

THE

150
KING
STREET

Summer | 11

CONNECTION



150 King West Achieved LEED EB CERTIFICATION!

This fall, 150 King West became one of the first office towers in Canada to certify for LEED EB "Gold" status. We couldn't be more proud of this achievement.

What is LEED EB? Leadership in Energy & Environmental Design (LEED) Existing Building (EB) is an award given by the Canada Green Building Council. The Council has a set of benchmarking criteria under which it evaluates existing buildings for their environmental efficiencies. The criteria includes both building systems and management created opportunities:

Sustainable Sites
Water Efficiency
Energy & Atmosphere
Materials & Resources

Indoor Environmental Quality
Innovation in Operations
Regional Priority

Bentall Kennedy has always maintained a focus on environmental best practices in our building management, and has worked together with the building owner to retrofit the building systems in an environmentally sensitive way. 150 King West has undergone significant environmental upgrades and efficiency improvements in the past 7 years. Achieving Gold status means the building scored between 60-79 points out of a possible 100 points.

For more information about this story, please visit:

<http://www.canadianpropertymanagement.ca/SunLifeFinancialTowerTorontoRetrofit.aspx>

STAY TUNED...
Tenant Appreciation BBQ
Race to Reduce Greening Challenge

CHECK OUT OUR NEW LIVING WALLS!

Our spectacular new lobby renovation includes 4 “Living Walls.” These active Living Wall systems use the natural strength of nature’s purification processes. They improve indoor-air quality and significantly improve the performance of HVAC systems. Our plant walls are 31 feet high, and are planted with a range of plants selected to fit the environment and optimize the removal of indoor air contaminants. Our system is essentially vertical hydroponics. Water from a basin is lifted by a pump system to the top and flows back through the interior of the plant wall, circulating through a closed loop system.

How much oxygen will it purify - As an active biofilter, the Living Wall actually works to clean the air. The 4 walls have the capacity to purify 1200 cfm of air.

To the best of our knowledge, the NEDLAW patented system is the only one to use plant walls as biofilters to control indoor air quality, and we are proud to have this system in the new lobby.

For more information, visit <http://www.naturaire.com/index.php>

Our lobby renovation also features a new ceiling, with energy efficient lighting in place of the formerly inefficient neon and incandescent down lights; a new marble floor; furniture and security desk, and renovated elevator lobbies. Eighty percent of the old travertine floor was recovered for reuse! You will see some of this material used to clad our parking elevator lobbies.

THANKS FOR SUPPORTING RYAN’S WELL

In 2009, we funded a water project that was completed last year in Lira, Uganda. That successful project now supports the clean water needs of a village of over 4000 people. To read more detail and see photos from this project, please visit (<http://ryanswell.ca/projects/where-we-work/completed-projects/uganda-bentall-kennedy.aspx>).

This year, we chose to support a school and community in the suburb of Lome, Togo, West Africa (<http://ryanswell.ca/projects/projects-needing-help/bentall-kennedy-wash-for-schools-in-togo.aspx>). The project, called WASH, (Water, Sanitation and Hygiene) involves the construction of school and community water taps, school latrines and handwashing stations that will allow more students, especially girls, to attend school more regularly. The project includes an education component, teaching the students the importance and value of good hygiene.

It is our hope that our tenants will enhance the support that we have provided for this project. To date, we have committed over \$28,000. An additional \$22,000 is sought. We encourage you to visit the website and learn more about supporting this valuable initiative. Thank you.



TENANT EVENTS

Tenant Holiday Breakfast

This tenant appreciation event was held over two days in December at St. Andrews Club & Conference Centre – 150 King St W – 27th floor. Over a delicious breakfast, tenants were able to relax and enjoy the views from the 27th floor.



LEED Gold EB Lobby Celebration

Building owner Sun Life and building manager Bentall Kennedy were thrilled to share our LEED Certification celebration with you last month. Thanks to everyone who came out to toast this achievement, and share in the “opening celebrations” of the new lobby at 150 King Street West.

Tenant Survey

Many thanks to our tenant representatives who took the time to complete our Tenant Survey. We have reviewed all of our results and created our building action plans around your specific comments and feedback. Thank you for helping us serve you better. If you would like to receive a copy of our tenant survey feedback newsletter, please email jcho@bentallkennedy.com to request a copy.



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