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# Jameson House, Vancouver

**British architectural** and design firm Foster and Partners, led by Pritzker Architecture Prize Laureate Sir Norman Foster, has an impressive portfolio of past and current projects that span the globe—not the least of which are commissions to design the second World Trade Center Tower in New York and the world's largest airport terminal in Beijing. Another new attention-getter is Jameson House, a mixed-use building in Vancouver, B.C., that has the makings to be a benchmark for sustainable high-end urban living.

The 37-story glass structure, scheduled to break ground this summer in the heart of Vancouver's Heritage district, is Foster and Partners' first residential project in North America. And the historic urban setting—it encompasses the restoration of the 1921 Ceperley Rounsfell Building and the retention of the facade of the Royal Financial Building—has Foster and

Partners thrilled on a number of levels.

For starters, local firm Jameson Development took the rare position of creating a state-of-the-art sustainable project in a dense mixed-use setting, elements that Foster and Partners strongly embrace. For example, the building's unique curved shape was designed to be sensitive to the local climate, including wind, rain and sunshine. Additionally, because energy demands will differ at the Jameson House, Foster and Partners senior partner Nigel Dancey says the 380-foot tower will have its own central "co-generation" power plant that will "carefully balance the energy needs of the building." Its use of an eco-friendly primary fuel and other green design features will result in lower carbon dioxide emissions.

"We firmly believe in our sustainable agenda," Dancey says. "It's not appropriate with all our clients, but this is a pretty enlightened client. With

this project, you have the retention of a heritage site and you are dealing with a mixture of retail and office space in a downtown setting. It becomes a compelling project because it addresses so many themes we strongly believe in."

Another unique touch of the 131-unit project—which includes membership to Vancouver's elite Terminal City Club, 24-hour concierge service, and available touchscreen panel controls for home entertainment, lighting, heating and security—will be North America's first automated non-pallet garage. The computerized parking system has been used for more than 40 years in Europe, and essentially acts as a virtual valet service.

Most residences at Jameson House range from \$598,000 to \$1.92 million.

SCOTT KAUFFMAN

## Jameson House

888.339.0707, [www.jamesonfoster.com](http://www.jamesonfoster.com)



Above: Jameson House is Sir Norman Foster's first residential project in North America.

Right: The 131 units will add a touch of modernity to Vancouver's Heritage district.