

Strathearn Heights

A dense, diverse, green community



Strathearn Heights is a 9.2 hectare sustainable community with 1,750 housing units designed to be a walkable, mixed-use development with ample green space. The approved development plan has just achieved LEED-ND (Leadership in Energy and Environmental Design: Neighbourhood Development) Silver certification, making it only the second project in Alberta to do so. Strathearn Heights is an intentionally diverse community, featuring mixed-use zoning and luxury housing as well as affordable rental housing. Every Strathearn Heights resident can enjoy active and green space within walking distance of their home thanks to careful planning for 1.2 new hectares of parkland.

Notable Features

- neighborhood entirely on previously developed land
- no surface parking lots, all off-street parking located underground
- integrated bicycle network, including weather protected bike parking
- designed to integrate with surrounding communities through pedestrian paths
- 45% of the site is dedicated to green, active, or public art space
- community produces 2/3 less stormwater than conventional community through use of features such as cisterns and green space
- housing planned to minimize impact on surrounding area through shadowing studies during design phase

Owner:

Rockwell Investments Ltd.
The Nearctic Group

Architecture/Planning:

Sturgess Architecture
Armin A. Preiksaitis & Associates

Our Services:

- Sustainable Design Facilitation
- Energy Efficiency Consulting

LEED® Project Facts

Gross Site Area:	9.2 (ha)
Residential Density:	212 (units/ha)
Category	% Performance
Previously Developed	100 %
Parking Footprint	0 %
Bicycle Parking	15 %
Indoor Water Savings	30 %
Stormwater Reduction	66 %
Homes Within Walking Distance	
Frequent Transit	61 %
Schools	92 %
Open Spaces	100 %
Active Spaces	100 %
Mixed Uses (10 or more)	92 %
LEED-ND® Silver	



LEED ND Stage 2
Silver Certified
Completed 2009
Edmonton, Alberta



100% Previously developed land



66% Stormwater Reduction



0% Parking Footprint

