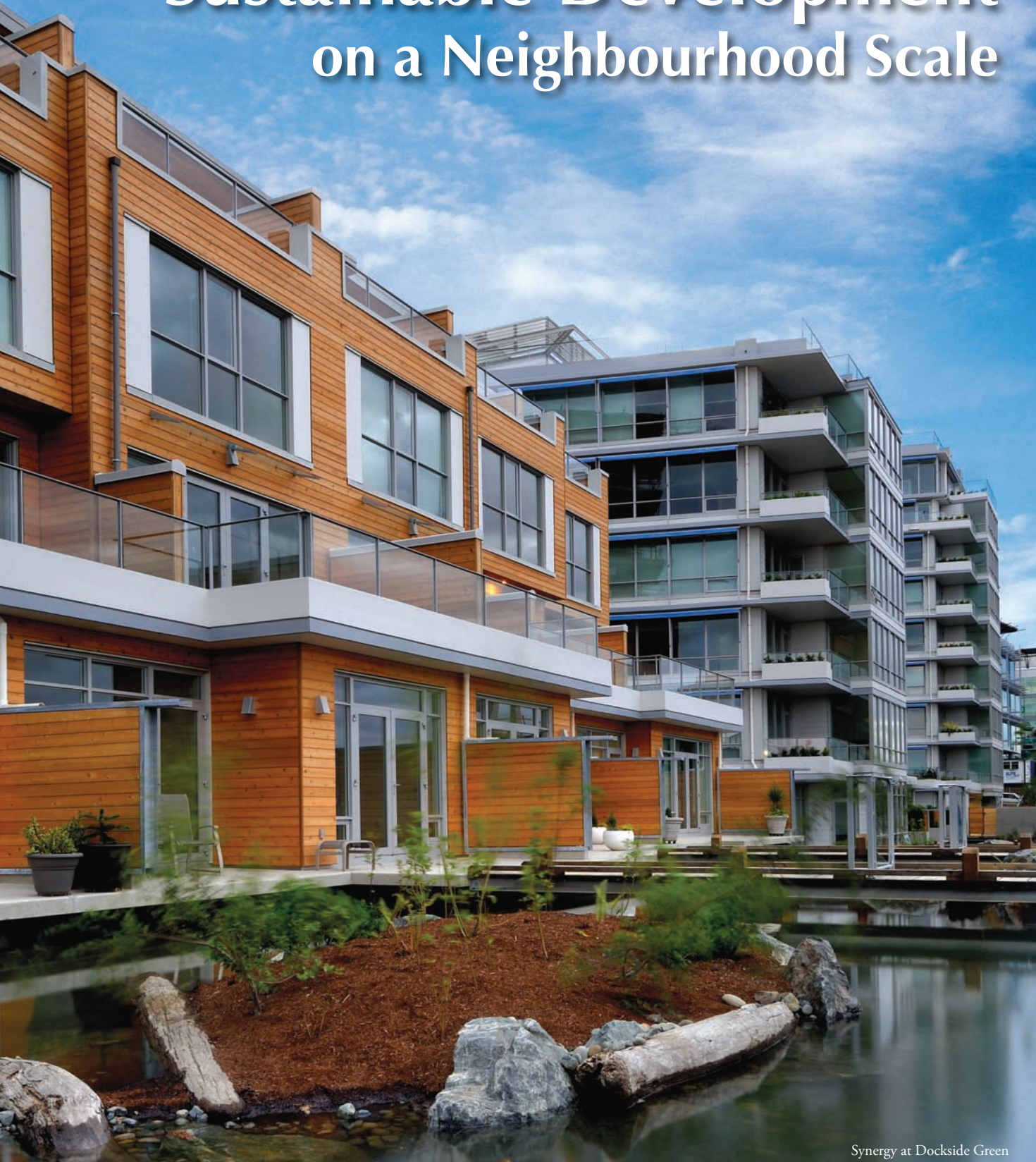


# Sustainable Development on a Neighbourhood Scale



Synergy at Docks Green

PHOTO COURTESY OF DOCKSIDE GREEN

## LEED® for Neighbourhood Development

In 2007 the US Green Building Council (USGBC) piloted the LEED for Neighbourhood Development (LEED-ND) rating system. Intended to guide and assess sustainable community development, LEED-ND integrates the principles of smart growth, new urbanism and green building at the neighbourhood scale and encourages developments to strive for greater environmental and social responsibility.

The ND Pilot program involved over 240 international projects, including over 20 Canadian projects. Canada continues to be a world leader in sustainable development including the two highest scoring projects in the pilot program: Docks Green in Victoria, BC, and Southeast False Creek in Vancouver, BC. Both projects achieved high Platinum certifications for Stage 2 (Certified Plan).



PHOTO COURTESY OF CaGBC

Docks Green wastewater treatment plant

Key features of the rating system include requirements to minimize impacts on sensitive lands and to select locations for development which, in combination with the neighbourhood's design and infrastructure, encourage more sustainable modes of transportation and a reduction in vehicle kilometres travelled. Many aspects of the LEED building rating systems (e.g. LEED for New Construction and LEED for Homes) are also included, with an emphasis on extending the application of sustainability approaches beyond the building scale, to the neighbourhood scale.

While the pilot is no longer open to new projects the market ready version — "LEED 2009 for Neighbourhood Development" (LEED 2009 ND) — is now available; registration opened in April, 2010. Currently, all LEED 2009 ND projects worldwide, including Canadian projects, register and certify through the Green Building Certification Institute (GBCI).

To assist Canadian projects in undertaking LEED-ND certification, the Canada Green Building Council CaGBC developed Canadian Alternative Compliance Paths (ACPs) for the LEED 2009 ND rating system. These ACPs are formally approved approaches that provide clarity and guidance for Canadian

projects, addressing sections of the rating system that contain US-specific standards or wording. Canadian projects interested in pursuing LEED 2009 ND certification are encouraged to review these ACPs, and employ them as needed as part of the certification process. The ACPs have been embedded within the original LEED 2009 ND rating system, and can be viewed on the CaGBC website as "LEED 2009 ND with Canadian Alternative Compliance Paths."

The CaGBC is currently working with the USGBC and GBCI to develop further LEED-ND resources specifically for Canadian projects, including additional guidance on applying the Canadian ACPs that have been developed, as well as submitting for certification through LEED Online. These supplementary resources and guidance material will be available from the CaGBC in late 2011.

To learn more about sustainable community development plan to visit the "Neighbourhoods Go Green! Exhibit during Greenbuild 2011, this October in Toronto. The "Neighbourhoods Go Green!" exhibit highlights best practices in planning and design, and features exemplar projects. The exhibit was designed to reach interested members of the public, design professionals, and local policymakers, and to offer a public forum to showcase Canadian LEED-ND projects, while shedding a focus on the attributes of sustainable communities. **GBD**

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