

GREEN PHOENIX PROGRESS REPORT — MARCH 15 2005 —

"It's been a very busy time!"

FUNDING: Our Nov. 24, 2004 application to the "**SCPI**" funding program was based on conceptual drawings showing 21 units. Recently, we learned we had been short-listed for funding, along with 7 other projects (out of the 12 which applied.) We were interviewed by a Let's Build committee. And then late on Friday March 4 we learned Let's Build had recommended us for \$2M funding! On March 9th we attended the meeting of Council's Community Services Committee where our funding was passed. The next step will be City Council in ~~June~~ ^{June}.

DESIGN: On January 27, 2005, we hosted a 3-day "design charrette" to determine the design parameters of the project under an internationally-accepted sustainable design standard called "**LEED™**". Commonly referred to as "green" design, this standard assigns credits to a construction project, based on its environmental, energy-efficient, economic, social goals and performance. The charrette was organized mostly by **Parkdale-Liberty Economic Development Corporation (PLEDC)**. Over 40 architects, engineers, technologists, community members, tenants and neighbours participated in the design exercise. The results were presented to the public on Saturday afternoon, Jan. 29th, attended as well by the area Councillor and representatives of local ratepayer's organizations. The designs were well received. The charrette cost about \$10,000 and funding was given by **CMHC** and **NRCan**.

THE WINNING DESIGN CONCEPT places the new units on the northern boundary of the property, instead of the parking lot. See the drawings attached. It retains Shalom House, and converts the building to 8 residential units, mostly 1-bedrooms, but also having two 2-bedroom units plus a bachelor. The design also moves the 11th-floor laundry to street level, and provides a large amenity space beside it. This area acts as a public-private interface. The design will be developed further.

CHURCH VISIBILITY: One of the exciting results of our design exercise was the potential for increasing the physical visibility of the church in the neighbourhood. The main entrance can be re-oriented to King Street from Dunn Avenue, and architecturally, there is a potential for a landmark feature at the corner (with a

similar effect as the old church with its tower and red neon cross, but updated to this century). This should be good news for the health of the congregation.

ORGANIZATION: Right now, we are in the middle of choosing the technical consultants such as Structural and Mechanical Engineers. We have met with the area **City Councillor Sylvia Watson** several times. We have formed a **Community Consultation Committee** formed mainly of neighbours who provide input during all phases of the project from design, through construction, to occupancy. That committee's first meeting will be Monday night, March 21st. Our first Open House was held January 13th, and we are planning another one in April. About 30 neighbours showed up for the first one, and comments were all favourable!

A "FUNDING COMMITTEE" consisting of Adam, Ian, Jennifer, and Rod met March 14th to advance our fundraising strategy. We applied for \$192,000 in RRAP money to help with the cost of converting Shalom House to residential. Jennifer has a positive response from the Toronto Atmospheric Fund. Our consultant contracts will include responsibility for obtaining CBIP funding. Several other sources of funding are identified and each committee member took on assignments to pursue them.

OTHER ACTIVITY: We've commissioned the Phase 2 Environmental Study, which includes boring about 25 5-meter holes around the property. The sidewalks are covered with yellow marking paint! Phoenix Place Apartments has been chosen as a subject building for the Social Housing Services Corporation's new Energy Management pilot program. This means we will receive benefits in the area of energy audit and analysis.

UPCOMING MEETINGS:

Mon. Mar. 21 7 pm Community Consultation Committee
Tues. Mar. 22 7 pm Full Development Team

CONTACT WRITER FOR MORE INFO: I'll be pleased to respond to any questions or concerns you may have. Punch the reply button or call me (**Adam**) at the dedicated **GREEN PHOENIX** phone number, **416.649.0202**.
