



Accelerating the ecological transition



Foreword

While North American forests were at the mercy of massive fires amplified by the heat and dry weather this past summer, record rainfall led to devastating flooding in northern Europe. These natural disasters are not the result of random events or the sad outcome of an isolated episode. When the thermometer breaks all heat records for three days in a row in British Columbia, we cannot help but realize that we are living with the effects of climate change every day.

However, history shows us that great humanitarian and ecological crises have often been at the origin of great societal transformations. Just as the recent health crisis has fostered experimentation and the implementation of new practices, the climate crisis must become a vector of transformation and innovation. It is time to make a drastic change to our lifestyles, both collectively and individually. Together, we must take up the challenge by quickly adjusting to the urgency of the situation.

As design and built-environment professionals, we have a responsibility to improve the quality of life and well-being of people by creating living environments that contribute to saving our planet. By focusing our efforts on three areas - health, environment and carbon reduction - our NET POSITIVE™ program is focused on tangible ways to mitigate the climate crisis.

Whether it's providing a user-friendly workplace, creating a living space that facilitates the use of public transit, or designing public places that promote social equity, all our projects are concrete examples that point the way for those who are ready to act now.

Together, we must seize the moment and build on our momentum to become true agents of change: vectors of climate transformation and innovation.

In the face of this environmental and ecological emergency, the operative word to remember is ACTION!

Louis T. Lemay

PRESIDENT AND EXCELLENCE FACILITATOR

Five principles of engagement

With sustainability as the foundation of its NET POSITIVE approach, Lemay is grounded in five principles aligned with the 17 Sustainable Development Goals established by the United Nations* for the year 2030:

- **Pledge** - Commit to best practices, training of our resources
- **Measure** - Track key performance indicators
- **Act** - Develop roadmaps, integrate key actions, outline milestones
- **Verify** - Report data, demonstrate progress
- **Advocate** - Show leadership, facilitate transition

	No Poverty	Zero Hunger	Good Health and Well-being	Quality Education	Gender Equality	Clean Water and Sanitation	Affordable and Clean Energy	Decent Work and Economic Growth	Industry, Innovation and Infrastructure	Reduced Inequalities	Sustainable Cities and Communities	Responsible Consumption and Production	Climate Action	Life Below Water	Life on Land	Peace, Justice and Strong Institutions	Partnerships for the Goals
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* www.un.org/sustainabledevelopment

■ High level of engagement □ Moderate level of engagement



NET POSITIVE



Focusing on health, the environment and carbon emissions reduction, we seize every opportunity to generate positive benefits for clients, users and the community.



An approach that informs our practice and guides our decisions

Drawing on its own solid expertise in sustainability and experience in carrying out projects with high environmental ambitions, Lemay has developed a rigorous approach that allows it to reach a higher level in the integration of sustainable strategies into its projects.

NET POSITIVE GENERATES CONCRETE AND TANGIBLE INITIATIVES IN THREE AREAS:



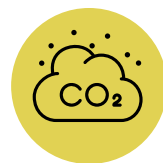
Health

As the human experience is at the heart of our mission, we design healthy living environments where everyone can flourish.



Environment

As the planet's balance is fragile, we apply our expertise to protect all its components.



Carbon

As the challenges related to climate change are particularly critical, we focus on the carbon footprint to assess both our concepts and the real impact of our projects.

Benefits

OUR NET POSITIVE APPROACH HAS BEEN PROVEN TO:

- Reduce the ecological footprint of projects - a collective responsibility and a priority for future generations;
- Achieve social acceptability and facilitate the project's approval process;
- Enhance project brand image - potentially enhancing overall status and attractiveness;
- Deliver projects at a capital cost identical to comparable projects, and with significant savings in operating costs;
- Provide a higher and long-term return on investment that translates into higher market value.

PERFORMANCE MEASUREMENT
AND VISUALIZATION

Lemay’s NET POSITIVE approach
also simplifies the visualization of
project performance.

This rating system is not intended to define the overall level
of environmental performance of a project, but rather to
provide a quick understanding of its strengths. It is aligned with
established and recognized industry certification systems.

Our simple graphics illustrate project
performance in our three areas of focus using
measurable NET POSITIVE values.



Health

Examples of criteria:

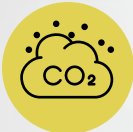
- Eco-friendly materials
- Natural light
- Biophilic design



Environment

Examples of criteria:

- Responsible stormwater management
- Reduction of heat islands
- Protection and development of biodiversity

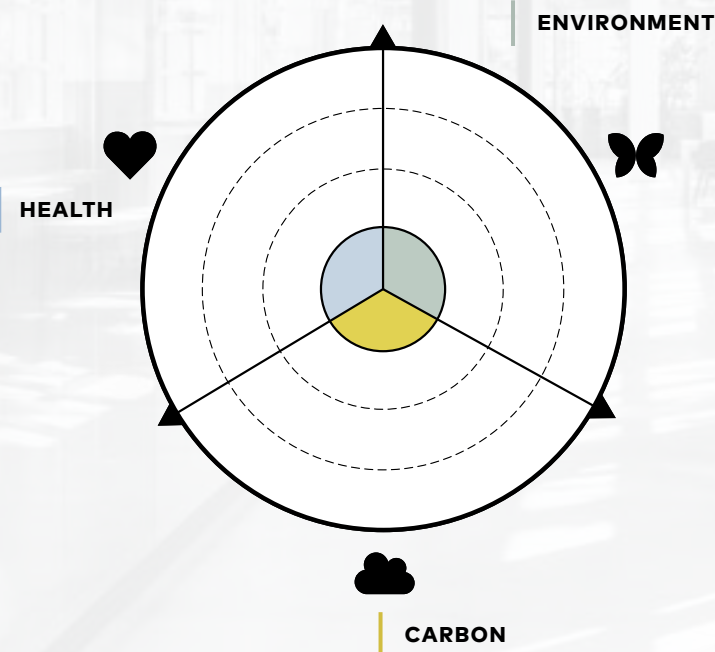


Carbon

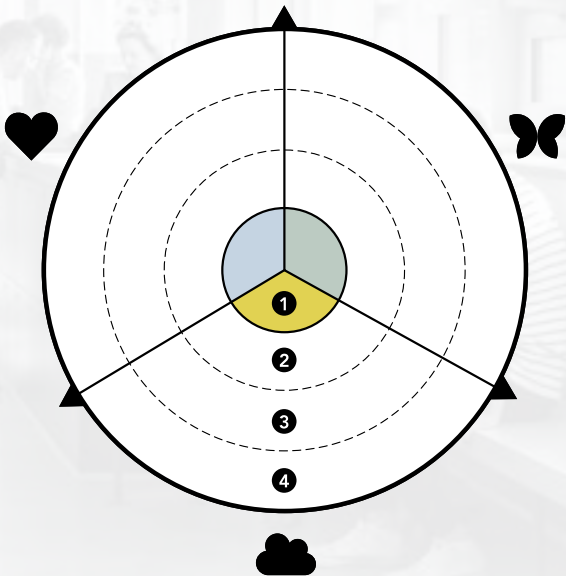
Examples of criteria:

- Carrying out a carbon assessment
- Reducing carbon footprint
- Adapting design to climate change

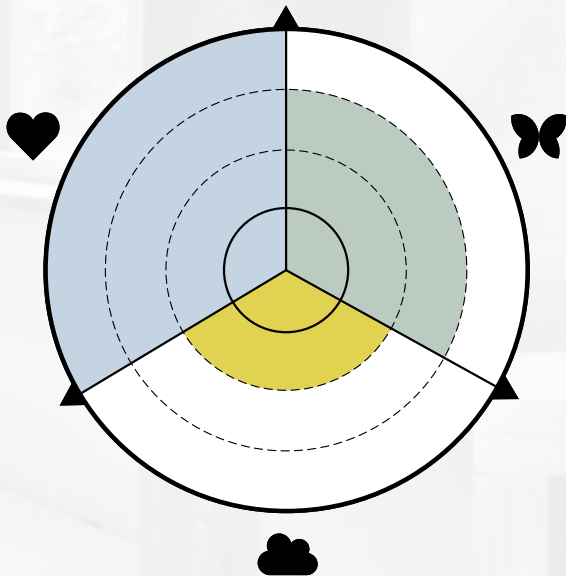
PRINCIPLE 1:
3 AREAS OF PERFORMANCE



PRINCIPLE 2:
4 LEVELS OF PERFORMANCE



EXAMPLE OF NET POSITIVE
VISUALIZATION FOR PROJECTS



NET POSITIVE REVIEW PROCESS

We’ve established a procedure to guide project teams through the review process and to facilitate the integration of sustainability into our projects.

The NET POSITIVE scorecard is the cornerstone of this system. Developed according to the three components of our approach (Health, Environment, Carbon), it allows us to orient our design in response to sustainability objectives and to verify compliance at each stage of the project. A score per area of focus is then generated to determine continued alignment with the NET POSITIVE approach. This rigorous process ensures sustainability in our projects, even those not seeking environmental certification.



REVIEW PROCESS STATISTICS

In 2020, our review process yielded 40 completed NET POSITIVE scorecards. In 2021, we have completed 50.

The resulting scorecard data reveals an overall performance of 63%, which represents the level of achievement of the objectives set by our approach. The score for each component 76% for health, 65% for the environment and 48% for carbon.



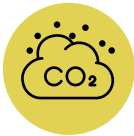
Health

76%



Environment

65%



Carbon

48%



Global

63%

POTENTIAL REALIZED

With NET POSITIVE, Lemay has the means to create sustainable value in all aspects of its practice.

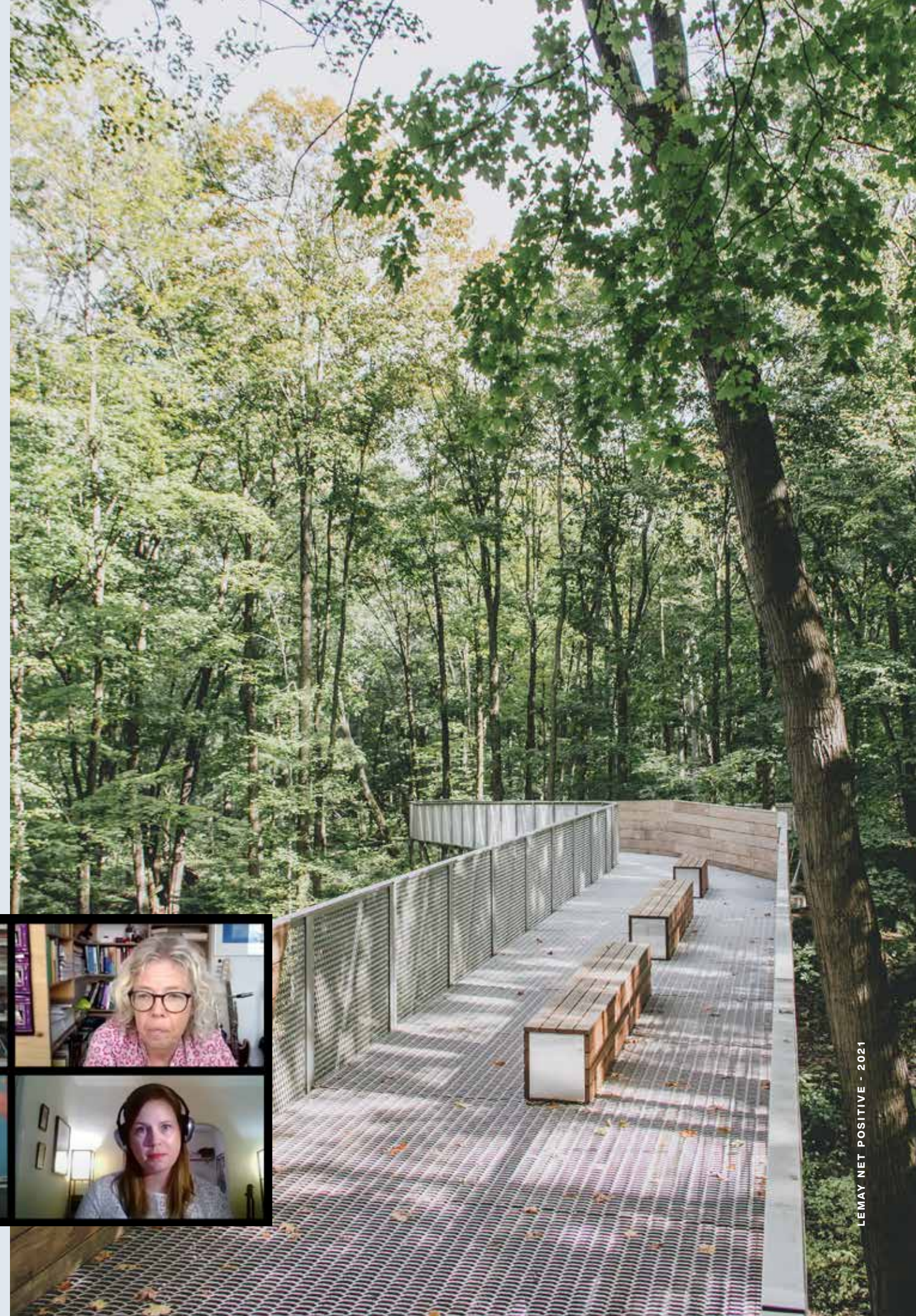
Lemay's overall commitment goes beyond regulations, standards and certifications. Our firm systematically applies Net Positive in our daily actions and in the development of our projects, to maximize benefits for our clients, users and the community.

In support of this approach, Lemay relies on a transdisciplinary committee whose mission is to promote the spirit of NET POSITIVE internally and externally. With members from all of Lemay's offices across Canada, it promotes our professionals' continuous skills development via training, presentations and publications. In the last year, the NET POSITIVE committee has organized several **Lunch and Learn sessions** while contributing to the strong attention that the approach has received from widespread mainstream, specialized and social media.

The multiple **trainings** held this year focused on such topics as zero-carbon buildings, energy performance, transparency in the choice of materials, biophilic design and best practices in sustainable development.

Because of the pandemic, the 2020 edition of **NET POSITIVE Day** was held in virtual mode. This formula gave rise to two events filled with information and solutions for the future. Entitled "The carbon challenge in Quebec, beyond electrification," a presentation by HEC Montréal Prof. Pierre-Olivier Pineau painted a sometimes-astonishing picture of our energy consumption.

A roundtable discussion on the theme «NET POSITIVE Design: A Conversation about Building Sustainable Cities» was also held in the virtual presence of over 100 participants.



BRIEF HISTORY OF NET POSITIVE

Soon after its inception in 2019, Lemay's NET POSITIVE approach won a **Novae award**, a competition recognizing innovation as part of a socially responsible Quebec economy.

The approach was awarded a Mercuriades award in 2020, Quebec's most prestigious business competition, celebrating innovation, ambition, entrepreneurship and business performance.

The Phenix, Lemay's Montreal office and the embodiment of the NET POSITIVE approach, also won three separate international awards in 2020 – for biophilic design, active design and green architecture – as well as the **2020 CaGBC Award** for Green Building Excellence - New Construction. It has been the subject of a “game-changer” case study by the **World Green Building Council** and a separate case study by the **Canada Green Building Council**. The multi-certified building was also featured in a 2020 **BBC** documentary. In 2021, it earned LEED-Platinum certification, two silver awards and a gold award at the Grands Prix du Design.

These activities, awards and the coverage NET POSITIVE has received, help to raise the approach's profile while ensuring our clients and projects benefit from the most up-to-date best practices and, ultimately, lead to more sustainable living environments.

Although Lemay has long contributed to promoting sustainability, this document marks the third anniversary and annual report for NET POSITIVE.



THE PHENIX, A CASE IN POINT

The Phenix, Lemay's Montreal office, is a truly unique laboratory for the firm's sustainability innovations in sustainable strategies and collaborative workspace design.



Instead of designing a new building, Lemay chose to transform an abandoned 1950s warehouse into offices for its transdisciplinary team, thereby reducing the firm's carbon footprint (construction and operation). The project is a clear demonstration that it is possible to renovate an old building to the highest standards of sustainable development. It is a good example of adaptive reuse and how it can significantly reduce the environmental impacts of raw material extraction on a large scale.



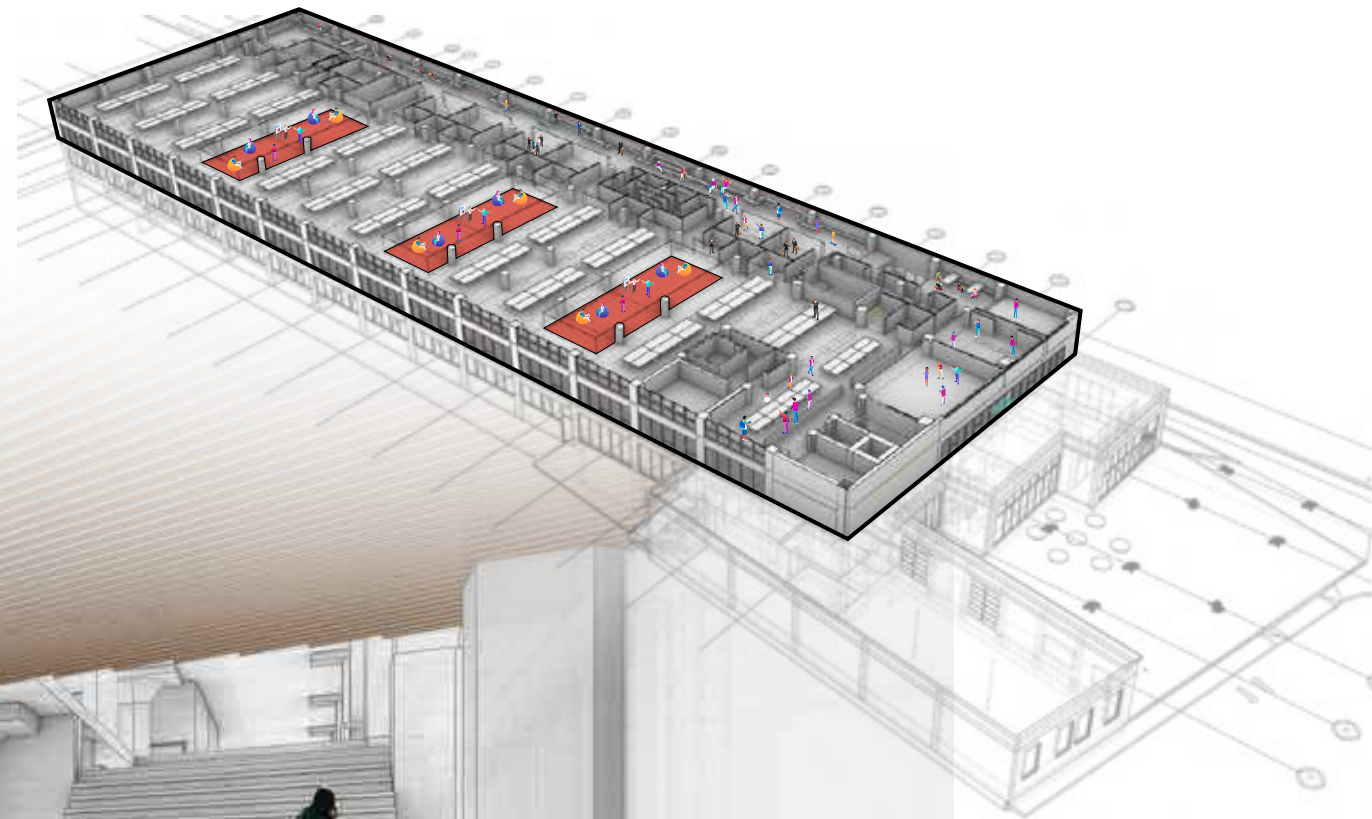
NEW WORKING ENVIRONMENTS

The COVID-19 pandemic is forcing us to rethink how we share and use our workspaces.

The transition to a hybrid mode, combining telecommuting and office, has been a project in constant evolution for the past 18 months.

In order to adapt to this new reality, we have undertaken a progressive and flexible reorganization of the Phenix according to our evolving needs.

The creation of a stimulating environment favouring creativity and collaboration, while ensuring the respect of health and safety measures, will continue to make the Phenix an exemplary workplace.

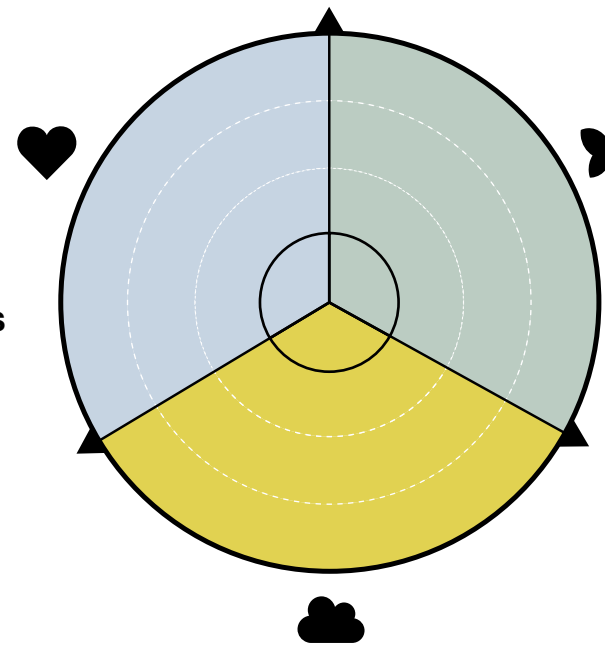


THE NET POSITIVE APPROACH PUT TO THE TEST

In August 2021, the Phenix was awarded LEED Platinum certification.

This is a third sustainability certification for our Montreal office. By shining a light on the realization of our health, environmental and carbon-emissions goals, these certifications are a testament to the success of our NET POSITIVE approach.


CERTIFIED
3 OUT OF 3 STARS
(131 points / 144)

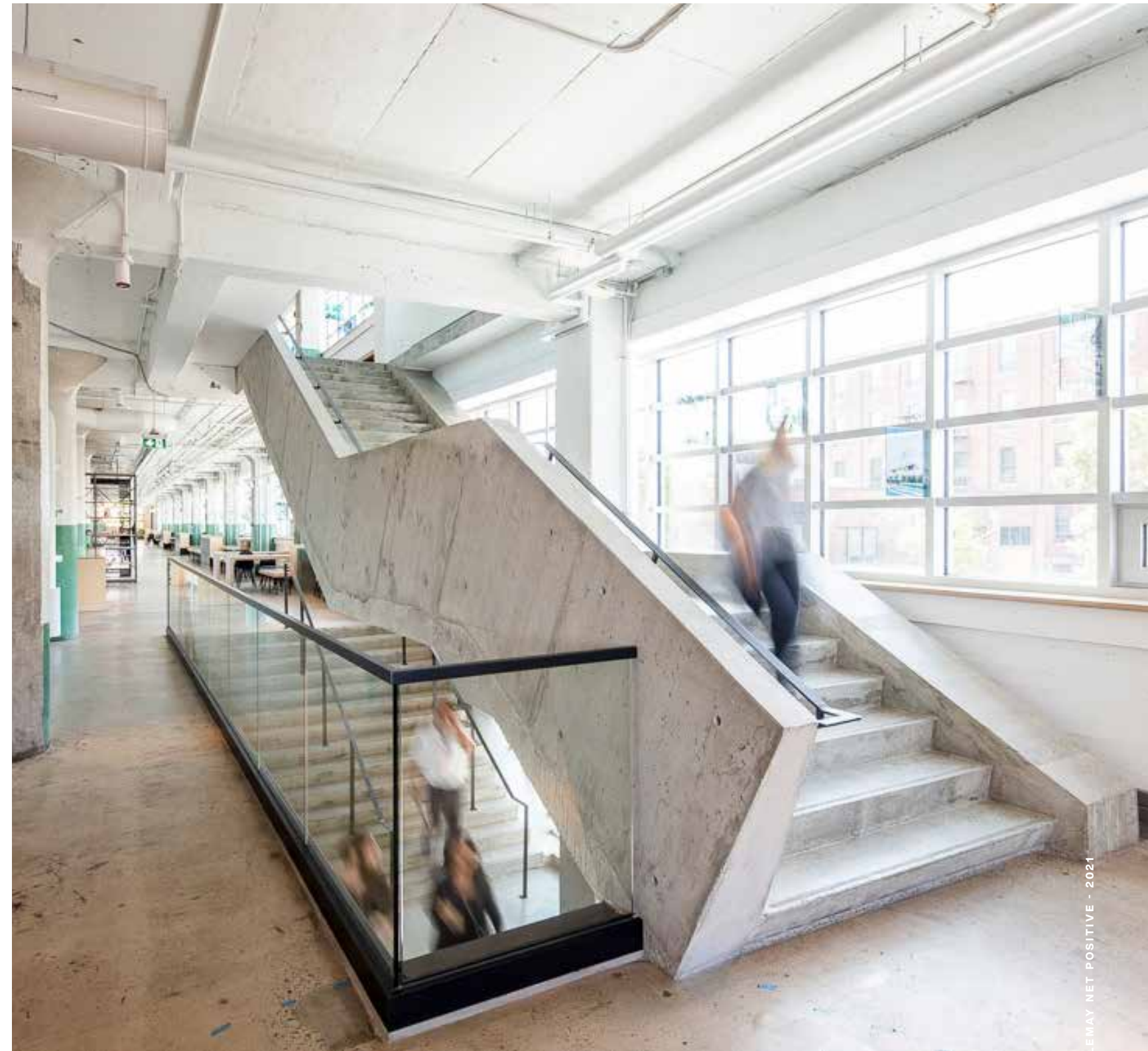


LEED BD+C CERTIFICATION
PLATINUM LEVEL OBTAINED
(87 POINTS / 110)



**ZERO CARBON
BUILDING STANDARD**
Canada Green Building Council®

**ZERO CARBON
BUILDING - PERFORMANCE
CERTIFICATION OBTAINED**





The Phenix's innovations make it one of the most ambitiously sustainable buildings in North America.



Platinum Winner, Low & Mid-Rise Office Building (< 5 storey-high)
Grands Prix du Design 2021



Silver Winner, Building Conversion and Recycling
Grand Prix du Design 2021



Silver Winner, Architecture + Climate Change
Grand Prix du Design 2021



Green Building Excellence Award (New Construction)
Canada Green Building Council, 2020



Best in Building Health Award (Best in Building Health)
Center for Active Design (Fitwel), 2020



Stephen R. Kellert Biophilic Design Award
International Living Future Institute, 2019



Eureka! Green Building Award
Écotech Québec, 2019



“Game Changer” Case study (Health and Zero Carbon)
World Green Building Council, 2019



Zero Carbon Building Case study
Canada Green Building Council, 2019



INOVA Award
Quebec's urban development Institute, 2018



CERTIFIED
3 OUT OF 3 STARS
(131 POINTS / 144)



**Integration of
works of art**



**Multifunctional
relaxation areas**



**Vegetation, materials and textures
inspired by nature (biophilia)**



**Stairs that promote
physical activity**



**Promoting healthy
eating**



NET POSITIVE Health

**USER COMFORT AND WELL-BEING
ARE TWO VALUES THAT SHAPED THE DESIGN OF
THE PHENIX INTERIORS.**

The proximity of the Parc du Premier-Chemin-de-Fer guided the biophilic approach for the project: the workspaces benefit from views of this linear park and the abundant vegetation surrounding the Phenix. The facilities have been designed to ensure thermal comfort as well as air quality and healthy living habits.



Abundant natural light



**Glare control
(solar screens for windows)**



**Operable windows
(natural ventilation)**



**Indoor and outdoor
parking spaces for
bicycles**



**Gym and
multifunctional room**





**LEED CERTIFICATION
PLATINUM LEVEL OBTAINED**



NET POSITIVE

Environment

**THE PHENIX PROJECT IS EXEMPLARY IN TERMS OF
NEIGHBOURHOOD REVITALIZATION.**

As part of this transformation project, an abandoned building is now fully occupied, soils are decontaminated and vegetated areas provide respite from the surrounding heat islands. A white roof and deliberately limited parking further reduce the heat island effect.



**Rehabilitation of
contaminated soil**



**Reuse of an existing
building**



**Promotion of biodiversity
(beehives)**



**Dense district with
diversified services**



**Reduction in the
number of parking spaces
(22 indoor spaces)**



**2 hybrid cars and 4 electric
vehicle recharging stations**



**Racks for
60 bicycles**



**Waste management
(recycling and
composting)**



**Water-efficient
appliances**

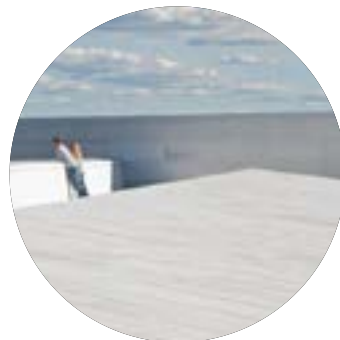




**ZERO CARBON
BUILDING - PERFORMANCE
CERTIFICATION OBTAINED**



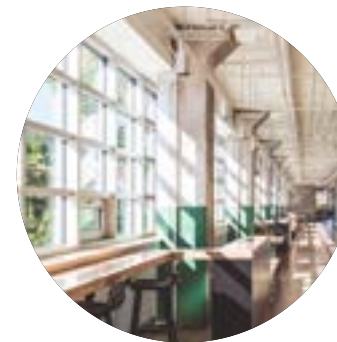
Photovoltaic panels



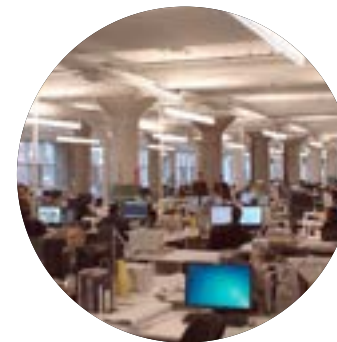
Reinsulated roof



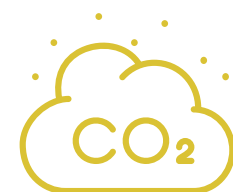
**Hydronic radiant
heating**



**Triple glazing
(North side)**



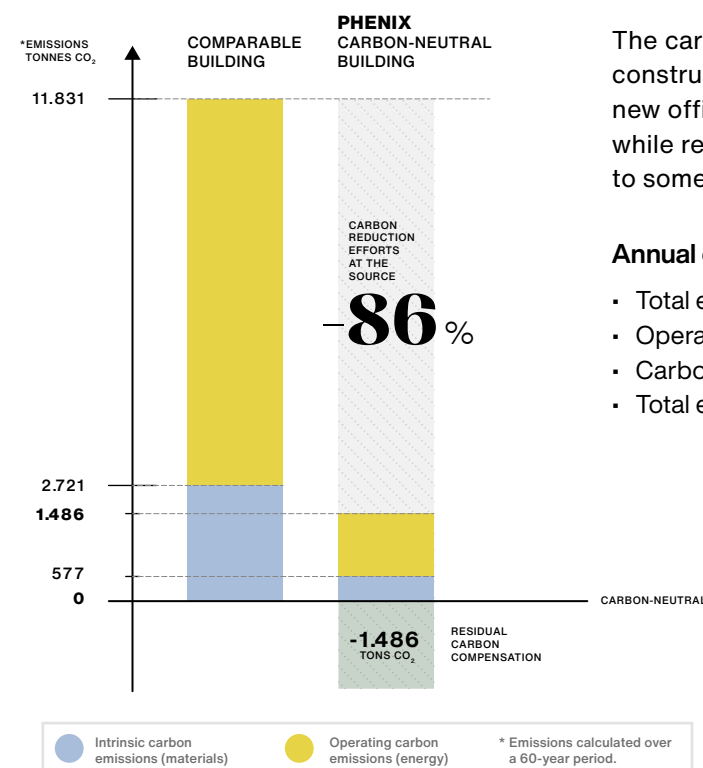
**Advanced control
of the LED lighting**



NET POSITIVE

Carbon

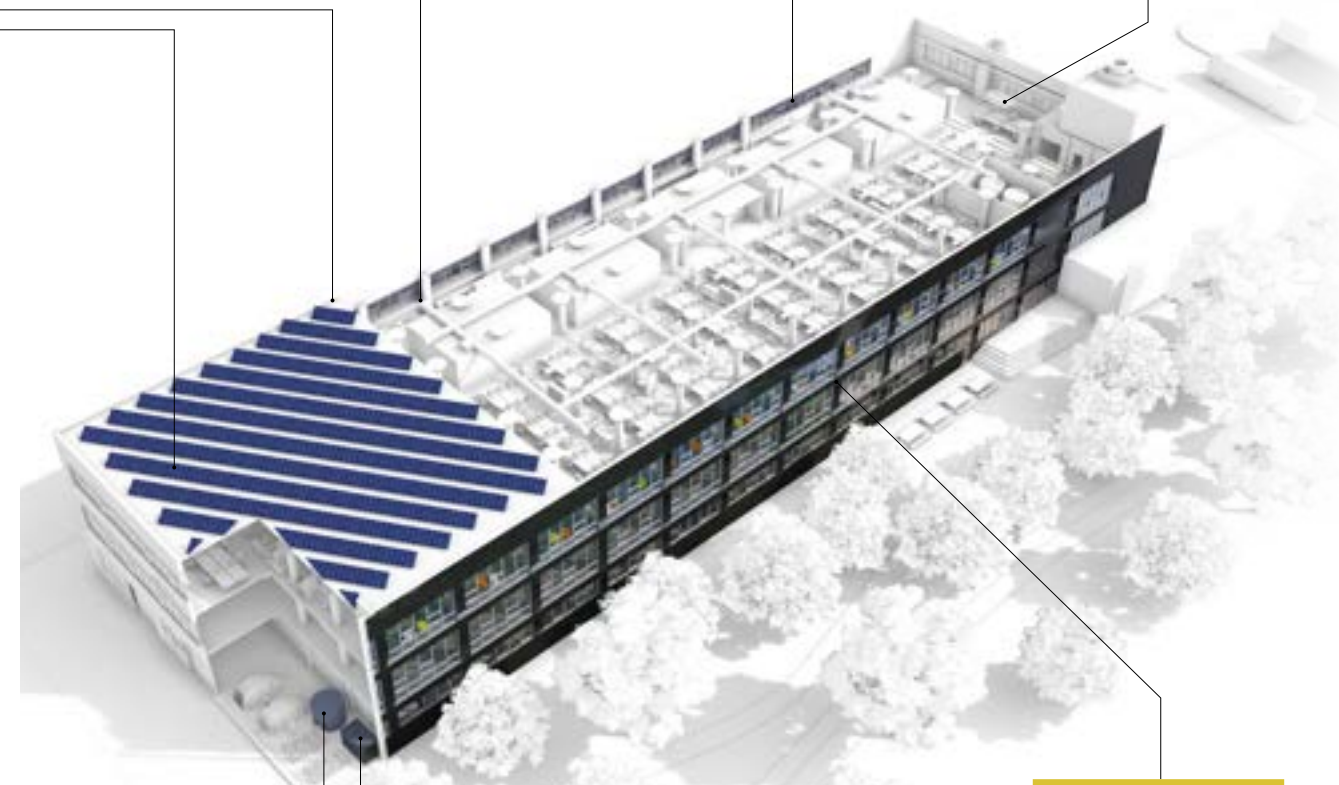
THE RENOVATION OF AN EXISTING BUILDING AND REUSE OF AN EXISTING STRUCTURE AND BUILDING ENVELOPE HAVE PREVENTED SIGNIFICANT CARBON EMISSIONS.



The carbon footprint that would have resulted from the construction and operation over 60 years of a comparable new office building equals to nearly 12,000 tonnes of CO₂, while renovation and operation over the same period equate to some 1,600 tonnes of CO₂: a reduction of more than 86%.

Annual carbon emissions:

- Total emission intensity: 0.2 kg CO₂e/m²
- Operational carbon: 55 tons CO₂e /year
- Carbon credit: 75 tons (Green-e® Climate certified offset)
- Total emissions balance: -20 tons CO₂e



Thermal storage

Electricity storage

**Solar thermal wall
(preheated air supply)**



BEYOND THE PHENIX... HOW WE LIVE NET POSITIVE

NET POSITIVE is one of the three pillars of our distinctive approach, while sustainable value creation is at the heart of everything we do.



OUR COMMITMENTS

In addition to our Net Positive commitment, Lemay has formalized agreements with several industry-recognized organizations:



- Lemay is a signatory to the **AIA 2030 Commitment**, which seeks to deploy zero-carbon buildings.



- Lemay is a signatory to the World Green Building Council's **Net Zero Carbon Buildings Commitment**.



- Lemay is actively involved in the initiative to promote the use of sustainable building materials, as part of the **Canada Green Building Council - Quebec**.



- Lemay is a proud member of the **Climate Group EP100**, a global group of companies committed to improving their energy productivity and reducing their carbon emissions.



Lemay is committed to providing its employees with an environment that promotes equity, diversity and inclusion.

OUR OWN HEALTH AND WELLNESS

We take well-being seriously, and not just in our projects. From flexible work hours to a customizable group-insurance program, our employees benefit from longstanding measures to keep them healthy and promote wellness habits. They benefit from advantages that make daily life easier and more enjoyable, including regular sports and social activities, funding and support for charitable activities, access to hybrid company vehicles and electric bikes, bike parking and a fitness centre.

In addition, under pandemic conditions, employees have had the best possible support for teleworking. Among other things, all employees have access to IT and office equipment to work comfortably from home, regular online activities to promote well-being, as well as telemedicine and online counselling offerings.

DIVERSITY AT THE CORE OF OUR IDENTITY

Lemay is committed to providing its employees with an environment that promotes equity, diversity and inclusion. To this end, a specialized external partner will perform annual diagnoses on the state of our firm from the point of view of our employees. These observations will help guide our initiatives and ensure a diverse, equitable and inclusive environment for all our employees. Beyond internal initiatives, Lemay is committed to assisting groups or communities more affected by equity, diversity and inclusion issues. All of this will be subject to an annual renewable certification.

COMMUNITY ACTION

Social involvement is part of Lemay's DNA. At both the corporate and employee level, it supports charities, research, community projects and local volunteer organizations. It deliberately chose to put down roots in a central area of Montreal undergoing revitalization, which now benefits from the company's beautification efforts and increased demand for local services.



LEMAY NET POSITIVE - 2021

LEMAY ZERO-CARBON OFFICES

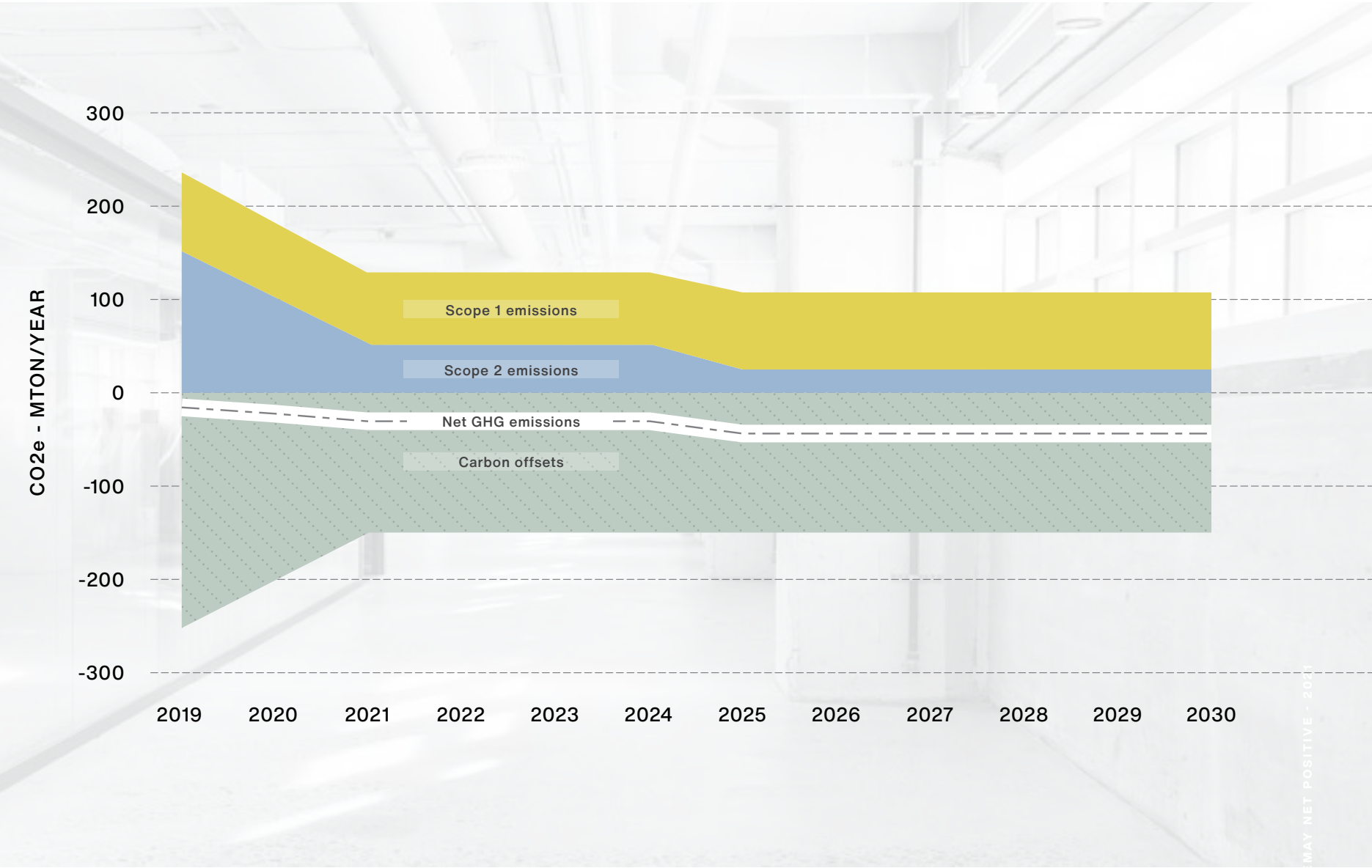
Lemay has developed and is following an energy-transition plan, updated yearly, to reduce greenhouse gas (GHG) emissions for its six offices.

By following national and international declarations, Lemay committed to achieving net-zero-carbon offices by 2030. Since 2019, it has achieved this target and the plan is to maintain net emissions below zero for the remainder of the decade. Net-zero balance is achieved through the reduction of fossil fuels, increasing energy efficiency and by buying certified carbon offsets to compensate GHG emissions from building operations (scopes 1 and 2).

The opposite figure provides a glance at Lemay’s previous and estimated future emissions (by source), carbon offsets purchases and net GHG emissions below zero.

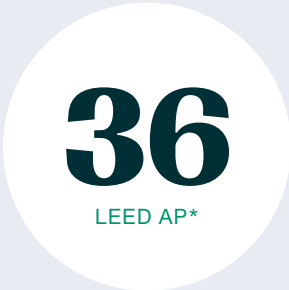
- **Scope 1 emissions** refers to emissions generated directly from the combustion of fossil fuels (natural gas) within our premises.
- **Scope 2 emissions** refer to emissions generated indirectly from the use of electricity.
- **Carbon offsets** are a compensation mechanism for residual emissions. Certificates are generated by a project which reduces GHG emissions in one place and that can provide compensation for operations somewhere else.
- **Net-zero emissions** refers to the balance of emissions (Net GHG = GHG Emitted – GHG Compensated)

During the 2020-2021 period, Lemay certified its Quebec City and Montreal offices under the Zero Carbon Building – Performance standard with the Canada Green Building Council, making both carbon-neutral by buying high-quality carbon offset certificates.



HIGHLY QUALIFIED PROFESSIONALS

Our team relies on the expertise of numerous sustainability-accredited professionals.



LEED (Leadership in Energy and Environmental Design)
Benchmark evaluation system for interior design, buildings and neighbourhoods. It is distinguished by its rigour, national and international recognition and holistic nature.

*AP : Accredited Professional

- 1 FELLOW**
Honorary Distinction
- 12 GA**
Green Associate
- 14 BD+C**
Building Design and Construction
- 1 O+M**
Operations and Maintenance
- 1 ID+C**
Commercial Interior Design and Construction

Lemay now boasts 54 professional accreditations, a 18% increase over 2020.

WELL
Launched in 2014, WELL certification works as a complement to LEED ecological certifications, by targeting the health and well-being of the users in a built environment.

- 2 WELL AP**
- 1 WELL FACULTY**

SITES RATING SYSTEM
Certification issued by Green Business Certification Inc (GBCI) which recognizes the sustainability of landscaping.

- 1 SITES AP**

BUILDING RESEARCH ESTABLISHMENT ENVIRONMENTAL ASSESSMENT METHOD (BREEAM)
The first and most widespread system for evaluating and certifying the environmental performance of buildings worldwide.

- 1 BREEAM AP**
- 1 BREEAM ASSESSOR**

LIVING FUTURE ACCREDITATION (LFA)
A professional credential issued by the International Living Future Institute that recognizes proficiency in the world's most ambitious, advanced and holistic sustainable design standards.

- 2 LFA**

FITWEL
Certification aimed at encouraging the improvement of new or existing buildings by focusing on both built environment measures and healthy corporate policies.

- 10 FITWEL AMBASSADORS**

ENVISION
Certification dedicated to the integration of sustainability strategies into infrastructure projects. It focuses on social acceptability and resilience as fundamental project values.

- 3 ENVISION SP**

HAUTE QUALITÉ ENVIRONNEMENTALE (HQE)
Certification recognizing the environmental performance of projects for the sustainable design or renovation of buildings and the sustainability of territories.

- 1 HQE AP**
- 1 AUDITOR HQE**

A vast area of

3,017,248 m²

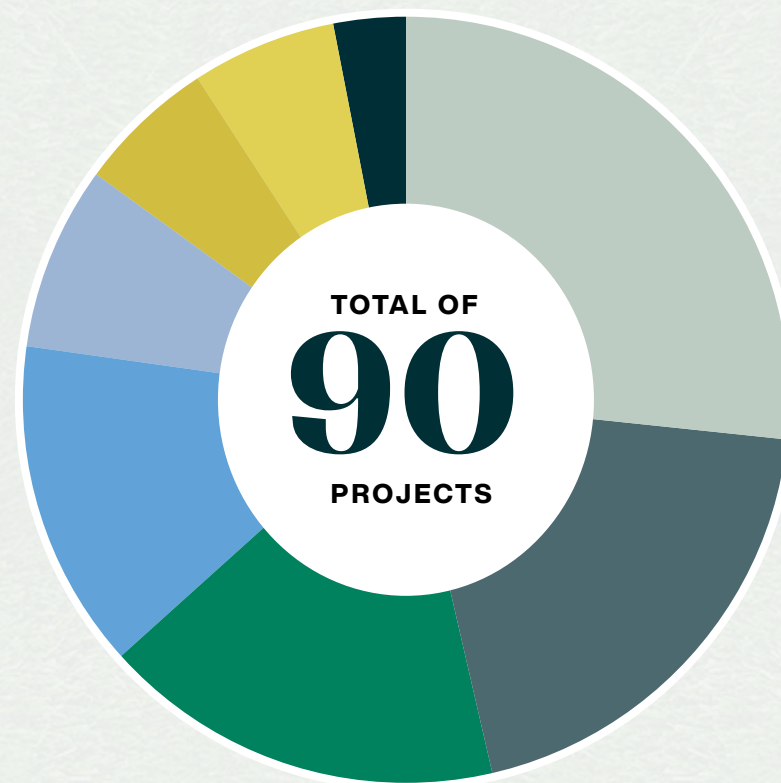
of projects certified or in the process of being certified,

the equivalent of approximately

564 football fields

In the past year, 16 new projects have been registered in at least one certification process.

DISTRIBUTION OF PROJECTS CERTIFIED AND IN THE PROCESS OF CERTIFICATION BY MARKET:



27 %
LIVING SPACES

20 %
HEALTHCARE

17 %
SITE AND LAND
DEVELOPMENT

14 %
WORK ENVIRONMENTS

8 %
LEISURE AND
ENTERTAINMENT

6 %
LEARNING
ENVIRONMENTS

6 %
TRANSPORTATION

3 %
PUBLIC SERVICES

SUSTAINABLE PROJECTS

Projects presented here all have one or more truly exemplary sustainable strategies. Beyond obtaining certification, they are distinguished by the use of local materials, the reduction of their carbon footprint and their approach focused on the health and well-being of users.



HUMANITI COMPLEX, Montreal

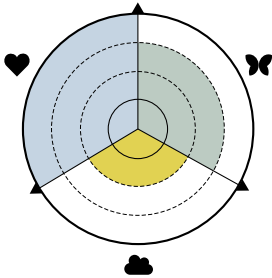
First smart vertical community (5 occupancy types)

First project registered for WELL certification in Quebec for its residential rental component

Client
Cogir immobilier
Fond de solidarité FTQ

Certification
LEED NC 2009 Silver certification targeted
WELL Multifamily Residential Pilot certification targeted

Distinctions
2020 – Habitat Design Awards
2019 – MIPIM Awards Finalist

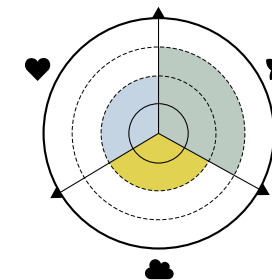




SCIENCES COMPLEX, MIL CAMPUS UNIVERSITÉ DE MONTRÉAL, Montreal

Setting a new standard

- Revitalizes an entire sector with high-quality urban spaces
- Extensive greenspace planted with native species
- Lightweight, high-performance curtain wall
- A first campus building setting the standard for those to follow
- In line with Lemay's multiple national award-winning campus master plan (also aiming for LEED v4 ND Gold certification)



Client
Université de Montreal

Distinction
2021 – Gold Winner,
Grands Prix du Design

Certification
LEED v4 ND for
Neighbourhood Development
Gold certification targeted

LEED v4 BD+C Gold
certification targeted

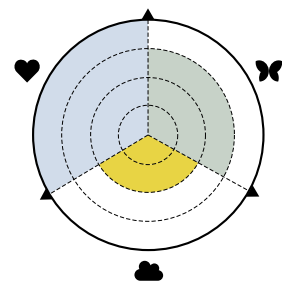




ESPACE 67, Montreal

Reawakening an unparalleled event venue at the heart of the islands of Parc Jean-Drapeau

- Landscape signature integrates nature, culture and site memory
- Increased biodiversity and presence of native species
- Crowd-resistant design, plantings and custom furniture
- Natural drainage of surface water, flood mitigation measures
- Universally accessible, promotes physical activity
- Highlighting a natural amphitheatre with a capacity of 65,000 people
- Design strategy focused on reviving the emotion of Expo 67



Client
Société du Parc Jean-Drapeau

Distinctions
2021 – Gold Winner,
Grands Prix du Design
2020 – Architecture
MasterPrize





GRAND THÉÂTRE DE QUÉBEC,
Quebec City

A unique and sensitive preservation solution

- Design process involved all stakeholders, including the public
- Restoration and protection of a community treasure
- Designed to last 50 years, avoids site demolition and reduces excavation
- Decreases use of new materials and incorporates recycled steel
- Ecological site development through the use of drought-resistant native plants, on-site rainwater retention and local landscaping materials

Client

Société du Grand Théâtre de Québec

Distinctions

2021 – Double OAQ Award: People's Choice and Grand Prize for Excellence

2021 – Royal Architecture Institute of Canada

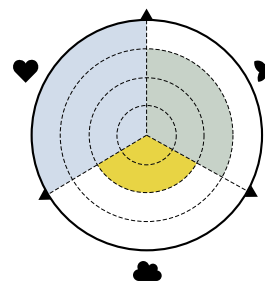
2021 – Canadian Green Building Awards

2021 – Two-time Gold winner at the Grands Prix du Design

2019 – Awards of Excellence in Steel Construction (CISC)

2018 – International Design Awards

In consortium with Atelier 21





BELLECHASSE TRANSPORT CENTRE, Montreal

Revolutionary and award-winning

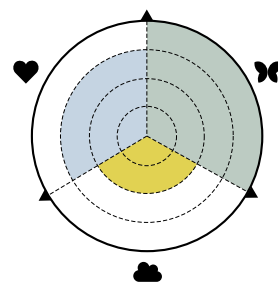
- Introduces precious greenspace in lieu of a traditional garage
- Futuristic, spiral-shaped design conceals heavy vehicle operations underground
- Offers employees a high-quality work environment
- Integrates with surrounding residential neighbourhood

Client

Société de transport
de Montreal

Certification

LEED v4 BD+C Gold
certification targeted



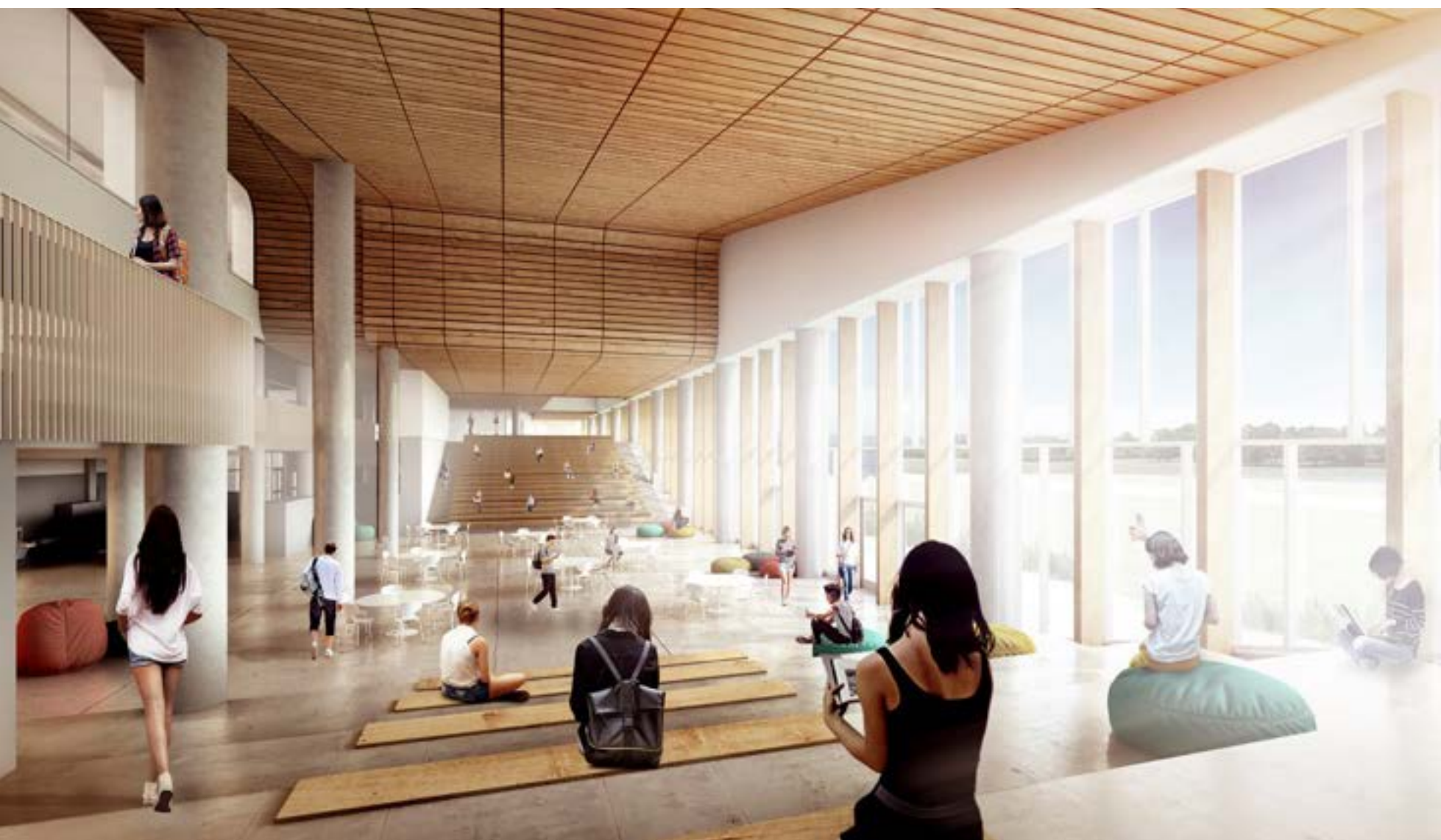
Distinctions

2020 – Double AZ Awards:
People's Choice and
Merit for Excellence

2020 – Architizer A+ Awards

2019 – Canadian
Architect Awards





QUEBEC HIGH SCHOOLS

Province of Quebec

New school model envisioned

- Open, multi-purpose, dynamic spaces designed to foster student collaboration
- Schools that are carefully rooted in their environments, neighbourhoods and communities
- Publicly accessible athletic facilities and libraries
- Interconnected spaces that open onto a large common area, the heart of the school
- Landscaping strategy that provides green spaces conducive to outdoor learning

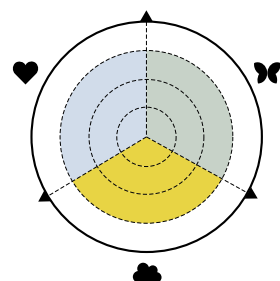
Lemay is an actor of change in the school system in advancing new trends in architecture, grounded in a reflection on the place of these institutions in our communities.

Client

Société québécoise des infrastructures

Certification

LEED v4 BD+C Silver certification targeted



A one-of-a-kind concept for active retirees

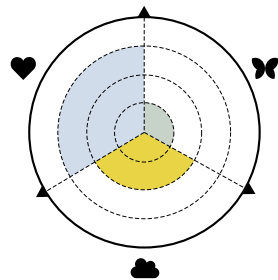


WATERMARK IN BROOKLYN HEIGHTS

New York

- Focus on maintaining the original integrity of a historical landmark property
- Featuring indoor greenhouse elements
- Vast rooftop green terrace
- Universal accessibility and downtown location

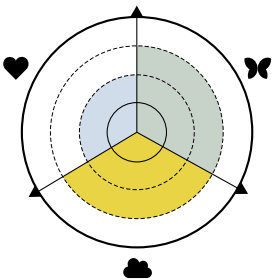
Client
Watermark Retirement
Communities



SOPREMA PLANT, Woodstock

- Quality views for users and biophilic approach
- Green roof and employee social area
- Adapted office lighting
- Low-emissions materials
- Local and recycled materials
- Ecological cleaning program
- Carbon assessment performed

A factory designed for wellness



Client
Soprema

Certification
LEED v4 BD+C certification

Distinctions
2019 – Awards of Excellence
in Steel Construction (CISC)



620 SAINT-PAUL WEST, Montreal

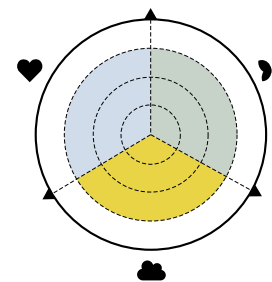
Enhancing an industrial building's architectural value

- Heritage interest combined with contemporary volumetry
- Respect for the character of the Faubourg des Récollets, a historic sector
- Innovative use of engineered wood, which is recommended by sustainable design advocates
- Exposed wooden structure pays homage to Quebec forests and craftspeople
- Project preserves original historic façades

Client
MACH

Certification
LEED NC GOLD 2009 certification targeted

Distinctions
2021 – Two-time Gold winner at the Grands Prix du Design





True homes
designed
to promote
human contact

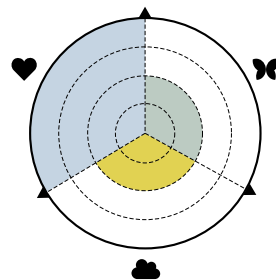
LES MAISONS DES AÎNÉS

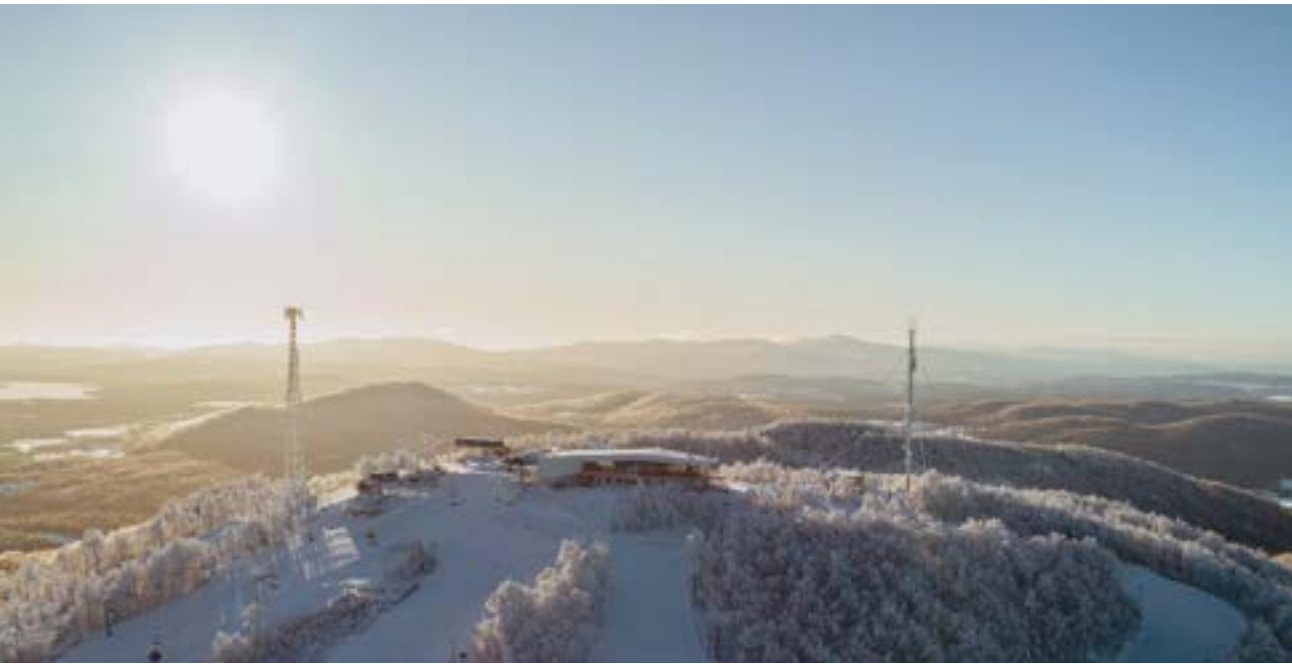
Laval Lanaudière Laurentides Region (LLL)
Province of Quebec

Client
Société québécoise
des infrastructures

Certification
LEED v4 BD+C
certification targeted
In consortium with ACDF

- A new approach to housing for the elderly, centered on the resident and his or her relationship with loved ones and other users
- Promotion of well-being through green spaces, biophilic design and a human scale
- Optimization of the functional and psychosocial autonomy of residents
- Practices that promote inclusion, self-centred fulfillment and the development of skills for meaningful activities
- Prioritization of responsibly sourced materials developed in Quebec

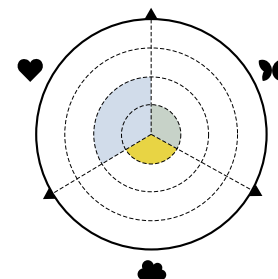




**Warm new haven
with panoramic
summit views**

BROMONT SUMMIT CHALET, Bromont

- Building blends into spectacular mountain landscape
- Prefabricated wooden structure
- Extensive use of local and environmentally friendly materials
- Custom triple-glazing for improved air quality, increased daylight, reduced noise and controlled temperatures
- Local craftsmanship showcased



Client
Bromont –
Montagne d'expériences

Distinctions
2021 – Cécobois Excellence Awards
2021 – Two-time Gold winner at the Grands Prix du Design
2020 – OAQ People's Choice Award
2020 – American MasterPrize
2020 – AN Best of Design Awards
2020 – Canadian Wood Council



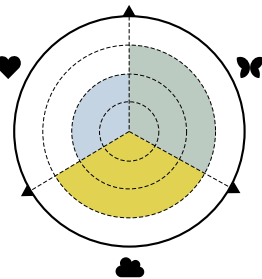
CENTENNIAL PLANETARIUM, CALGARY

Amplifying heritage splendour

- Retaining the heritage character of the original building and showcasing it through rehabilitation
- Enhancing the original tile floors, mosaics and suspended ceilings with sculpted acoustic panels
- Adaptive reuse: preserving the original award-winning architecture while bringing the systems up to code



Client
City of Calgary



Distinctions
2021 – IDA Design Awards
2021 – Two-time Silver winner at the Grands Prix du Design
2020 – Best of Canada, Canadian Interiors
2020 – MASI Design Awards
2019 – AN Best of Design Awards



NET POSITIVE

Next steps

With the groundwork of this past year and other initiatives laid out in this report, Lemay is poised to deliver consistently improving results as it applies our NET POSITIVE program in our projects, in accordance with the objectives that Lemay has set:

- **Maintaining carbon-neutral offices**

- **PLEDGE:** Reduce our own carbon emissions by 7% per year
- **ACT:** Continue to offset our residual carbon emissions annually
- **VERIFY:** Maintain net GHG emissions below zero

- **NET POSITIVE projects**

- **PLEDGE:** Reduce carbon emissions of projects by 7% per year
- **MEASURE:** Complete the NET POSITIVE review process for 10% more of our projects each year
- **ACT:** Develop an action plan to increase the NET POSITIVE score of projects

- **Post-pandemic activities**

- **PLEDGE:** Continuation of internal equity, diversity and inclusion initiative
- **ACT:** Gradual return to the office in flexible hybrid mode

We thank you for sharing this exciting journey with us!



**CREATIVE
THINKING.
COLLECTIVE
VALUE.**

