

Applicant Submission

2025 January 27

Re: CPC Applicant Submission – Belmont Fieldhouse and Library R1
Development Permit Number: DP2024-02822
Project Location: 305 & 329 Belmont Avenue SW
Land Use: Special Purpose – Recreation (S-R)

APPLICATION SUMMARY

GEC Architecture is pleased to present to Calgary Planning Commission (CPC) our Development Permit application for a new-build fieldhouse and library located in the growing community of Belmont in southwest Calgary. The site is bordered by two major access roads with future planned commercial areas, mixed-use nodes, an LRT station, schools and a recreation center. The building itself is comprised of a fieldhouse with support spaces to the north, and a library and shared lobby to the east.

PROJECT BACKGROUND

The project will be the first phase of the development from the 2022 Master Plan on the Joint Use Site (JUS). The JUS is 34 acres divided into a Civic Site and a School Site, separated by a utility right-of-way.



Figure 1: 2022 Master Plan

The 12-acre Civic Site is located at the western edge of the JUS. A main arterial road, 210 Avenue SW, borders the south edge, providing vehicular and pedestrian access to the fieldhouse and library. Residential developments are adjacent on the west and north sides, and a utility right-of-way is located to the east. The site is generally flat with the exception of the west and south sides where a +/- 3-metre drop in grade occurs from the main floor elevation of the adjacent homes down to the site.

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The civic site is intended to deliver the desired types of accessible amenities to the growing and diversifying neighbouring communities.

The JUS is located within an area of diverse land uses including medium-density mixed uses and residential allowing it to serve a wide variety of user groups. It is directly adjacent to a planned Calgary Board of Education (CBE) High School, athletic park, affordable housing and Calgary Police Services station. A future Red Line LRT station is within a 600m walking distance north of the fieldhouse and library and a multi-use pedestrian and bicycle pathways are planned around the JUS perimeter along with bus stops, making the full site build-out a multi-modal and accessible destination.

Building on these existing and planned connections will be important to the success of the fieldhouse and library. See diagrams below for a conceptual illustration of proposed place-making strategies, serving as a base for the future creation of a unique site identity. A strong axial arrangement in both north-south and east-west directions acknowledges the adjacent residential neighbours and future Optimized Recreation Centre expansion while, also addressing the processional and terminus entrance to the building from the full JUS.

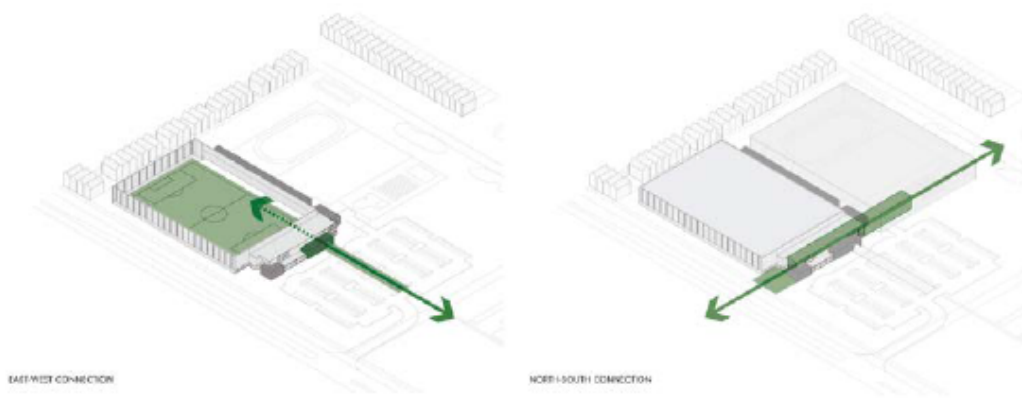


Figure 2: Site Axis

The fieldhouse and library design will define many key elements of the recreation facility's full build-out as well as the rest of the civic site, including the relationship of the recreation facility to its neighbouring houses, pedestrian and vehicular access, and the identification and character of the community. The facility will serve a wide range of recreation, wellness, and civic uses and will meet the operational needs of the City of Calgary's service providers and interested parties.

PROJECT SITE CHARACTERISTICS

The aforementioned +/- 3-metre drop in grade is utilized to help mitigate the large fieldhouse volume and establish a protected outdoor learning environment that is bordered by strategically placed trees and shrubs. The grade is managed on the southeast corner of the site by the addition of a sloped walkway to connect the bus stop to the building entrance.



Figure 3: Outdoor Learning Space

GREEN INITIATIVES

In addition to meeting the City's Sustainable Building Policy, the Belmont Fieldhouse and Library project is designed to meet the LEEDv4 BD+C Silver. During Design Development, the project was successful in obtaining additional budget from the Central Climate Fund (CCF). This funding is allocated to improve the building envelope, transition the mechanical design from a conventional system to heat pumps, and accommodate a solar photovoltaic array on the fieldhouse roof to align with the requirements of the Zero Carbon Building Standard.

PARKING

As part of the 2022 Master Plan, Bunt & Associates completed a parking study for the Joint Use Site in consultation with the interested parties. As the Belmont Fieldhouse and Library's project evolved and the facility-specific programming became more refined by Recreation and Social Programs, Bunt & Associates provided an update to their original parking study which increased the parking count to 259 stalls for the fieldhouse and library, including six accessible stalls and 29 EV ready stalls.

ARCHITECTURAL DESIGN, BUILT FORM & MATERIALS

The exterior materials of the fieldhouse and library are robust and cost-effective to minimize maintenance and enhance durability. The fieldhouse volume will be clad with insulated metal panels complete with vertical fins and murals to help break up the large façade, pick up on the rhythm of the neighbouring homes and enhance the human scale. Cementitious panels add texture at the pedestrian level along the front of the building while glazing and metal panels help to bridge the gap between the two volumes. Glazing is concentrated in the lobby and library areas to bring natural light into and through the building, and to provide a glimpse into the library space from 210th avenue.



Figure 4: View of South facade from 210th Avenue

CONCLUSION

The Belmont Fieldhouse and Library is an exciting project that will fill a service gap within Calgary's growing southwest quadrant for both recreation and the Calgary Public Library (CPL). It is aligned with the City of Calgary's goals and policies and meets the needs of the Recreation and Social Programs Business Unit and CPL. For the reasons outlined above, we respectfully request your support for this application.

Please do not hesitate to reach out should you have any questions, comments, or concerns.

Yours Truly,
GEC Architecture

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