

**MINUTES**  
DESIGN ADVISORY PANEL MEETING  
ELECTRONIC MEETING  
THURSDAY, 2023-MAR-09, AT 5:01P.M.

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PRESENT:   Members:   Marie Leduc, At Large (Chair)  
                                  Councillor Eastmure  
                                  Angela Buick, At Large  
                                  Kevin Krastel, At Large  
                                  Kaein Shimuzu, At Large  
                                  Jason Santeford, AIBC

                  Absent       Tony James, AIBC

                  Staff:         L. Rowett, Manager, Current Planning Section  
                                  G. Fujii, Planner, Current Planning Section  
                                  B. Binnersley, Recording Secretary

1.    CALL THE DESIGN ADVISORY PANEL MEETING TO ORDER:

          The Design Advisory Panel Meeting was called to order at 5:01 p.m.

2.    ADOPTION OF AGENDA:

          It was moved and seconded that the Agenda be adopted. The motion carried unanimously.

3.    ADOPTION OF MINUTES:

          It was moved and seconded that the Minutes of the regular Design Advisory Panel Meeting held in the Boardroom, Service and Resource Centre, 411 Dunsmuir Street, Nanaimo BC, on Thursday, 2023-FEB-09 be adopted. The motion carried unanimously.

4.    PRESENTATIONS:

(a)   Development Permit Application No. DP001254 – 1641 Bowen Street

          Introduced by George Fujii, Planner, Current Planning Section.

Presentations:

1.    Chris Chung, spoke in regards to the site characteristics, site plans, elevations, parking plans, and architectural features. Highlights included:
  - Context of previously proposed plans compared to the revised proposal
  - Relocation of the transformer from the original plans
  - The change in elevation to accommodate the accessibility ramp
  - Adjustments to the proposed materials

2. Eason Li, spoke in regards to the landscaping plans and details, and proposed plantings. Highlights included:

- Removal of the roof top amenity space
- Site located within close proximity of outdoor amenities spaces
- Context of previously proposed landscape plans compared to the revised proposal
- Building colours to correlate with landscaping
- Additional tree foliage to act as landscape buffers
- Building entrance is wheelchair accessible
- Privacy aspects considered within the design

Marie Leduc, Chair, opened the floor for questions to Staff.

No questions were asked

Panel discussion took place regarding:

- Ways to provide an outdoor amenity space
- Locations for the designated electrical car charging stations
- Tightness of the rear parking area
- Drive aisle width between rear parking areas
- Turning radius of the parallel parking
- Entrances to the parking garage area from the dwelling units
- Consideration of an indoor amenity space
- Appreciation given to the lighting plan
- Form and character of the roof
- Screening to add some privacy elements
- Finding ways to soften the character of the building
- Challenges revolving navigating the parking
- Possibility of an amenity space to be built above the rear parking
- Challenges with Schedule D
- Community outdoor amenity spaces available within close proximity to the proposed site
- An outdoor meeting place for neighbours
- Accessibility for the live/work space
- Wall mounted bench at the entry way
- Location of the bicycle parking

It was moved and seconded that Development Permit Application DP001254 be accepted as presented. The following recommendations were provided:

- Consider adding as many electric vehicle chargers as possible;
- Consider adding a screen on the walkways along the south wall;
- Consider ways to soften the concrete wall.

The motion carried unanimously.

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5. ADJOURNMENT:

It was moved and seconded at 5:45 p.m. that the meeting terminate. The motion carried unanimously.

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CHAIR

CERTIFIED CORRECT:

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RECORDING SECRETARY