on the subject site and three spaces on the townhouse site which would be accessible to the child care use from 6am to 7pm on weekdays.	58
	Burrowes Huggins Architects Anthem Properties

4.3 800 Boyd Street (Mini-Storage)

DPQ00167

The applicant proposes to construct a new mini-storage building, including landscaping improvements as part of phase III of the overall development at 800 Boyd Street .Phase III is proposed to add a new two-storey building along the north property line (interior) with a total floor area of 4,347.42 m² (46,796.85 ft²). The update submission including revised plans reflect the redesign of the tower, deletion of the 215 m² (2315.2 ft²) caretaker suite and the inclusion of a pedestrian linkage to from Boyd Street to the development. The ground floor would house the main offices and mini storage units whereas the second floor would contain storage units of various sizes.

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**Prism Construction Ltd.
KCC Architecture**

4.4 34 South Dyke Road

DPQ00178

The proposal consists of a sixteen unit ground-oriented townhouse development organized into two separate buildings in Queensborough. The total building area would be 3,269.28m²(10,726 ft²), and site coverage of 39.9% and floor space ratio of 0.88. The units range from approximately 1,400 ft² to 1,600 ft² in area with various three storey unit types. All of the units contain three bedrooms on the third level above the flood construction level.

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**Grimwood Architecture and Design
Pennyfarthing Homes**

5.0 NEW BUSINESS

6.0 UNFINISHED BUSINESS

7.0 CORRESPONDENCE

8.0 NEXT MEETING

8.1 Tuesday, November 27, 2018 (in Council Chambers)

9.0 ADJOURNMENT