

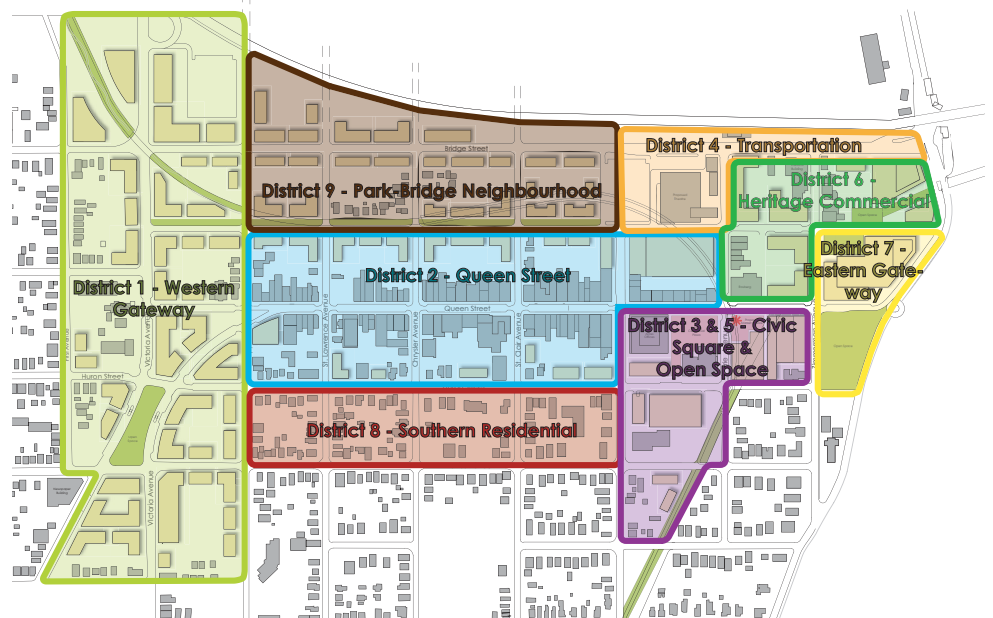
Downtown Urban Design Guidelines

MSH Genuine Results

Recognizing the importance of the Downtown to the economic health, civic pride and history of the community, MSH was retained by the City of Niagara Falls as part of a multidisciplinary team led by Brook McIlroy tasked with establishing new Official Plan policies and zoning regulations intended to stimulate and guide the revitalization of the Downtown.

In order to guide regeneration and evaluate development applications in the Downtown, the policies and regulations focused on:

- establishing realistic height and densities to achieve planning and urban design goals including the preservation of views and sun access;
- emphasizing form, impacts and functionality rather than use to encourage a mix of uses and entrepreneurial vitality;
- fostering appropriate transitions to surrounding neighbourhoods;
- accommodating parking demand, while fostering a pedestrian-friendly environment;
- protecting heritage and character buildings while accommodating development; and,
- incorporating sustainability in the planning framework.



Project:

Official Plan & Zoning
By-Law Component of the
Downtown Urban Design
Guidelines

Client:

City of Niagara Falls,
Ontario

The Opportunity:

To establish new Official
Plan policies and zoning
regulations intended to
guide revitalization of the
Downtown.

Schedule:

September 2006 -
December 2007

Key Personnel:

Elizabeth Howson

Macaulay Shiomi Howson Ltd
600 Annette Street
Toronto, ON M6S 2C4
T: 416-487-4101
F: 416-487-5489

471 Timothy Street
Newmarket, ON L3Y 1P9
T: 905-868-8230
F: 905-868-8501