



July 23, 2026

Mr. Bin Pllana
Downtown Integration Manager, Infrastructure Services
City of Edmonton
Via Email: bin.pllana@edmonton.ca

Dear Bin,

Re: Strengthening Capital Project Sequencing to Support Downtown Access, Mobility, and Economic Vitality

While the large number of construction projects represent significant investments in downtown infrastructure, the cumulative impact to downtown accessibility is contributing to the permanent closure of ground-floor businesses. This represents a loss of employment for residents, loss of tax revenue to all levels of government, and loss of vibrancy in Edmonton.

As you appreciate, there is already an overwhelming impact of construction on the downtown road, sidewalk, and bike lane network, impacting access to, from, and within downtown. Most of the major downtown streets and avenues are currently undergoing public works and our business community cannot endure any further disruptions. (See Appendix A – List of Current Capital Projects).

Through this letter, the Edmonton Downtown Business Association requests: (1) priority reopening of intersections affected by Valley Line LRT construction; (2) a review of timelines for upcoming projects; and (3) a formal framework to assess business impacts when sequencing future capital projects.

1. Prioritized reopening of intersections

We appreciate that Marigold Infrastructure Partners and the City of Edmonton are working to re-open the road and sidewalks on 102 Avenue by year end.

It is encouraging to see the recent completion and reopening of the 104 Street intersection. This is an excellent example of construction prioritization and completion of a key intersection that serves a large cluster of our ground floor business members.

As work continues to progress, we request support for the reopening of the other north-south intersections as the highest priority. This includes the intersections at 103 Street, 105 Street, 106 Street, and 107 Street. This connectivity of the road network is key to businesses throughout this large part of downtown.

To us, success would look like the reopening of a new intersection each month this year, in advance of the overall opening of 102 Avenue by year end.

2. Revisiting the timeline of upcoming projects

The next request is also urgent, given two additional construction projects will result in even further road disruptions this summer/fall. Specifically:

- 97 Street: [Chinatown Gate](#), from 102 Ave to Jasper Ave (planned for Aug/Sept 2026)
- 101 Street: [Transit Priority Measures](#) on 101 Street, from 102A Ave to Jasper Ave (planned for Aug 2026)

We ask that the City revisit the timing of these two projects, as additional road closures, even for a short period, would further compromise the limited north-south corridors that sustain downtown access. As outlined in Appendix A, Downtown is already facing unprecedented construction impacts across most north-south and east-west corridors.

3. Framework for assessing business impact to inform future projects

We appreciate City Council approving the motion put forward by Councillor Stevenson and Councillor Parmar for a Business-Friendly Construction policy. We will put forward several recommendations following feedback from our business members who have closed and businesses who are trying to survive the impact of multi-year construction projects.

One of our key requests will be the development of a formal framework for assessing business impacts and informing the sequencing of future capital projects.

Understanding the impacts of construction on businesses and the economic ecosystem of Downtown has been lacking in past project phasing. Multiple projects over multiple years is having unprecedented impact on businesses. Consider all the projects currently underway downtown (Appendix A) and the new projects being considered for the 2027 to 2030 budget cycle (Appendix B). The impact will be further compounded by the upcoming Central Area Bridge Renewal projects, which are essential economic lifelines that connect Downtown Edmonton to the broader region.

Having an economic lens is critical to planning, being considerate to business needs, and building confidence within our downtown business community.

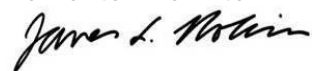
Conclusion

We require the City's support for ensuring the urgent reopening of downtown intersections connected with LRT construction. Further projects this summer and fall need to be revisited in terms of construction timing to avoid compounded issues further. We also require a framework for understanding business impacts to inform project sequencing is critical in moving forward.

Please know that the City's investment in downtown infrastructure is critical and appreciated. Equally important is ensuring businesses can remain open and successful throughout construction so they are positioned to benefit when projects are complete. Maintaining accessibility to Downtown is critical to supporting business growth, job creation, and Edmonton's economy.

We value working with you in your new role and appreciate the practical problem-solving approach you take. We look forward to continuing to work with you on the current challenges and opportunities ahead.

Sincerely,
Edmonton Downtown Business Association



James L Robinson
Executive Director

c.c. Braede Harris, Director of Operations

APPENDIX A – LIST OF CURRENT CAPITAL PROJECTS IMPACTING DOWNTOWN

North/South Streets:

- 99 Street: [99 Street Streetscaping & Waterproofing](#)
- 102 Street: [Valley Line West LRT](#) & [National Bank Centre Redevelopment](#)
- 103 Street: [Valley Line West LRT](#)
- 105 Street: [Valley Line West LRT](#)
- 106 Street: [Valley Line West LRT](#), [106 Street Streetscaping](#) adjacent to O day min Park, & [Vantage Park building development](#)
- 107 Street: [Valley Line West LRT](#)
- 108 Street: Various projects by EPCOR, [Lotus Park](#) building development, [Lilac Park](#) building development

East/West Avenues:

- Stony Plain Road/104 Avenue: [Valley Line West LRT](#)
- Jasper Avenue: [Imagine Jasper Avenue](#) Phase 2, from 117 St to 121 St
- 102 Avenue: [Wellington Bridge Replacement](#)
- 100 Avenue: EPCOR drainage work, eastbound closed at 110 St
- 103A Avenue – [103A Avenue Streetscape & Pedway](#), 97 St to 101 St
- Judy Padua Way: [99 Street Streetscaping & Waterproofing](#)

APPENDIX B – LIST OF POTENTIAL UPCOMING CAPITAL PROJECTS 2027 TO 2030 * IMPACTING DOWNTOWN

North/South Streets:

- 107 Street: [107 Street Streetscaping](#) from 99 Ave to Jasper Avenue
- 104 Street: Collector paving from 99 St to 104 Ave

East/West Avenues:

- 100 Avenue: Arterial Paving from 102 St to 109 St
- 100 Avenue: Arterial Paving, in coordination with [Wîhkewêntôwin Neighbourhood Renewal](#) from 109 St to 116 St
- 104 Avenue: Arterial paving from 101 St to 105 St

Other:

- Alleys: BIA Alley Reconstruction throughout Downtown

* Note – These projects are outlined in the City's draft [Capital Renewal Program Prioritization](#) report.