

University Endowment Lands Advisory Design Panel

Meeting notes from the Regular Meeting of the UEL Advisory Design Panel (ADP) held at **4:00pm on Tuesday, December 2, 2008** in the UEL meeting room, located in the UEL Works Yard at 5495 Chancellor Boulevard, Vancouver, BC

Professional Members Present:

Nancy Stern, Architect (Chair)
Jonathan Losee, Landscape Architect
Bruce Carscadden, Architect
Randal Kovacs, Engineer
Ronald Myers, Landscape Architect
David Grigg, Engineer

Neighbourhood Panellists Present:

Pauline Nocente, Area B
Margaret Stuart, Area B

UEL Staff Present:

Stephen Butt (UEL A/Manager)
John Dobbs
Trina Rundgren

1. Introduction of ADP members and UEL staff

2. Adoption of Agenda

- 2.1. The Chair briefly outlined the structure of the meeting, and the UEL Manager reviewed the agenda.

3. Delegations

Agenda Item #1 – Amendment to Development Permit Application #10/06 6012 Newton Wynd, Vancouver BC

Tony Robbins (applicant) summarized the amendment to the application and addressed the concerns of the neighbours regarding light pollution from the proposed skylight. A letter from an electrical consulting engineer regarding the emission of light from the proposed skylight was provided to the panel for reference.

The Chair opened the floor for discussion.

One area resident provided his objection to the panel. The resident feels there will be excess light spilling from the skylight that will be visible from his rear

yard and home. He also made note that this skylight has already been constructed without a permit and believes that this practice is unacceptable. It was made clear to the resident by both the panel and the UEL Manager that the ADP's role is not to debate or discuss processes.

Discussions ensued regarding the skylight's location and light emitted from it, as well as the process and role of the ADP was further clarified.

**Agenda Item #2 – Development Permit Application #6/08
5633 Chancellor Boulevard, Vancouver BC**

John Henshaw (applicant) provided an outline of the proposed development and summarized how his client hoped to address the neighbours concerns regarding streetscape, privacy and view protection.

The Chair opened the floor for discussion.

Three of the four objecting neighbours were present. A written statement of objection was provided in absence of the fourth neighbour. All objectors presented to the panel their concerns regarding loss of privacy, shadowing, loss of view, the setback of the house not being inline with neighbouring houses and possible noise pollution from the proposed driveway. There were discussions about landscaping plans to act as a noise buffer between properties. All parties present were given the opportunity to address the panel. A full and open discussion proceeded.

PUBLIC FORUM ADJOURNED: 5:40pm

4. Resolutions

**4.1. Agenda Item #1 – Development Permit Application #10/06
6012 Newton Wynd, Vancouver BC**

See attached form

**4.2. Agenda Item #2 – Development Permit Application #6/08
5633 Chancellor Boulevard, Vancouver BC**

See attached form

**4.3. Agenda Item #3 – Development Permit Application #4/08
Westside Christian School
5375 University Boulevard, Vancouver BC**

See attached form

Meeting was adjourned at 6:50pm