

# HQ CONTRIBUTIONS TO VANCOUVER CLIMATE ACTION PLAN

The purpose of this document is to identify HQ Contributions to the Climate Action goals established in the February 22, 2022 City of Vancouver Memorandum: Climate Early Actions Package Progress Update.

Key Strategies specifically identified in the Memo are identified below, accompanied by HQ efforts to address each strategy.

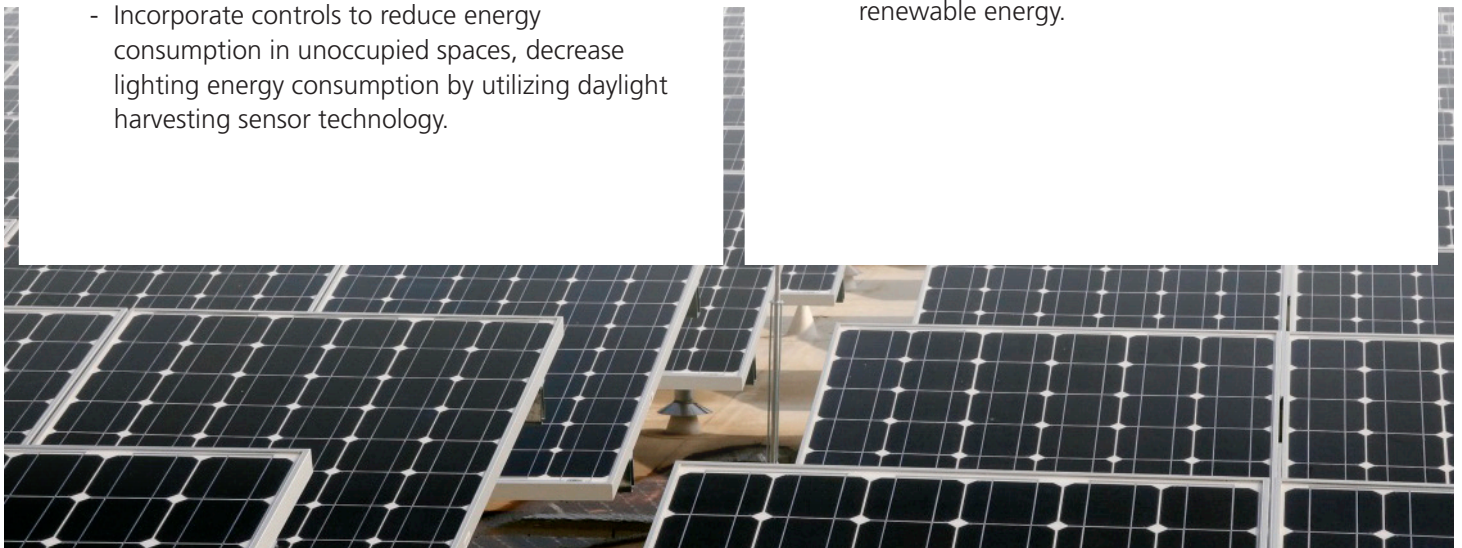
## BUILDING & ENERGY

### GOAL: REDUCE BUILDING ENERGY DEMAND FOR COMMERCIAL AND RESIDENTIAL BUILDINGS

- Require multifamily and hotel buildings to achieve at least 20% projected energy cost reduction compared to LEED v4 baseline building.
- Require core & shell buildings (retail, light industrial) to achieve at least 10% projected energy cost reduction compared to LEED v4 baseline building.
- Provide high efficiency systems to optimize energy savings throughout the development.
- Provide smart building infrastructure to optimize energy use.
  - Identify how HQ is performing as it relates to energy usage, and provide owners and occupants with strategies to contribute to energy savings.
  - Manage all assets proactively rather than reactively to avoid wasted energy use.
  - Provide fault detection and diagnostics (FDD) to continuously identify the presence of faults and target opportunities for improved energy efficiency.
  - Incorporate controls to reduce energy consumption in unoccupied spaces, decrease lighting energy consumption by utilizing daylight harvesting sensor technology.

### GOAL: SWITCH TO LOWEST-CARBON POWER SOURCE AVAILABLE FOR BUILDING HEATING/COOLING AND COOKING

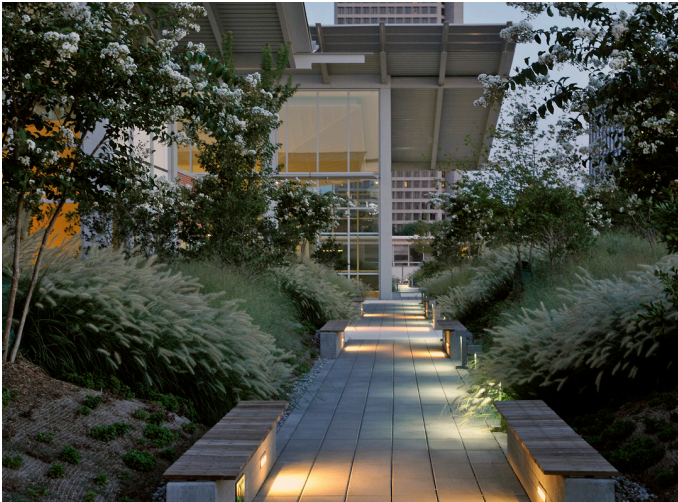
- Promote decarbonization.
  - Analyze low-carbon power sources available for building heating/cooling and cooking.
  - Team with utilities to understand and advance their decarbonization efforts and timelines.
  - Work toward decarbonization through efficiency, on-site renewables, and low-carbon power sources.
  - Provide site and building solutions tailored to use and needs of different building types.
- Incorporate Solar Photovoltaic (PV) technology.
  - Provide all properties with solar ready infrastructure.
  - Provide solar to serve all retained (owned/operated) properties.
  - Advocate and try to partner with Clark PUD, Northwest Natural Gas, and City of Vancouver to use development as test case for community renewable energy.



## NATURAL SYSTEMS

### GOAL: PRESERVE, EXPAND AND IMPROVE GREENSPACES AND TREE CANOPY FOR CARBON CAPTURE

- At least 28% of the site will be covered by tree canopy.
- More than 25% of the total site area will be preserved or restored with native or adapted landscaping, including multiple species of vegetation and a pollinator garden.
- HQ development includes several greenspaces including a 6-acre neighborhood park, vegetated civic plaza, and dog park.
- Existing vegetation in the large buffer area surrounding the site will be preserved.



## TRANSPORTATION AND LAND USE

### GOAL: INCREASE WALKING, BIKING, AND TRANSIT AND DECREASE DRIVING

- Mixed use development discourages the need for vehicle use throughout the development.
- Multi-use trail provides access to each of the buildings and connects to the separated bicycle and pedestrian facilities running east-west along HQ drive.
- Shared Cargo bicycles will be available and bicycle parking will be conveniently provided throughout HQ.
- Infrastructure will accommodate future public transportation routes through the site.
- Smart parking software will allow for reduced congestion and circling, resulting in reduced produced emissions like CO2.

### GOAL: RAPID TRANSITION TO ELECTRIC AND LOW-CARBON VEHICLES

- 300+ EV spaces will be provided, encouraging EV use for both residents and visitors. Anticipating future transition to EV, HQ will also provide 300 EV-ready spaces.
- EV reporting metrics will be shared with the city and public to further promote EV use.
- HQ supports fleet programs and taxi superchargers to further drive interest

### GOAL: REVISE LAND USE PATTERNS TO CONCENTRATE GROWTH, PROVIDE ABUNDANT HOUSING IN A VARIETY OF SIZES AND PRICE POINTS, AND SUPPORT TRANSPORTATION GOALS.

- Concentrated growth: HQ's site density is about 38,000 gross square feet per acre; density that exceeds that of downtown Vancouver.
- Abundant housing: There are 1,950 units on the HQ site.
- Affordable housing will be provided for 10% of units. Multiple styles of multifamily housing will provide for a variety of sizes and price points.
- HQ has obtained letter of Intent from C-Tran to provide commitment for future ridership to the HQ site.