



725 MARINE DRIVE, NORTH VANCOUVER
PUBLIC PLAZA ARTWORK

REQUEST FOR EXPRESSIONS OF INTEREST AND QUALIFICATIONS
Anthem Properties Ltd.
November 9, 2015

SUMMARY

Anthem Properties Ltd. is seeking an artist or team of artists to create a permanent artwork associated with the development of a new mixed-use (residential/commercial) complex located in North Vancouver. The artwork will be installed in a prominent location in the eastern public plaza of the proposed development. This Request for Expressions of Interest and Qualifications has been prepared to solicit responses from artists experienced with budgeting, fabrication and working with design teams.

This Artist Call will be a two-stage artist or artist team selection process. The first stage is a Request for Qualifications (RFQ). Up to (5) short-listed artists will proceed to Stage Two – Concept Development Phase and will receive \$1,500 to develop a concept proposal for presentation to the Artist Selection Panel.

This Call does not require the preparation of a proposal. Anthem is not asking for concepts at this stage and those proponents who enter concepts or discuss them in their Letter of Interest will have their entries returned and will not receive further consideration.

Budget:	\$100,000 CAD (plus GST)
Eligibility:	Canadian Residents from Alberta, British Columbia, and American residents from Washington State.
Completion:	2017
Contact:	Kari Huhtala, Public Art Consultant – khuhtala@shaw.ca
Submission Deadline:	Monday, December 7 th , 2015 @ 4:00pm

I. INTRODUCTION

This 5-storey, mixed-used development is defined by one level of retail at grade and four levels of residential above. The property is owned by local developer, Anthem Properties Ltd. and is located at 725 Marine Drive in North Vancouver. The site is highly visible from the major intersection of Bewicke Avenue and Marine Drive. Construction on this site is scheduled to commence in early 2016 and complete in 2017.

II. ARCHITECTURAL DESIGN + FORM

Designed by Besharat Friars Architects and Perry & Associates (landscape architects), this project consists of 80 residential units and 83,000 square feet of buildable area. The site is currently occupied by a local car dealership in the emerging Marine Drive Corridor neighborhood. The mixed-use nature of the development responds to the City of North Vancouver's goal to migrate auto dealerships off of Marine Drive and create a more vibrant, residential, pedestrian-oriented community.

In response to the site's distinct location and the changing nature of the area, the project aims to create a stronger relationship with Marine Drive. The building mass responds to the program of the building and the orientation of the site and follows both the gridlines of Marine Drive and the angle of the property line to the south of the site. The two main facades (facing north-east and south-west) offer views of the harbour and mountains. A combination of brick work, composite cladding and glazing will be used to deliver a contemporary aesthetic, departing from traditional West Coast architecture found in adjacent projects. The prominent northeast corner of the building is highlighted by a modern, architectural 'superframe' that adds visual interest.

The retail façade at ground level has a transparent quality created by generous use of glazing to draw people in and create a direct relationship with the public. The residential units above are diverse in size and will cater to a range of potential buyers and tenants. These components are bookended by two public gathering spaces located at the east and west edges of the site.

III. MARINE DRIVE STREETScape

The Marine Drive streetscape responds to the spirit of the 2010 City of North Vancouver Marine Drive Streetscape Guidelines. The public realm design supports a fine-scale retail streetscape with carefully designed patterns of banding and trees on the project grid.

The addition of a bike lane on Marine Drive narrows the pedestrian realm, precluding the provision of rain gardens and site furniture along the project face. Public amenities are concentrated in courts at either end of the project on private land. Fastigate street trees are located in tree grates to maximize pedestrian flow and reflect other recent precedent-setting installations along Marine Drive. An existing mature oak tree on City property is retained at the east end of the project requiring a pedestrian transition around the tree to the existing sidewalk. Future development of the adjacent site may require the eventual removal of this tree.

The northeast corner of the 725 Marine development is an extremely important aspect of the project. It is un-obscured by surrounding buildings and is highly visible from Marine Drive, Bewicke Avenue and Keith Road West. A public plaza will be located in this area, offering outdoor space, seating area, with planting and trees. This location will provide a transitional space from Marine Drive into the site while at the same time offering a visually attractive corner that will greet people as they travel along Marine Drive. It will also provide a pedestrian link from Marine Drive to the south of the site and a public right of way connecting Marine Drive and West 3rd Street.

The artwork will be located at the northeast plaza facing Marine Drive to the public pathway that leads to the Mosquito Creek to the public pathway that leads to the Mosquito Creek (i.e. artistic gateway). Plaza location and site dimension plans are presented on page 8 and 9 of this call for artists. The plaza location presents the most visible location for a public art installation (e.g., three dimensional sculpture, integrated artwork as part of the plaza design, etc.). is important that pedestrians and motorists can easily view the artwork.

IV. GUIDING PRINCIPLES FOR PUBLIC ART

1. The Future: Bringing People Together

As urban spaces evolve, they begin to bring more people closer together. The public square at the corner of this project is intended to do this literally, while the public art will do this figuratively. While urban planning is bringing more and more people together on the North Shore today, as per below it was industry that did so originally.

2. The Past: An Industrial History

North Vancouver has a rich history of heavy and light industry due to its ocean and mountain borders to the north and south. This activity provided families and individuals a sound reason to settle in North Vancouver. While there is so much more that brings people to North Vancouver today, the rich and productive history of this area is worthy of recognition and celebration.

3. The Present: A Contemporary and Interactive Expression

While the building design takes a decidedly contemporary feel, the public art should evoke a similar aesthetic. The piece should be accessible to those in the square to interact with.

V. TERMS OF REFERENCE

1. Budget

The total project budget for this artwork commission will be \$100,000 CAD (plus PST). If submitting more than one proposal, artists must complete and submit individual submission packages for each RFQ submission. The budget will include, but is not limited to: artists' fees, design, permits as needed, engineering fees, fabrication, installation, photography, travel, insurance, and all taxes.

2. Schedule

RFQ Submissions Deadline	Monday, December 7 th , 2015, 4 pm
Short-Listed Artists Selection	December 15 th 2015
Short-Listed Artists Presentations	February 15 th to 26 th 2016
Production / Fabrication	2016/17
Installation / Completion	2016/17

3. Selection Panel and Process

The recommended artist or art team will be selected through a two-stage selection process under the mandate of the North Vancouver Public Art Program.

Stage One: A five-person Selection Panel consisting of developer representative, design professionals, artists, art professionals, community members and representative from the North Vancouver Public Art Advisory Committee) will convene to recommend up to five artists/art teams for consideration.

Stage Two: The short-listed artists/art teams will develop their concept proposals to be presented to the Selection Panel for consideration. These artists/art teams will receive \$1,500 to develop their concept proposals. Up to an additional \$500 will be available for travel and accommodation if required for short-listed artists/art teams.

4. Selection Criteria

Submissions to this Artist Call will be reviewed and decisions made based on the following criteria:

Stage One Criteria

- Artists' qualifications¹ and proven capability to produce work of the highest quality; and
- Artists' capacity to work in demanding environments with communities and other design professionals, where applicable.

¹ Terms of Reference: Selected artist or art team will be required to show proof of WCB coverage and \$2,000,000 general liability insurance.

Stage Two Criteria

- Appropriateness of the proposal to the project Terms of Reference and the City of North Vancouver Public Art Program collection & goals (www.artsoffice.ca/publicart);
- Artistic merit of the proposal;
- Degree to which the proposal is responsive to the site and the community;
- Technical feasibility of the project;
- Probability of successful completion; and
- Environmental sustainability of the proposed artwork.

VI. STAGE ONE: RFQ SUBMISSION REQUIREMENTS

All Stage One submissions should contain the following supporting documents, in the following order:

1. Application Form: Found on the last page of this document.
2. Letter of Interest (1 page maximum): Include artist or artist team approach and/or methodology. The statement should include a description of artistic discipline and practice.
3. Resume/Curriculum Vitae (2 page maximum per artist). If submitting as a team, each member must provide a personal resume.
4. (3) References: Must be able to speak to your expertise and experience.
5. Images of Past Work (10 images maximum, one image per page): Digital images of past work in any medium that best illustrate qualifications for this project. Include the following information directly on all image pages: title of work, medium, dimensions, location, date, and artist's or art team's name.
6. Stage One Submission requirements emailed in a PDF format to Anthem Properties Ltd. c/o Mackenzie Biggar at mbiggar@AnthemProperties.com

VII. STAGE TWO: CONCEPT PROPOSAL SUBMISSION REQUIREMENTS

Following review of Stage One RFQ Submissions, up to five (5) short-listed artists/art teams will be selected to provide a Stage Two Concept Proposal Submission according to the Submission Requirements:

1. Project Orientation: Artists will be required to attend a project information meeting to review the project brief.
2. Documentation: Artists will be required to submit the following documentation for review prior to the artists' presentation.
Submit the following documentation to: Anthem Properties, #300-550 Burrard Street, Vancouver, BC V6C 2B5.
 - a) Statement of Intent: Artists will be required to submit a two-page statement of intent.
 - b) Scaled Maquette and/or Detailed Renderings: Artists will be required to provide a concept proposal, maquette and/or rendered illustrations to best represent their concept proposal.

- c) Budget: Artists will be required to identify a preliminary budget based on their concept proposal. The artwork budget is \$100,000 (plus GST) and is inclusive of all taxes, artists' fees, artists' sub-consultant fees, fabrication, travel, accommodation, and installation costs.
 - d) Project Timeline: Artists will be required to provide a project timeline identifying proposed key project stages to coincide with the building's construction schedule. The information provided would give the Selection Panel a sense of your comfort level in project management and how you envision your role in the procurement of the project. If selected, the artist or art team will enter into negotiations with the City to determine their scope of work for fabrication and installation services. Artists and their sub-consultants will be required to coordinate with other design consultants.
3. Artists' Presentation: Artists will be required to give a 15 - 20 minute presentation on their concept proposal to the Selection Panel. The artist will be advised of the date and time of their panel presentation.

VIII. TECHNICAL GUIDELINES

This request for submissions **ONLY accepts PDF** applications via email. **Submissions must be contained in one single email PDF file.** Do not submit multiple electronic documents. All supporting documents must be complete and must strictly adhere to these guidelines and the submission requirements (above) or risk not being considered.

All submissions must be formatted to 8.5 x 11 inch pages. Portfolio images and concept sketches are best formatted to landscape format.

The artist's or art team's name should appear in the right-hand side of the header on every page.

Submission files must be 5MB or smaller.

IX. QUESTIONS

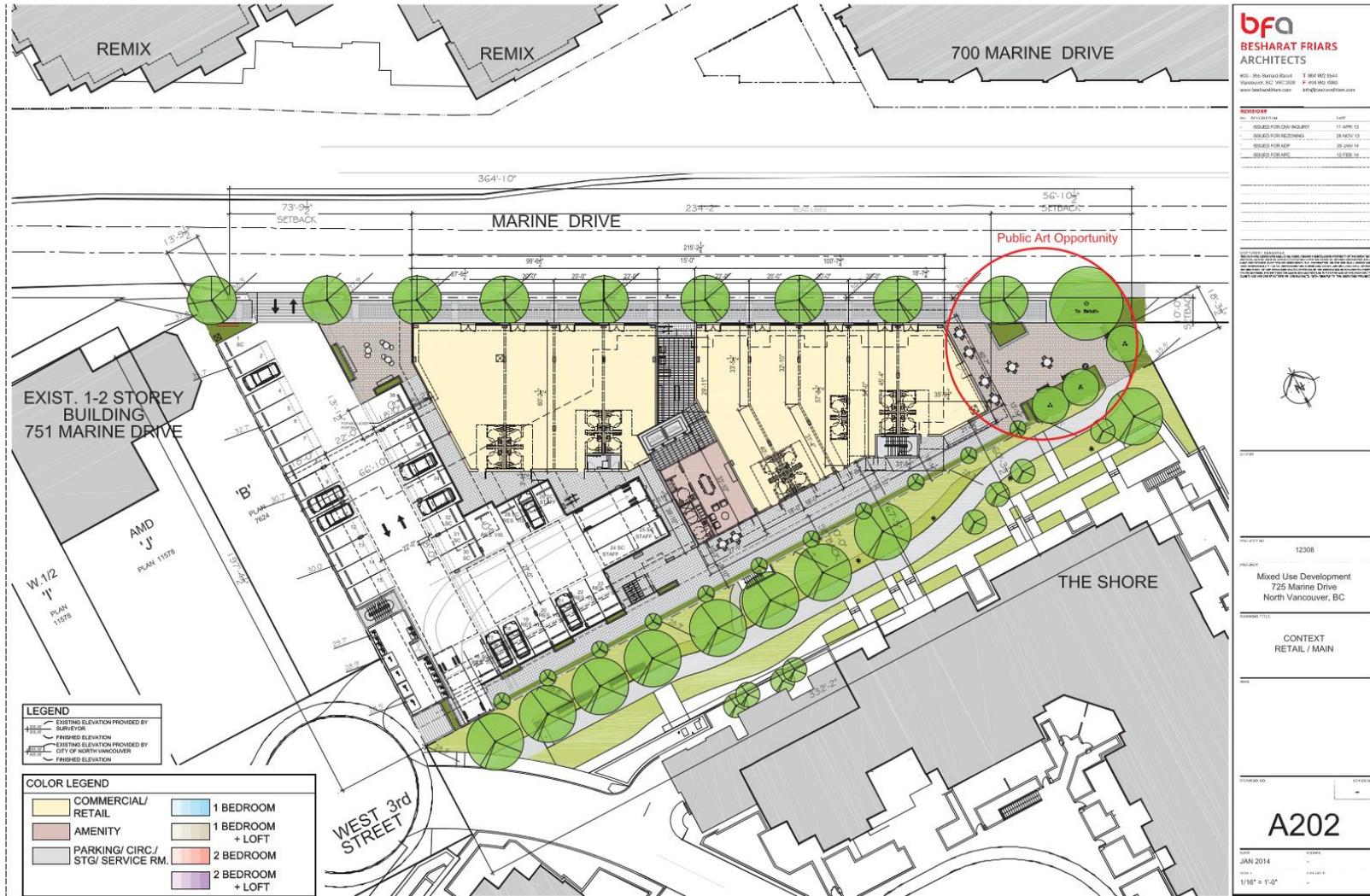
All questions regarding this artist call should be sent to Kari Huhtala at khuhtala@shaw.ca or (604) 613-0319.

X. ADDITIONAL INFORMATION

Please be advised that Anthem Properties Ltd. and the Artist Selection Panel are not obliged to accept any of the submissions and may reject all submissions. They reserve the right to reissue the Artist Call as required. All submissions to this Artist Call become the property of Anthem Properties Ltd. All information provided under the submission is subject to the Freedom of Information and Protection of Privacy Act (BC) and shall only be withheld from release if an exemption from release is permitted by the Act. The artists shall retain copyright in the Concept Proposal. While every precaution will be taken to prevent the loss or damage of submissions, Anthem Properties Ltd. and its agents shall not be liable for any loss or damage, however cause.



PUBLIC ART LOCATION



bfa
BESHARAT FRIARS
ARCHITECTS

400 - 866 Burrard Street T: 604 682 8544
 Vancouver, BC V6C 2G8 F: 604 682 4390
 www.besharatfriars.com info@besharatfriars.com

REVISIONS

NO.	DESCRIPTION	DATE
001	ISSUED FOR PERMIT	15 APR 13
002	ISSUED FOR PERMIT	28 MAY 13
003	ISSUED FOR PERMIT	28 MAY 13
004	ISSUED FOR PERMIT	15 FEB 13

PROJECT INFO

PROJECT NO: 12308

PROJECT: Mixed Use Development
 725 Marine Drive
 North Vancouver, BC

CONTEXT: RETAIL / MAIN

A202

JAN 2014

1/8" = 1'-0"

ANTHEM PROPERTIES LTD.

APPLICATION FORM: REQUEST FOR QUALIFICATIONS

Public Plaza Artwork

Submission Deadline: Monday, December 7th, 2015, 4 pm

Attach one (1) copy of this form as the first page of the submission.

APPLICATION FORM

Name of Artist or Team Lead: _____

Team Name (if applicable): _____

Address: _____

City/Postal Code: _____

Primary Phone: _____ Secondary Phone: _____

Email: _____ Website: _____

One website or blog only)

Submission Checklist:

Please provide these items in the following order:

- Application Form (this page)
- Letter of Interest
- Resume/Curriculum vitae for each artist/art team member
- Three References
- Ten Images of Past Work, formatted according to Submission Requirements

Incomplete submissions will not be accepted. Emailed submissions over 5MB will not be accepted. Information beyond what is listed in the checklist will not be reviewed.

List team member names here:

Signature: _____ Date: _____

Submit applications by email to:

Anthem Properties Ltd. c/o Mackenzie Biggar at mbiggar@AnthemProperties.com