

NET POSI+IVE

2022

n. Results. Momentum. Action. Results. Momentum.

lemay

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**Momentum.
Action.
Results.**

As was confirmed by the most recent report of the Intergovernmental Panel on Climate Change (IPCC), we are at a crossroads where our every action to reduce our carbon emissions counts.

While the public has become aware of the importance of mitigating the global threat of climate change, there’s never been a more important time than now for businesses and governments to use their power to make a difference.

This is why firms like our own must contribute to the collective well-being of all, taking concrete actions to bring about profound transformations in our cities: Greening on a massive scale, the development of public transit, and the construction of affordable housing—all in an inclusive manner.

The good news is that the debate has finally made its way into the political sphere in many countries, and this growing movement will play an crucial role in the years to come.

For example, all buildings in Montreal will have to be carbon neutral to obtain a building permit

by 2025. Similar regulations are in the works in Toronto and Vancouver. In fact, within three years, all major Canadian cities will impose regulations requiring the construction of low-emission buildings. In the European Union alone, all new building constructions have been energy positive since January 2021.

Now, more than ever, our team is committed and equipped to create sustainable, healthy and accessible living environments for all. This fourth edition of our NET POSITIVE™ report is a testament to the benefits of deploying our unique approach at different scales and in a variety of sectors.

Let’s continue our efforts, because it’s only by working together that we will make a real difference!

Louis T. Lemay
President and Excellence Facilitator

IMPACT

EQUITY



A reflection of our values.

Our efforts to create sustainable, caring, and accessible living environments for all take shape through the application of NET POSITIVE, but also through our approach to environmental, social and corporate governance (ESG).

This social dimension of our commitment to sustainable transformations is a natural extension of our mission, and it contributes to the design of meaningful spaces where everyone can flourish.

We work with our teams, clients and partners to develop creative and sustainable solutions to make the world a better place. This is not just a formality, but a long-term investment, a collective effort, and a force that reflects our values and allows us to channel our energy into what we care about.

In the past year, Lemay created its EDIJ committee. Responsible for managing the aspects of equity, diversity and inclusion, we have added the dimension of social justice. Equal opportunity comes first at Lemay, and we are committed to taking action in order to move towards a fairer society.

In the wake of this, Lemay has adopted its first policy on equity, diversity and inclusion, organized discussion forums, and will present training to all its managers and employees; this is how we will continue to take concrete actions to develop our talent and culture towards these ideals.

Annie Hotte
Senior Partner, Chief Operating Officer

**-1 Our distinctive
approach**



NET POSI+IVE

**When it comes to health,
the environment and
carbon, we are seizing every
opportunity to generate
positive benefits for clients,
users and the community.**

**Oppor-
tunities**

An approach that informs our practice and guides our decisions

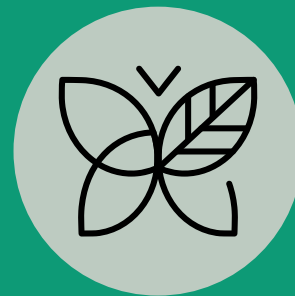
Drawing on its own solid expertise in sustainability and experience in carrying out projects with high environmental ambitions, Lemay has developed a rigorous approach that allows it to reach a higher level in the integration of sustainable strategies into its projects.

Concrete and measureable actions in three areas:



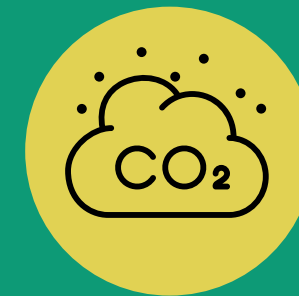
Health

The physical and social environment is of central importance to our health.



Environment

The restoration of natural ecosystems is a priority for the environment.



Carbon

Reducing carbon emissions is an absolute necessity for limiting climate change.

Our **NET POSITIVE** approach ensures:



Healthy environments
for users and the community.



Ecological footprint reductions -
a collective responsibility and a
priority for future generations.



Improved social acceptability
to facilitate the approval
process of projects.



Enhanced brand images
for a greater potential of
notoriety and attractiveness.



Significant savings on operating
costs and capital costs identical to
that of a of a comparable project.

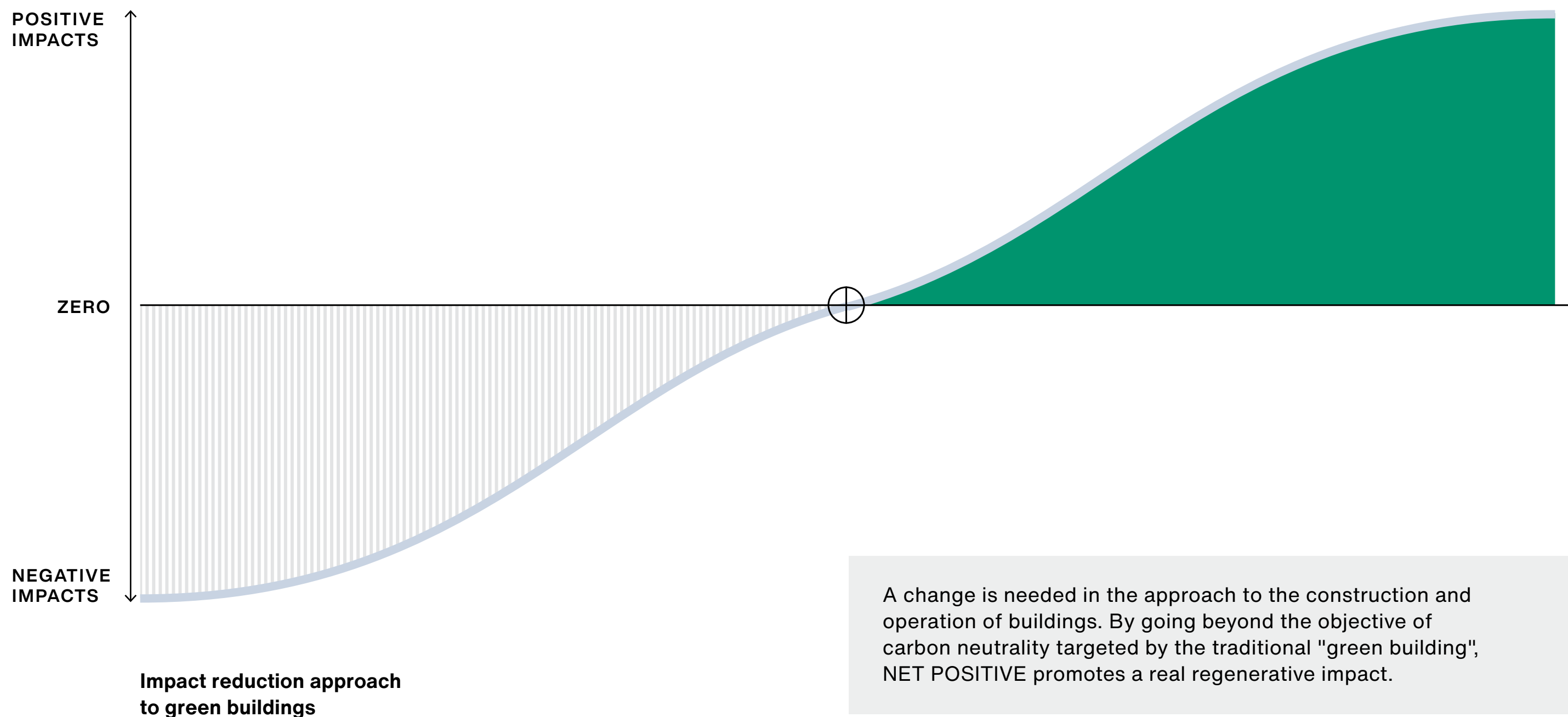


Superior and long-term returns
on investments which translate
into higher market values.

Evolution of the built environment

From sustainability to regeneration

A regenerative approach to the
"NET POSITIVE building"



Sustainable design and bioclimatic strategies

Lemay is at the forefront of the development of digital tools.

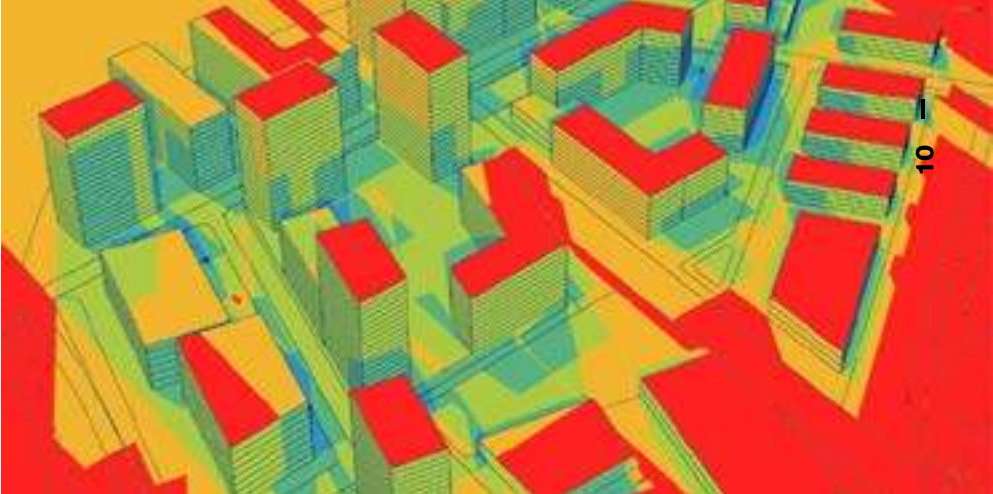
Our main objective is to deploy large-scale, energy-efficient, and comfortable buildings with a very low carbon footprint. This strategy aims to reduce the cost of energy bills, but also the size and cost of mechanical systems (heating, cooling or air conditioning, lighting) at a capital cost equivalent to that of a comparable project.

Buildings constructed with a bioclimatic approach and in Canada’s typical cold climate will have a low heating demand value.

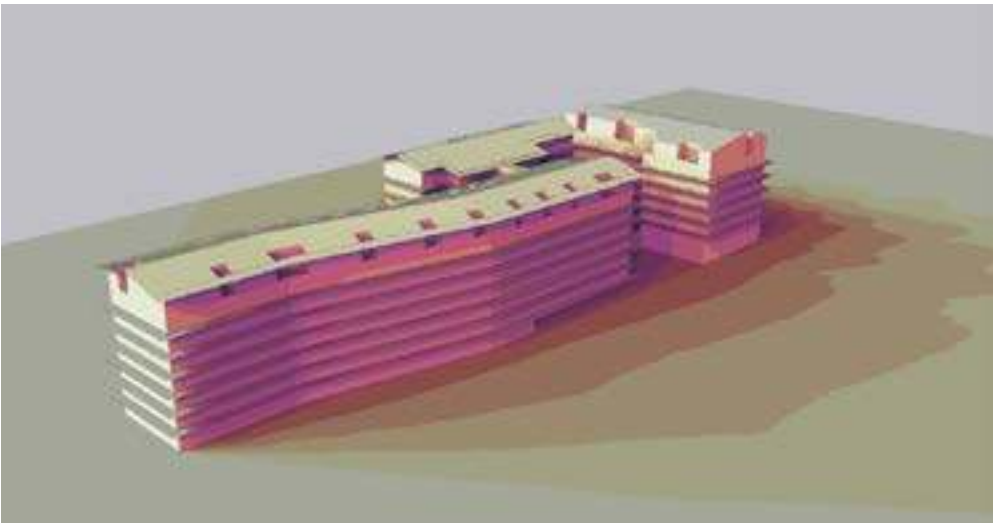
Properly used, solar gain can be the primary source of heating for a building. Their relatively high interior heat gain (occupancy, electrical appliances, lighting) will therefore allow for «free» space heating.

When it comes to air-conditioning needs, the bioclimatic approach will also allow for better management of solar gains and take advantage of the natural freshness of the outside air by favoring natural ventilation when possible.

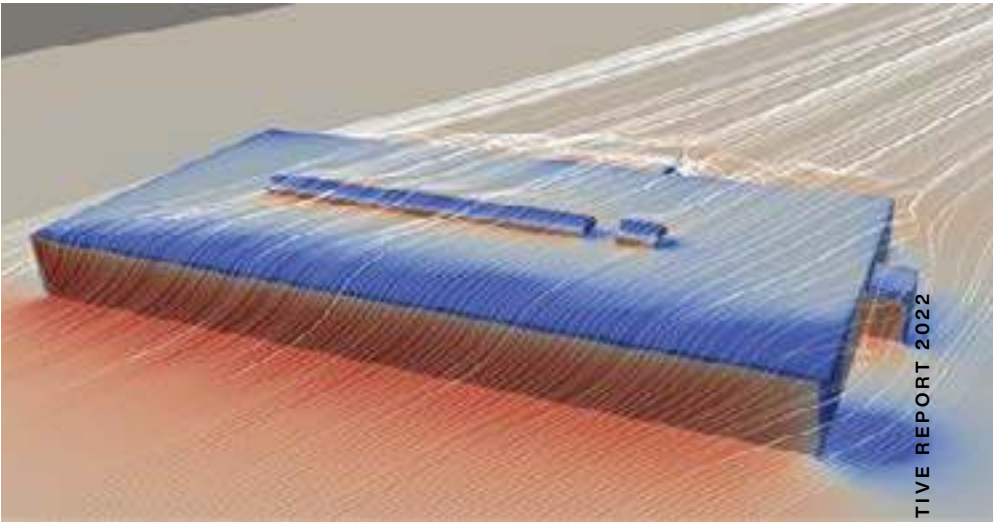
To this end, the use of state-of-the-art digital tools facilitates the integration of optimal bioclimatic strategies into our projects and substantially reduces carbon emissions.



Comfort of public spaces



Bioclimatic design



Natural ventilation

NET POSITIVE REPORT 2022

Sustainable design and bioclimatic strategies

Training, adaptation and verification

The deployment of Lemay's ambitious bioclimatic approach is based on:

- 1** The training of its teams, designers architects, and project managers to integrate these approaches;
- 2** The need to take into account climate change from the perspective of adaptation and resilience;
- 3** The deployment of comfort, energy and carbon indicators to evaluate the performance of our concepts (TEDI¹, EUI², intrinsic carbon³).

¹ TEDI: Thermal Energy Demand Intensity represents the annual heat loss through building envelopes and ventilation after taking into account all passive gains and losses per modelled floor area (in KWh/m² per year). It is therefore a useful indicator to represent the capacity of a building to reduce its heating needs by passive means: Compactness, fenestration, wall insulation.

² EUI: Energy Use Intensity is the sum of all site energy (not source energy) consumed on-site (e.g., electricity, natural gas, district heating), including all process loads, divided by the modeled floor area (in KWh/m² per year). It is therefore an indicator of the overall energy performance of a building.

³ Embodied carbon: Embodied carbon represents the carbon emissions associated with building materials and processes over the life cycle of a building (in kgCO₂/m²).

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.



2021



2022

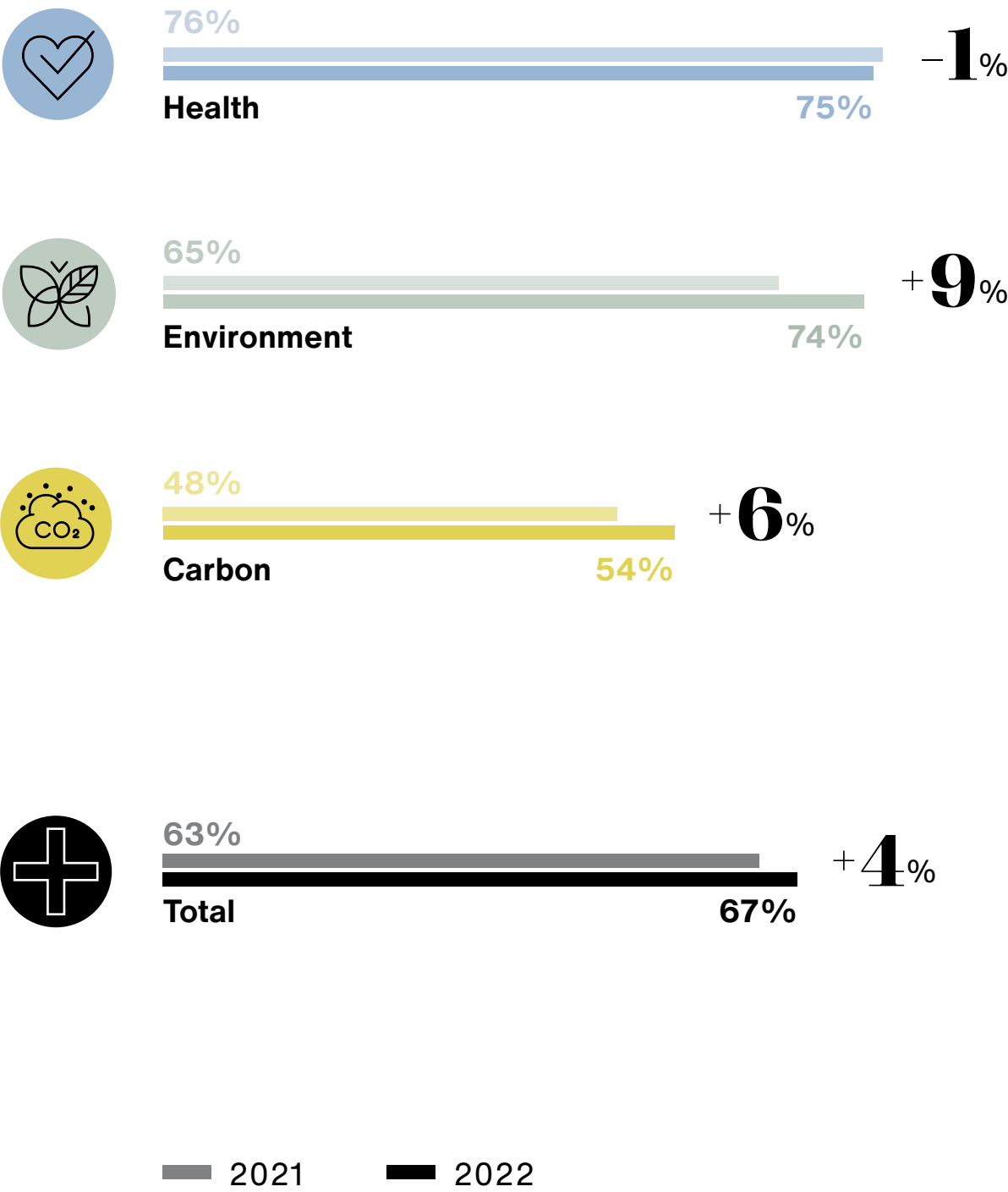


Review statistics

An increase in
NET POSITIVE
scores in 2021

This year, Lemay completed 62 NET POSITIVE reviews of its projects, which represents a 4% increase over the previous year. Since 2021, our approach has allowed us to evaluate a greater number of projects that are not seeking environmental certification as well, including 11 projects in landscape architecture and 7 interior design projects.

Each project is assigned a score based on whether or not they apply the 50 criteria sets drawn from best practices and distributed practices divided among our three axes. This allows Lemay to measure the adoption of these best practices across different markets and disciplines, and identify its strengths and weaknesses, all with a focus on continuous improvement.



A cyclical approach

NET POSITIVE allows Lemay to create sustainable value in all aspects of its practice.

Lemay's global commitment is not limited to regulations, standards and certifications. NET POSITIVE is an integral part of our daily life, both through our actions as well as the development of our projects.

Supported by an internal transdisciplinary committee, our approach is constantly enriched by the continuous development of our professionals' skills, the rigorous application of our sustainability principles in all our projects, the close monitoring of the performance of our sustainable strategies and, finally, sharing our best practices with the community.



**10^{-2} A multi-scale
application**



A mutli-scale application

Applying NET POSITIVE to all of our markets and disciplines.

Our approach favors the creation of sustainable and meaningful spaces where everyone can flourish at all levels of Lemay's processes.

3 scales of intervention:



Neighbourhoods



Buildings



Interiors

At the neighbourhood scale

Just like how we can adapt our cities to climate change, the development of new neighborhoods represents a major opportunity to successfully make the ecological and social transitions we need.

The neighborhood scale is conducive to the pooling of green and energy infrastructures, as well as the creation of quality public spaces where everyone feels included. That makes it an effective catalyst for setting up the foundations of our approach to sustainable strategies.



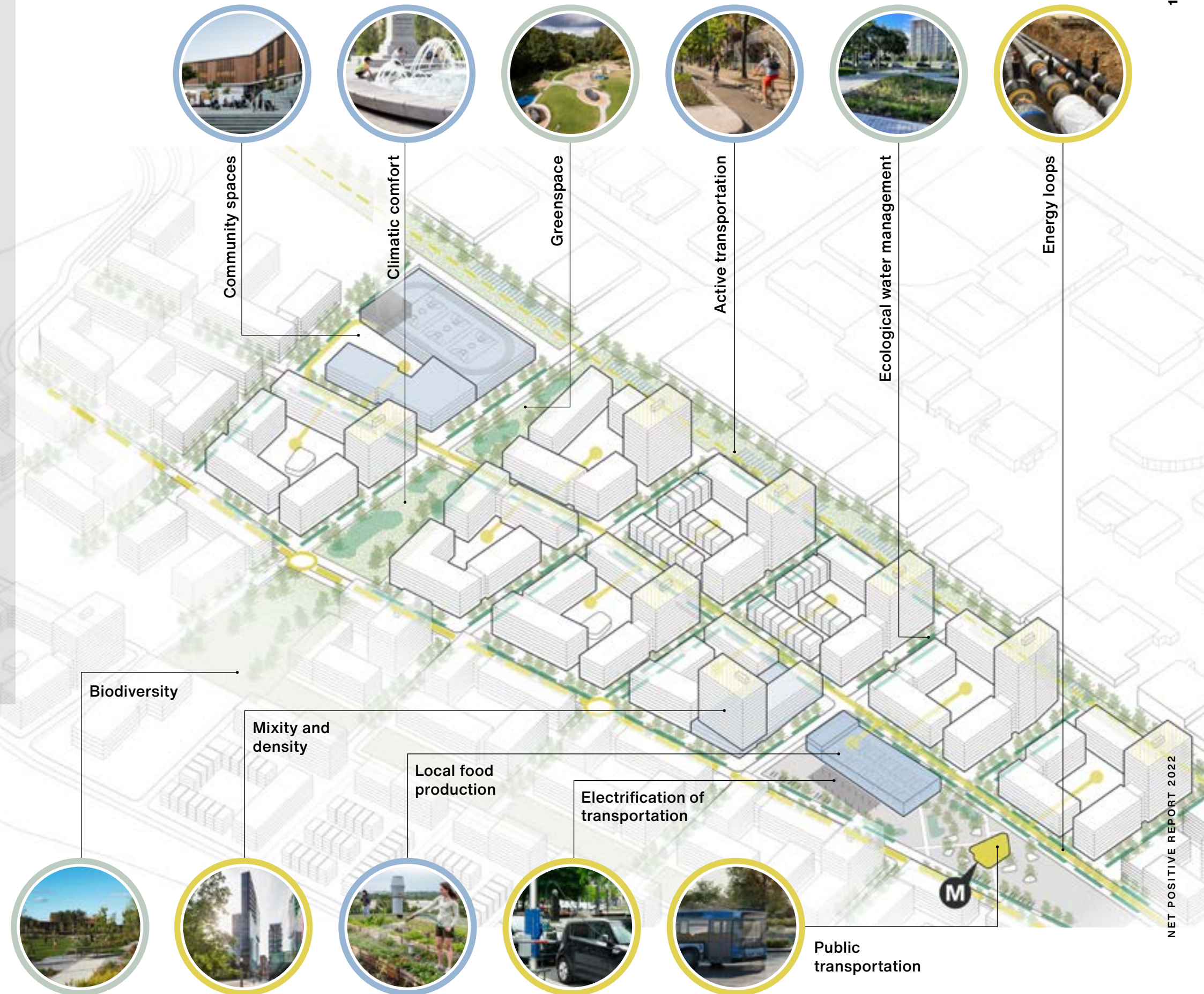
Health



Environment



Carbon



At the building scale

Committed to achieving optimized and sustainable developments, we approach any project new or existing with a top-of-mind concerns for ecologically responsible innovations.

Whether it is through the choice of sustainable materials, cutting-edge technologies in renewable energy, or active design measures for the benefit of users, NET POSITIVE comes to life in all our construction and renovation projects within built environments.



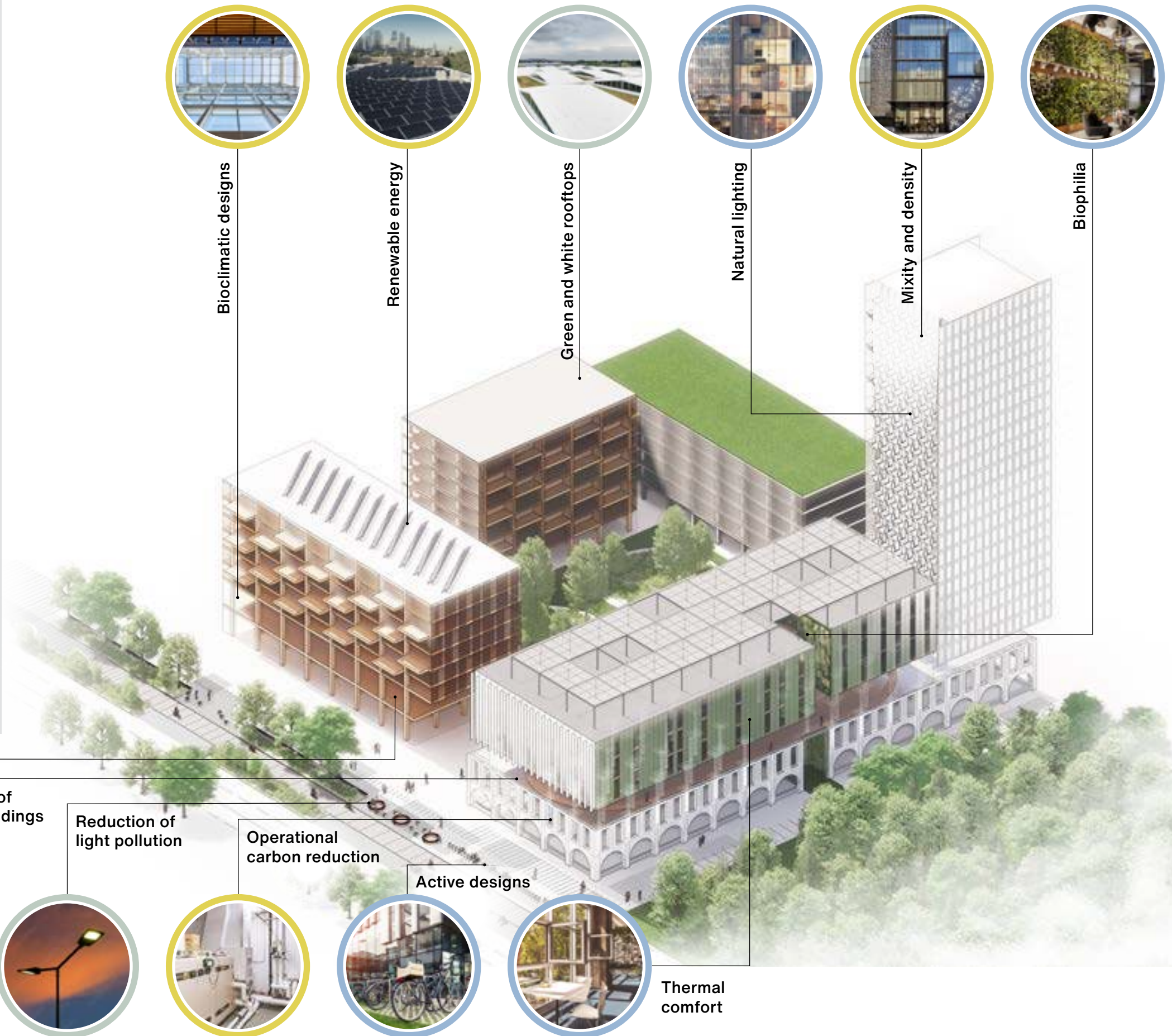
Health



Environment



Carbon



At the interior scale

By placing the health and well-being of users at the center of our interior designs, our approach promotes personal growth while ensuring the judicious use of the built environment.

Whether it is through the greening of spaces, the optimization of natural light, or through space configurations that invite movement and encourage connections, we promote biophilic design principles to improve the quality of our living and workplace environments.



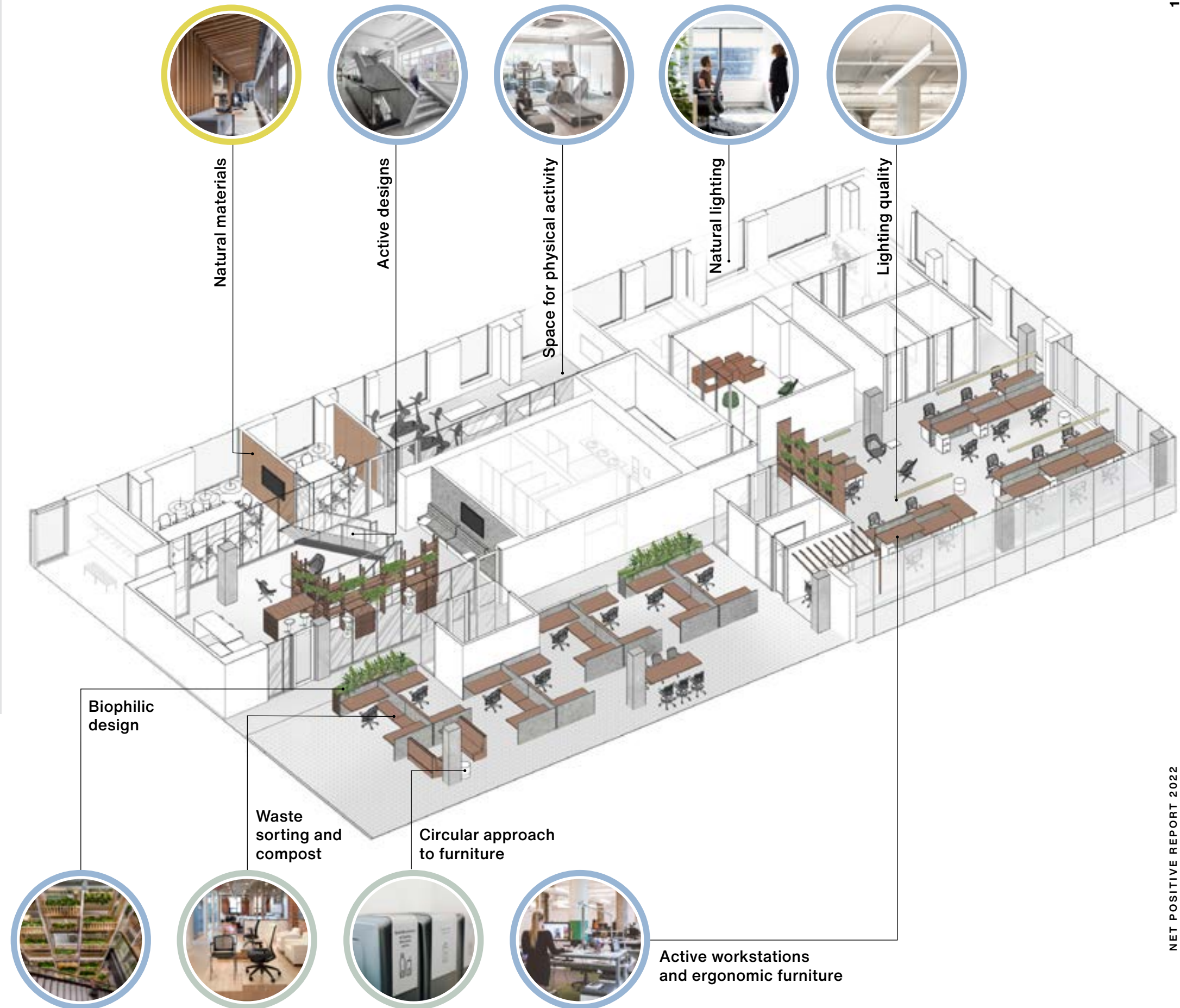
Health



Environment



Carbon



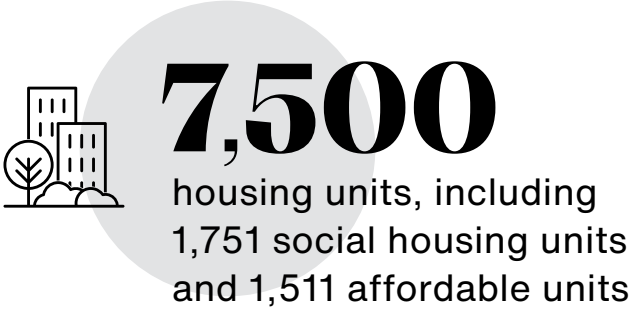
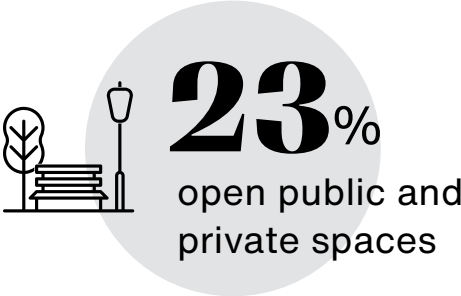
Bonaventure Bridge

Montreal

Client Devimco, Groupe Mach, Broccolini, Caprim and partners
Year 2022

Disciplines Architecture, landscape architecture, urban design, branding and graphic design, sustainability

A diverse, vibrant and authentic neighborhood where the water and nature that structure its surroundings are celebrated at all scales.



“The anchoring of a new district on this exceptional site responds to current issues by offering a quality mix of residential offers and resiliency towards climate change. The proposed vision offers a positive approach to density which highlights heritage and integrates community facilities and local services alongside generous and distinctive green spaces which open onto the city with a riverfront landscape.”

Audrey Girard, Urban Designer, OUQ
Practice Leader - Urban Design and Planning





CASE STUDY — BUILDING SCALE

Humaniti

Montreal

Client Cogir

Year 2021

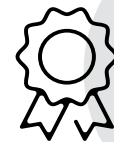
Disciplines Architecture, landscape architecture, urban design, interior design, sustainability

Certifications

WELL v1 Certified
Multi-Residential

Aiming for LEED Canada
NC 2009, silver

**When design echoes
its environment.**



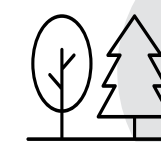
1st

WELL-certified
multi-residential
project in Canada



34%

reduction in energy
consumption compared
to reference buildings



11%

of the site's surface is
vegetated, totaling 43%
of its appropriable space



“Humaniti represents many things: A new and innovative vertical urban village, an iconic design in a rich historical context, and a beautiful and meaningful addition to Montreal’s public spaces. Fundamentally, Humaniti is a commitment to resilience, our health, our planet, and our environment. It is a place which demonstrates that beauty, user experiences and sustainable strategies can merge in the most important works of our cities.”

Andrew King, FRAIC, Prix de Rome,
Senior Partner, Chief Design Officer

Bonduelle
Montreal

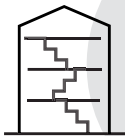
Client Bonduelle Amériques
Year 2022

Disciplines Interior design,
branding and graphic design

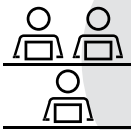
An inclusive work environment
centered on the well-being of its users.



100%
of workstations have
access to natural
light and biophilia



4
floors of offices connected
by a central staircase for
an active space design



50/50
equal balance of individual
and collaborative spaces for
a stimulating environment



“NET POSITIVE is an ally in our design of spaces. The design team behind Bonduelle skillfully applied its parameters to promote well-being in the workplace without compromising on quality. Access to natural light, biophilia, optimized ventilation systems, natural materials—all of these elements are key components in enhancing the human experience and are part of the NET POSITIVE approach.”

Julia Easto Lefebvre,
Associate, Practice Leader, Interior Design



-3 Tangible results



AIA Commitment

The AIA 2030 Charter for a greener future

Lemay is among the signatories of
the AIA 2030 charter: A climate strategy implemented
by the American Institute of Architects (AIA).



AIA Commitment

Through a series of objectives, AIA 2030 aims to achieve carbon neutrality in built environments by 2030.

In order to achieve this, we now know that reducing carbon emissions alone is no longer enough. If we want our actions to have a real impact, we must move quickly and thoroughly towards carbon neutrality. Since 40% of the world's carbon emissions come from built environments, building a greener future inevitably involves architects, engineers and property owners.

Each year we submit our most representative projects to the AIA, but our goal will ultimately be to present all of our projects.

In 2021,
we submitted

22
PROJECTS

which occupy a total area of

561,604 m²

These include, but are not limited to, senior citizens' residences, high schools, the Soprema plant in Woodstock, Ontario, the Bonnybrook Centre in Calgary, as well as Odea and Royalmount in Montreal.

Of these 22 projects:

21 are aiming for LEED certifications

18 comply with the National Energy Code of Canada for Buildings (NECB); 2011, 2015 and 2017 editions

7 present a fully electric energy concept (without the use of fossil fuels)

6 have geothermal heating and cooling systems and air conditioning systems

5 are based on an intrinsic carbon analysis¹ with an average intensity of 436 kg CO₂ eq/m²/year

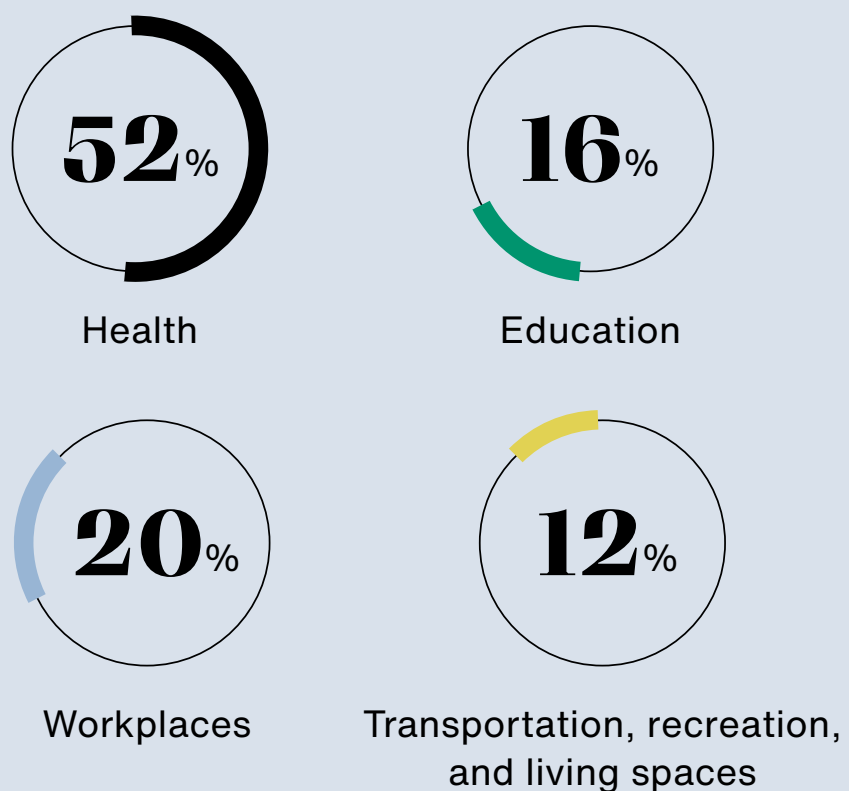
3 aim for Zero Carbon Building Standard - Design, Version 2 certifications

¹ The buildings that were the subject to these calculations have concrete structures.

Distribution of projects by province



Distribution of projects by environment



Additional commitments

In addition to our **NET POSITIVE** commitment, Lemay has formalized agreements with several industry-recognized organizations:



Lemay is a signatory of the **Net Zero Carbon Buildings Commitment** of the World Green Building Council.



Lemay is an active participant in the initiative to promote the use of sustainable building materials put forward by **Bâtiment durable Québec**.



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



Lemay became a **WELL Cornerstone** partner of the International WELL Building Institute (IWBI) in 2022, confirming its commitment to prioritizing health and well-being in its projects.

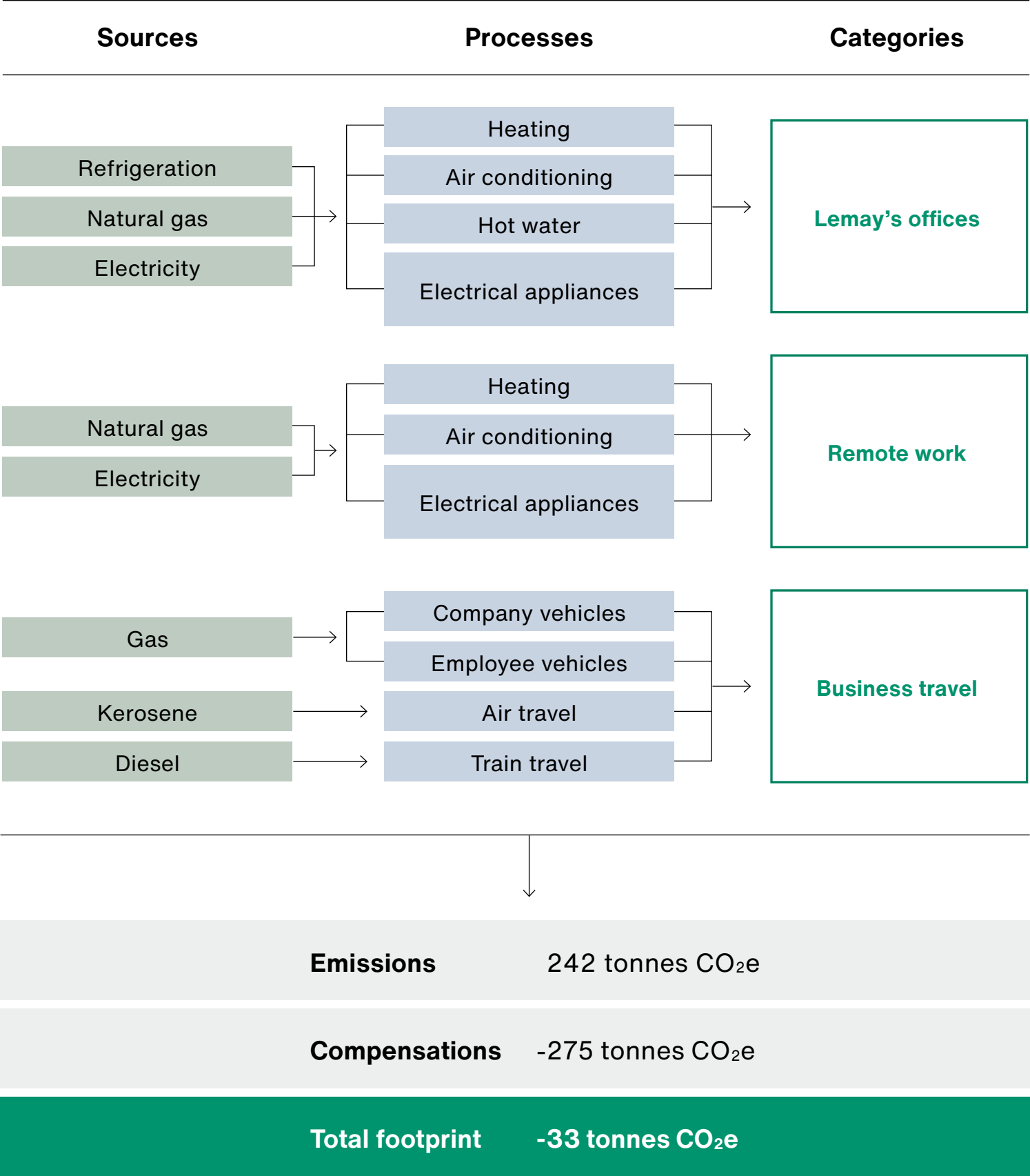
Our carbon footprint

Taking our actual emissions offsetting and compensation into account, we reach a negative carbon footprint for an overall positive climate impact.

Aligned with national and international goals, Lemay is committed to achieving net-zero carbon offices by 2030. As of 2019, Lemay has been maintaining its net greenhouse gas (GHG) emissions below zero, including reducing its use of fossil fuels, increasing energy efficiency and purchasing certified carbon offsets to compensate for its emissions from the operation of its buildings in our report (Scopes 1 and 2).

This year, the scope of our report was expanded to include GHG emissions associated with our vehicle fleet, work-related travel, business travel, and remote work (Scope 3).

- Scope 1** — Emissions generated directly from the combustion of fossil fuels (natural gas) within our premises.
- Scope 2** — Emissions generated indirectly from the use of electricity.
- Scope 3** — Any other indirect emissions beyond energy consumption. This includes emissions related to the production of goods and services consumed by the company.



Lemay's carbon neutrality

The transition to a hybrid work mode over the past year has resulted in a shift in emissions associated with electricity and fossil fuel consumption, to emissions associated with the use of office equipment, heating and air conditioning in our remote working spaces.

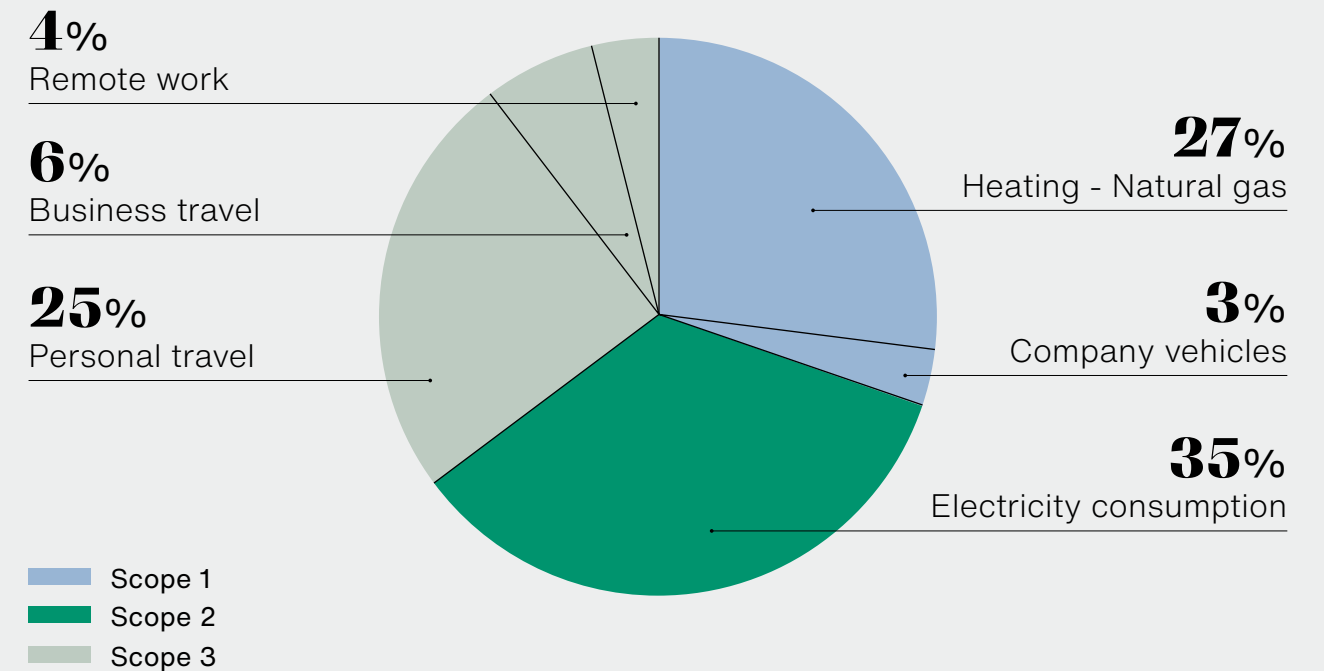
While Scope 1 and 2 GHG emissions contribute to the majority of Lemay's carbon footprint, more than a third of them are attributable to Scope 3 activities.

As illustrated in the first graph, electric consumption (35%), natural gas heating (27%) and personal vehicle travel for work (25%) are the three largest contributors to our firm's carbon footprint.

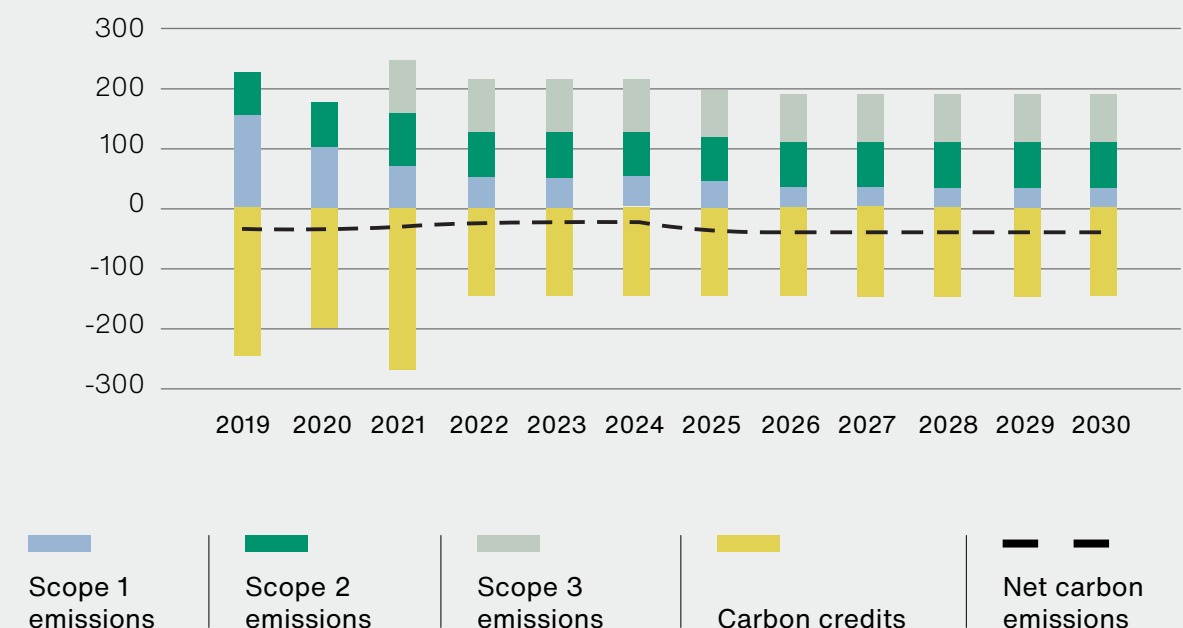
The second graph summarizes the actual and projected emissions over time. These are offset through the purchase of carbon credits, resulting in net GHG emissions equaling less than zero.

* Scope 3 emissions were introduced to the inventory in 2021.

Breakdown of Lemay's GHG emissions by activity



GHG emissions per scale (tonnes CO₂e)



Health and well-being in the team

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



OUR APPROACH TO TALENT AND CULTURE

Lemay prioritizes the physical and mental well-being of its employees. The infrastructure and systems it has in place are designed to promote two-way communication with their facilitators.

That's how we ensure that we remain on the lookout for the general well-being of everyone, by offering the feedback necessary for professional growth.

We are continually improving our processes to foster a truly collaborative culture based on knowledge-sharing and mutual exchanges between managers and their teams.

Various measures, such as access to remote healthcare and online training platforms, as well as a stress management program, are in place to position the health of our employees and their dependents as a top priority.

In addition, our hybrid work policy allows everyone greater flexibility in terms of time management. This approach promotes a beneficial work-life balance.

Increasingly eco-responsible policies

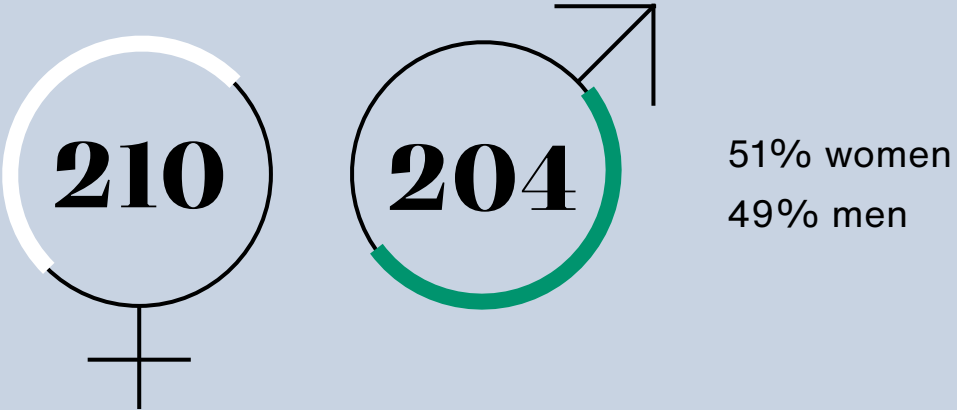


These strategies are reflected in our internal policies and the many benefits offered to our team members:

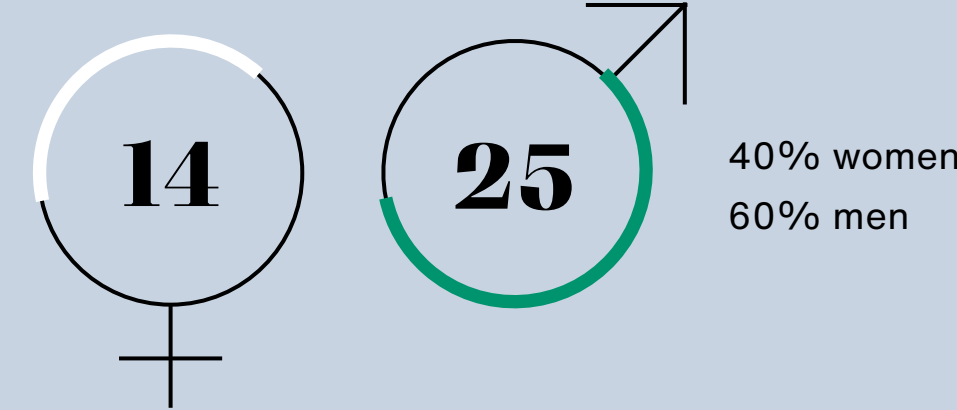
- A sustainable development policy
- A justice, equity, diversity and inclusion policy
- Responsible sourcing
- Hybrid work
- A year-round flexible working hours policy
- Training and development
- Sick leave managed in a flexible manner without preset limits based on employee needs
- Unlimited vacation for executives
- Referral programs
- Remote medical and wellness platform (Dialogue)
- Corporate wellness program (Bright)
- Free gym and group classes at the Montreal office
- Discounts on public transportation for all our offices
- Académie Lemay (online training platform)
- Group insurance and flexible credits

Distribution of employees:

Employees



Associates



In terms of salary equity and increases, we rely on market data and peer comparison in terms of experience, autonomy, the complexity of the task and other other objective factors, both at the time of hiring and during annual salary reviews.

Through our job classification system, we ensure that pay equity is maintained at all times.

Community action and carbon footprint reduction

Social engagement is part of Lemay's DNA

COMMUNITY ACTION

Lemay supports local charities, research initiatives, community projects and volunteer organizations at both the corporate and employee level. The firm has been present in the constantly growing neighbourhood of Saint-Henri since its origins, a central location deeply connected to the city and the quality services surrounding it.



REDUCTION OF OUR CARBON FOOTPRINT

Lemay offsets the amount of paper it uses as well as a portion of its air travel and long distance transportation based on the amount of carbon emissions generated by these these activities. Its clients and partners also budget for carbon offsets in the emissions of their projects.

In addition to these efforts are Lemay's reforestation actions in Nicaragua, made possible through Enracine: Since 2011, we have planted 1,160 trees. Lemay has also committed to plant trees for every new employee who joins our team.

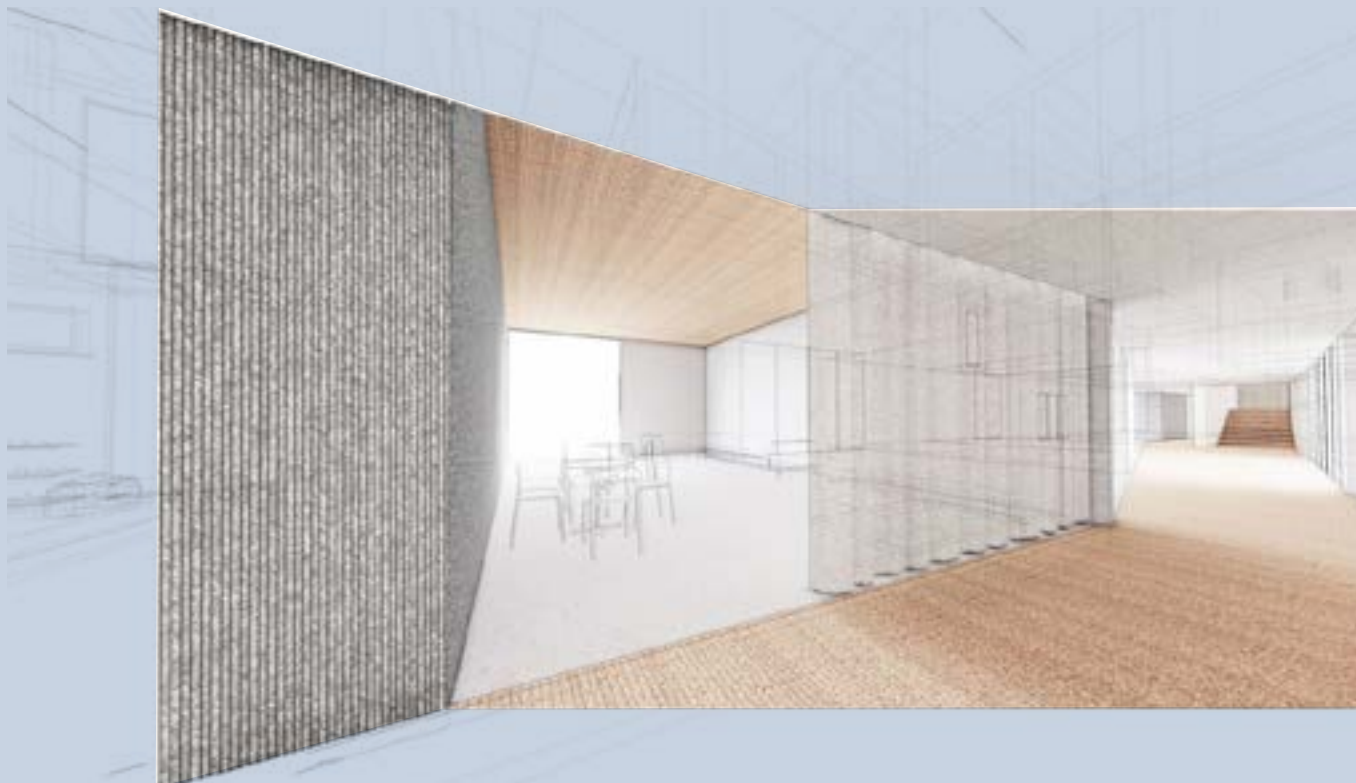


Social engagement

Each year, Lemay supports various non-profit organizations.

Several members of our team contribute to philanthropic causes by donating their time, most notably within the following foundations:

- **David Chiasson Foundation**
Lemay offered logistical and technical support in the organization of fundraising activities for this organization which helps people with addiction and alcoholism in Quebec.
- **Eve Salvail Foundation**
Lemay offered its expertise for the programming, design and implementation of a project to create a safe, sustainable and innovative housing space for this organization that helps victims of domestic violence and their children.
- **Yvon Lamarre Foundation**
Lemay supports the activities of FLDWRK, our applied research and design collective, as it develops a project to convert a church into an innovative residential center for adults with Autism Spectrum Disorder and/or intellectual disabilities.



Philanthropic activities

Actions aligned with our values.

Lemay also contributes as a sponsor or donor to several benefits, events and various causes that share its corporate values:

- Fondation Tel-jeunes
- The Musée d'art contemporain de Montréal Foundation
- Earth Day
- Leucan
- Moisson Montréal
- The Leukemia and Lymphoma Society of Canada
- Scholarships and training courses



Lemay also offers several annual scholarships in architecture, landscape architecture, urban design and interior design, combined with internships in our work spaces.

We encourage study projects that improve the quality of life of users, have a positive impact on the community and minimize our ecological footprint, all in collaboration with universities across Canada.

Qualified professionals

Our team relies on the expertise of several accredited professionals in sustainable strategies.

32
LEED AP*

LEED (Leadership in Energy and Environmental Design)
Benchmarking system for indoor developments, buildings and neighbourhoods. It is distinguished by its rigor, its national and international recognition and its holistic nature.
* AP: Accredited professionals

- 1 FELLOW

Honorary distinction
- 15 GA

Ecological associate
- 13 BD+C

Design and construction of buildings
- 1 O+M

Operations and maintenance
- 1 ND

Neighbourhood development
- 1 ID+C

Design and construction of commercial interiors



Accreditations

Today, Lemay has accumulated 56 accreditations, which accounts for 12% of our employees.

LEED

32 LEED AP

Fitwel

10 FITWEL AMBASSADORS

WELL

2 WELL AP 1 WELL FACULTY

Envision

3 ENVISION SP

Sites Rating System

1 SITES AP

Haute qualité
environnementale (HQE)

1 HQE AP 1 HQE AUDITOR

Building Research Establishment
Environmental Assessment
Method (BREEAM)

1 BREEAM AP 1 BREEAM ASSESSOR

Certified professionals in
measurement and verification

1

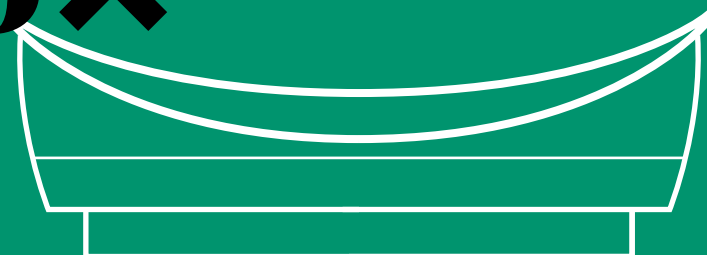
Living Future Accreditation (LFA)

2 LFA

Certified space

Our work covers a vast area of **3,431,838 m²**
of projects either certified or in the process of being certified,
which is the equivalent of

26x



ScotiaBank Saddledome, Calgary

23x

+



Rogers Centre, Toronto

20x

+



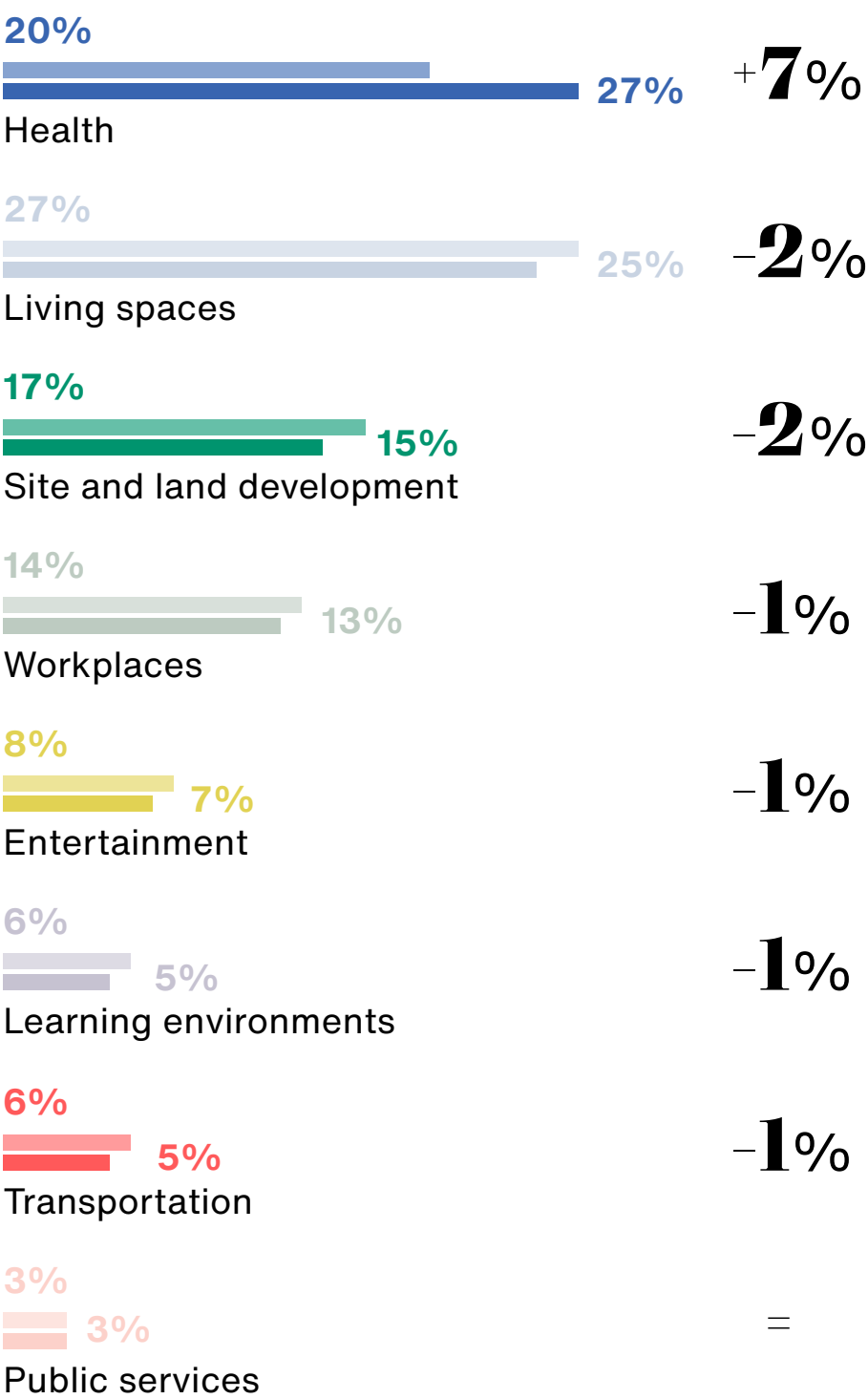
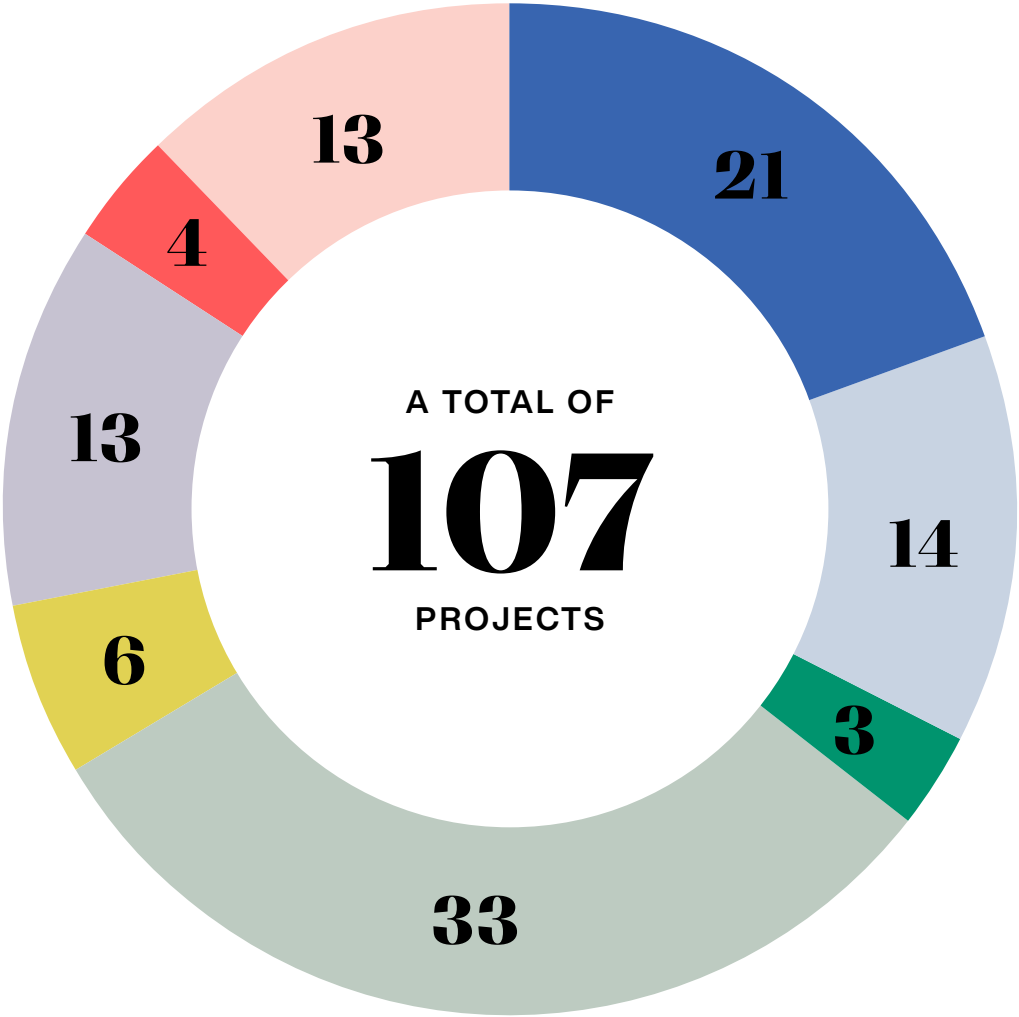
Stade olympique, Montreal

This represents an increase of 14% in just one year.

Certified projects

Over the past year, 7 new projects have been registered in a minimum of one certification process and 5 have obtained certifications.

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



2021 2022
Calculation based on gross project area

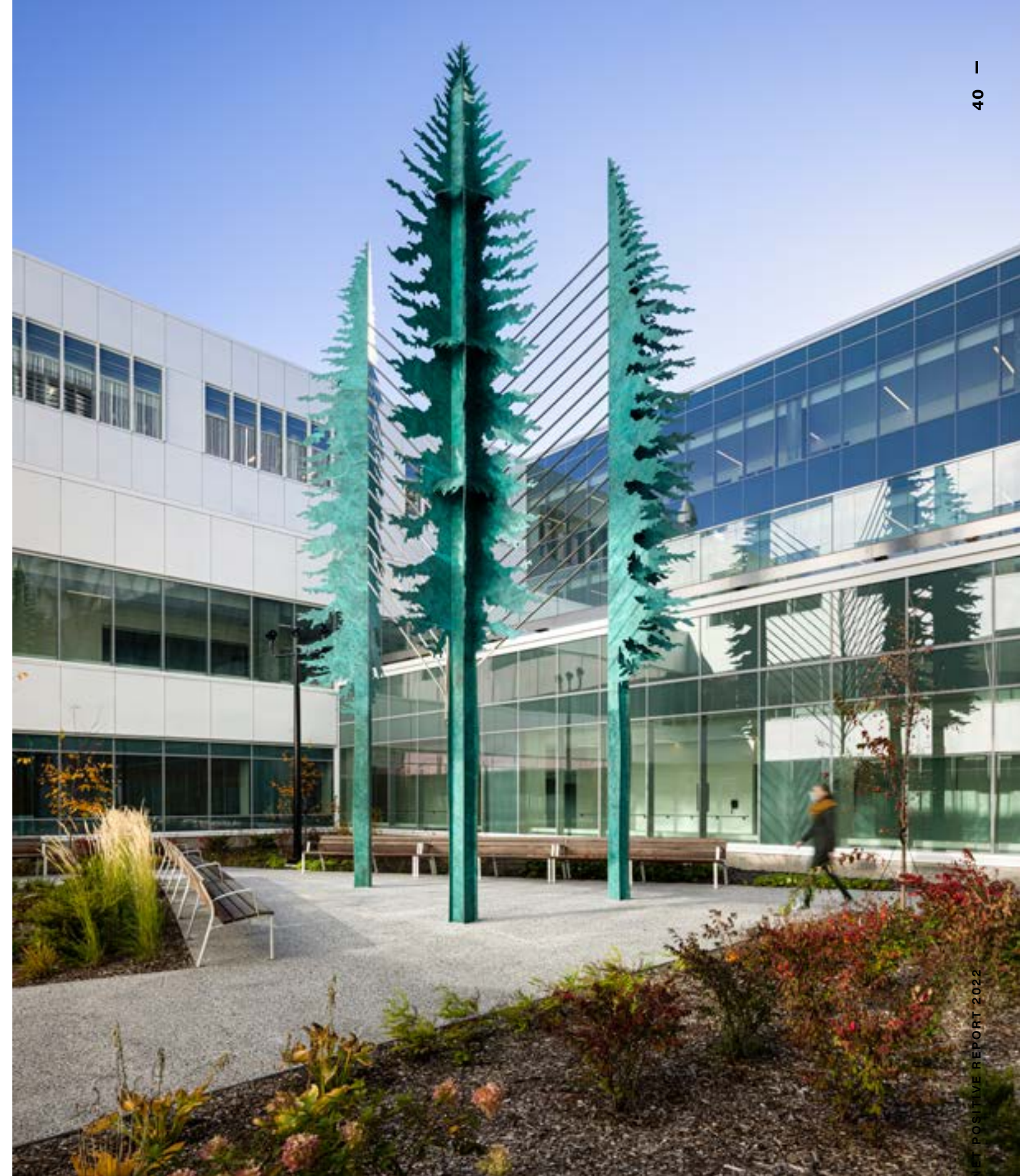
**-4 Sustainable
projects**



Sustainable projects

The sustainable strategies and innovations at the heart of our projects.

It's not just about obtaining a certification or an award: The projects presented in the following pages are distinguished by their approach to the health and well-being of their users, by the ecological support they offer and their carbon footprints.

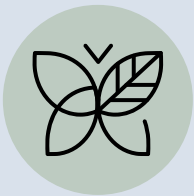


Measuring and visualizing performance

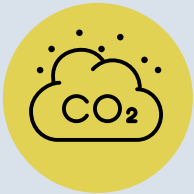
Lemay's NET POSITIVE approach also simplifies visualizations of project performance.



Health



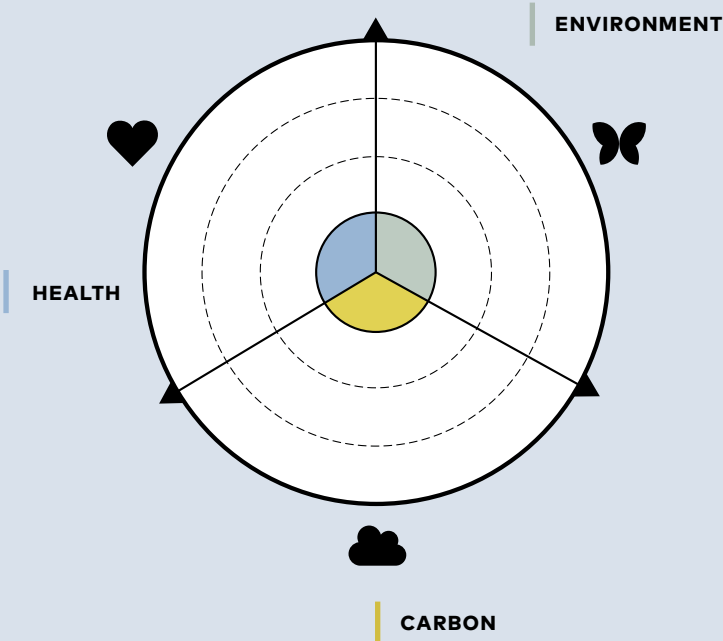
Environment



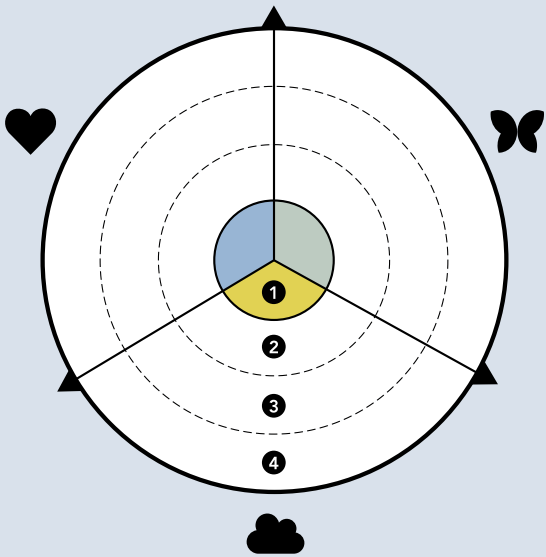
Carbon

Our simplified graphs illustrate the performance of a project in the three areas of focus which are based on the measurable values of NET POSITIVE.

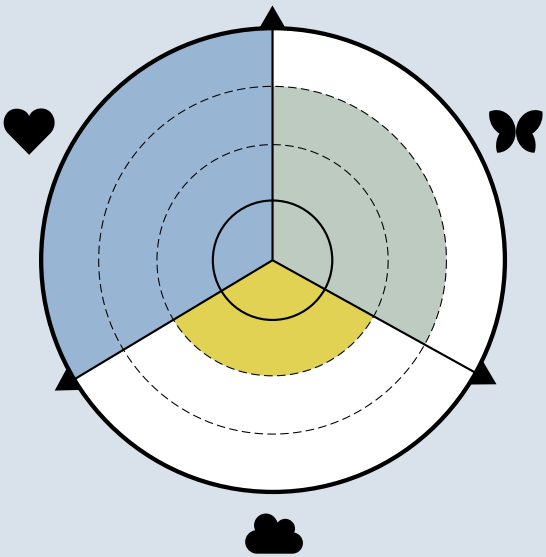
Principle 1:
Three areas of performance



Principle 2:
4 levels of performance

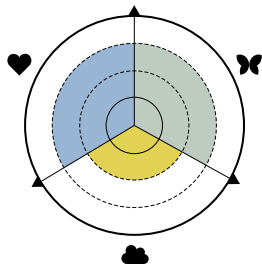


An example of a project's
NET POSITIVE performance:



ODEA, Montreal

A building emblematic
of a nation, a place
and its history



Client
Cogir et Cree Regional
Economic Enterprises
Company (CREECO)

Certification
Aiming for LEED
v4 Silver BD+C
WiredScore

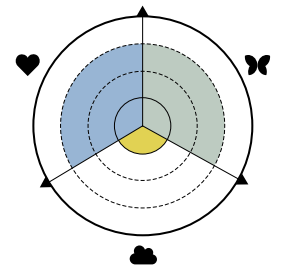


- Highlights the presence of the Cree community in the Montreal landscape through an emblematic project that highlights their traditions and culture.
- Connection of the project to the heating and air conditioning networks of downtown Montreal.
- An environmental approach combining an energy efficient envelope with numerous health strategies such as biophilia, the choice of eco-responsible materials, and the inclusion of active transportation.
- Integration of existing structures that are part of the Recollet district.



Centre de glaces Intact Assurance, Quebec

An ode to the nordicity and hivernal spirit of Quebec



- 360-degree fenestration floods the premises with natural light and integrates the exterior landscape into the interior space.
- Use of FSC wood.
- High performance curtain wall.
- An oval-shaped building that allows for optimized architectural performance and energy demands.



Client
Quebec City

Collaboration
Lemay and Ardoises
Architecture

Awards and mentions
2022 – Gold Winner – Architecture: Sports & Leisure Building, Grands Prix du Design
2022 – Platinum Winner – Interior: Culture, Sport & Leisure, Grands Prix du Design
2022 – Lauréat – Architecture : Sports et loisirs, LOOP Design Awards

Saint Joseph's Oratory of Mount Royal arrival experience and carillon tower, Montreal

A spectacular and contemporary mise en scène

Client

Oratoire Saint-Joseph
du Mont-Royal

Certification

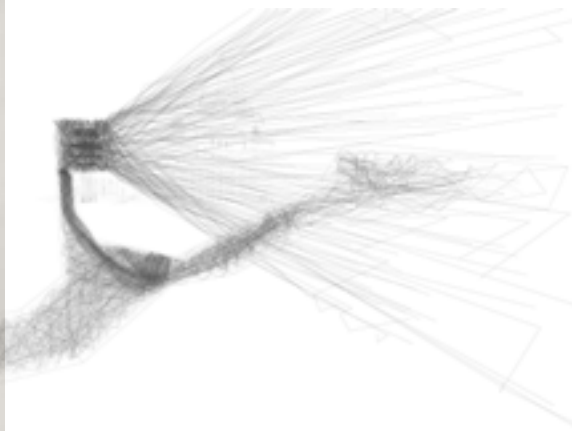
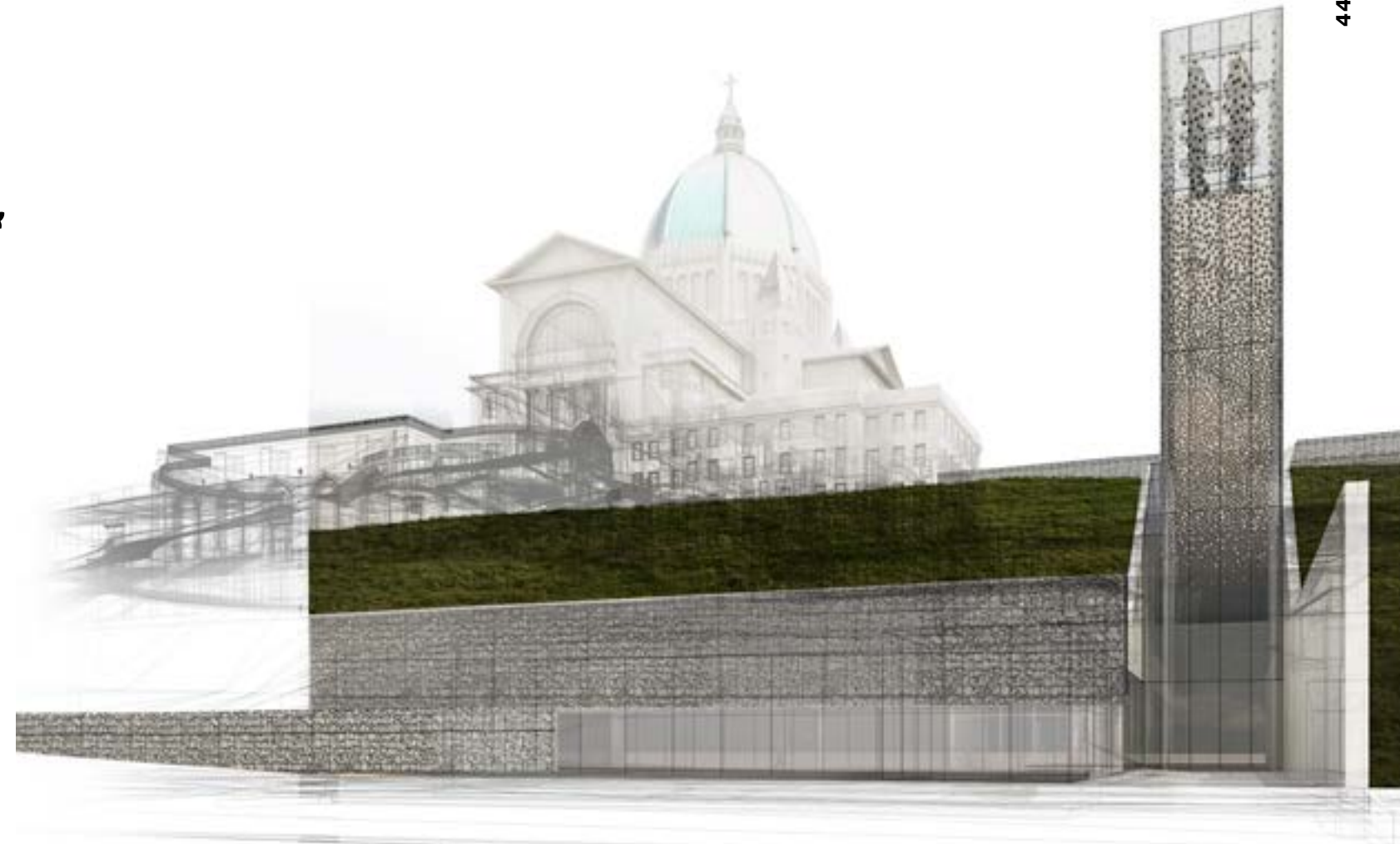
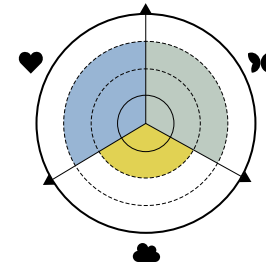
Aiming for LEED Canada
NC 2009, silver

Awards and mentions

2018 - AZ Awards,
People's Choice Award

2018 - AZ Awards,
Best Design: Unbuilt

2018 - Canadian
Architect Award,
Award of Excellence

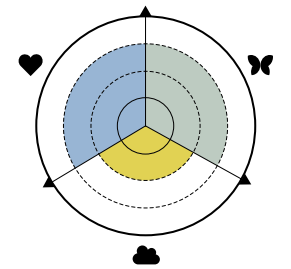


- Spectacular and contemporary staging of an emblematic site in Montreal.
- An architectural and landscape response that combines finesse with respect for a heritage site.
- Allows for a spiritual, cultural and tourist experiences for pilgrims that account for nearly two million visitors annually.



Théâtre de Verdure, Montreal

Staging the enchanting landscape of La Fontaine Park



- An open-air amphitheatre fully integrated into the landscape of La Fontaine Park Fountain Park, providing biophilic benefits to its users.
- A space with multiple vocations and open to all, with a mission to offer equitable and inclusive access to culture.
- Design based on the enhancement of the natural environment of the park.

Client
City of Montreal

Awards and mentions
2021 - AZ Awards -
People's Choice Award,
Design Category - Unbuilt
2020 - Canadian Architect
Magazine Award of Merit



LET POSITIVE REPORT 2022

Place des Montréalaises, Montreal

The magic of transdisciplinarity,
infused with tribute and significance

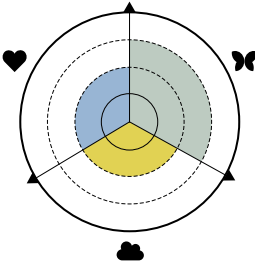
Client
City of Montreal

Collaboration
Lemay + Angela Silver
+ SNC-Lavalin in
collaboration with ELEMA

Awards and mentions
2022 – Winner –
Landscape | Conceptual
Landscape, LOOP
Design Awards
2022 – Gold Winner –
Concept in Landscape/
Territories, Grands
Prix du Design

2022 – Architizer
A+ Awards | Special
Mention, Unbuilt
Masterplan, Architizer
2021 – Winner – Urban
Design, Architecture
MasterPrize

2020 – Canadian
Architect Award
of Excellence
2018 – Winner,
International
Multidisciplinary
Landscape Architecture
Competition



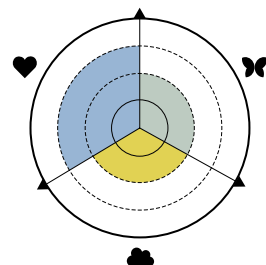
- Rehabilitation of an urban landscape long marked by an expressway into a meadow focused on biodiversity.
- Gardens consisting of 21 clusters of indigenous plants that grow and bloom perennially with the seasons.
- Pedestrian space designed to encourage rest and meditation, reflection and well-being.

Hôpital de la Malbaie, La Malbaie

A healthcare environment designed on a human scale and rooted in its environment

Client
Société québécoise des Infrastructures

Certification
Aiming for LEED v4 BD+C



- To provide a warm, welcoming environment that is reassuring for the patient with views of the the surrounding landscape.
- Aiding orientation through views of the exterior and easily identifiable landmarks.
- Creation of a green roof with views of the Saint-Lawrence River.



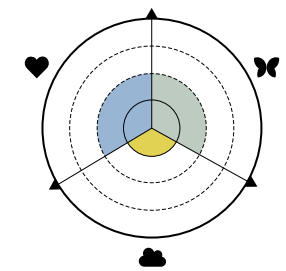
Courtyard by Marriott, New York Manhattan/Midtown West

A concept based on a biophilic approach

- A contemporary and minimalist design with neutral tones and natural touches.
- An entrance hall with a spectacular green wall.
- Integration of a skylight to promote the comfort and well-being of users.



Client
Atria Builders; Marx
Development Group

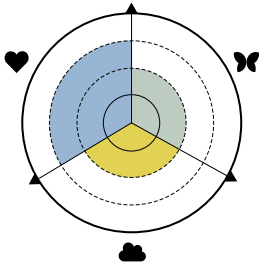


Telus, Quebec

A fresh take on a company’s national standards

- Open, multi-purpose spaces adapted to the different needs of employees in a hybrid mode, in order to promote collaboration and flexibility.
- A portion of the furniture and workspaces are composed of salvaged or transformed elements, which has resulted in substantial savings while supporting the sustainable strategy of three Rs: reduce, reuse and recycle.
- The choice of natural, timeless and sustainable finishes is balanced by an abundant presence of plants for a biophilic design, while representing the TELUS brand.

Client
Telus





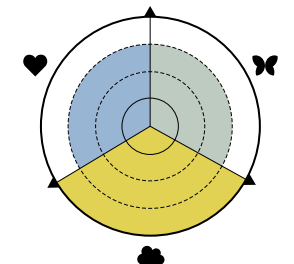
Client
Daniels Corporation

Certification
Passive House (PHI)



Mount Pleasant Village, Bloc A, Brampton

An exemplary performance for a residential development



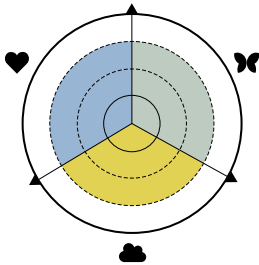
- Solid wood buildings aimed at a Passive House certification, following the standard of the Passive House Institute (PHI).
- Use of cross-laminated timber maximized by exposing solid wood elements from the interior to the exterior with better visibility of the wood to exterior views, all to evoke a natural setting.
- Active design encouraged by improved pedestrian, vehicle and transit access to the buildings.
- Car-sharing programs, electric vehicle spaces and bicycle parking promoted through design.
- Energy performance catalysts include: A decentralized energy recovery ventilation strategy, use of larger exterior cladding panel sizes to reduce joint lengths, and reduction of thermal bridges with high-performance windows.



New secondary schools (four projects),
Chambly, Lasalle, Laval, Mirabel

New models for
secondary schools

- Places of learning rooted in their environments, neighborhoods, and communities.
- Open, multi-purpose, bright, and biophilic spaces designed to foster student collaboration and academic success.
- Inclusive environments with community access to sports blocks, auditoriums and other functions.
- Physical environments that promote well-being through the development of large common areas bathed in natural light and direct links to auditoriums, sports complexes, cafeterias and green spaces.
- Energy concept with geothermal energy, efficient envelopes to minimize carbon emissions, indoor air quality and ecological landscaping strategies.



Client
Société québécoise
des infrastructures

Certification
Aiming for LEED v4
Silver BD+C Schools

Consortium
Lemay, Leclerc and
Prisme architecture



Seniors' residence, Chemin Chambly, Longueuil

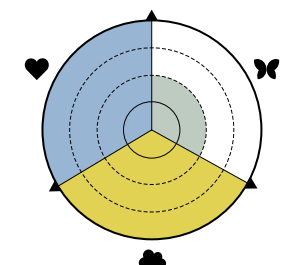
A living environment centered on health and well-being

- Biophilic approach to interior spaces, natural light and materials, and exterior landscaped courtyards, as well as a vegetable garden and biodiversity (planters).
- Highly energy-efficient and carbon neutral for a energy bill reduced by 45% versus a comparable building.
- Outdoor spaces with optimized four-season comfort.



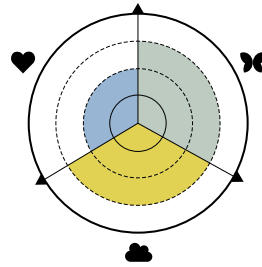
Client
Groupe Château Bellevue

Certification
Aiming for Fitwel
Senior Housing
Aiming for Zero Carbon
Building Standard





REM de l'Est, Montreal



Client
CDPQ Infra

New horizons for urban transportation

- A neighborhood-based network that encourages a modal shift from solo driving to public transit.
- Reduction of heat islands via the creation of numerous landscaped public spaces along the route, both around stations and in broader urban areas.
- Integration of a continuous bicycle path linking the east end of Montreal to its downtown core to encourage active modes of transportation.
- Streamlined elevated structures with unobstructed views to minimize their impact on the landscape and highlight both the city and the Saint-Lawrence River.
- A vital vector for the rehabilitation of contaminated industrial sites in the east end of Montreal.
- Development of an integrated sustainability matrix (objectives, strategies, indicators) based on Envision and LEED ND certifications.



NET POSITIVE

Next steps

Continuing of the work done in 2020 and 2021, and based on the results presented in this fourth NET POSITIVE report, we envision the following:

- Maintaining **Carbon Neutral Offices**
 - **Commitment:** Expanded scope of analysis of our carbon emissions (Scope 3) and disclosure to the *Net Zero Carbon Buildings program (World GBC)*.
 - **Action:** Maintain annual carbon offsets for a negative balance sheet.
 - **Verify:** Maintain the verification of our offices in Montreal and Quebec City with the *Bâtiment Carbone Zéro* standard.
- **NET POSITIVE** Projects
 - **Commitment:** Disclosure of over 25 projects to the *AIA 2030 Commitment* program while reducing carbon emissions.
 - **Measurement:** Complete the NET POSITIVE review process for over 60% of our major projects and 100% of our strategic projects.
 - **Action:** Deploy our action plan to increase the NET POSITIVE score of our projects.
- **Equity, Diversity and Inclusion**
 - **Commitment:** Following the adoption of the EDIJ policy, continue internal initiatives.
 - **Action:** Present training on unconscious biases to all of our managers and employees.
 - **Verify:** Aim for certifications which validate good practices.

