

WAREHOUSE PARK

From parking lots to paradise.

November 2022

Located in the heart of the city, the park will provide an inviting downtown destination for walks, seasonal events and a variety of dynamic, engaging activities and all-season gathering spaces.

Review this booklet for the details of where we are at with the project.



Rendering of Warehouse Park facing north

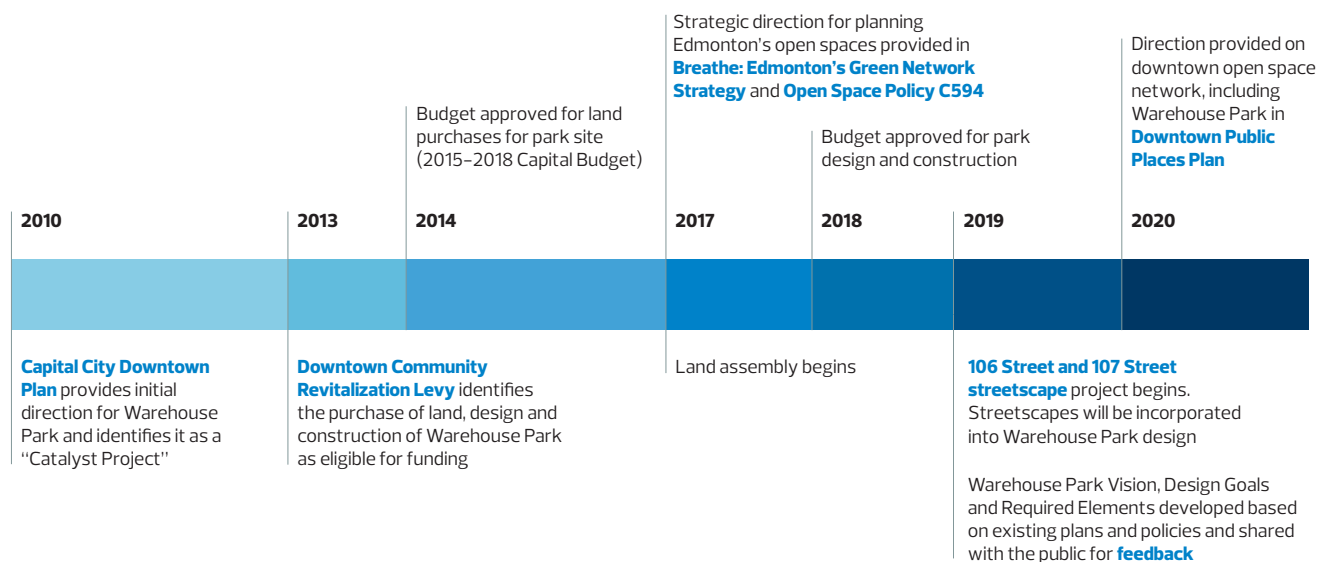
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Planning for Warehouse Park

Planning for the park started over a decade ago with initial direction provided in the [Capital City Downtown Plan](#) in 2010. In 2017, key planning documents such as [Breathe: Edmonton's Green Network Strategy](#) and the [Downtown Public Places Plan](#) provided strategic guidance and the City began assembling the land required to create the park site.



Park vision and design goals

Guided by the City's strategic plans, the park vision and design goals were developed and confirmed through public engagement to guide design decision making.

PARK VISION

Warehouse Park will be an urban oasis and an inclusive, multi-use green space featuring large, open areas that invite citizens to reflect and explore.

DESIGN GOALS

- + A timeless park
- + A green, open space
- + A year-round, sustainable space
- + Connections to and integration with surrounding urban context
- + Prioritized pedestrian experience

Public engagement: what we heard

In spring 2022, Edmontonians were engaged and asked to provide input on important park design considerations.

They told us to:

- + Ensure safety and security
- + Create spaces that are useable in all seasons
- + Make it accessible for all
- + Provide spaces for programming and activation
- + Make it green

Why is it called Warehouse Park?

Warehouse Park is a working name and comes from the Warehouse Campus Neighbourhood area the park is located in. The area was home to several former warehouses which have been converted to residential, commercial and other uses.

Warehouse Park is not the intended name of the park. An official name will be selected by Edmonton's Naming Committee.

Location

Located in the heart of a developing area of Edmonton's downtown core.



The park site is larger than two football fields and located between 106 Street and 108 Street and the alleys of Jasper Avenue and 102 Avenue. The portion of 107 Street within the park footprint will be transformed into a pedestrian promenade and no longer allow vehicle traffic.

There are more than 600 residential units under construction within a five-minute walk of the park and 3,000 more proposed to be added. The area also includes a large number of vacant properties and surface parking lots which represent tremendous potential for even more development.

The park is well connected to the broader city through our public bus and LRT networks.

The LRT lines are indicated in the map below by the strings of colour.



The park is located at the centre of Edmonton's O-day'min Ward.

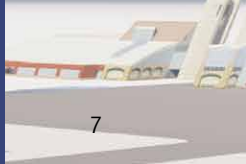
O-day'min means strawberry or heartberry in Anishinaabe.

The story of O-day'min, as told by Elder Theresa Strawberry, points to the broader natural territory of the flowing North Saskatchewan River and the idea of a gathering place at the 'heart' of Edmonton.

In addition, the strawberry is a symbol of a functioning community.

To gently pay tribute to this meaning, the large open lawn space of the park is shaped as a strawberry around which all other elements flow.





A park made for Edmonton

While the development of the park was directed by City strategic plans and guided by the vision and design goals, the design has many other influences including technical and physical opportunities and limitations, local use, functionality and what Edmontonians told us was most important to consider.

Combined, these result in a park design made for Edmonton, a northern city with a population of one million people and growing. Residents and visitors can make the most of the summer weather in a green open space. In other seasons, the park's beautiful lighting, warming areas and community-level event spaces will encourage people to spend time outdoors.

The following sections provide more details on the design and the considerations that went into them.

- + Park layout – organic character (paths, topography, trees)
- + Programming and amenities
- + All-season use and activation
- + Safety and security
- + Accessibility for all
- + Connections to and through the park
- + Sunlight and shadows

Park layout: organic character



Park layout

Edmontonians preferred a downtown park with an organic, natural look and feel to offset the more formal city block structure. To support that, the park's pathways and **107 Street pedestrian promenade** are designed with curving, natural lines creating a system of slightly meandering pathways of varying widths that all connect to a large open space.

The green surfaces of the park will be slightly raised up to a metre, creating small natural looking mounds. These will provide a more dynamic and engaging experience without compromising sightlines or visibility through the park. The green mounds will give the illusion of a larger green plane across the park and invite people to sit or play.



Park renderings

Edmontonians asked for lots of green and the park will include significant tree plantings and greenery throughout, as well as on the adjacent connecting streets. Trees are placed throughout the park around the paths and mounds, providing a natural look and feel.



- Canopy Tree ±160
- Evergreen ±27
- Flowering Tree ±29
- Tree in hardscape (Modular suspended pavement system)

Edmontonians told us to consider the use of native species and the long-term health of the trees.

The park will include a loose mix of both canopy and evergreen trees, generally located on the mounds, accented by some flowering trees. Double rows of trees will be used to define each side of the **107 Street pedestrian promenade** while a triple tree alignment will define 106 Street. Groundcover, grasses and shrubs will add to the green.



Rendering of park with playground

Park programming and amenities

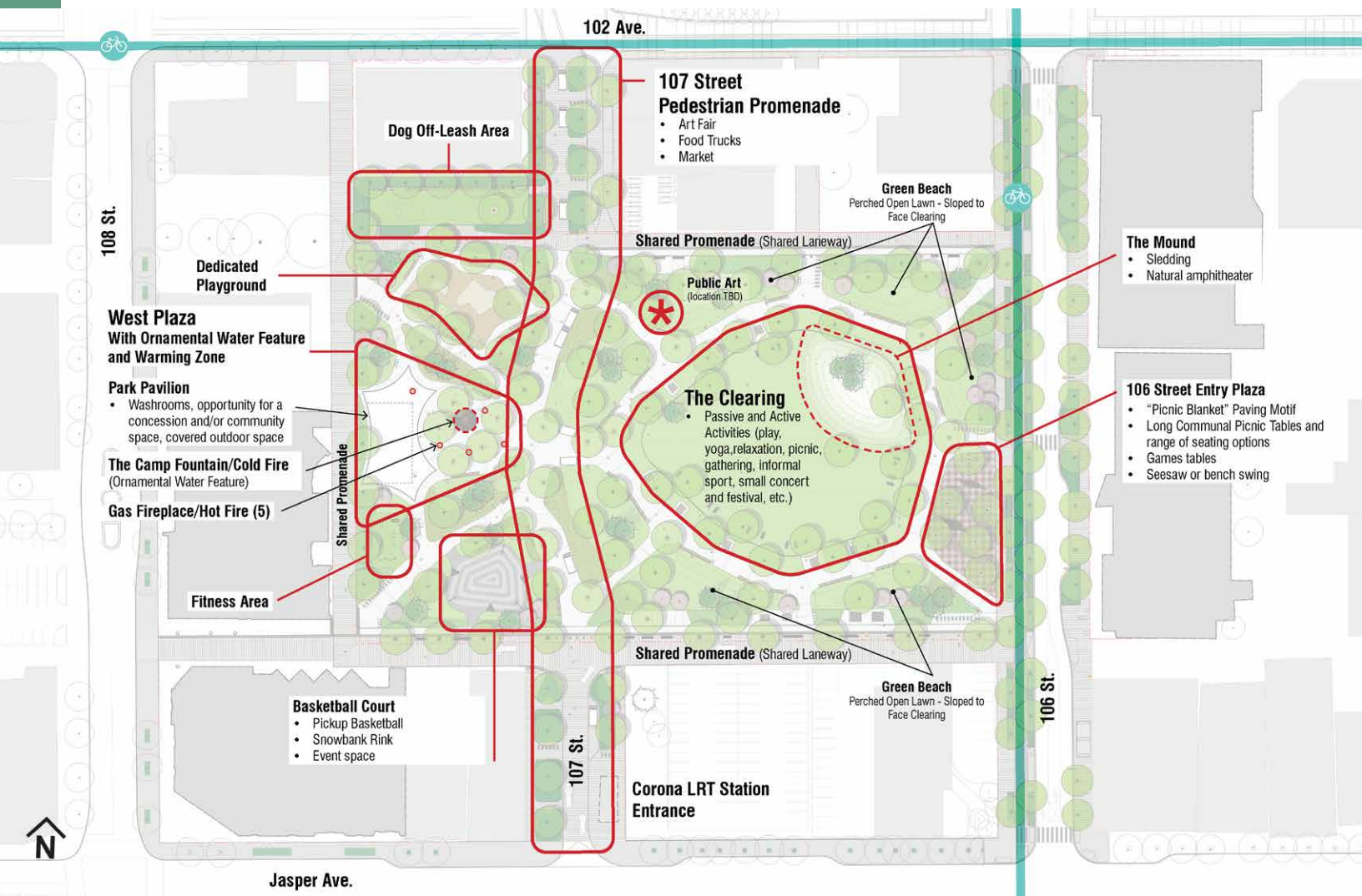
Edmontonians told us the new downtown park needed to be filled with engaging amenities, attractions and programming opportunities for all ages and for use in all seasons.

The park includes several spaces designed to be programmed, including the open lawn space, green space along the **107 Street pedestrian promenade** and community programmable space within the **pavilion**.

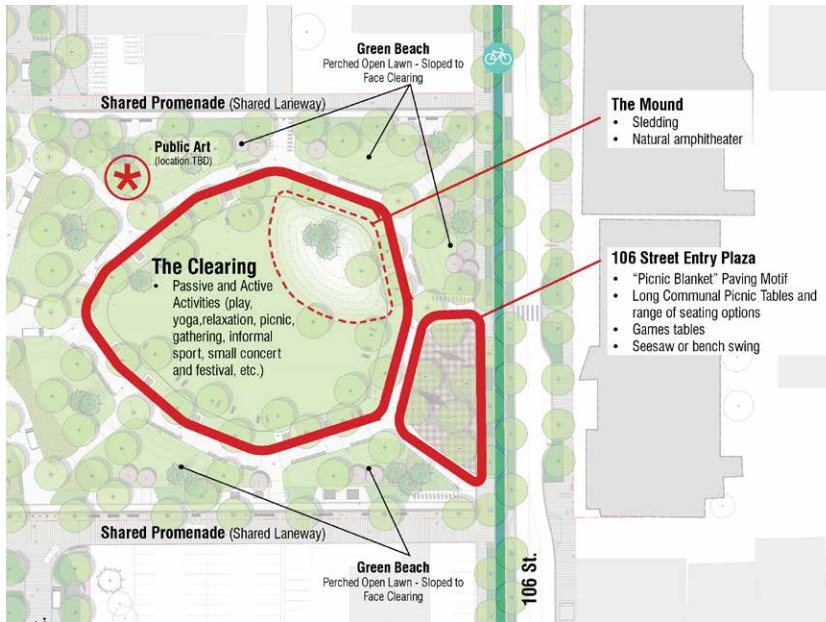
Amenities have been included that encourage use and activation including a **basketball court** which can also be used for other sports or activities, a **dog off-leash area**, a **playground**, a **fitness area** and gathering plazas.

The following highlights the key areas. Many are designed for a variety of possible uses and for a range of users during different seasons and times of the day.

- + The clearing
- + The west plaza with ornamental water feature and warming zone
- + Pavilion with public washroom
- + Opportunities for play
- + Dog off-leash area
- + Fitness area and basketball court
- + 107 Street pedestrian promenade
- + 106 Street entry plaza
- + 106 Street
- + Laneway activation
- + Public art
- + The Northern Light



The clearing



To the west is **the clearing**, an open lawn space surrounded by grassy green mounds. As the sunniest spot in the park, **the clearing** will be an inviting location for passive activities, informal sports, relaxation, picnics and gatherings. A large, low sloping mound creates a natural amphitheatre that could

host small concerts in the summer and become a sledding hill in the winter.

The area is framed by trees under which you can sit and relax on lounge chairs, long benches and at picnic tables.

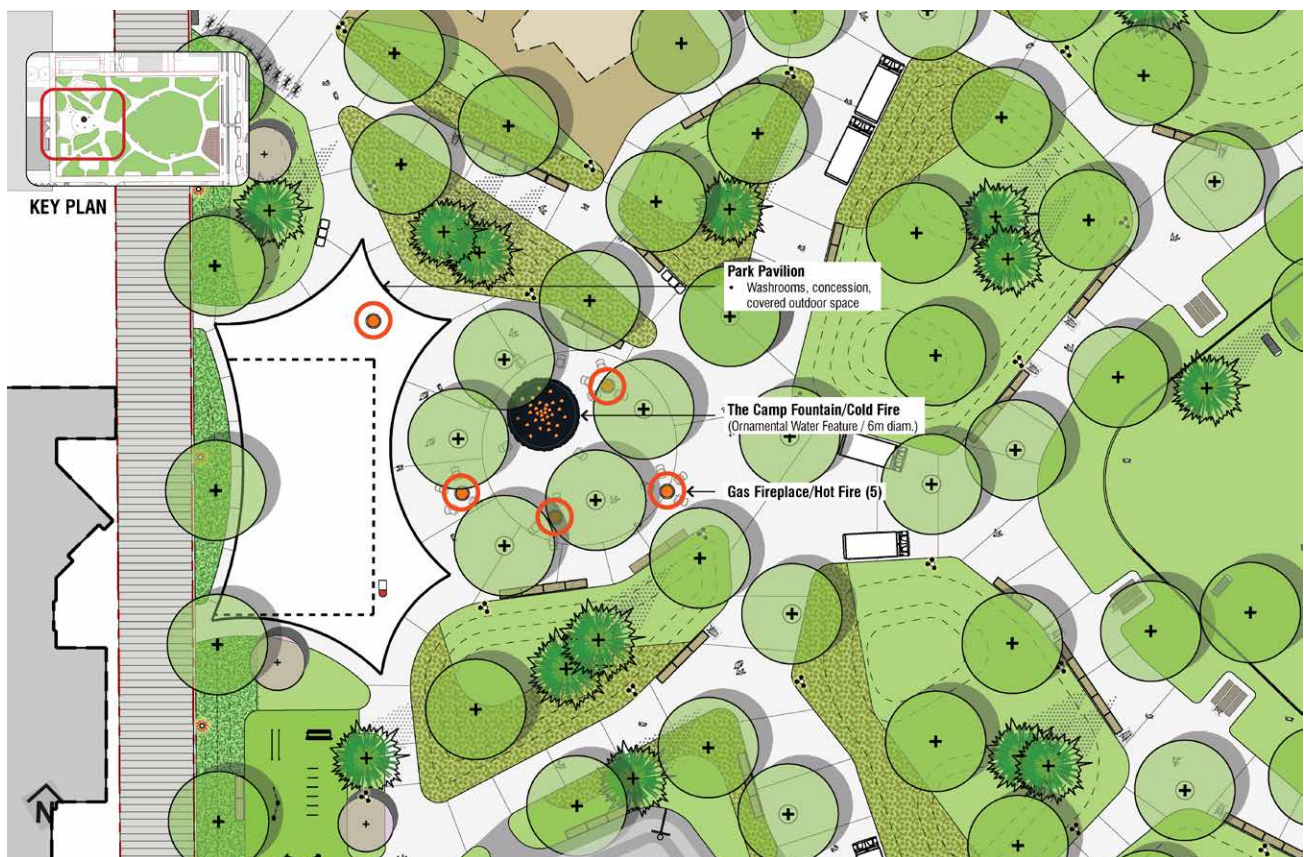


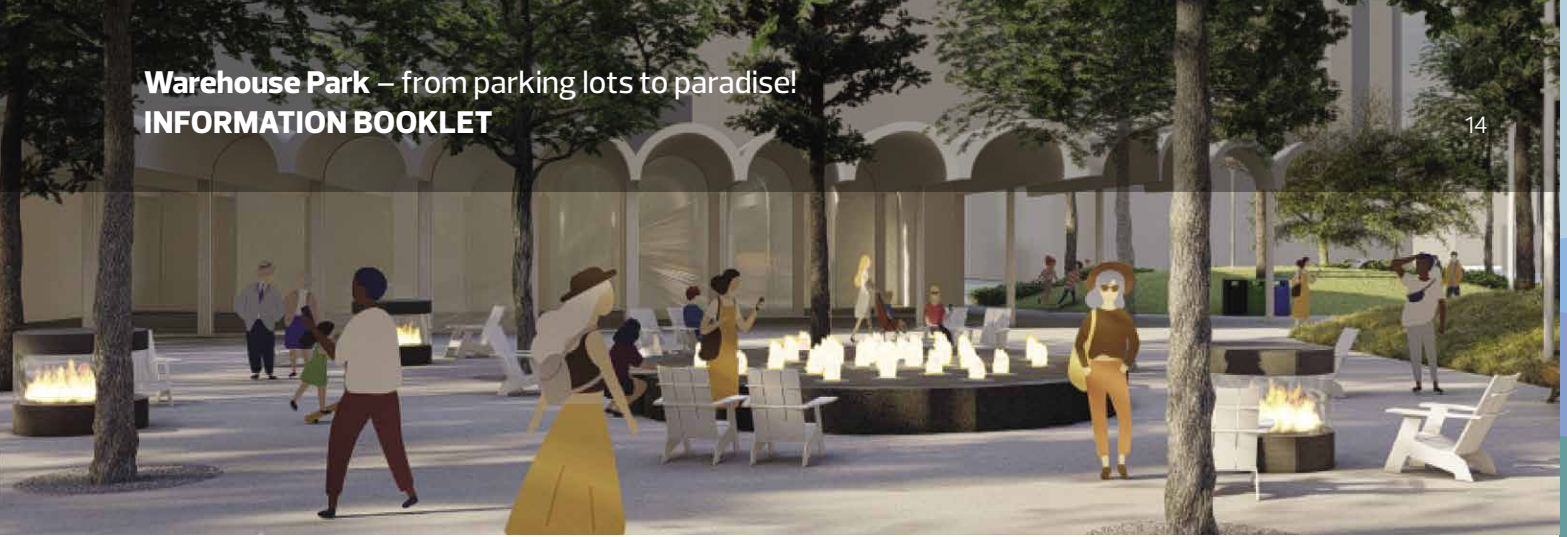
Rendering of the clearing

The west plaza – ornamental water feature and warming zone

The **west plaza**, featuring an **ornamental “campfire” water feature**, a gas fireplace **warming zone** and the **pavilion** with accessible washrooms, will be a key destination for events, markets and gatherings with friends.

This unique area will be welcoming from day to night and season to season. Ambience will be created by gas fireplaces, flickering lights and the sounds of the water.



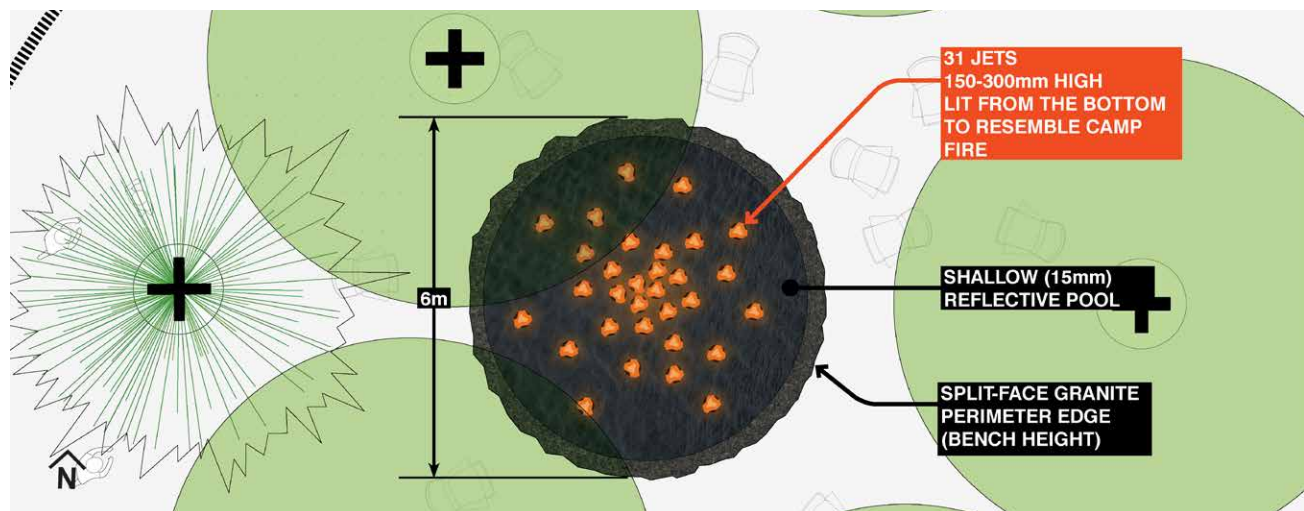


Rendering of the west plaza with ornamental water feature and gas fireplaces

Ornamental water feature

The playful **ornamental water feature** is in the shape of a cut log which mimics a campfire. It is a black granite shallow reflective pool with a series of low water jets.

The feature combines the soothing sounds of water with the mesmerizing effects of a campfire.



The warming zone

Created in the same material as the camp fountain, gas fireplaces add ambience and offer comfortable spaces to gather and visit during the colder months.

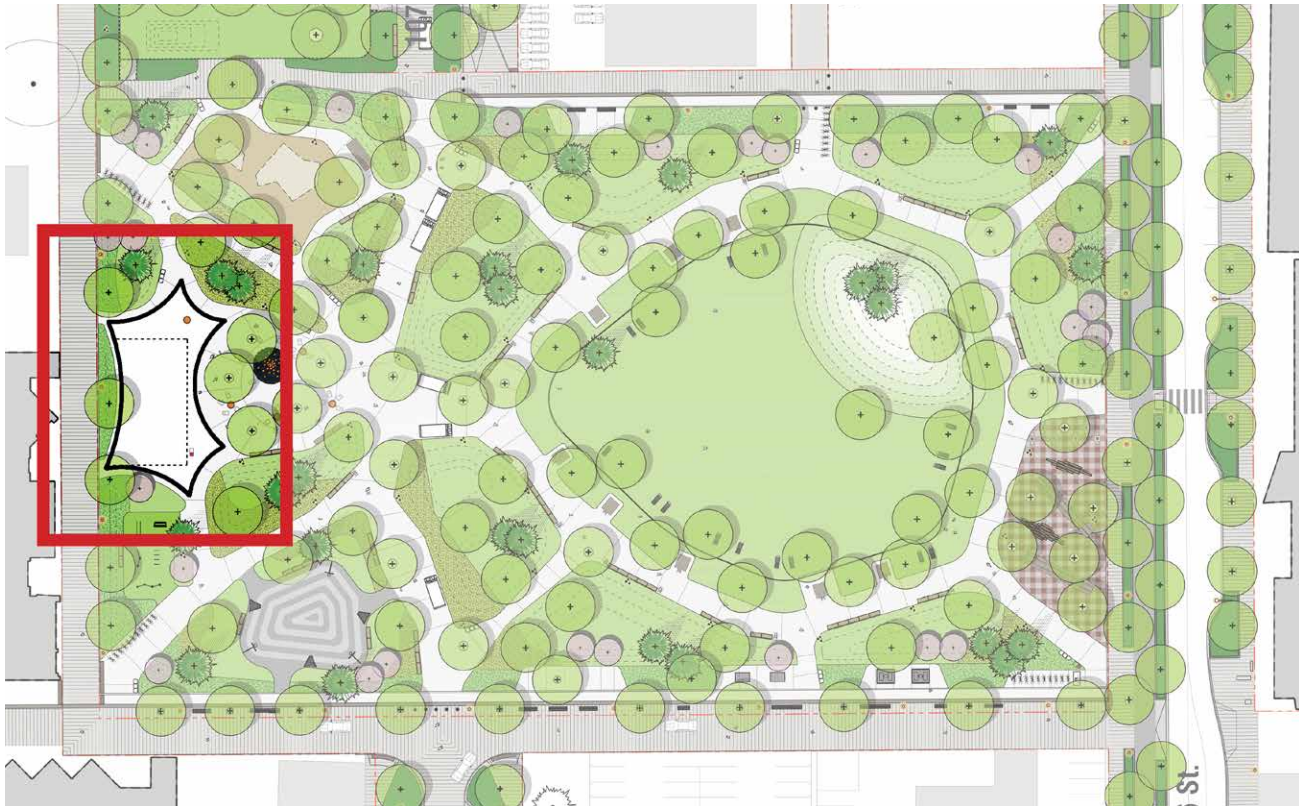
The fireplaces will be designed to be safely used year round with inaccessible flames creating warmth and atmosphere.

The area could also be home to events and activities, including in the winter as a festive and cozy space for a holiday market.



Renderings of the west plaza and warming zone

Pavilion with public washrooms



The **pavilion** is designed to be a feature destination within the park, creating a backdrop for the **west plaza** and overlooking the ornamental water feature. The **pavilion** will provide accessible public washrooms and may include a community programmable space with the possibility of a concession or café.

The design of the extended roof, lighting and material provide shade and shelter while ensuring good sightlines and visibility in and around the structure. It also accounts for washroom attendants and on-site security.

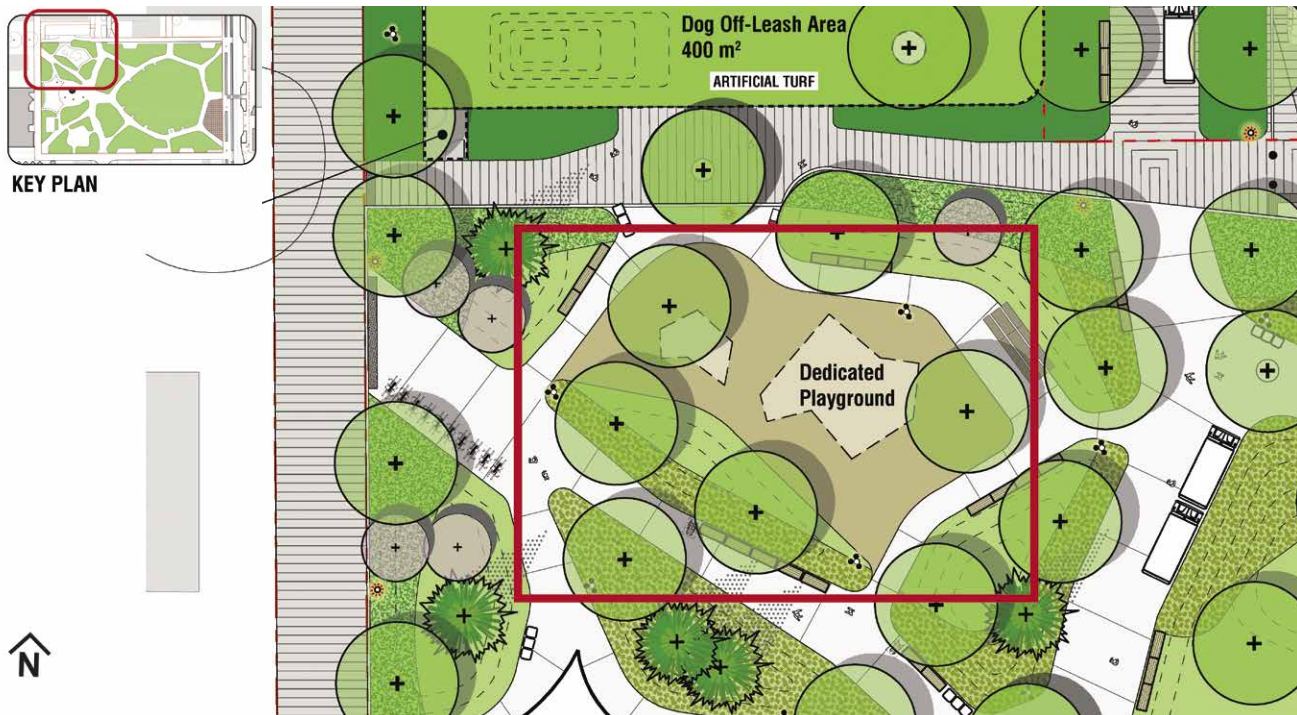


Renderings of the pavilion

Considerations	Design Responses
Safety	<ul style="list-style-type: none"> + Clear sightlines + Space for washroom attendant + Design prioritizes safety
Integration into park	<ul style="list-style-type: none"> + Located adjacent to the west plaza, and in close proximity to the 107 street promenade, fitness area, and playground in order to support the use of these amenities
Weather relief	<ul style="list-style-type: none"> + Overhang provides shade and protection from poor weather
Indoor/outdoor uses	<ul style="list-style-type: none"> + Design allows for flow of activities/uses to spill from indoors to outdoors
Universal washrooms	<ul style="list-style-type: none"> + Gender inclusive + Accessible stalls + Durable materials
Activation to support vibrancy of park	<ul style="list-style-type: none"> + Space for community programming and/or a café/ concession

Opportunities for play

Per public feedback, large-scale playful elements will be interwoven into the park, including a **playground** for children and other all-ages play amenities such as glider swings and chess tables.



Children's playground

A centralized, dedicated **playground** will be located on the northwest side of the park with resilient rubber safety surfacing. It will have a distinct and unique custom design aligned with the park theme and vision, and recognize the desire we heard in previous engagement to encourage interaction and inspire exploration, creativity and imaginative play.

Different elements for equipment are being explored for the **playground** and we want your input to help us decide. Be sure to share your thoughts in our survey.

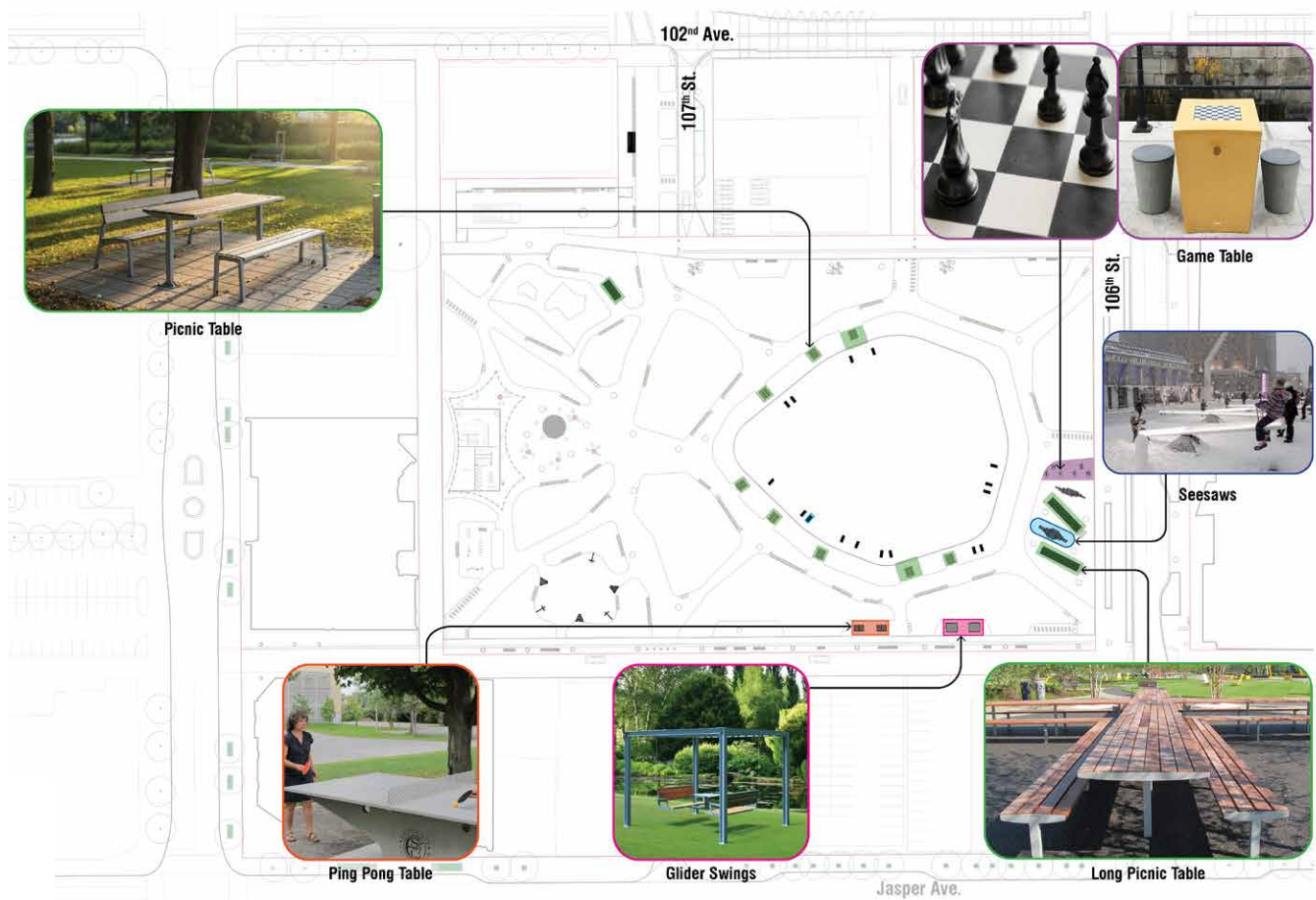
Playground inspiration examples:



All-ages play amenities

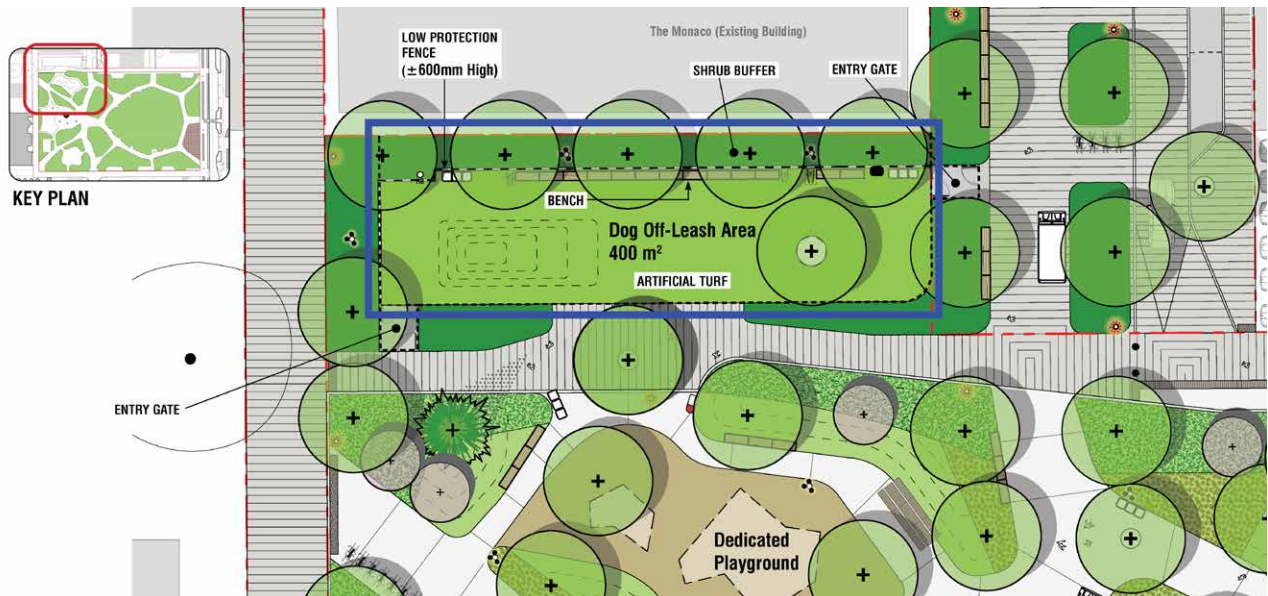
In addition to the larger dedicated activity areas in the park, smaller interactive activities and amenities are planned in the laneways around the park edges to provide opportunities for all ages and abilities to be active, relax, play and gather in all seasons.

Different elements for all-ages play amenities are being explored and we want your input to help us decide. Be sure to share your thoughts in our survey.



Dog off-leash area

A 400 square metre **dog off-leash area** is planned to be located in the northwest corner of the park. It will be fenced, landscaped and surfaced with dog-friendly artificial turf for easy maintenance, a mini play hill and seating for dog owners. A drinking water fountain will be located nearby.



Rendering of the dog off-leash area

Fitness area and basketball court

In the southwest corner of the park, next to the 108 Street entrance and just south of the park **pavilion**, is an area for fitness, as well as a hard-surface **basketball court**.

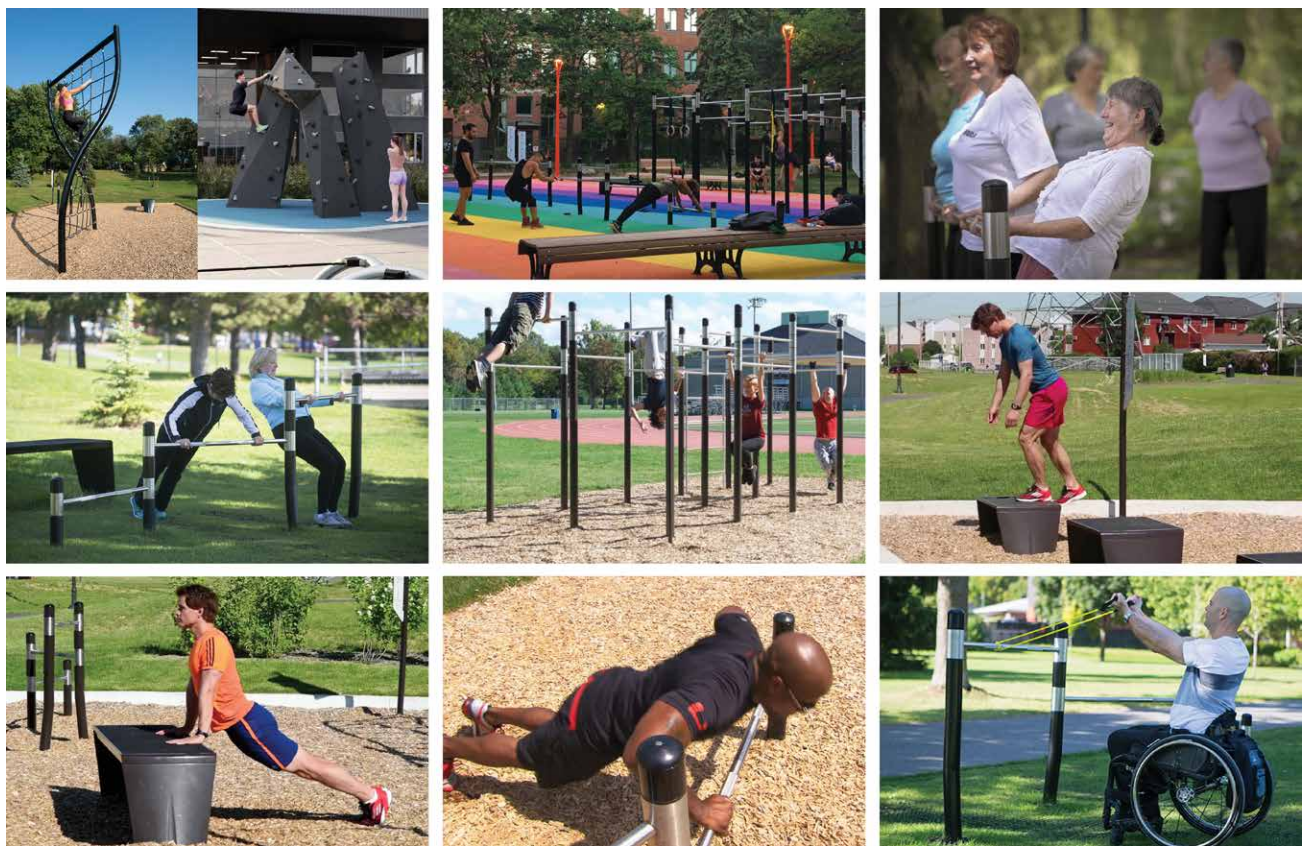


Fitness area

The **fitness area** will provide different options to work out. A variety of outdoor exercise equipment may be included, with a rubber material surface.

Different elements for all ages are being explored and we want your input on what fitness equipment you would be most interested in using.

Be sure to share your thoughts in our survey.



Fitness area equipment ideas

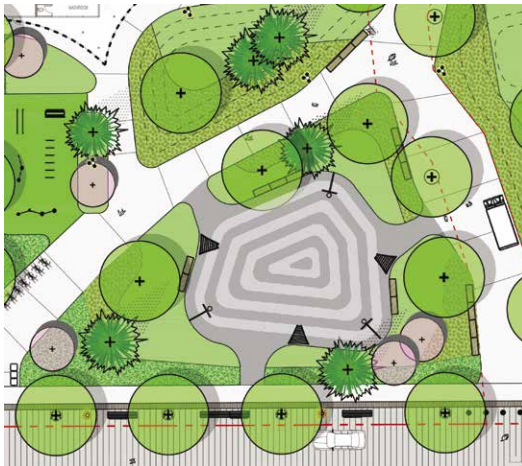
Basketball court

The **basketball court** will provide a multi-use area suitable for year-round use. In addition to basketball, it could be used for events, group gatherings, outdoor fitness classes and educational activities.

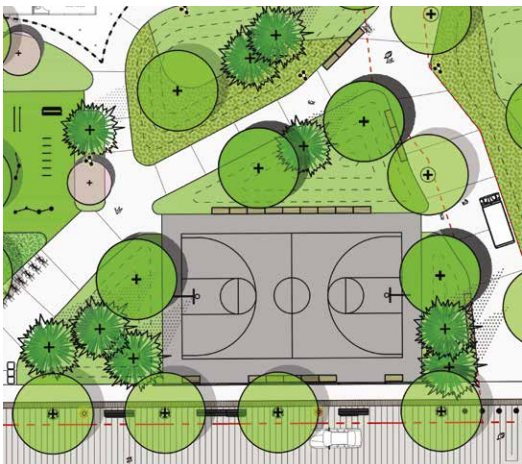
There are two options to consider for this hard surface sport amenity. A flexible multi-hoop, pick-up basketball court or a full court basketball court.

Share your thoughts in our survey.

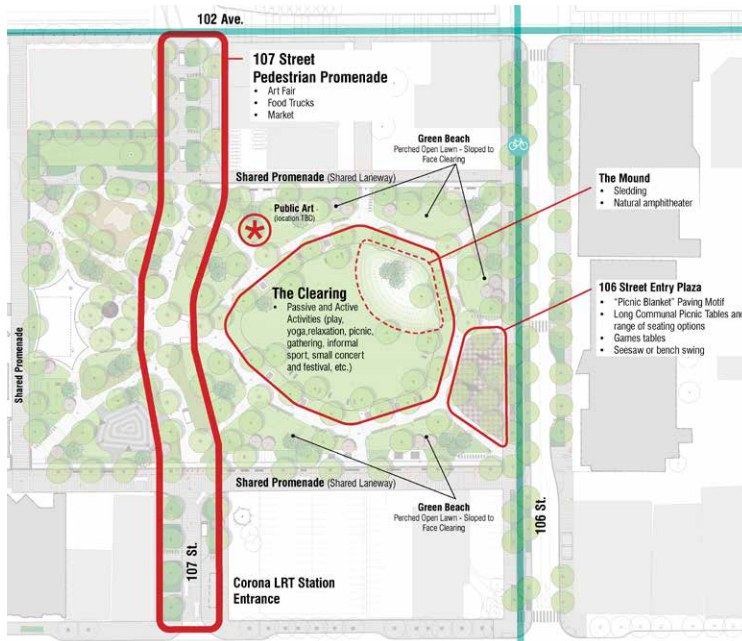
Multi-hoop



Full Court



107 Street pedestrian promenade



The existing 107 Street will become part of the park, transformed into a **pedestrian promenade** with an extra-wide path for people to stroll, exercise, gather and connect. The promenade is wide enough to host different types of small and community scale events like art fairs, food trucks and markets. Through our engagement in spring 2022, Edmontonians

told us they favoured a promenade that meanders and bends in an organic or natural manner.

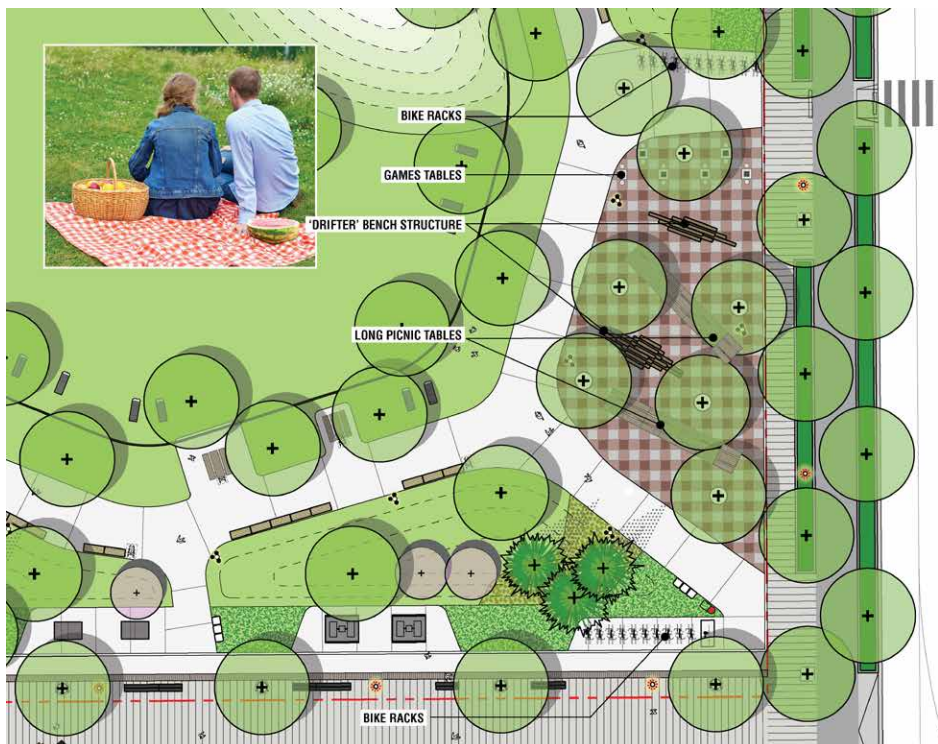
The promenade will extend the full width of the park from Jasper Avenue to 102 Avenue and provide a welcoming entrance into the park with ease of access to the Corona LRT Station and a view of MacEwan University.



Rendering of 107 Street pedestrian promenade with view of MacEwan University

106 Street entry plaza

The **106 Street entry plaza**, with its whimsical picnic tablecloth paving stones, unique benches and extra-long tables, provides a warm and playful entrance into the park. This area offers a welcoming space for community gathering, bike racks, a bike repair station and opportunities for play features such as games tables and all-ages seesaws.



SUPERKILEN, COPENHAGEN



MARCHÉ JEAN-TALON, MONTRÉAL



'DRIFTER' BENCH - BY STREETLIFE



KEY PLAN



Rendering of
106 Street
plaza facing
northwest

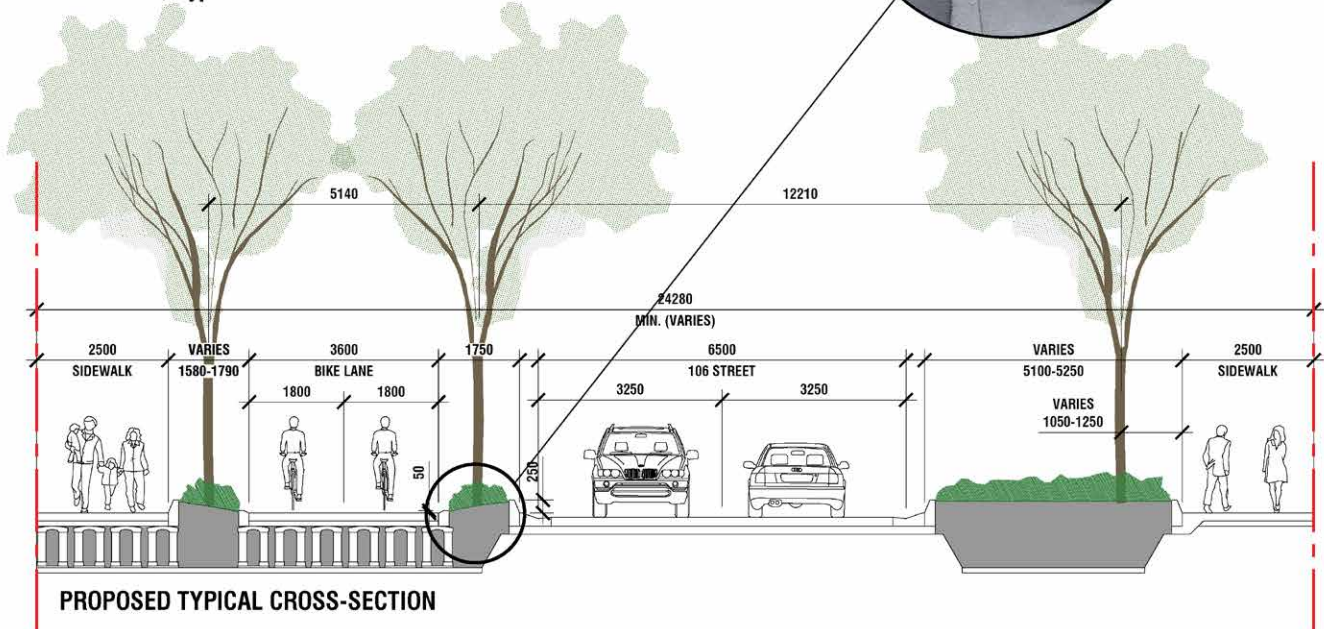
106 Street



PRECEDENT / Typical Tree-Lined Edmonton Street



Tapered Curbs



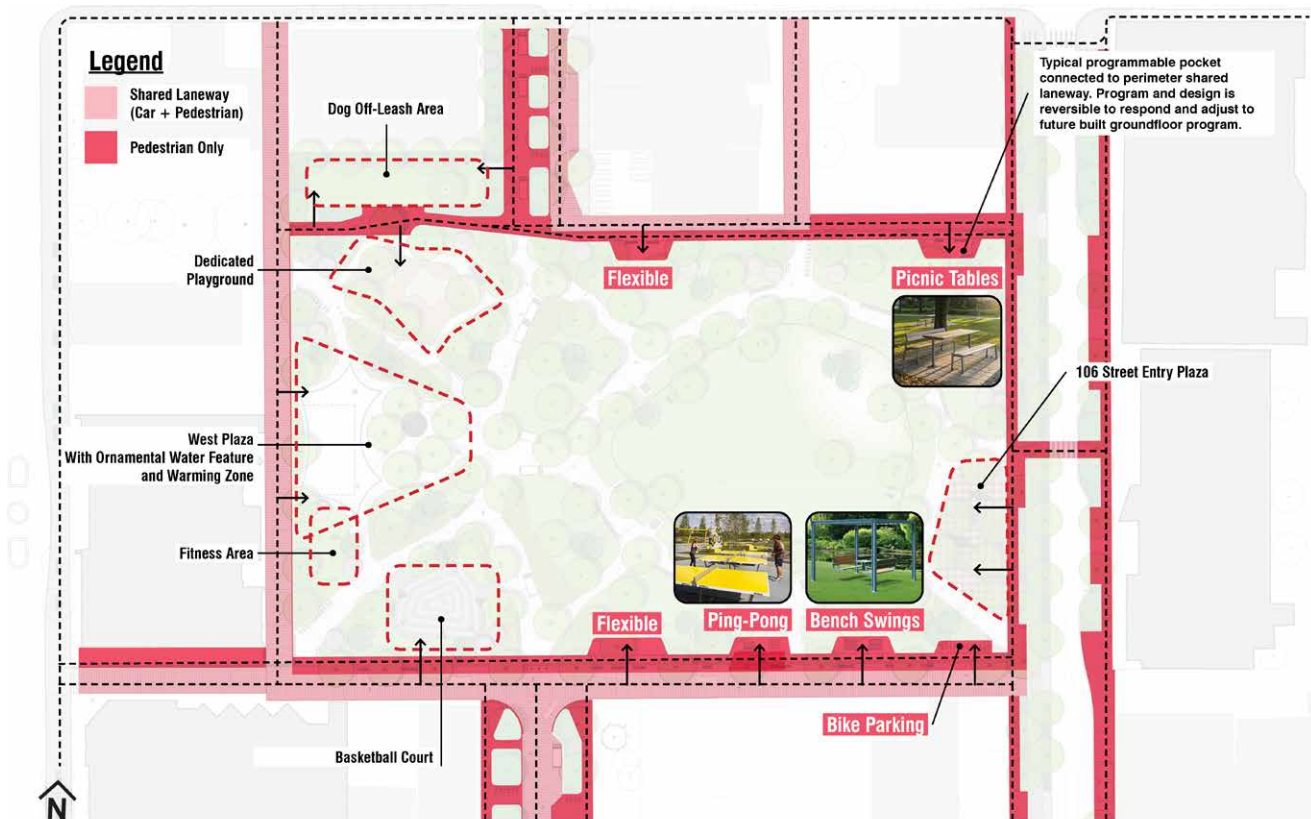
106 Street will be refreshed and renewed to balance the needs of all users and provide a soft welcoming edge to the park.

Three rows of trees will create a pleasing atmosphere and help calm the street while separating the spaces designated for those who walk, bike and drive.

With the trees and select paving materials, it will feel like the park spills out onto the street.

Vehicle traffic will be reduced to one lane in each direction, with parking provided along the east side of the street.

Laneway activation



Laneway activation areas

The laneways surrounding the park will also be used to soften the edges between the park and the buildings which surround it.

The surface treatment of the laneways will give it a pedestrian-first character, while still allowing use by vehicles, when needed. The idea is to create a safe space to be shared by both pedestrians and vehicles.

Spaces within the laneways and connected to the park will provide opportunities for sitting, picnicing, playing and socializing.

The intent is to turn building backs into fronts as the area further develops, encouraging future ground floor uses that feel connected to the park.



Renderings of park laneways

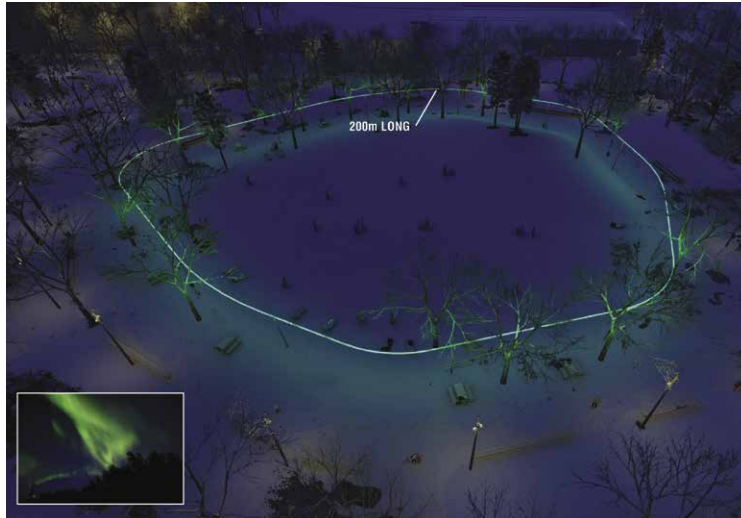
Public art

A public art feature, developed by artist Sanaz Mazinani, will be located in the north central part of the park.

The art will be created from a sequence of reflective and colourful forms that visitors can engage with. As the art continues to be developed more information will be shared. The intent is for art-focused engagement in 2023.



Northern Light feature and park lighting



At night and during the winter months, a 200 metre long ribbon of light will gently illuminate and animate the perimeter of the clearing.

The light will move slowly, changing color, reflecting the brilliance and phenomenon of the Aurora Borealis or Northern Lights.

Rendering of the Northern Light from above



Rendering of an evening view of the park with lighting

This unique feature is part of a larger lighting concept plan that not only provides lighting for safety and security, but also creates an interesting and unique ambience and mood moments during the winter and after dark.

All season use and activation

We heard a park that provides spaces and activities in all seasons was important to Edmontonians and the park has been designed with this in mind. While all spaces can be used year round, there are some exciting features that celebrate different seasons of the year:

- + The spacious **107 Street pedestrian promenade, 106 Street entry plaza** and **west plaza** all create opportunities for seasonal events: including space for markets, food trucks, etc.
- + The large mound in **the clearing** can be used as an informal amphitheatre for events and as a sledding mound in winter.
- + The **west plaza** features an **ornamental water feature** which offers unique lighting, and gas fireplace **warming stations** for use in winter.
- + The **pavilion** is located in close proximity to most park amenities and integrated with the west plaza. The pavilion will provide space for people to warm up.
- + The **basketball court area** provides a space for basketball in warmer months, community events year-round and the potential for a snow-bank skating rink in winter.
- + Lighting features throughout the park, specifically the **Northern Light**, will provide an interactive element in all seasons.
- + Material selections ensure comfort and useability in all seasons, for example wood benches are more comfortable than metal in the cold. Additionally, winter maintenance and operation is being considered, including heated surfaces in select locations.

- + Trees are selected for the seasonal value, with deciduous trees having spring blossoms and fall colour. Coniferous trees offer winter presence and will be carefully placed for safety and visibility.
- + The design has also considered sunlight, shadows and microclimates.



Rendering of the clearing and its sledding hill



Rendering of the warming zone with gas fireplaces

The use of colour, types of plantings and lighting will help create an interesting and positive user experience throughout the year.

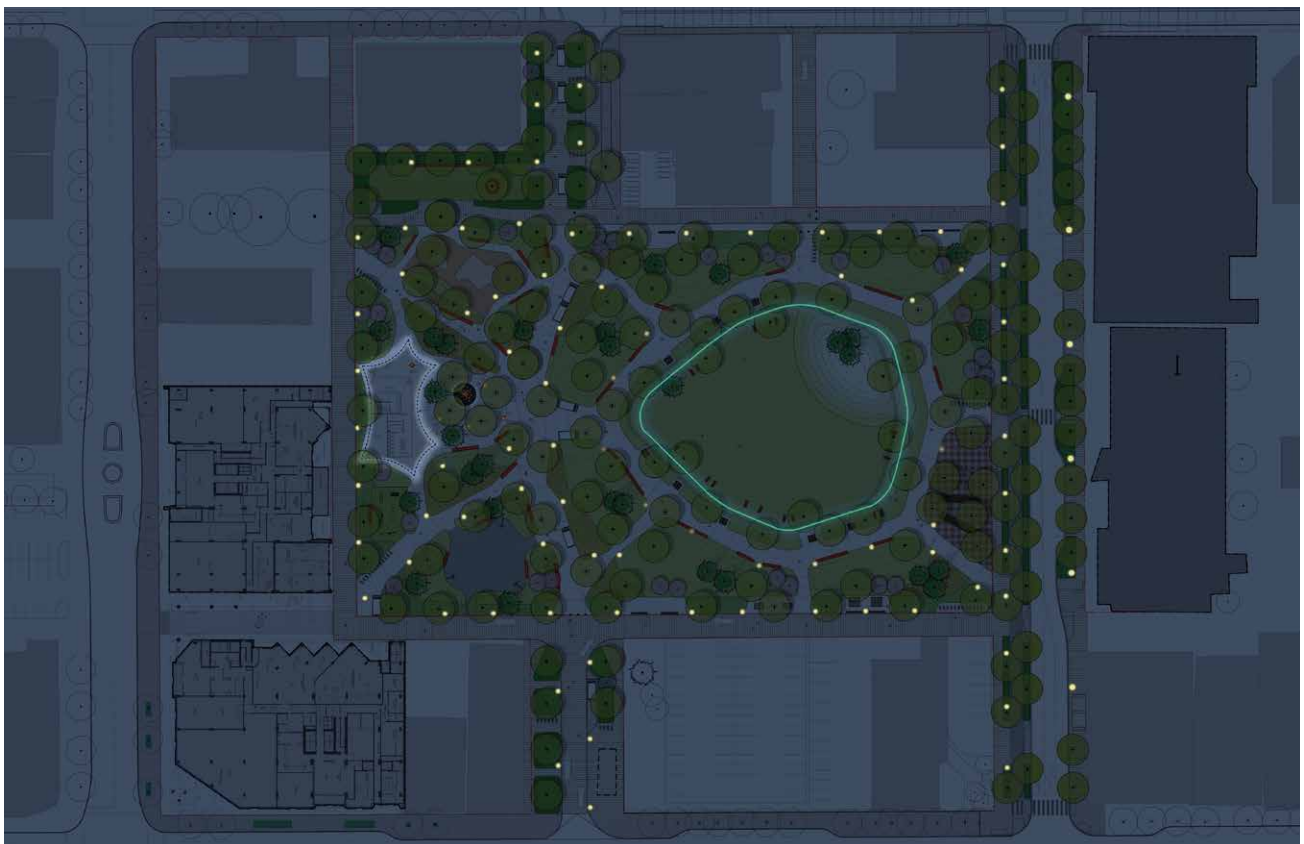
Safety and security

Park safety and security is a priority to Edmontonians and the design was created with these considerations in mind.

- + Park design follows CPTED (Crime Prevention Through Environmental Design) principles.
- + Clear sightlines and visibility are ensured by keeping topography relatively low and considering tree species with high canopies.
- + Paths are created by anticipating how people will want to move through the park (desire lines) with no dead ends.
- + Paths are wide to allow for multiple users to safely pass.
- + Path surface materials are selected for slip resistance, durability and accessibility.
- + Amenities are strategically located to draw activity into and throughout the park.
- + Lighting is being carefully calibrated to ensure proper illumination throughout.
- + The **pavilion** design provides clear visibility and sightlines, accommodates additional uses to draw activity to the facility and provides space for attendants.



Rendering of pathways and mounds



Rendering of park lighting plan

Accessibility for all

We heard that accessibility for all ages and abilities was important. The park is designed to be connected to adjacent developments and destinations in the downtown, for all users (walking, biking, driving, transit). Here is how the park has been designed to welcome all users.

- + All paths are accessible. Dimensions, grades and materials have been chosen for ease of access.
- + Path surface materials are chosen for slip resistance, durability and accessibility.
- + Pedestrian-only spaces will be clearly indicated, as well as the shared pedestrian and vehicle areas of the surrounding laneways.
- + 106 Street is designed between Jasper Avenue and 102 Avenue as a Complete Street, by providing pedestrian space, bike lanes, limited parking on the east side and two directions of traffic.
- + The park has been designed to connect key access points, including 106 Street, 107 Street and the laneways.
- + The playground is being designed with all ranges of ability in mind, specifically with elements that serve a variety of mobility needs.
- + The seating areas will offer a variety of options that accommodate a full range of mobilities, including areas for wheelchairs to join seating zones.

Accessibility was considered in the design of the laneways, pathways, seating and other amenities to ensure the park is available and welcoming to all users.



Rendering of park

A range of seating options will also be provided both in the park and along its edges



Rendering of laneway activation

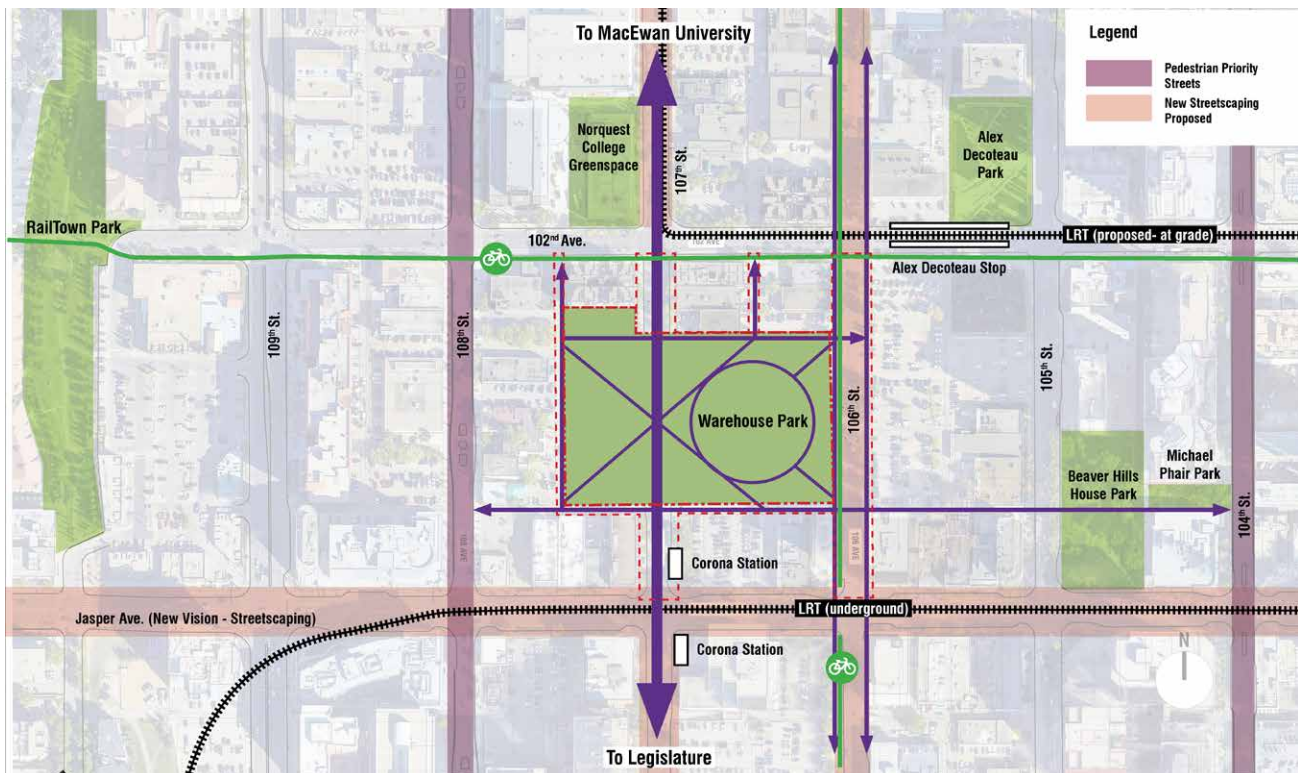
Overall, the design has focused on ensuring a positive experience for those who walk or wheel in and through the park.

This includes the transition of 107 Street to a pedestrian promenade and seamless connections to the adjacent streets, alleys and future development sites, to details such as surface materials, lighting and shade.

Connections to and through the park

Access and area connectability were important drivers in the park's design and considered:

- + Adjacent buildings and future developments
- + Key destinations such as MacEwan University, Norquest College
- + Existing and planned LRT stations
- + Vehicle and pedestrian movements around the park site.
(It is important to note that while 107 Street will be closed within the park, road and alley frontages around the park all sides of the park will be maintained for access to buildings and businesses.)



The park is open on all four sides and a simple network composed of an “X” shaped diagonal path that ties to the “O” of the open lawn space will effectively move people in and through the park.

This X-O framework considers desire-line movement (how people want to move) and also helps to blend and connect all sides of the park to the surrounding areas existing streets and laneways.

Sunlight and shadows

Sun and shadows were studied during all times of day and all seasons and considered in the layout of the park. For example, the park features a large open circular lawn space about 70 metres in diameter, that is about three quarters the length of a football field. The location chosen for this open field space is the location that received the most sunlight year round.



Rendering of the clearing from above

Share your thoughts! Complete our survey by December 4, 2022

SURVEY