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Ryan Nemis

<b>TO:</b>	<b>CHAIR AND MEMBERS – PLANNING AND ENVIRONMENT COMMITTEE</b>
<b>FROM:</b>	<b>J.M. FLEMING MANAGING DIRECTOR PLANNING &amp; CITY PLANNER</b>
<b>SUBJECT:</b>	<b>CANDIDATE APPROVAL FOR THE URBAN DESIGN PEER REVIEW PANEL MEETING ON MONDAY DECEMBER 12, 2016</b>

**RECOMMENDATION**

That, on the recommendation of the Director of Land Use Planning and City Planner, the following candidates **BE APPROVED** for the positions listed below on the Urban Design Peer Review Panel:

- a. Jordan Kemp – Position of Urban Planner/Designer
- b. John Nicholson – Position of Architect
- c. Janine Oosterveld – Position of Urban Planner

**BACKGROUND**

On November 26, 2012, Planning and Environment Committee approved a revised Terms of Reference for the Urban Design Peer Review Panel. The revised Terms of Reference outlined the makeup of the Panel with the following positions: three (3) Architects and three (3) other professionals that influence the design of the built environment and are registered in their field; these fields include, in order of preference, Landscape Architecture, Urban Design, Planning or other professional fields that influence the design of the built environment. The terms of reference also staggered the terms of Panel appointees to balance the Panel’s representation between a desire for consistency of operation while allowing for fresh perspectives. The Terms of Reference indicates Panel members are to be approved by Council upon the recommendation of administration.

Panel members serve a two (2) year term from the date of their appointment and shall not sit for two consecutive terms. On December 31, 2016 the expiry of these term limits applied to three (3) panellists. At this application cycle, the positions required to be filled are for one (1) architect and two (2) professionals that influences the design of the built environment.

Overall, the candidates noted in this report provide a full complement of expertise in the various disciplines. The overall collective experience of the candidates will assist the City as we move forward and continue to elevate the presence of the Panel within the planning and development approvals process.

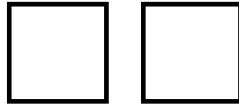
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**Ryan Nemis**

<b>PREPARED BY:</b>	<b>SUBMITTED BY:</b>
<b>RYAN NEMIS, URBAN DESIGN TECHNICIAN</b>	<b>SEAN GALLOWAY, MCIP, RPP MANAGER –URBAN DESIGN</b>
<b>RECOMMENDED BY:</b>	
<b>JOHN M FLEMING, MCIP, RPP MANAGING DIRECTOR PLANNING &amp; CITY PLANNER</b>	

December 6, 2016  
RN

Attach. Candidate Submissions



Ryan Nemis

## APPENDIX A

**Name:** Jordan Kemp

**Occupation:** Urban Planner/Designer

### **Work experience:**

I am a development planner with over five years of professional experience in land use planning, urban design, as well as the municipal approvals and permitting process. The core of my professional experience is focused on evaluating and providing advice on the development potential of land, particularly underutilized sites in urban centres and assisting clients through the development approvals process. A significant portion of this work involves providing guidance on appropriate and desirable built form solutions for development, particularly as they relate to official plan policy, urban design guidelines, and zoning regulations. My scope of work includes a broad range of land use types and densities of development, including mixed-use projects, office buildings, master planned communities, as well as industrial uses.

### **Education:**

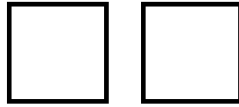
In 2009, I graduated from Western University's Urban Development Program. Focused on financial feasibility analysis for real estate development, course work during this program helped me to gain an intimate understanding of the drivers behind built form, height, density and the economics of development. I graduated with the Gold Medal Award and the Society of Industrial and Office Relators Award, the program's top scholarship awards. I graduated from McGill University's Master of Urban Planning program in 2012. As a studio-based curriculum, my professional thesis project focused on evaluating multi-unit development forms (at various building scales) and unit layouts that are both supportive for families with children and economically viable for developers. This project won the Canadian Institute of Planners' top graduate research award. I am a Registered Professional Planner and a Full Member of the Ontario Professional Planners Institute. Earlier this year, I completed the OPPI's "Planner at the Ontario Municipal Board" course.

### **Skills:**

With a background in planning and development approvals, I have a deep understanding of the built form principles and elements that contribute to good urban design and place making. A professional sensitivity to the challenges of site context, conditions and constraints; the role of applicable policies and guidelines; as well as a capacity to understand the three-dimensional impacts of development are some of the key skills I have developed through my professional experience. As a planner, I take a holistic approach to development, taking into account a range of issues and their impact on built form including: site functionality and operation, development phasing, transportation, servicing and stormwater management, as well as, natural heritage or hazard issues, amongst others. In my daily role, I evaluate the merits of development proposals at a range of scales: from the impact of towers in framing the skyline; the relationship between built form and access to sunlight, shadow, privacy and overlook; as well as the important details of materiality and streetscape design. As a planner focused on development approvals, it is critical that I provide support only to those projects which, in my professional opinion, represent good land use planning and are a valuable contribution to their surrounding contexts.

### **Interest reason:**

Drawing from almost ten years in London as a professional and as a student, I have developed a strong relationship with the city, its neighbourhoods, local organizations and the development that shapes it. I understand the nuances of growth and development in London, including the challenges to achieving good quality built form and creating integrated, walkable communities. Additionally, I have an intimate understanding of the policy framework that shape development in London, such as the City's newly adopted London Plan, Southwest Area Secondary Plan, and the Downtown Master Plan. Building on this experience, I want to contribute to the enhancement and refinement of development proposals in London. The Design Review Panel presents an opportunity to positively reinforce the key principles of good urban design in a manner that has a lasting impact. From the layout and functionality of commercial pad



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development to the shape and articulation of tall buildings in the Downtown, I believe the Panel plays a critical role in helping to create or revitalize communities that will sustain the city's long-term growth and prosperity.

**Contributions:**

I am confident that my professional experience, particularly in Toronto and the GTA, matched with my own intimate knowledge of London's planning and development environment will bring a valuable perspective to the Panel. I understand the elements that are critical to good city building and how these can be integrated through high quality urban design in a variety of built contexts and forms. As a practitioner focused on development approvals, I also have an understanding of the industry's mindset: how to articulate recommendations in a manner that achieves results and how to engage developers (or their consultants) in constructive dialogue on urban design and built form matters. My objective as a Panel member, should I be selected, is to be a positive, rationale, and reasonable voice; to reinforce the goals articulated by the City in its planning documents; to be flexible when appropriate, taking into account the unique characteristics of each site; and to support the interests of stakeholders, including both affected communities and the development industry.

**Past contributions:**

As a founding member of the OPPI's London Area Program Committee and a past member of the Aeolian Hall Music Association's Board of Directors, I have always volunteered with organizations that are deeply connected to the physical aspects of community. As part of the OPPI Program Committee, we organized regular events for planning professionals and students that helped them to better understand the neighbourhoods in which they live or the policy documents that affect their work. Likewise, as a member of the Aeolian Hall's Board of Directors, we were deeply invested in positioning and projecting the Old East Village as one of London's top neighbourhoods for community-led arts and culture.

**Interpersonal:**

A constructive and respectful exchange of viewpoints or opinions on built form and urban design is a critical part of my professional role as a planner in the development field. On a daily basis, as part of discussions with City staff or through project design iterations with clients or architects, I am constantly required to evaluate proposals, establish and share my position, and defend or adapt my opinion based on the expertise of other professionals. As a planner, it is often my role to mediate and help experts in various fields (e.g., engineering, transportation, architecture, environmental) listen to, share, and understand the opinions of other professionals to the benefit each project as a whole.

**Interview interest:** Yes

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**Name:** John Nicholson

**Occupation:** Architect

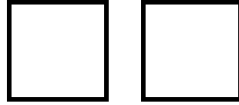
**Work experience:** Architect in private practice in London for 30 plus years. Many design awards in institutional, housing, commercial and education sectors.

**Education:** BA (Hons) History, BArch (UBC) OAA FRAIC LEED AP

**Skills:** A committed, past member of the panel with recognized design skills. A past mentor and critic of the RAIC syllabus teaching program.

**Interest reason:** A long standing history in participating in the public discussion of architecture and urban design, and an interest and commitment to continue to raise the bar of both in our city.

**Contributions:** I believe I bring a strong, creditable perspective to the panel, which is at once practical, respectful and process and passionate.



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**Past contributions:** Past member of the panel. Regular contributor through the London Society of Architects in matters of Urban Design. Mayors Honour List (for Outstanding Contribution in the Arts)

**Interpersonal:** Past member of the panel, teaching in the RAIC syllabus program, juror for architectural and public art juries. Past chair London Community Foundation, London Arts Council, Chair of Grants Committees for both. Current Board member and Chair of Social Finance Committee at LCF

**Interview interest:** Yes

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**Name:** Janine Oosterveld

**Occupation:** Urban Planner

**Work experience:** 18 years of planning experience in the planning profession (both consultant and municipal experience) Municipal site plan review experience with both the Cities of Cambridge and Kitchener

**Education:** Bachelor of Environmental Studies (Urban & Regional Planning), University of Waterloo Registered Professional Planner (RPP) Member of Canadian Institute of Planners (MCIP)

**Skills:** Land use planning Urban design

**Interest reason:** The urban design panel is an interesting approach to working with an applicant to shape projects to align with the City's vision. I would be honored to support the City in achieving its urban design objectives.

**Contributions:** I can bring a perspective from outside the community, perhaps there are lessons learned from other municipalities that can support the City's vision.

**Past contributions:** I am the Manager of Site Development with the City of Kitchener. I have delegated approval authority for site plan approval and chair Site Plan Review Committee meetings.

**Interpersonal:** This is part of my current role on a daily basis. I work with staff, agencies and the development community to achieve successful site plans that balance the competing interests of various parties.

**Interview interest:** Yes