

KINDRED
WORKS

1066 Dunbarton Rd, Pickering, ON
Public Meeting
2023.04.12

Environmental Performance
Social Performance
Financial Performance

**Three bottom lines,
core to our DNA from day one.**



Canada is facing multiple crises today.

At the top of the list is climate change, the existential issue of our time. The world is already 1°C warmer than it was in preindustrial times and our current infrastructure will take us past 1.5°C by mid-century. The next ten years are pivotal. To avoid 2°C of warming – widely understood as the tipping point into ecological catastrophe – we must reduce greenhouse gas emissions to zero. Buildings are associated with approximately a third of all greenhouse gas emissions, so community builders have a special responsibility to help minimize the amount of warming to come, and to help our communities become resilient and adaptable in the face of the warming we have already caused.

Canada is also facing the worst housing and housing affordability crisis in the G7. To provide enough housing units to accommodate Canadian families and return housing costs to acceptable levels of affordability, CMHC estimates that 5.8 million new housing units will need to be built by 2030. This is an unprecedented scale of building in Canada – more than double current construction output.

Climate-positive growth is the solution to these crises and challenges.

Kindred Works is committed to driving climate-positive growth through the communities we build. Further, Kindred is committed to ensuring that the benefits of this growth are shared with the residents of our communities, with the workers who build those communities and with our partners in Canada's First Nations.

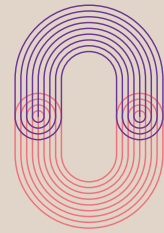
Kindred Works has the portfolio scale needed to build value-aligned partnerships, develop scalable solutions, and deploy those climate-positive solutions in the marketplace. Kindred is further leveraging the impact of each of our investments by partnering with academia to advance research; advocating for progressive policies within the broader public sector, and driving continuous improvement across the Kindred portfolio.

Kindred measures success across three bottom lines: environmental, social and financial. By delivering positive returns across all three bottom-lines, we ensure that our communities are part of the solution to Canada's challenges.

Every Kindred community implies a future, and that future is one of healthful, beautiful, resilient communities for all members of society that help solve climate change. In short, the future is bright. Please join us in bringing it to reality.



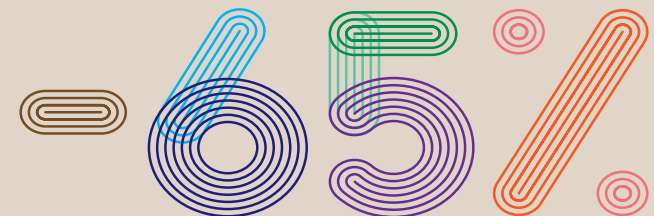
We're aiming to be a Net Positive Company by 2030.



Our communities produce zero greenhouse gas emissions on site.



By 2030, we aim to produce 80% less carbon in construction than today's industry standard (Embodied Carbon)



We're working to build our homes so they use 65% less energy per year than today's industry standard.

Kindred is building climate-positive housing to solve it.

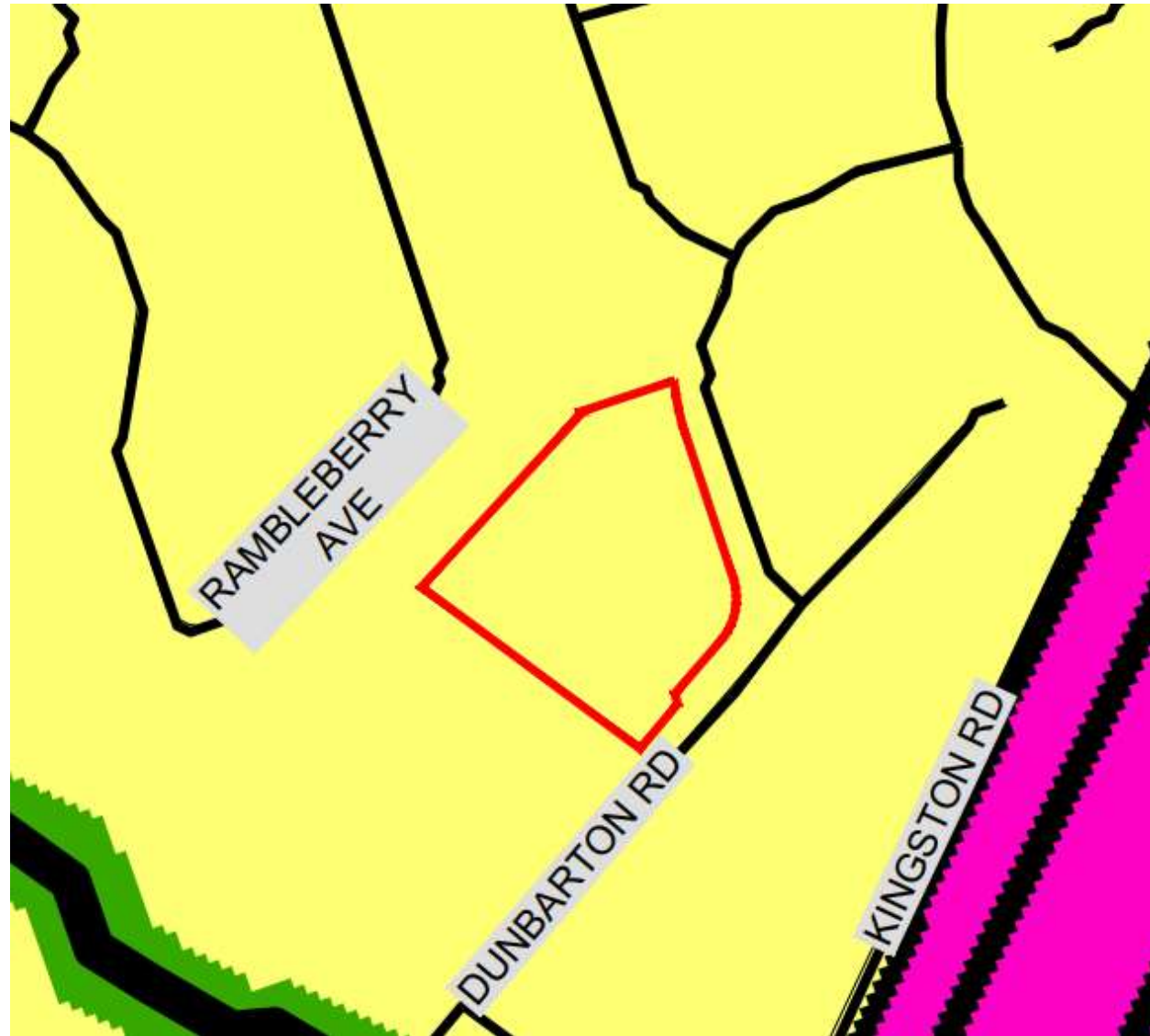
Kindred Works is committed to helping solving climate change by building climate-positive communities.

At Kindred Works, we measure our environmental impact primarily by the amount of greenhouse gas emissions (GHGs) our operations contribute to the atmosphere. This includes the emissions produced to build our communities, the emissions our communities produce during operations, and the emissions associated with our corporate activities.

Kindred Works aims to be a Net Positive company by 2030. This means we will need to remove an amount of GHGs from the atmosphere equivalent to the amount of GHGs our operations emit every year.

We are following a four-step process to achieve our Net Zero goal:

1. Reduce to the greatest extent feasible the amount of emissions produced when building our communities.
2. Reduce to the greatest extent feasible the amount of emissions our communities produce during their operations.
3. Reduce to the greatest extent feasible the emissions produced from our corporate activities.
4. Capture and sequester a mass of GHG emissions equivalent to that which we have emitted.



CITY OF PICKERING OFFICIAL PLAN

- Low Density Areas
- Collector Road
- Dunbarton Neighbourhood
- Permits residential and community uses.
- Max. residential density 30 dwellings per net hectare.
- Encourages opportunities to rejuvenate historic village of Dunbarton.
- OPA proposed to permit a max. residential density of 52 dwellings per net hectare.



ZONING BY-LAW 3036

- Current: I(C)-DN Zone
- Proposed: SA-XX Zone
- Permits existing church and day nursery uses.
- Min. 1.2m side yard, 7.5m rear yard, 6.0m front yard.
- Max. 33% lot coverage.
- ZBA proposed to permit walkup apartment and single attached dwellings.
- ZBA also proposes reduced yard setbacks, maximum height of 10.4 metres, and reduced parking rates.

CONTEXT NEIGHBOURHOOD



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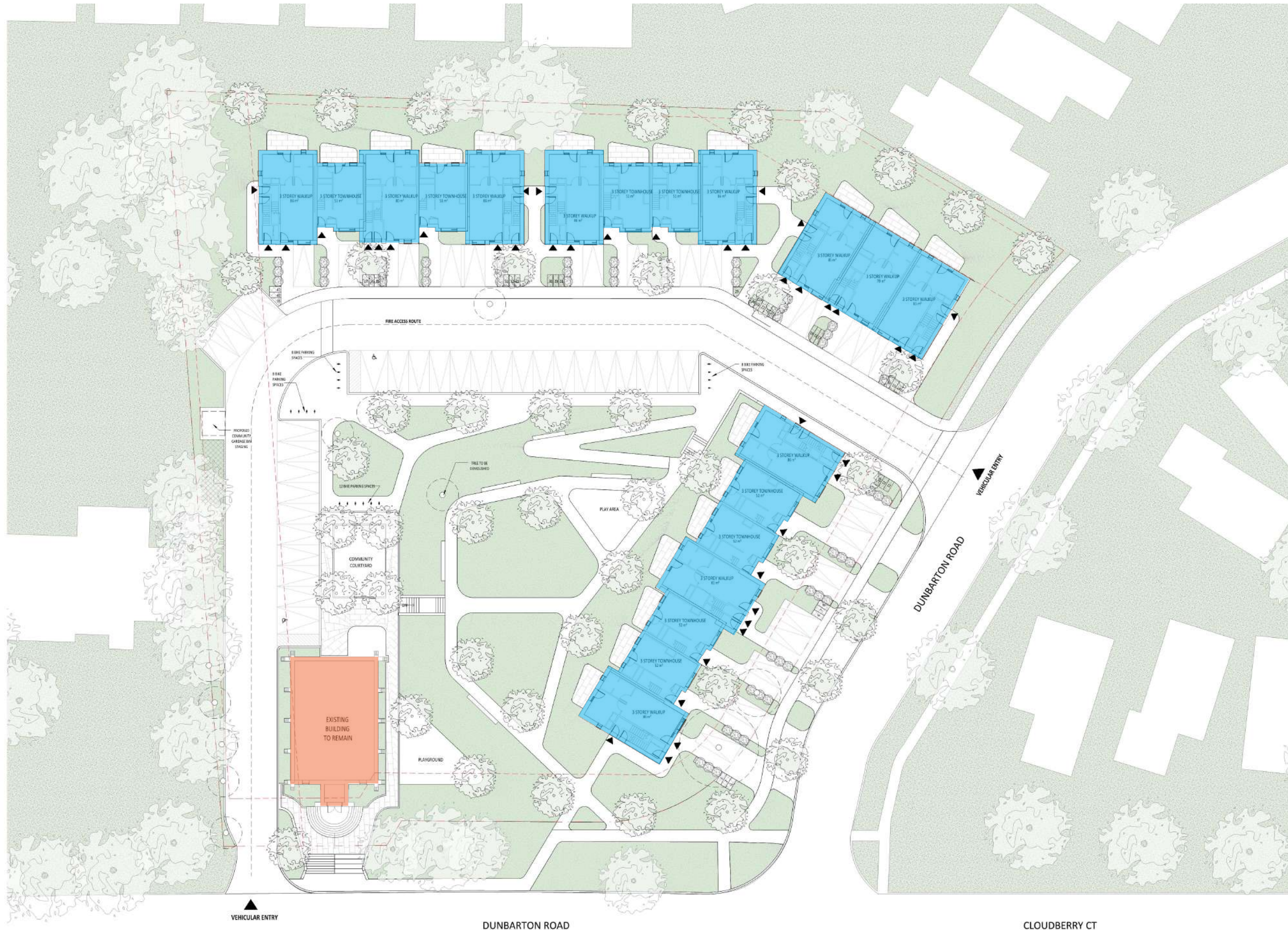
CONTEXT EXISTING SITE



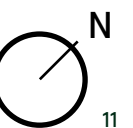
CONTEXT EXISTING NEIGHBOURHOOD



PROPOSED SITE PLAN



- PROPOSED BUILDINGS
- EXISTING CHURCH







PERSPECTIVE | NORTH BLOCK 1 UNITS



Thank you