

Attachment-10 Community Energy Initiative Summary

The proposed development has incorporated a variety of building and site design features that support the City's objective for energy and water conservation, including:

- A compact built form that efficiently uses land on a Site that is designed for high-density residential development within the 'Built-Up Area' of the city with access to full municipal servicing and public transit;
- Incorporation of landscaped roof areas to reduce the need for building cooling;
- Provision of direct access to the street and to outdoor amenity areas that encourage active and passive recreational opportunities;
- Integration of educational panels along River Walk to educate the general public about the importance of natural heritage conservation;
- Identified access to three transit stops along Cross Street, Neeve Street, and Wellington Street, access to Downtown Guelph via the Guelph Junction Railway Bridge, and access to the Central Transit Station via Neeve Street which promotes alternative modes of transit and multi-modal transit options;
- Incorporation of efficient building design standards that provide for energy and water efficiency and conservation;
- The building's mechanical system will include high-efficiency heat pumps and high-efficiency boilers with a system performance that exceeds the energy performance requirements of SB-10 and the National Energy Code for buildings, as demonstrated by energy modelling. Geothermal has been investigated and determined to not be feasible due to the local bedrock and groundwater conditions.
- The parking rate will contribute to an overall sustainable design by reducing reliance on individual vehicles, and by selling the parking spaces separately from the dwelling units to allow future residents to use alternative modes of transportation. The MW4 development also includes EV parking spaces to provide opportunities for current/future residents to utilize electric vehicles.
- Low Impact Design (LID) measures have been included in the development through the use of a bio-retention swale to treat stormwater runoff on-site, thus reducing the amount of stormwater entering into the city's pipe systems.