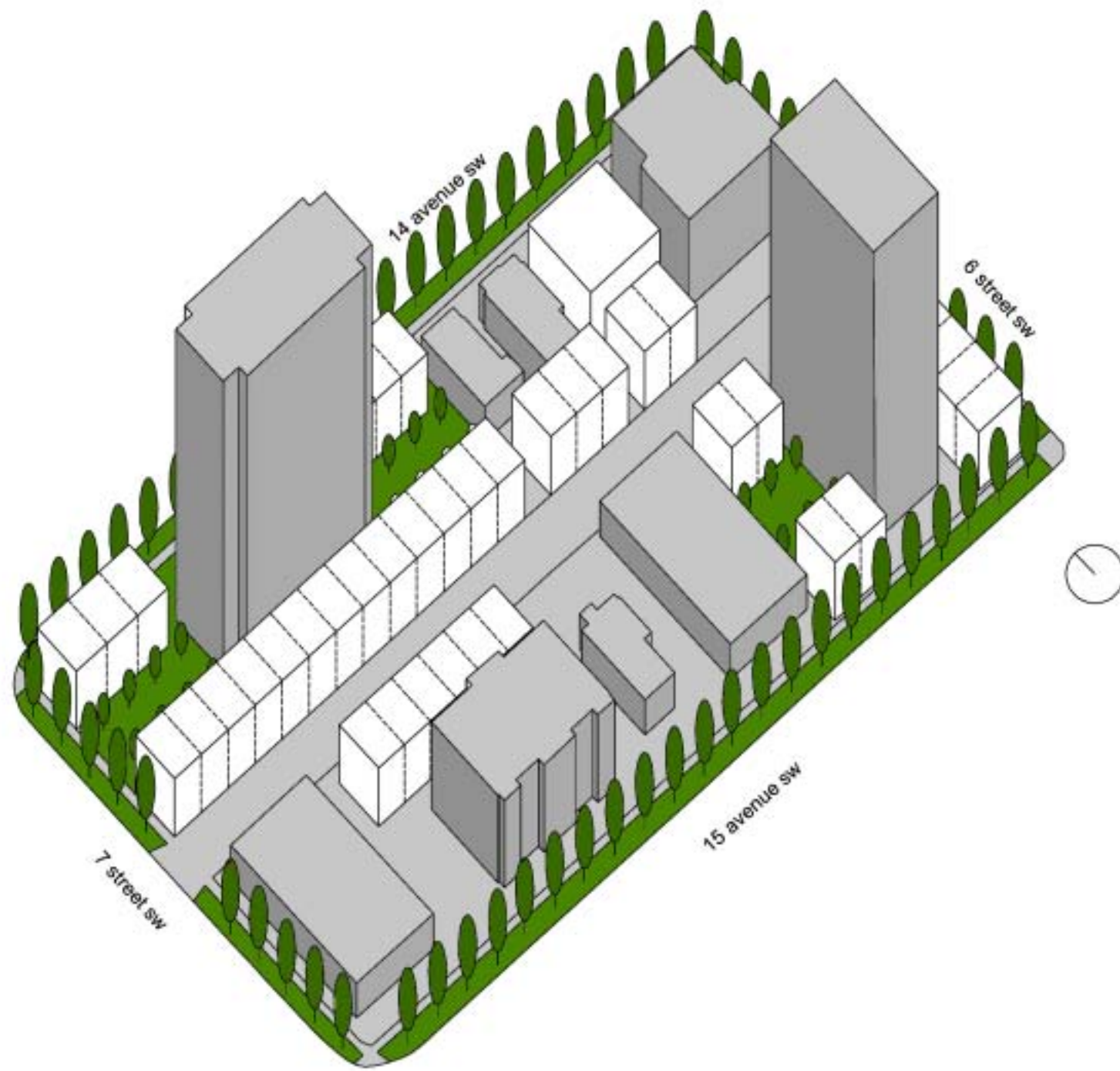




## illustrative concept



## precedents



individual laneway gardens



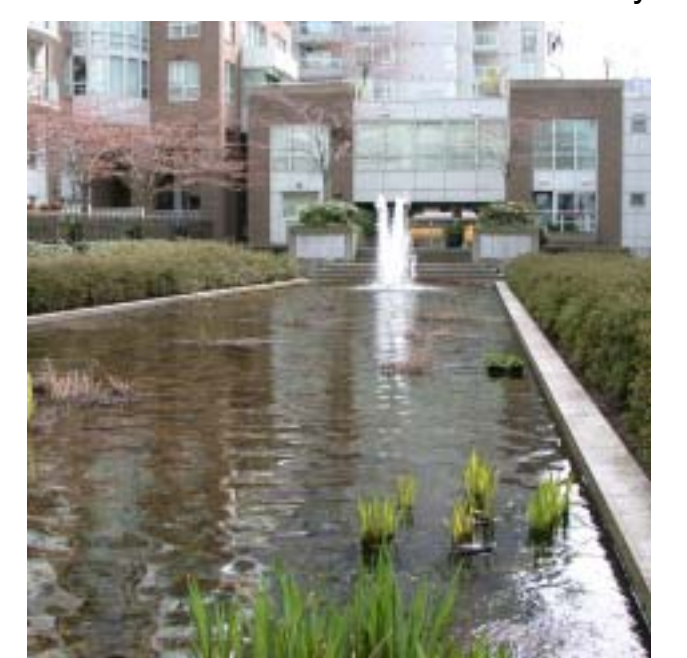
urban villa



articulation of entry



green building facade



courtyard water feature

## sw of loughheed house

Case study 4 examines a block in the community where both parking structures and surface parking lots have had a significant impact on the residential environment. As is the case with Chelsea Estates in case study 1, this block features high-rise apartments typical of the RM-7 District.

This case study represents how long-term infill redevelopment of townhouses and smaller apartment buildings can improve an area:

- Inefficient parking structures and surface parking lots could be replaced by both low-rise apartments and townhouses.
- Townhouses could be developed to enhance streetscapes and to infill underutilized portions of the block.
- Townhouses could face the lane to create more of an urban village atmosphere.
- The street would be enhanced with more generous boulevard tree planting, while some of the pavement on the block could be converted to landscaping.
- Parking would be developed underground.
- lanescapes
- development along lanes

This case study illustrates Development Principles in the following categories:

- density
- building & site design
- parking
- streetscapes



green lanes