

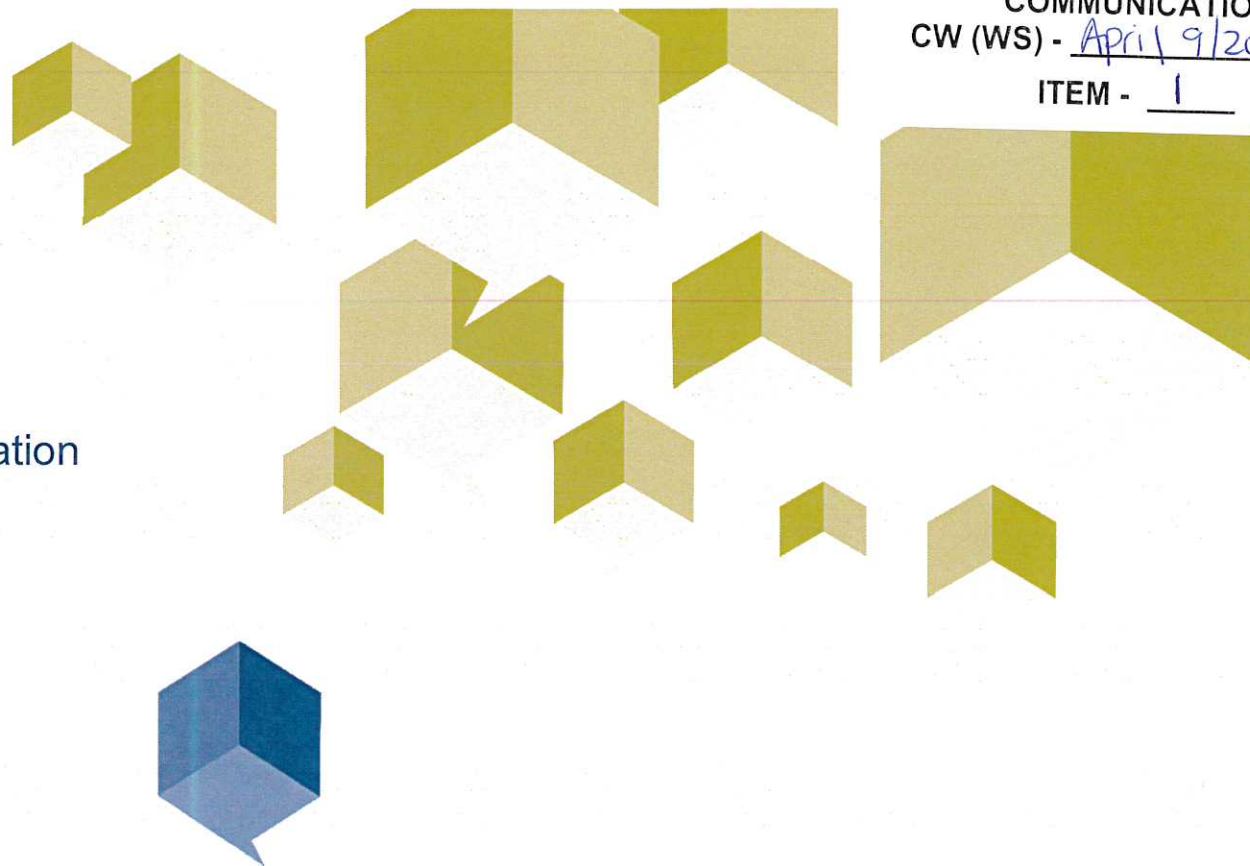
BUILDING BRIDGES

The Woodbridge Heritage District
Urban Design Streetscape Study.

Committee of the Whole

Working Session Presentation

April 9, 2018



C 1
COMMUNICATION
CW (WS) - April 9/2018
ITEM - 1

Woodbridge Heritage District Urban Design and Streetscape Plan Study

DIALOG

IN ASSOCIATION WITH:

Philip Goldsmith | Architect

ASI Archaeological & Cultural Heritage Services

Vermeulens

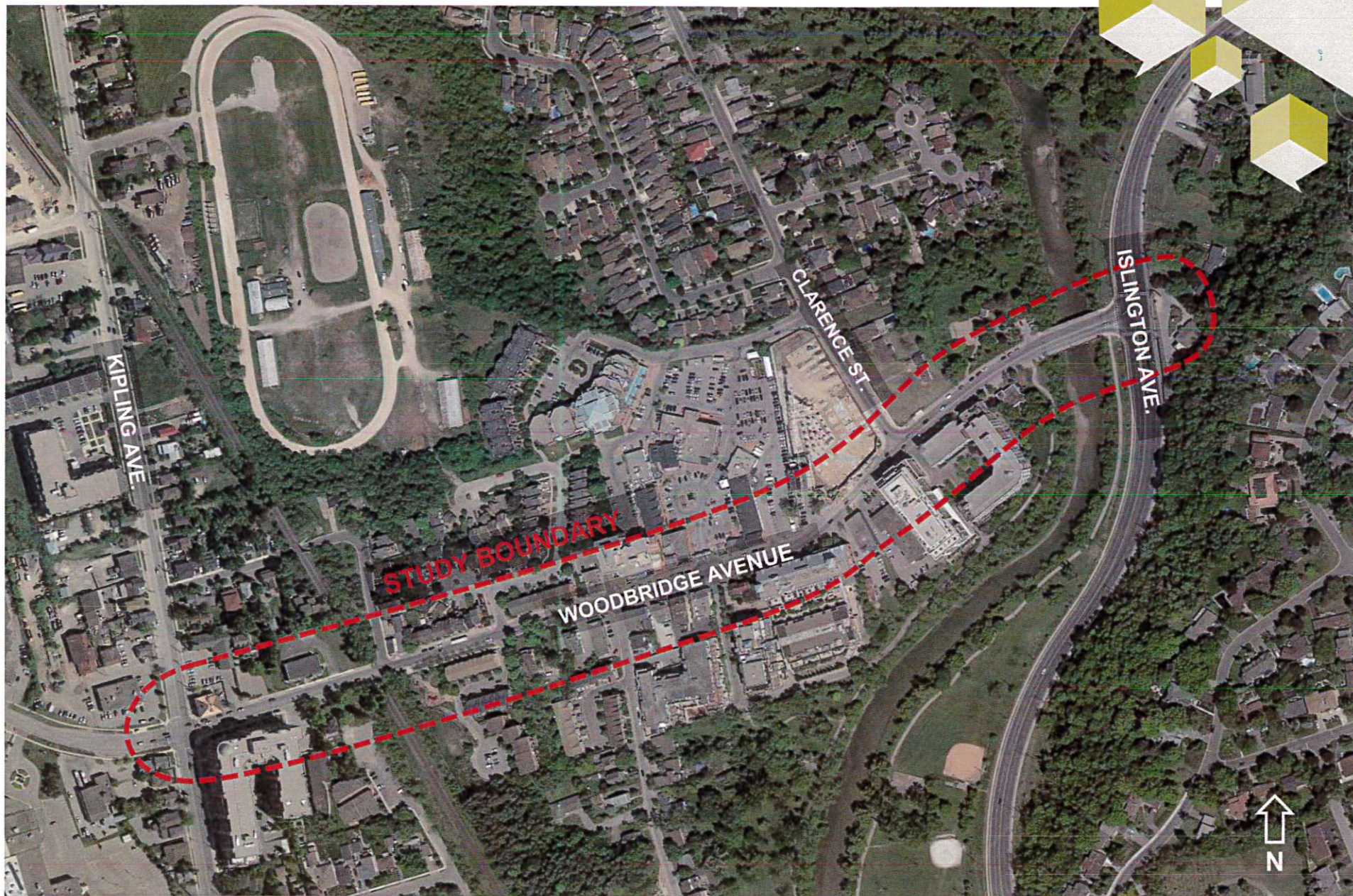


Presentation Overview

1. Project Overview
2. Streetscape Study Context
3. Project Process + Stakeholder Engagement
4. Woodbridge Avenue Streetscape Framework
5. Woodbridge Avenue Streetscape Preliminary Design
6. Woodbridge Avenue Streetscape Design Implementation
7. Next Steps



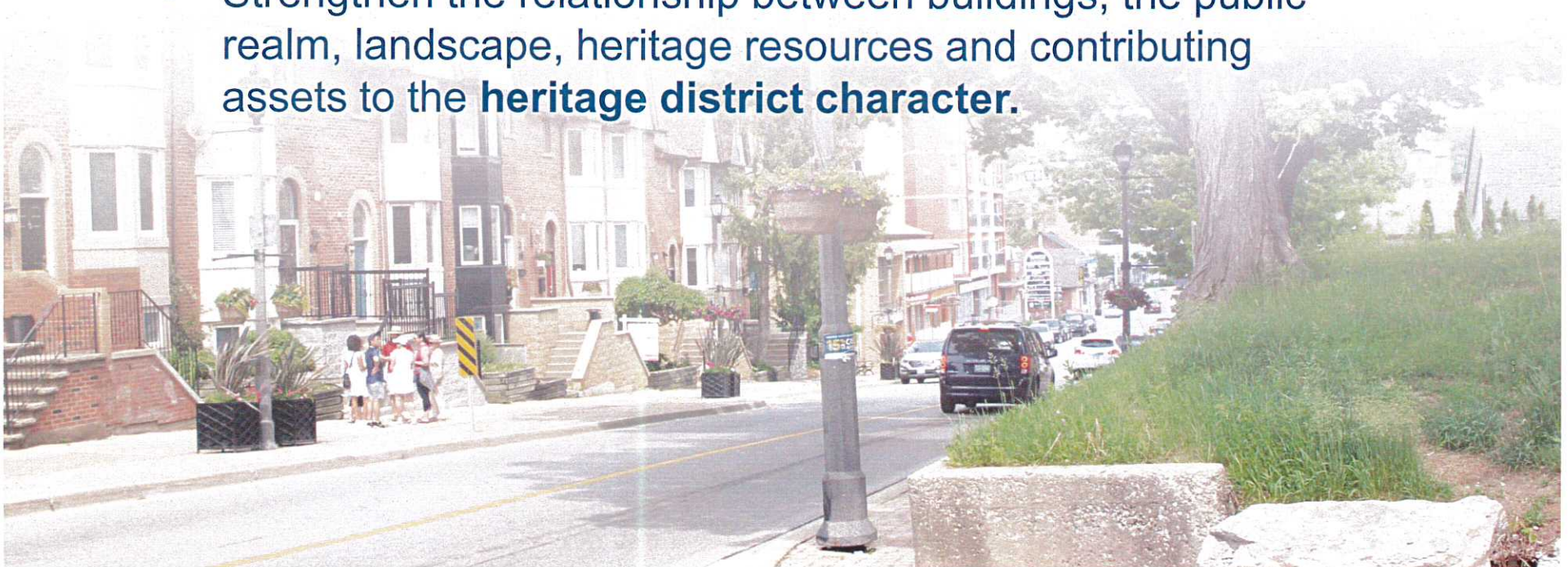
1 Project Overview





Project Goals

- Enhance the distinct **community identity** of Woodbridge Heritage Conservation District.
- Improve the public realm as a container of **public life** to support the **pedestrian experience**.
- Strengthen the relationship between buildings, the public realm, landscape, heritage resources and contributing assets to the **heritage district character**.





2 Streetscape Study Context



The Heritage Heart of Woodbridge





Woodbridge Heritage Conservation District Plan

- Documents importance of Woodbridge Avenue as a heritage asset to be preserved

Woodbridge Centre Secondary Plan

- Provides policies to guide future development of the Avenue

Woodbridge Urban Design Guide

- Provides a visual guide on the enhancement of Woodbridge Avenue's public realm

Woodbridge Avenue Streetscape Design & Guidelines

- Framework and guidelines for the Preliminary Streetscape design
- Sets the stage for the implementation of Phase 1 Works

2009

2013

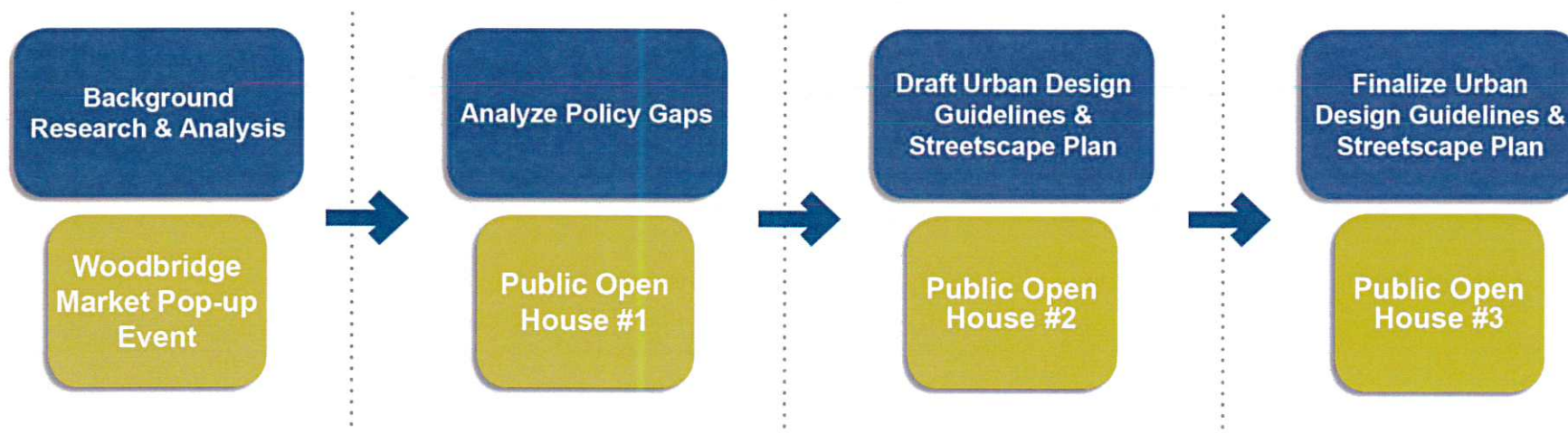
2018

2018



3 Process + Stakeholder Engagement

Study Process





Stakeholder Engagement: Staff and Stakeholder Workshops





Stakeholder Engagement: Two Public Open Houses & Two Pop-up Events

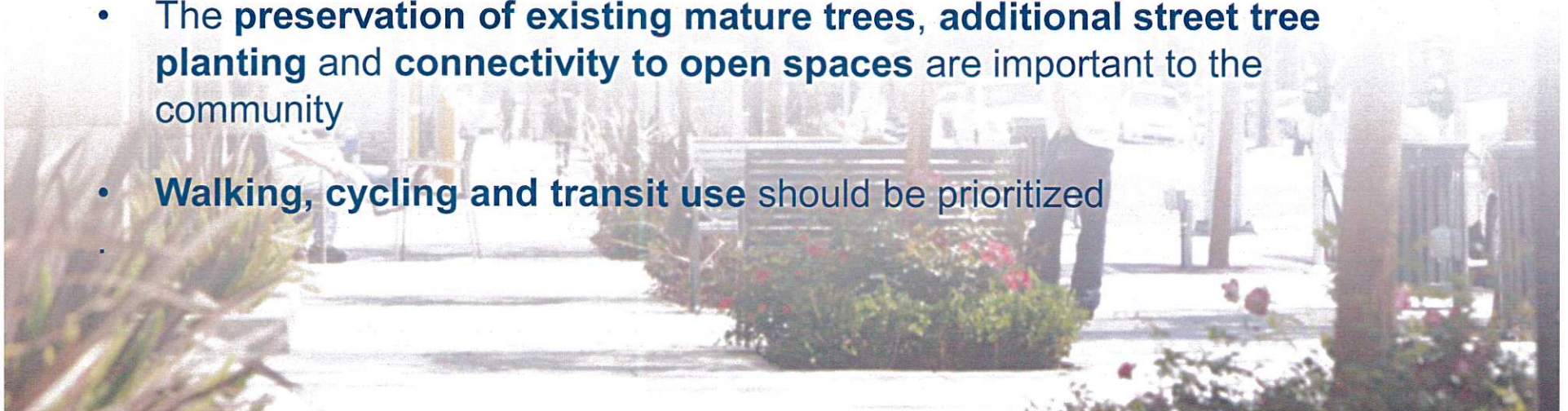


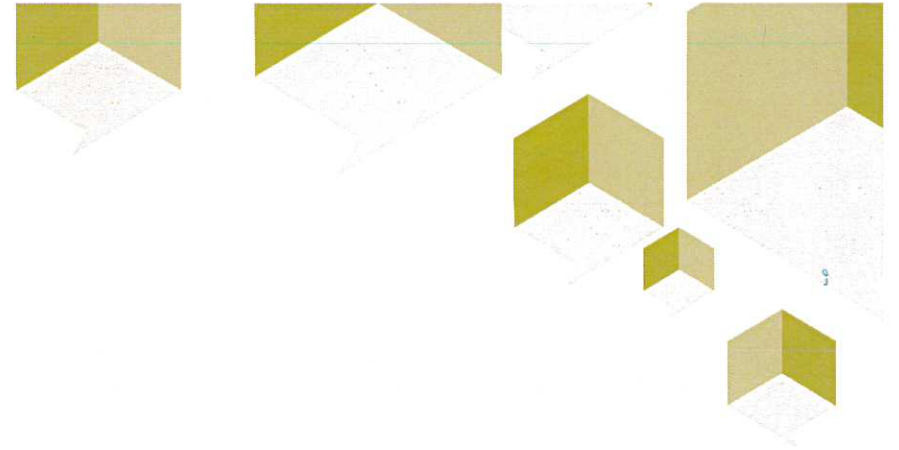
Stakeholder Engagement: Woodbridge Avenue Jane's Walk



Key Messages:

- Residents identify with the uniqueness of Woodbridge Avenue and its **village-like character**, and want to cultivate its **unique sense of identity**
- **Pedestrian safety and universal accessibility** along Woodbridge Avenue must be enhanced
- Improvements are needed to support the role of Woodbridge Avenue as the **main social and commercial hub** of the community.
- The **preservation of existing mature trees, additional street tree planting** and **connectivity to open spaces** are important to the community
- **Walking, cycling and transit use** should be prioritized





4 Woodbridge Avenue Streetscape Design Framework

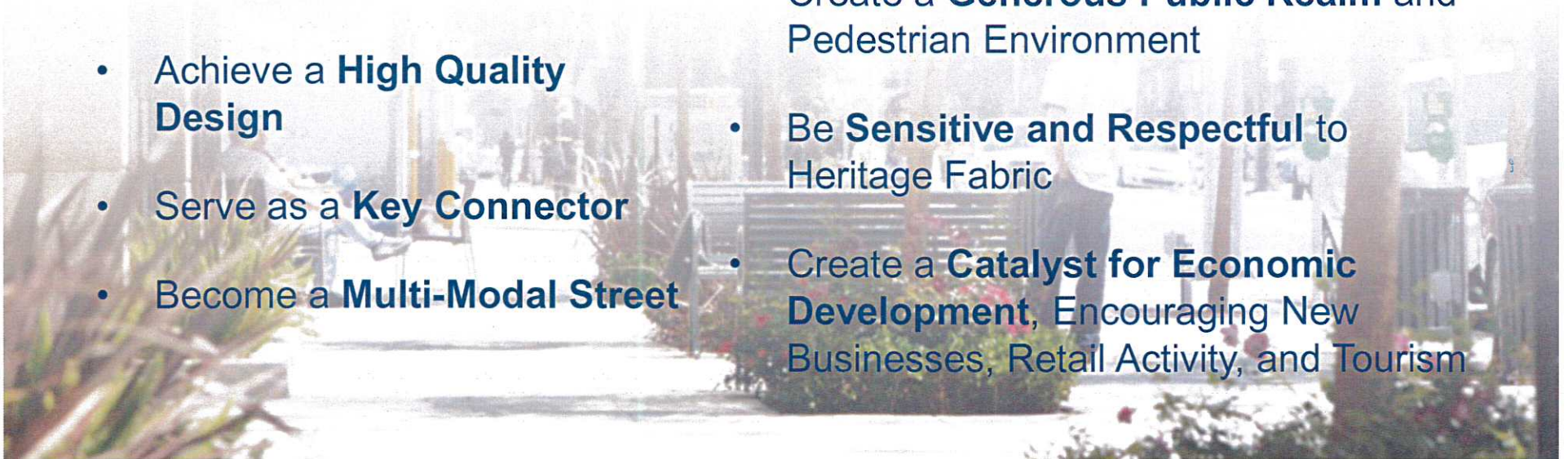
Streetscape Vision

*“Woodbridge Avenue is and will continue to serve as the main street - **the hub of activity and buzz** – within heritage Woodbridge. It is envisioned as **a welcoming, walkable, and green environment**, with a mix of uses and a diversity in architectural style. It will become **a destination**, attracting people from all over the City of Vaughan and beyond. The streetscape will be attractive, with **high quality design**, where heritage landscapes blend sinuously with new vegetation, celebrate the built heritage, and function as a wayfinding tool. It will be **an animated street with a diversity of gathering spaces**, and many opportunities for a variety of activities – rest and repose, social interaction, recreation, work and play. **Woodbridge Avenue will be a lively and attractive place to be.**”*

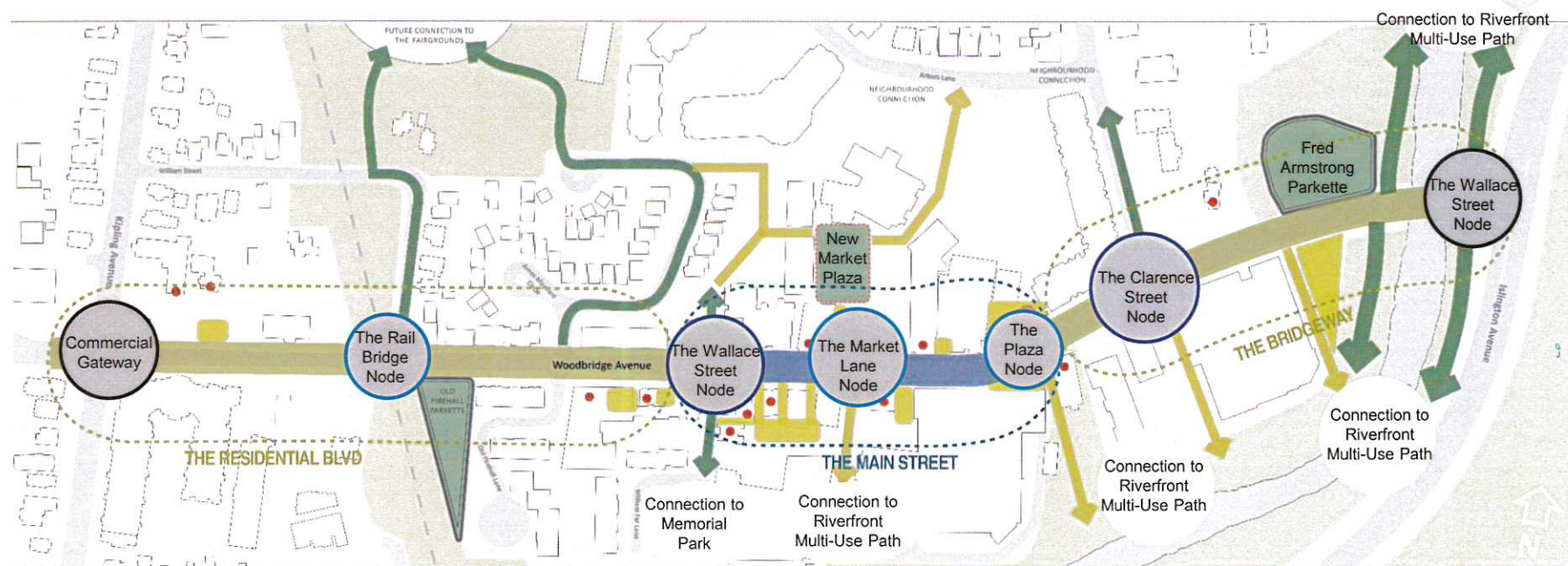


Streetscape Design Principles

- Become a **Destination**
- Create a **Unified Identity**
- Establish a **Public Realm for Everyone**
- Create a **Comfortable and Safe Environment**
- Achieve a **High Quality Design**
- Serve as a **Key Connector**
- Become a **Multi-Modal Street**
- Foster a **Complementary Relationship** between Heritage and Contemporary
- Create and **Improved Destination** Fostering Spontaneous Recreation and Day-to-day Activity
- Create a **Generous Public Realm** and Pedestrian Environment
- Be **Sensitive and Respectful** to Heritage Fabric
- Create a **Catalyst for Economic Development**, Encouraging New Businesses, Retail Activity, and Tourism



Streetscape Design Framework: Design Approach



LEGEND

Urban Core Enhanced Streetscape Zone

Residential Mix Streetscape Zone

Public Pedestrian Link

Potential Publicly Accessible Pedestrian Link

Existing Public Open Space

Future Public Open Space

Potential Publicly Accessible Open Space

Landmark Node

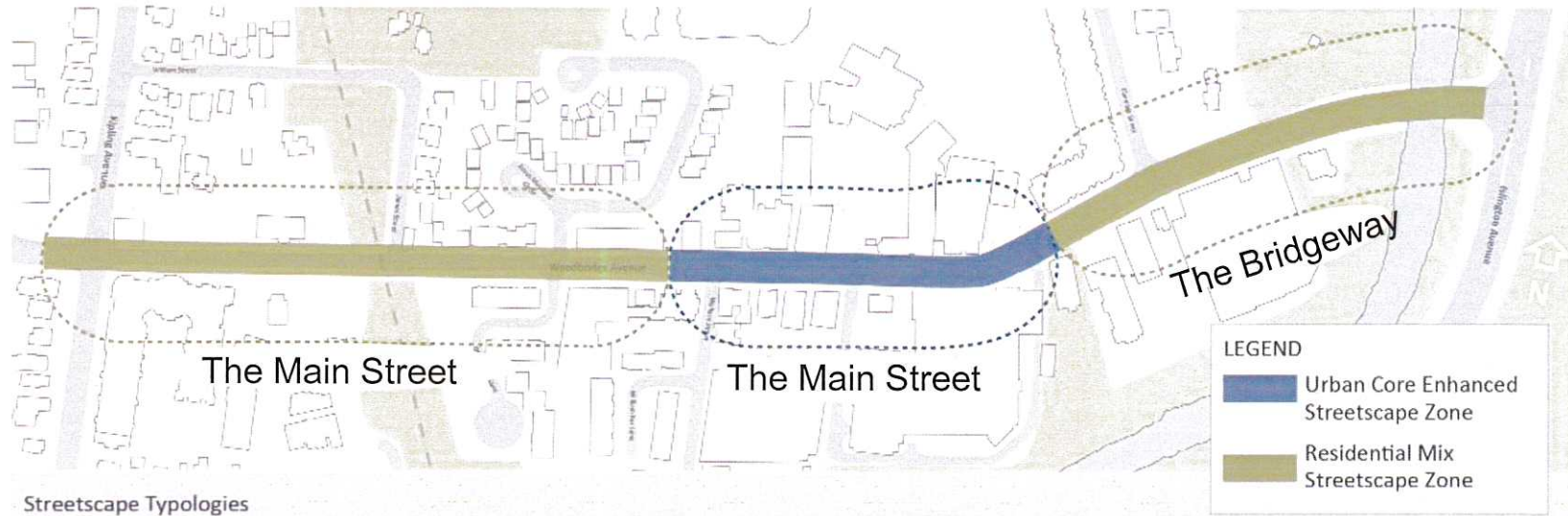
Transition Node

Entry Gateway

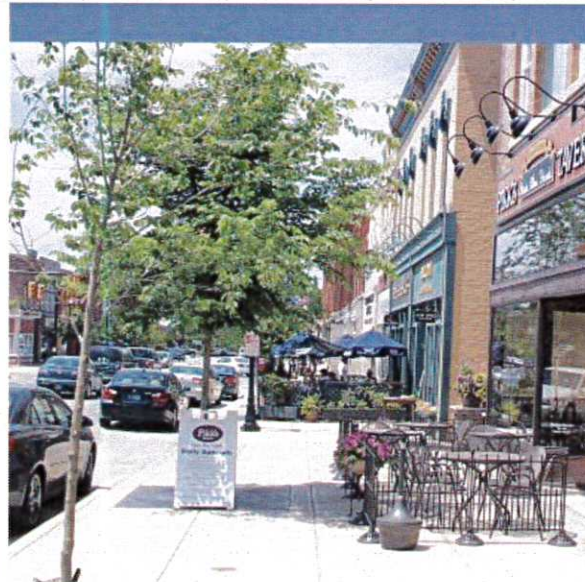
Heritage Building



Streetscape Character



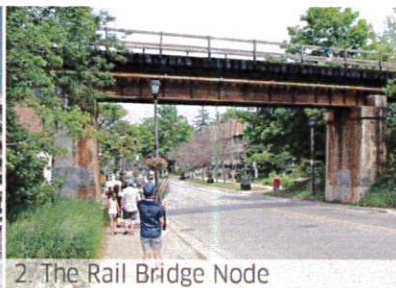
Streetscape Typologies



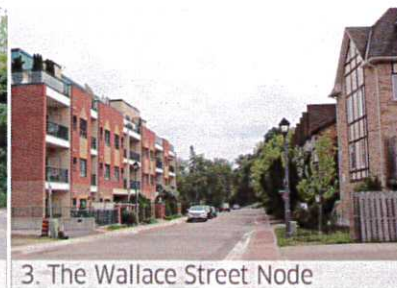
Streetscape Nodes



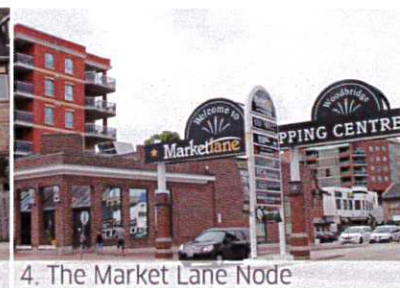
1. Commercial Gateway



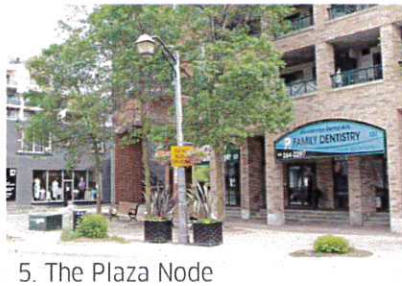
2. The Rail Bridge Node



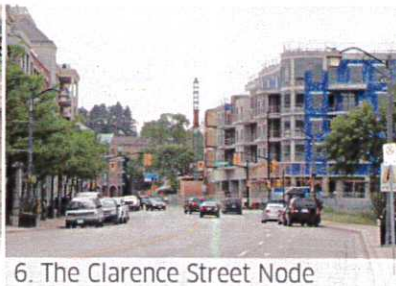
3. The Wallace Street Node



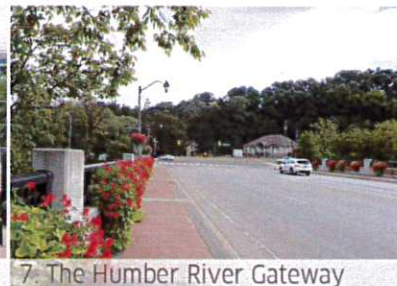
4. The Market Lane Node



5. The Plaza Node

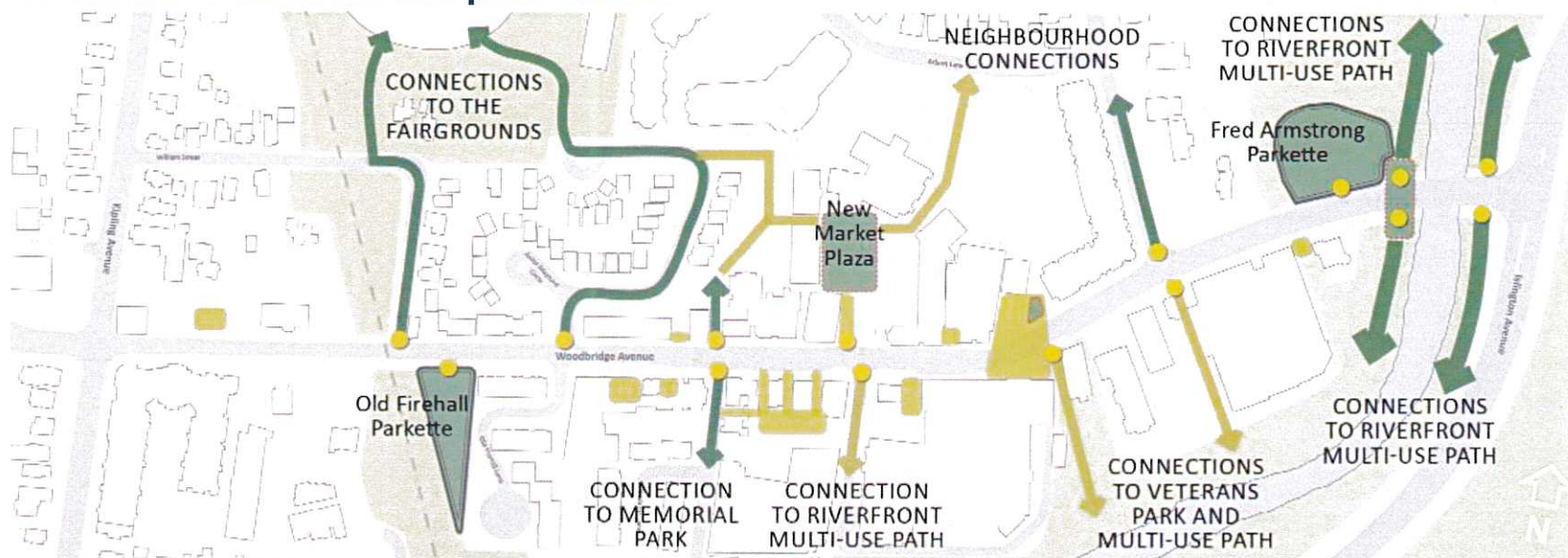


6. The Clarence Street Node



7. The Humber River Gateway

Public Realm Expansion



Expanded Public Realm Network



Linkage towards the river valley, alongside Wallace.



Linkage towards Memorial Hill, along Wallace Street.

LEGEND

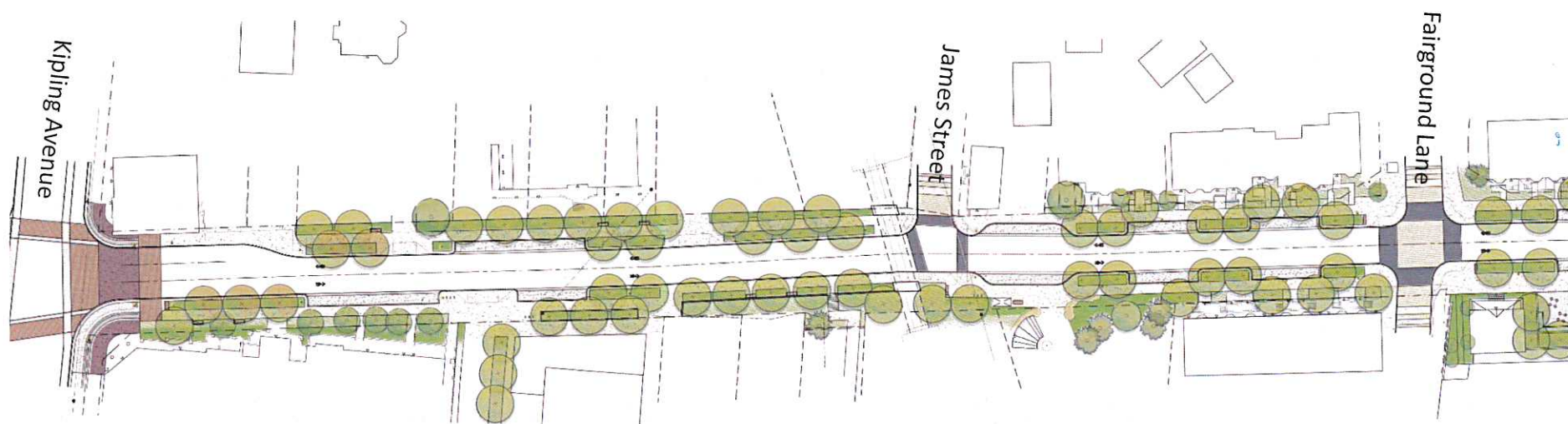
- Public Pedestrian Link
- Potential Publicly Accessible Pedestrian Link
- Existing Public Open Space
- Future Public Open Space
- Future Publicly Accessible Private Open Space
- Connection Point to Open Space or a Trail



Woodbridge Avenue **Streetscape Preliminary Design**

Design Move #1:

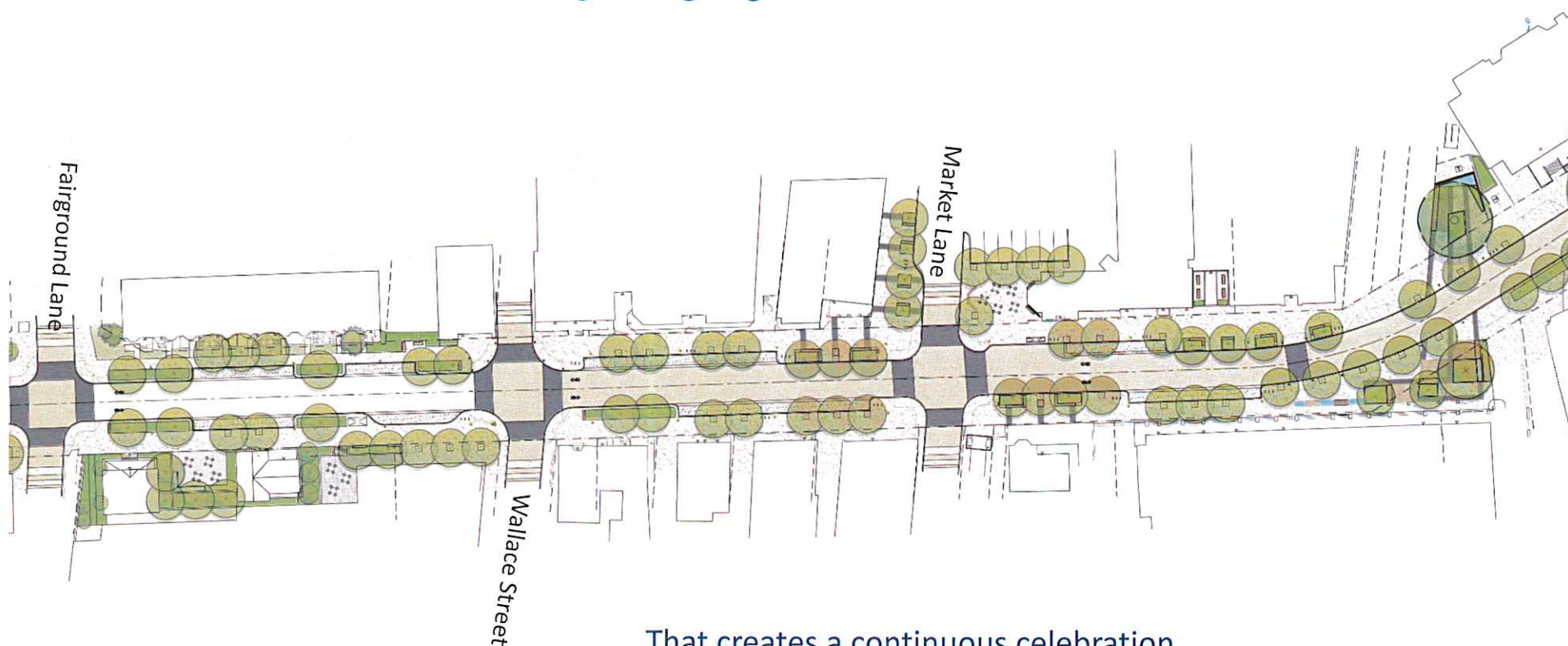
Provide a cohesive design language.....



That provides a unified pattern and palette of tree
planting, furnishings and paving materials

Design Move #1:

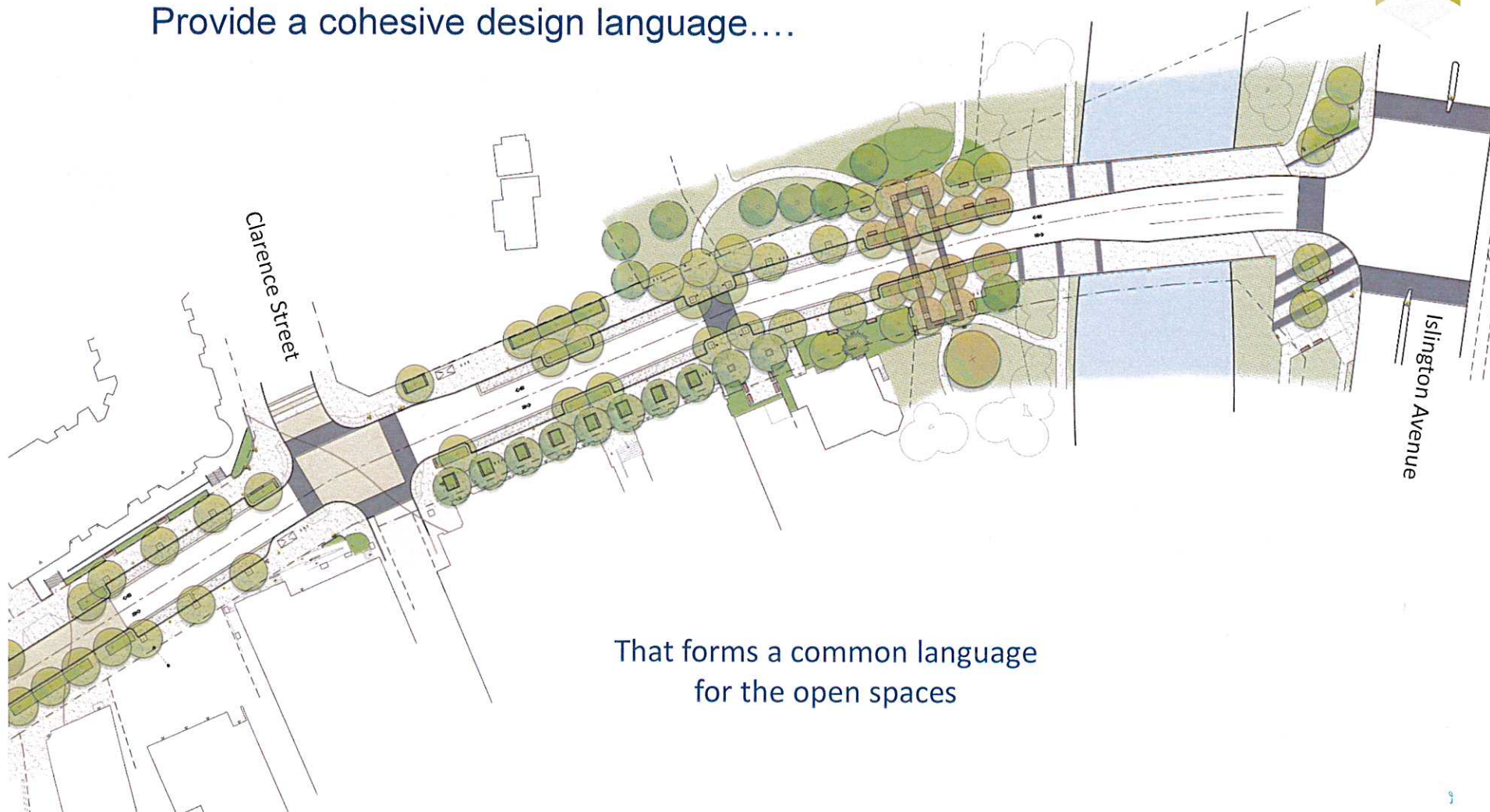
Provide a cohesive design language.....



That creates a continuous celebration
of heritage along the corridor

Design Move #1:

Provide a cohesive design language....

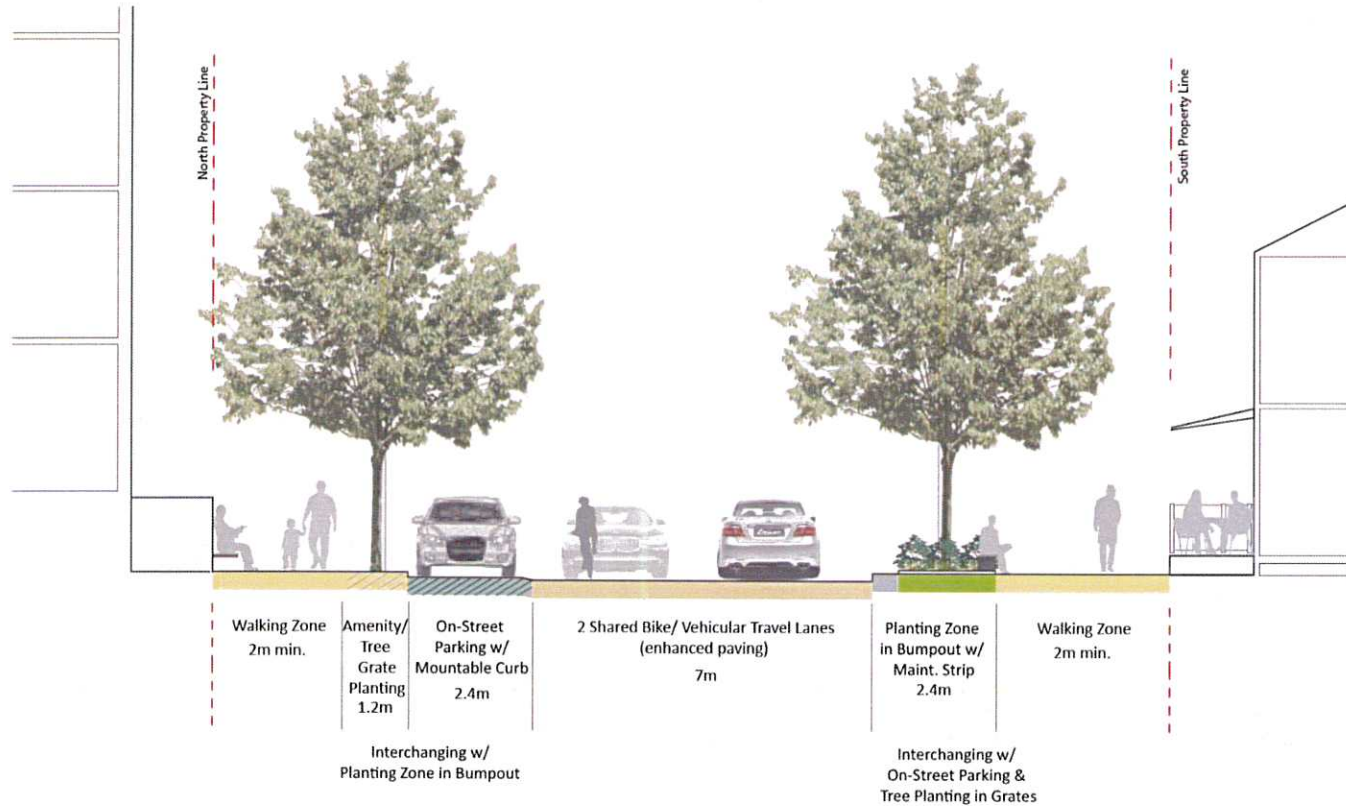


That forms a common language
for the open spaces



Design Moves #2 and #3:

Reduce the roadway to increase public realm space.





Design Move #4

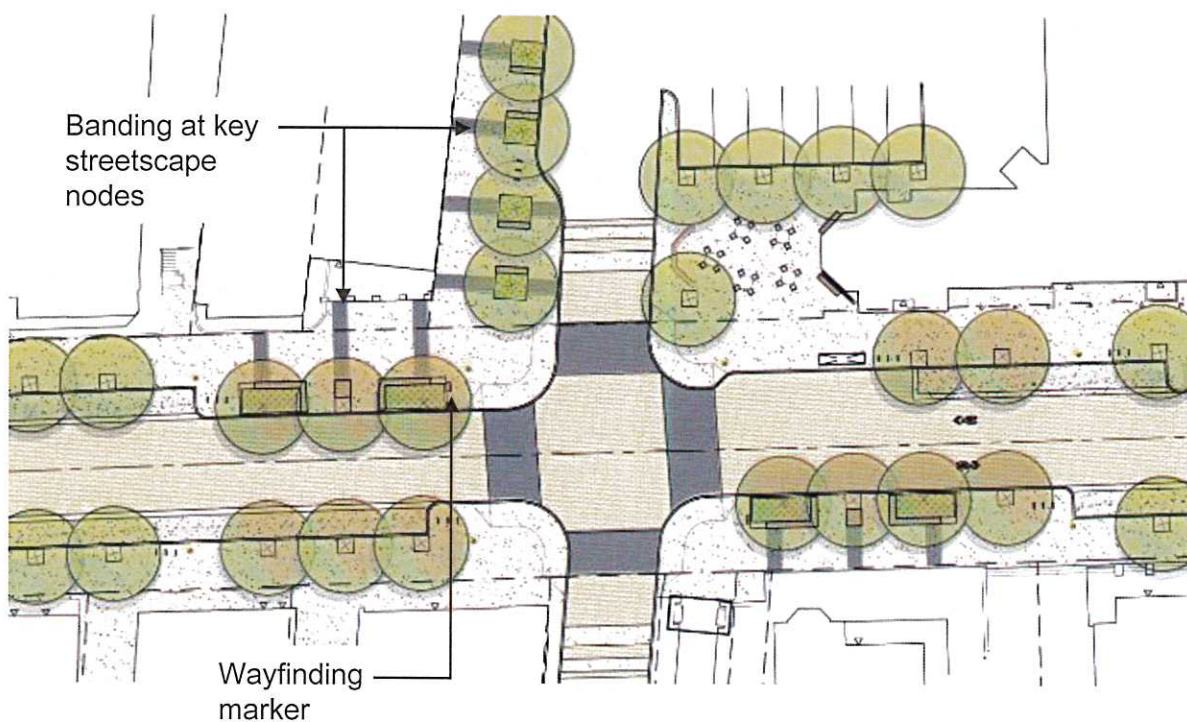
Provide new public realm spaces.



East Plaza view

Design Move #5

Celebrate and interpret heritage assets



Heritage wayfinding marker
with bench



Design Move #6:

Create a more accessible, comfortable, and high quality streetscape environment.



Lighting



Integrated Seating



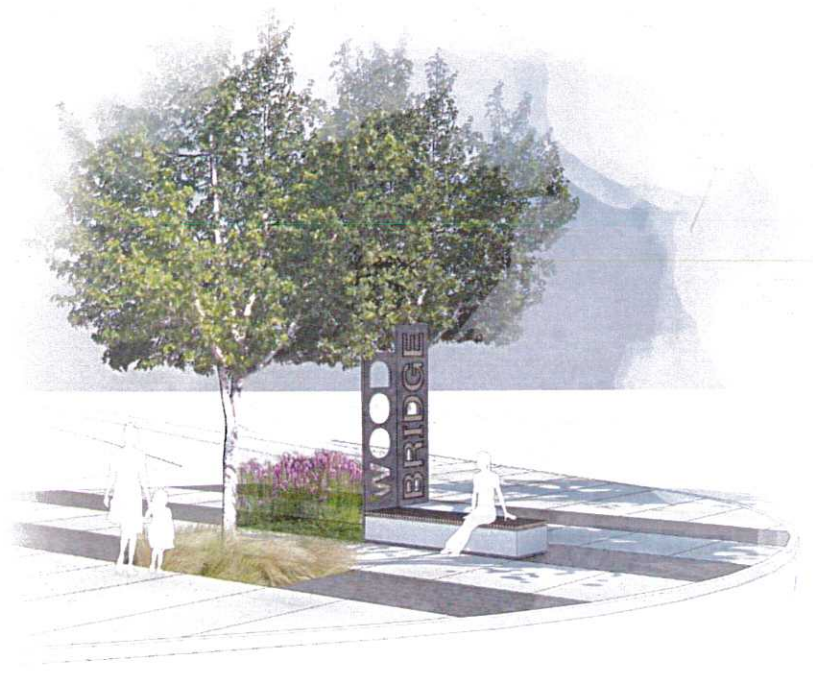
Enhanced Pedestrian Crossings

Design Move #7:

Building identity through design elements



Custom Gateway Enhancements





Design Move #7:

A new planting strategy



Continuous Street Trees



Accent Trees



Soil Cells



Resilient Species



Design Move #8:

Enhancing the interface to existing public open spaces.

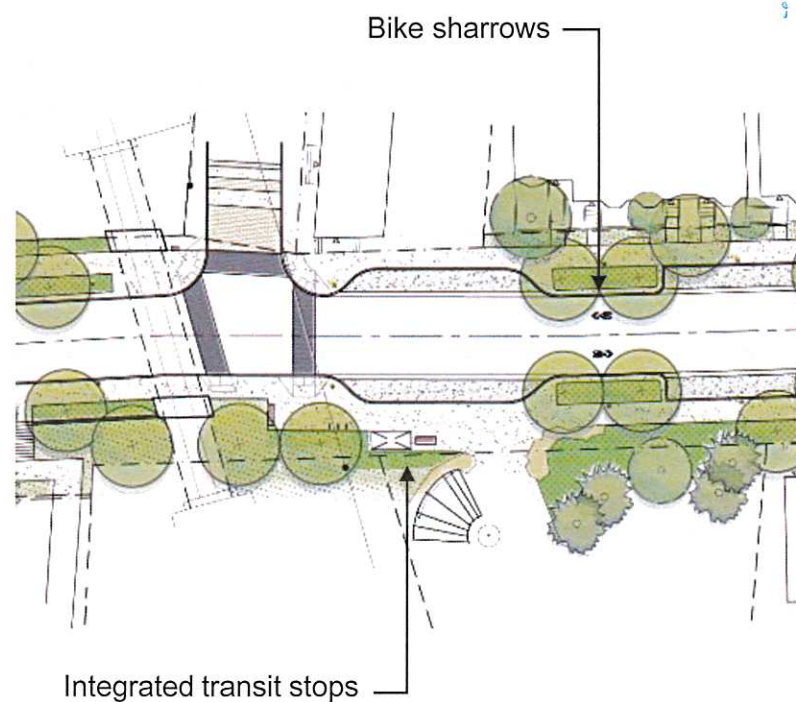
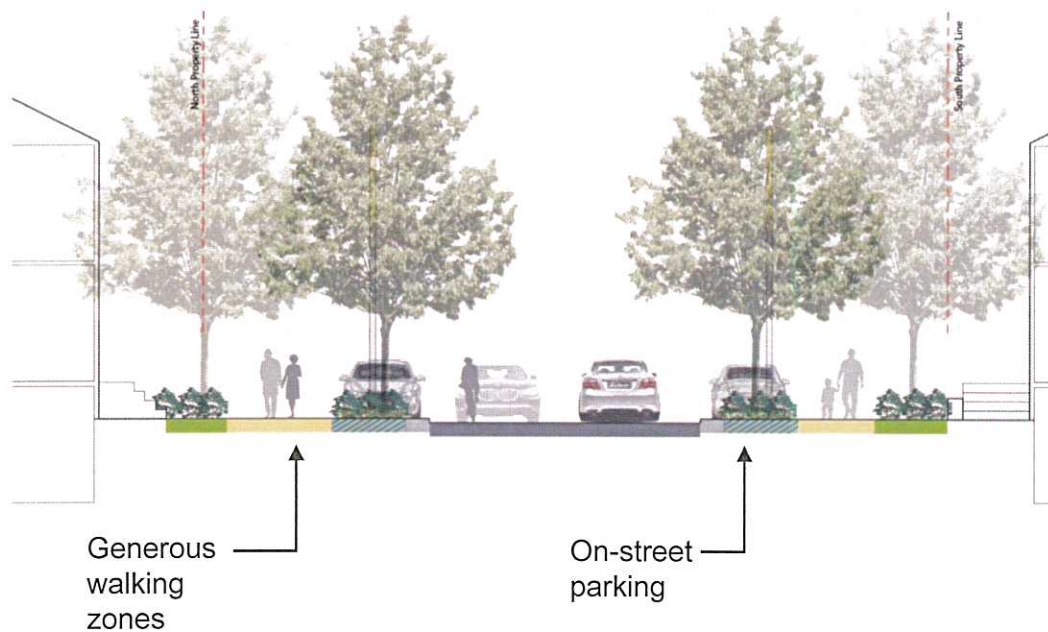


Fred Armstrong Parkette & Humber River Trail linkages

Design Moves #9 and #10:

Supporting active transportation

Integrating on-street parking



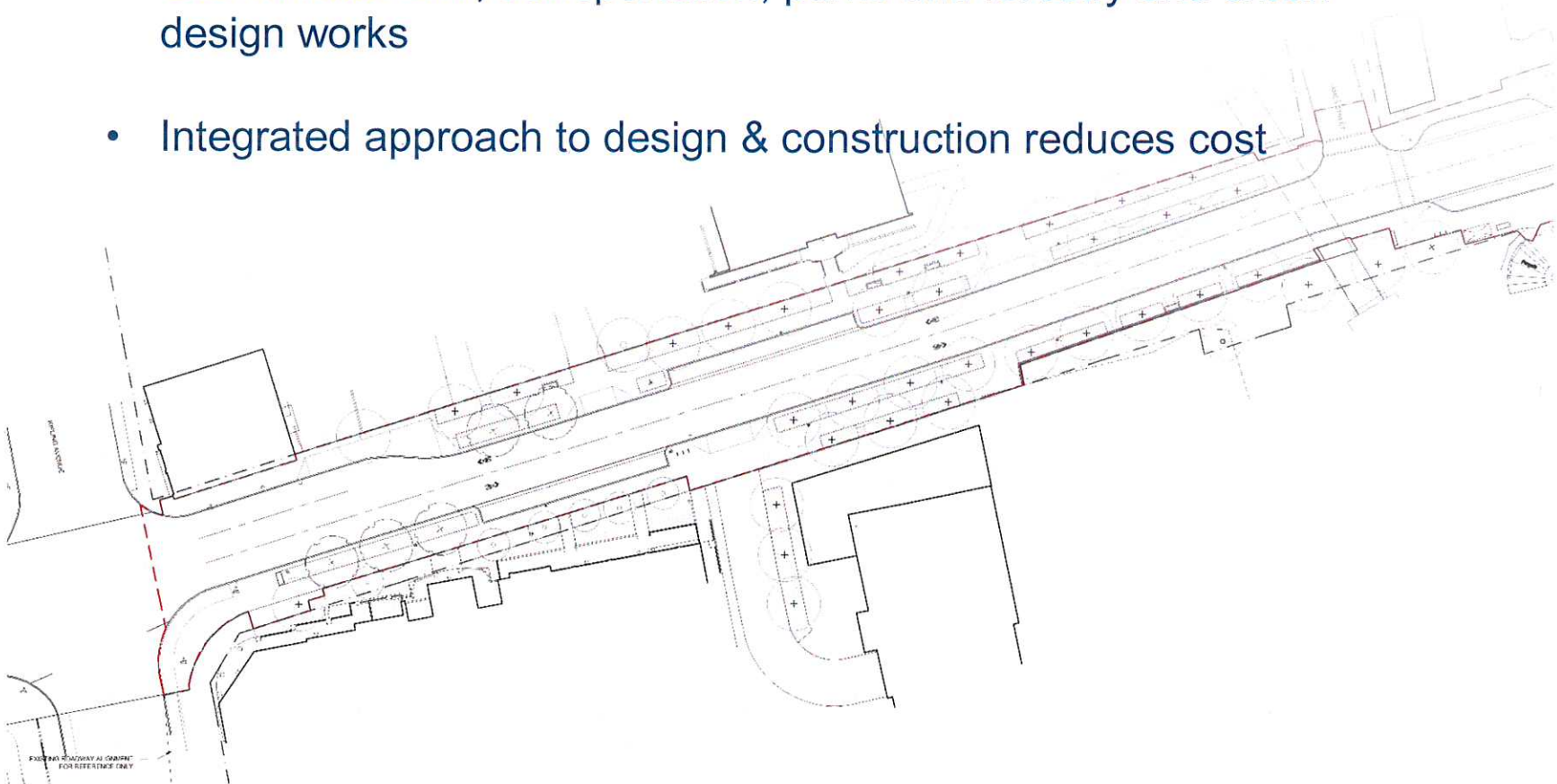


Woodbridge Avenue **Streetscape Design Implementation Strategy**



Phase 1 Works:

- Recommended first step for achieving full public realm vision
- Coordinates civil, transportation, parks and forestry and urban design works
- Integrated approach to design & construction reduces cost





Phase 1 Works:

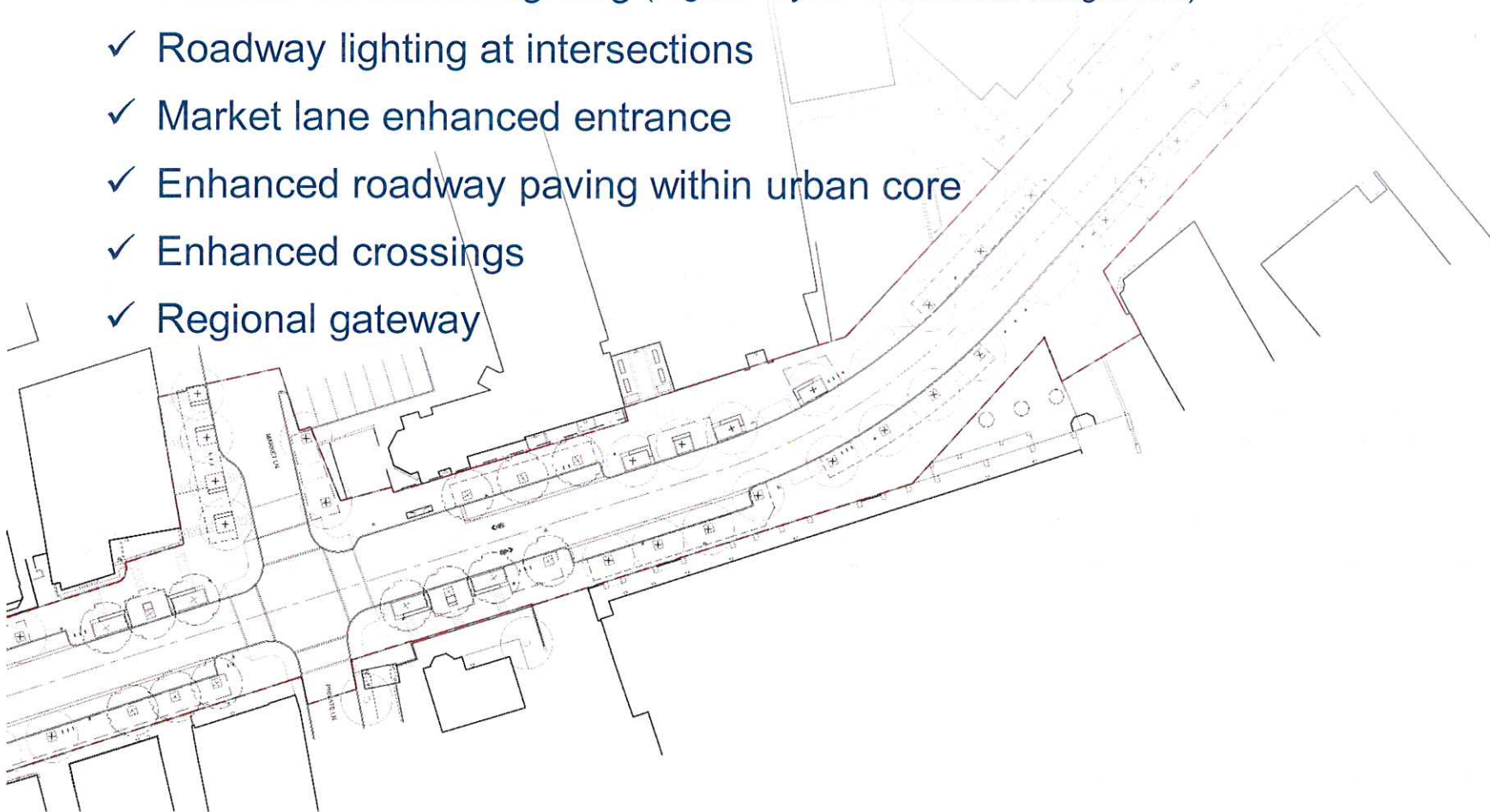
- Total Preliminary construction cost: \$12,850,000
- Cost is being considered as part of the 2018 Development Charge Background Study update
- Woodbridge Avenue qualifies as a premium Streetscape level of service based on the Council approved City Wide Streetscape Implementation Manual and Financial Strategy





Phase 1 Works:

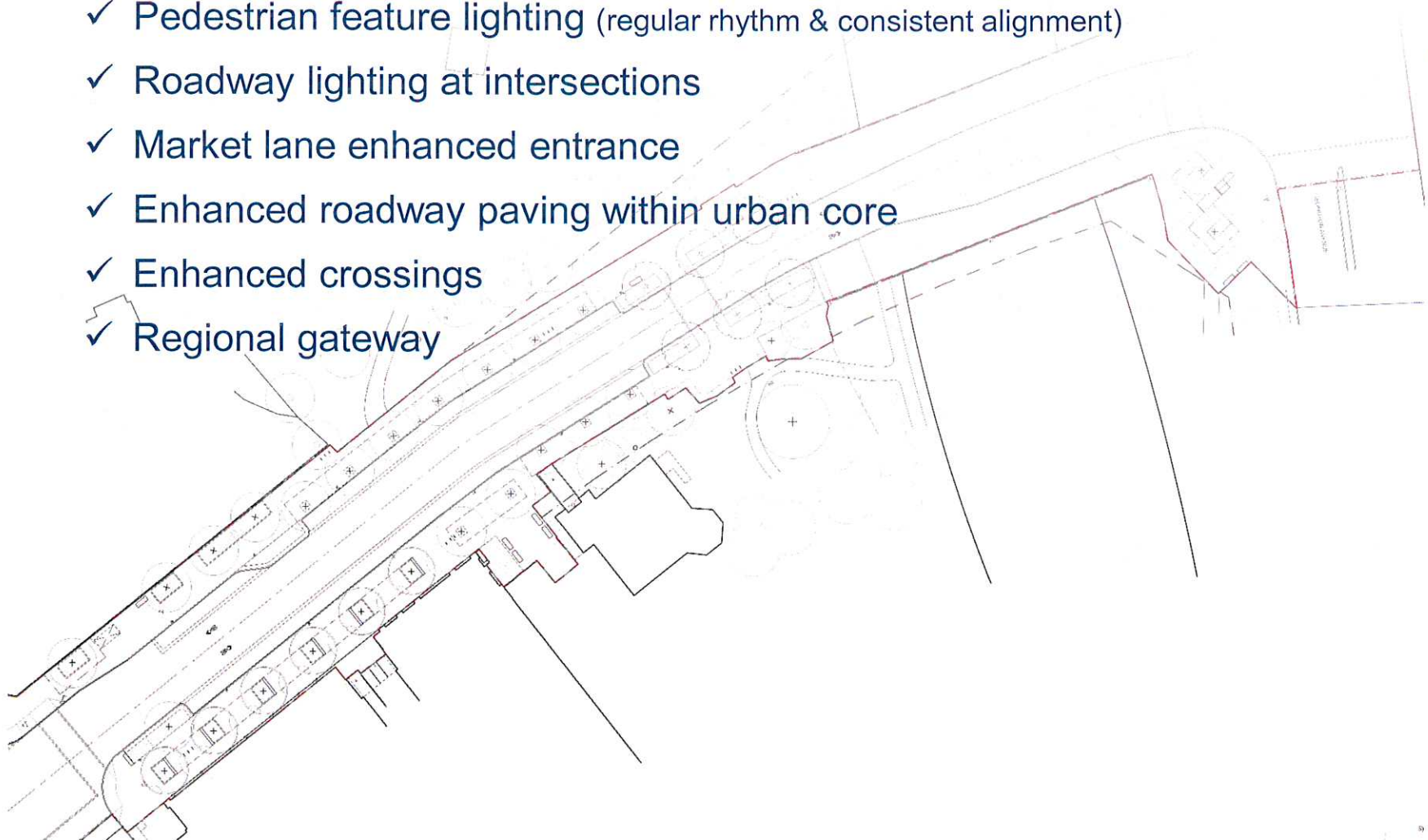
- ✓ Pedestrian feature lighting (regular rhythm & consistent alignment)
- ✓ Roadway lighting at intersections
- ✓ Market lane enhanced entrance
- ✓ Enhanced roadway paving within urban core
- ✓ Enhanced crossings
- ✓ Regional gateway





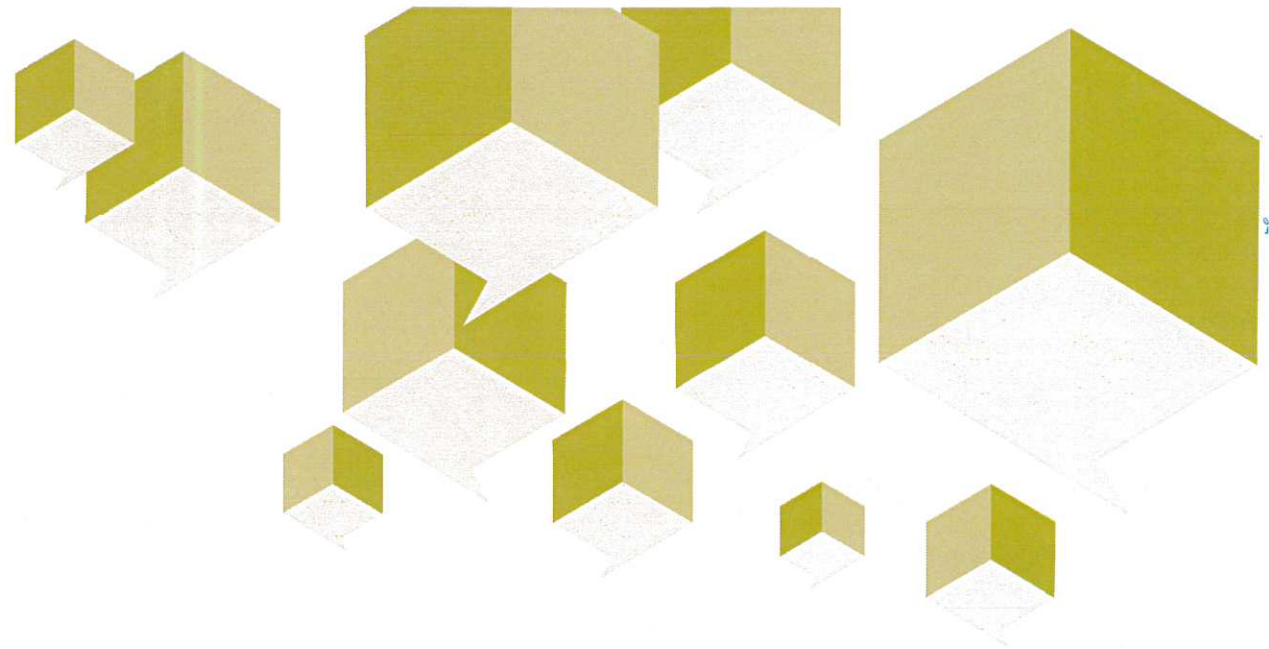
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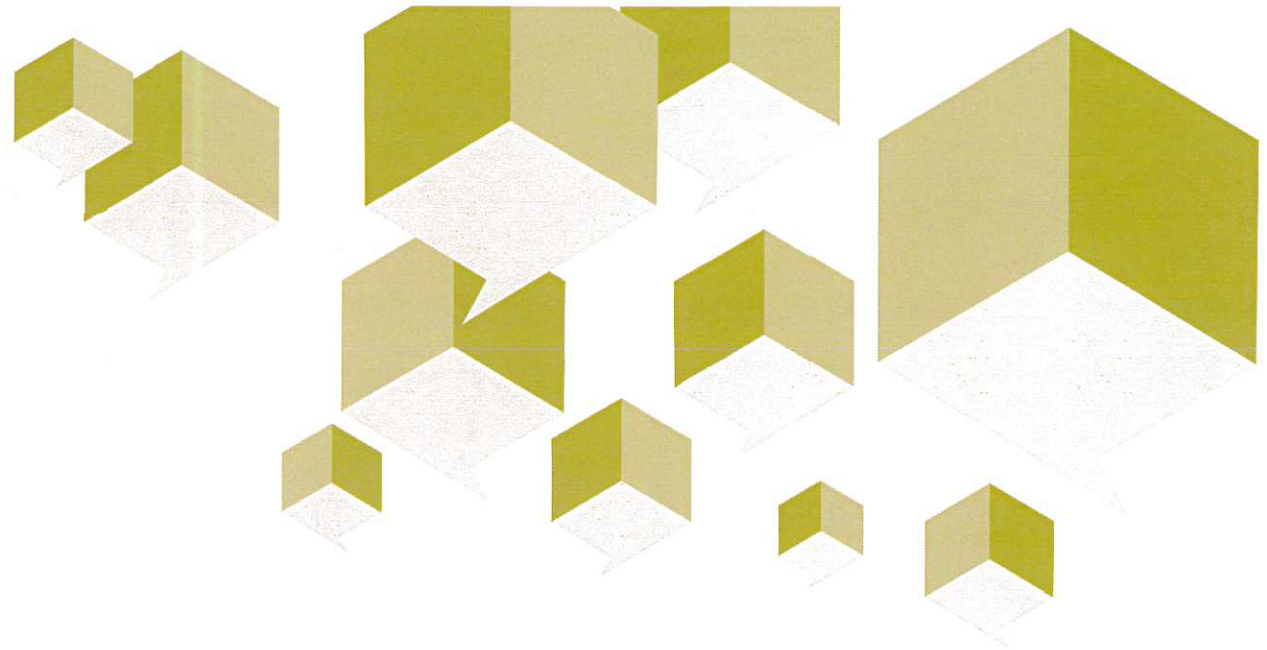
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Discussion / Questions

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