

Office/Commercial/Retail

Uptown

2013

Uptown is a lifestyle shopping centre, which is really meant to replicate the traditional shopping street. What distinguishes it from other retail complexes and shopping streets is its variety of open spaces and its significant plantings.

Morguard, the client, asked that the planting be reminiscent of a english perennial border. Due to the nature of it being a shopping centre the planting needed to do more - it needed to have a year round impact. Saanich, located just north of downtown Victoria, has a mild climate which allows one to use a slightly broader plant palette than Vancouver.

The planting plans were an intensive exercise - from green roof plant selection, to streetscape plantings to each individual flower pots - detailed plans were generated to create plantings that have year round interest and beauty.



Site Plan

location
Saanich BC

client
Morguard Developments

services
Rezoning to Construction Services

budget
\$3,750,000

collaborators
Chandler and Associates Architects



Central Plaza



Galloping Goose Trail/Douglas St.



Blanshard Parking Deck Planting



Transit Plaza Public Art

Office/Commercial/Retail

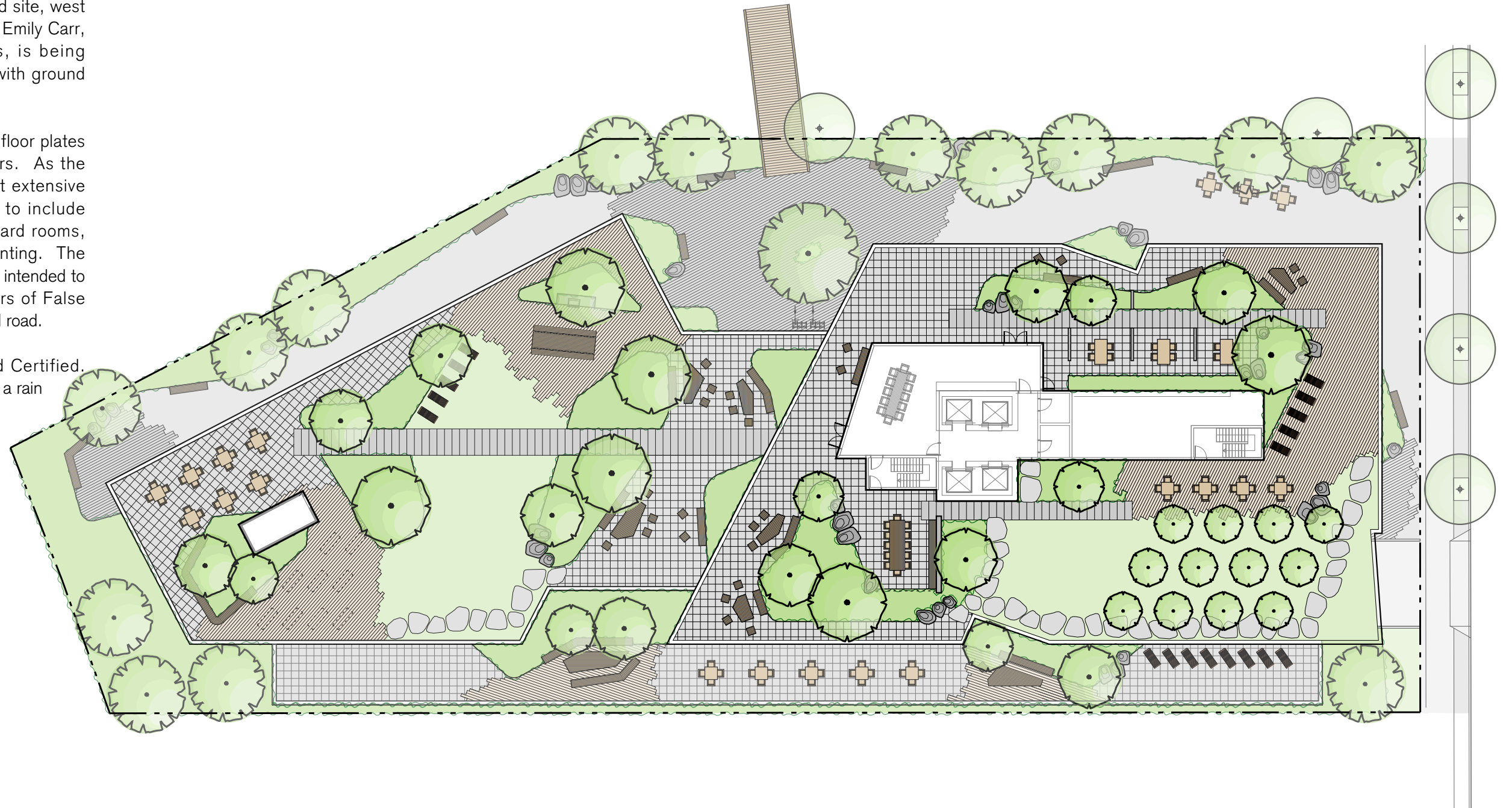
339 East 1st Avenue

In Development - Rezoning

Located in False Creek Flats this brownfield site, west of the Great Northern Way Campus (BCIT, Emily Carr, UBC, SFU) and south of the rail lines, is being redeveloped as commercial office space with ground floor retail along 1st Avenue.

The building has been designed with large floor plates for a single corporate tenant headquarters. As the building steps back at the north and west extensive rooftop amenities have been developed to include outdoor lunch areas, meeting spaces, board rooms, passive spaces, an orchard and edible planting. The materiality and patterning of the landscape is intended to relate to an area that was once the waters of False Creek and its heavy industry, including the rail road.

The project is targeted to be LEED Gold Certified. Additionally all storm water will be captured in a rain garden along the eastern edge of the site - the historic location of Brewery Creek.



location
Vancouver BC

client
Porte Development
Reliance Properties

services
Rezoning to Construction Services

budget
in development

collaborators
IBI Architects