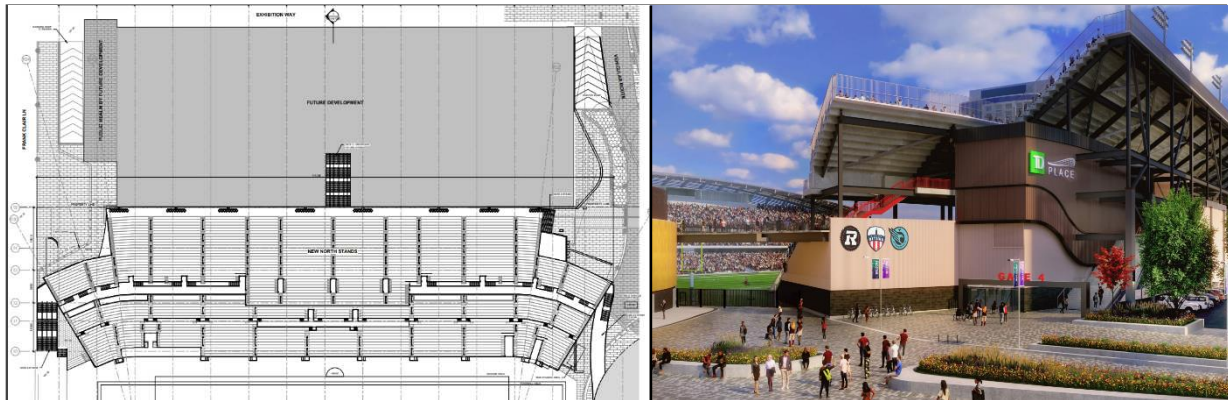


945 Bank Street (Lansdowne 2.0 – North Side Stands) | Formal Review | Site Plan Control Application | City of Ottawa, Ottawa Sports and Entertainment Group, Brisbin Brook Beynon Architects, Fotenn Planning + Design, CSW, ERA Architects

Panel Members in Attendance: David Leinster | James Parakh | Emmanuelle van Rutten | Colin Berman | Alex Taranu | Nigel Tai |



Key Recommendations

- The Panel acknowledges progress in the design and recognizes that it is moving in the right direction. However, further refinements are recommended to enhance architectural cohesion and public realm integration.
- The Panel has concerns with the treatment of the wood paneling on the arena noting that it requires further refinement to ensure it visually connects with the adjacent building. The rendering does not effectively communicate this relationship.
- The Panel supports the introduction of a warmer color palette and recommends extending this approach into the landscape design.
- The Panel suggests that the treatment of the upper levels of the stadium requires refinement, with a focus on embracing the steel structure and ensuring a cohesive and polished architectural expression.
- The Panel recommends that the fan zone and parking lane should prioritize the pedestrian experience, ensuring that even when vehicles are present, the space is perceived as an extension of the public realm.
- The Panel encourages developing nighttime renderings and carefully considering the lighting strategy to balance visibility, safety, and animation while avoiding

unnecessary glare, particularly towards the neighboring existing and proposed residential developments.

Site Design & Public Realm

- The Panel suggests integrating warm tones and dynamic design elements into the landscape to counteract the currently neutral and gray surroundings.
- The Panel recommends that the interface between the stadium and surrounding spaces should be enhanced to encourage active public engagement, even outside event times.
 - Consider ways of enhancing the pedestrian experience to ensure that public spaces feel vibrant and welcoming. The potential use of thermoplastic patterning or other paving treatments would help animate expansive paved areas.
- The Panel encourages exploring more options for the transition of the laneway into a functional and flexible space. It should be more than just an asphalt surface, with opportunities for it to serve as a fan zone, gathering space, or other adaptable public use.

Sustainability

- The Panel encourages the use of sustainable materials and green infrastructure within the public realm, especially in the Lane, including permeable paving and increased vegetation.
- There is a suggestion to incorporate green elements such as climbing vines, shade structures, and integrated landscaping to soften the architectural massing and improve environmental performance.
- The Panel suggests that the planters should be enlarged where possible and be designed to incorporate green infrastructure solutions for stormwater management and ecological benefits.
- The Panel suggests exploring opportunities for dynamic and energy-efficient lighting to ensure safety while minimizing unnecessary light pollution.

Built Form & Architecture

- The Panel recommends that the architectural relationship between the arena and the adjacent building be further refined to establish a stronger dialogue through materiality, massing, and articulation.

- The overall goal should be to transform the site into an inviting, well-integrated sports and public facility that contributes positively to the city's urban fabric.
- The Panel suggests that the use of metal panels and curved elements should be explored to create a more seamless and fluid architectural transition between building volumes.
- The Panel recommends further collaboration with the project structural engineers to enhance the detailing and articulation of steel members to elevate the overall design quality.
- The Panel appreciates the introduction of signage, color adjustments, and façade treatments, but additional refinements should be made to ensure these elements contribute to a more humanized and visually engaging streetscape.
- The Panel recommends that the integration of lighting should go beyond functional illumination, considering ways to create an engaging, dynamic nighttime presence that can also be used to advertise events, inspired by precedents such as Dundas Square, Toronto.
- The Panel recommends exploring a stronger upper and lower volume expression to reduce the perceived scale of the stadium stands.