



RDN Sustainable Development Checklist

New Construction and Renovation of Residential Development

File Number: _____

The RDN Sustainable Development Checklist is a tool to help develop projects that respect the natural environment, contribute to the health and well-being of residents, and use less resources and money to operate. The Checklist also helps the Region measure progress toward its vision for a sustainable future.

Engage RDN staff early. Book an appointment with the RDN Sustainability Coordinator for a **free consultation** on how to achieve a high level of sustainability and a high checklist score, which could qualify you for various incentives. Email sustainability@rdn.bc.ca or call 250-390-6510 (250-954-3798 in District 69) to make an appointment.

PLEASE NOTE:

If physical changes to the property or building are proposed, **complete this checklist and submit it with your Development Permit or Building Permit applications and you could be eligible for incentives.**

As requested by the RDN, the Sustainable Development Checklist has been completed as part of the Schooner Cove Neighbourhood Plan - RDN Bylaw No. 1400.04, 2011 (Schooner Cove) – area rezoning application.

This Checklist encourages actions that go **beyond minimum** requirements. Methods and materials in this checklist may not be suitable in all circumstances. The homeowner(s), designer or builder is free to choose solutions most appropriate for a particular project. If the Checklist score indicates the homeowner qualifies for incentives, RDN staff will need additional information and materials to verify claims that are made in the checklist.

The RDN Sustainable Development Checklist seeks detailed information pertaining to proposed development projects. Such details become established at later stages of the development approval process (subdivision, development permit, building permit), as building design and program is completed. As a result, responses reference the overall intent and specific policies, principles and objectives within the Schooner Cove Neighbourhood Plan, aimed to encourage and promote sustainable best practices through the creation of a policy framework for future implementation.

Stated more explicitly, the rezoning application is not a development permit or building permit application. The responses detailed in the RDN Sustainable Development Checklist reflect the evaluation that is possible at the rezoning stage with some responses left To Be Determined at the development permit stage.

General Questions

Scoring/specific answers deferred for later approval stages have been marked with this symbol *.

1. Please provide a brief description of your proposed project, including major activities planned on the land as well as any structure to be erected or added (attach additional sheets if necessary).

Residential development in accordance with the Nanoose Bay Official Community Plan Amendment Bylaw No. 1400.04, 2011 (Schooner Cove).

2. Subject property address see attached Schooner Cove Legal Parcel Plan
3. Subject property's legal description see attached Schooner Cove Legal Parcel Plan
4. Contact person's role: Registered Property Owner(s) Authorized Agent
Full Name: Paul Fenske Telephone Number: 604.739.7526 Email or other preferred contact methods: fenske@ekistics.ca

Section A: Location and Site Design

Location	Points Available	Earned Points
1 Future Growth Is the project located on lands within the Growth Containment Boundary?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
2 Infill Does the project involve the reuse of vacant and underused site(s) ¹ within the Growth Containment Boundary?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
3 Neighbourhood Connectivity Does the project involve the reuse of building(s) within the Growth Containment Boundary?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	1
1.1 Is the project located within 400 metres (5- minute walk) of 5 of the listed destinations?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	TBD
1.2 Is the project located within 3 kilometres (10-minute bike ride) of 5 of the listed destinations?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	TBD
Community/social centre ❖		
Recreational facility ❖		
Transit stop ❖		
Health care ❖		
Financial institution ❖		
Shop/market ❖		
Childcare facility ❖		
School ❖		
Park ❖		
Coffee shop ❖		
Restaurant ❖		
4 Is the project located within 400 metres of a transit stop?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
Additional Merits (Please describe)		TBD

Site Design

1 Environment (Habitat, Ecology, Air and Water)		
1.1 Fish Habitat and Watercourse Protection / Erosion and Sediment Control		
Does the project include land alteration, vegetation removal, construction and/or building less than 30.0 metres from any water feature, within or beyond the subject property boundary?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
If Yes , a Development Permit (DP) may be required.		
If No , will any erosion and sediment control methods be implemented?	<input type="checkbox"/> Yes <input type="checkbox"/> No	1

¹ Vacant and underused sites here refer to areas that have previously been developed but have been left abandoned or underutilized, not including land used for agriculture or park or left to naturally evolve.

1.2 Environmentally Sensitive Areas	Are there any environmentally sensitive features on the subject property? If Yes , a Development Permit (DP) may be required. If a DP is not required , will environmentally sensitive features on site be properly identified and protected?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<input type="checkbox"/> high <input type="checkbox"/> moderate <input type="checkbox"/> low <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.3 Aquifer and Groundwater Protection: quality	Select the applicable level of aquifer vulnerability for the project site (to be completed by RDN staff). Is the proposed site designed to minimize the impact on the quality of groundwater?	<input type="checkbox"/> high <input type="checkbox"/> moderate <input type="checkbox"/> low <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> high <input type="checkbox"/> moderate <input type="checkbox"/> low <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.4 Aquifer and Groundwater Protection: quantity	Is the proposed site designed to minimize the impact on the quantity of groundwater?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.5 Rainwater Management: rate, quantity and quality	Will best management practices be used to encourage natural infiltration of rainwater?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.6 Tree Retention	Are all existing mature trees (the trunk diameter is greater than 20 cm, measured 1.5 m above the ground) on site either retained or replaced with new trees?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.7 Air Quality	When clearing land, will downed wood or debris be left in buffer areas or grinded rather than being burned as 'waste'?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.8 Other, please describe.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
2 Protection of Development				TBD
2.1 Hazard Lands	Is the subject property located within a mapped floodplain and/or on those lands with a natural grade greater than 30 percent? If Yes , a Development Permit (DP) may be required. If a DP is not required , will any efforts be made to protect development from hazardous conditions?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Yes <input type="checkbox"/> No	1
2.2 Fire Hazard	Is the proposed project in an area rated with extreme or high risk of Wildland Urban Interface (WUI) fire on the FireSmart Hazard Rating? If Yes , will site design strategies that reduce the risk of WUI be incorporated	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
2.3 Contaminated Site	Is the proposed project located on a contaminated site? ² If Yes , will any efforts made to address the actions required by the Ministry of Environment?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes <input type="checkbox"/> No	1

² A contaminated site is defined as a site where any of the industrial or commercial activities in the Schedule 2 of the Provincial Contaminated Sites Regulations have taken place. Find the link to the Provincial Contaminated Sites Regulations in the RDN Sustainable Development Guide.

3	Food Security				
3.1	Productive Land Protection				
	Is any land taken out of agricultural production as a result of this development?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No		-2/0
	As a result of this development, the impervious paving area (excluding building footprint) is	<input type="checkbox"/> decreased	<input type="checkbox"/> unchanged	<input type="checkbox"/> increased	1
		<input type="checkbox"/> increased			0
					-1
					-1
3.2	Planning for Agriculture				
	Where agriculture is a permitted use, is the proposed development designed to facilitate current and future farming, based on an analysis by a professional agronomist?	<input type="checkbox"/> Yes	<input type="checkbox"/> No		1
	If No , can the site design demonstrate that the following considerations are taken into account?	<input checked="" type="checkbox"/> N/A			
	<input type="checkbox"/> Limit the size of the farm home plate or development footprint	<input type="checkbox"/> Yes	<input type="checkbox"/> No		1
	<input type="checkbox"/> Limit the size of the house(s)				
	<input type="checkbox"/> Locate house(s) and the ancillary residential features in close proximity within a home plate				
	<input type="checkbox"/> Locate development close to a road frontage that provides access to the property				
	<input type="checkbox"/> Locate development on less fertile part of the property				
3.3	Compatibility				
	Is the proposed project within 15 meters of the Agricultural Land Reserve (ALR) or a farming operation?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No		
	If Yes , a DP may be required.				
	If a DP is not required but the project is within 15 meters of a farming operation, will the project designed to lessen the impact of development upon the adjacent agricultural land such as constructing a landscaped buffer?	<input type="checkbox"/> Yes	<input type="checkbox"/> No		1
3.4	Onsite Food Production				
	Will the project incorporate or increase on-site food production?	❖ Yes	<input type="checkbox"/> No		3
	TBD by future Schooner Cove Neighbourhood Plan residents				TBD
4	Pride of Place (culture, history, arts)				
	Is the proposed project on a site that either is a known archaeological site or contains archaeological evidence?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No		
	If YES , has the Ministry of Natural Resource Operations Archaeology Branch been contacted to obtain applicable permits?	<input type="checkbox"/> Yes	<input type="checkbox"/> No		1
	Will the actions recommended by a professional archaeologist be implemented?	<input type="checkbox"/> Yes	<input type="checkbox"/> No		1
4.2	Other significant contribution the proposed development will make to preserve and promote local culture, history, heritage and arts. Please describe (1 point for each identified contribution).				
	The Schooner Cove Neighbourhood Plan area is envisioned as a west coast maritime village celebrating this rich cultural heritage through public art, public open space, foods served at local restaurants and traditional west coast architectural styles (see Schooner Cove Design Guidelines)				+1

Section B: Building Design and Construction

Score

Home Size (only applicable to new houses) TBD at time of Development Permit Application

What is the total area of living space³? _____ square foot

What is the total number of bedrooms?

Total

a. Shortcut

A shortcut option is available to those projects that pursue a comprehensive third-party certification. The applicants of these projects do not need to complete the questions in the step-by-step option.

Third-Party Certification TBD at time of Development Permit Application

Is this project pursuing a third-party certification? Leadership in Energy and Environmental Design (LEED) and EnerGuide 80 or higher Built Green and EnerGuide 80 or higher

Indicate the level of certification Platinum Gold Silver

Score

b. Step-by-step

For renovation of or addition to an existing building, only changes within the scope of your project are applicable to this checklist. Improvements made outside the scope of your project previously should be noted as ‘pre-existing’ (P/E).⁴

1 Energy

Not applicable if the building is not intended for occupancy and heating or cooling is not needed (i.e., a garden shed or a garage)

Is the building designed and built to be net-zero in energy or carbon emissions?

If **YES**, score 26/26. Proceed to the next set of questions under ‘Water’.

If **NO**, complete the rest of questions under ‘Energy’

Yes No

³ The total area of living space here refers to the conditioned space (i.e., the space that requires heating or cooling).

⁴ For example, if you already have a high efficiency toilet before the work is performed, you should note the condition as ‘pre-existing’. In this case, no available point or earned point will be counted towards the overall score. If you do not have a high efficiency toilet and decide not to replace the existing toilet in your project, the point available for that item will be 1 and earned point 0.

		Points Available	Earned Points
1.1	Reduce Energy Demand/Passive Design		
	Refer to <i>Passive Design Toolkit for Homes</i> developed by City of Vancouver, if applicable.		
	<u>Solar Orientation</u>		
	Have the opportunities to take advantage of solar access been identified and responded to in design? (i.e., how much solar access exists on-site, how is the whole building oriented, and how each elevation is treated).	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Vegetation</u>		
	Is the landscaping designed to aid passive design strategies? (i.e., deciduous trees that provide shade in summer but access to solar heat in winter; trees to block or filter harsh winds.)	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Compact Form</u> (only applicable to new houses)		
	Is an efficient and compact form considered and achieved? (i.e., is the building designed to keep corners and joints to a minimum? Does the design maximize living space within a minimum envelope area?)	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Building Envelope</u>		
	Is the building envelope designed and constructed to ensure that insulation is climate appropriate, desired airtightness can be achieved, and thermal bridges are avoided wherever possible?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Energy Modeling</u>		
	Is HOT2000 or similar software used to optimize design for energy performance?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Thermal Mass</u> (only applicable to houses)		
	Is interior thermal mass used to store passive solar gains and reduce indoor temperature swings?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Interior Layout</u> (only applicable to houses)		
	Will interior layout facilitate the passive design strategies chosen for the project?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Solar Shading</u>		
	Will shading strategies (i.e., overhangs, eaves, louvers and sunshades) be used to help regulate solar gains?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Natural Light</u>		
	Will natural light be used to reduce the need for artificial lighting?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Natural Ventilation</u>		
	Will ventilation be accomplished by natural means?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD
	<u>Heat Recovery Ventilator</u>		
	Is a heat recovery ventilator (HRV) installed in the building so that it reclaims waste energy from exhaust airflows to heat incoming fresh air?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1 TBD

<p><u>Real-time Energy Display</u>⁵</p> <p>Does real-time energy monitoring display up-to-minute feedback to occupants on energy consumption? Other, please describe.</p>	<p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p>	<p>1</p>	<p>TBD</p>
<p>1.2</p> <p><u>Efficient Systems</u></p> <p><u>Efficient Space Heating System</u></p> <p>For houses, are any of the following appliances installed in the project? <input type="checkbox"/> An EPA certified woodstove; <input type="checkbox"/> An EPA high efficiency gas stove or fireplace; <input type="checkbox"/> An ENERGY STAR furnace; <input type="checkbox"/> An EPA certified pellet stove; For multi-unit residential projects, are measures taken to improve space heating efficiency?</p> <p><u>Efficient Water Heating System</u></p> <p>Are boilers or water heaters Energy Star rated? OR Is an on-demand water heater installed? Heat Pump Is a heat pump used to provide space heating and/or domestic hot water heating?</p> <p><u>Appliances</u></p> <p>Are all major appliances ENERGY STAR rated? <u>Lighting</u></p> <p>Are ENERGY STAR qualified light fixtures used instead of regular incandescent bulbs wherever possible?</p>	<p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p>	<p>1</p> <p>1</p> <p>1</p> <p>1</p> <p>3</p> <p>1</p> <p>1</p> <p>1</p> <p>1</p>	<p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p>
<p>1.3</p> <p><u>Alternative Sources</u></p> <p><u>Solar Hot Water</u></p> <p>Is there any solar hot water system installed by a SolarBC registered installer? Is any other system utilized in this project to harvest renewable energy?</p> <p>1.4</p> <p>EnerGuide Rating (only applicable to houses or multi-unit residential building up to 21 units)</p> <p>Does an energy assessment by a certified energy advisor confirm that the new building meets an EnerGuide rating of 80 or higher? OR Is the new building an ENERGY STAR qualified home? For renovation to an existing building, how much improvement does the project achieve in EnerGuide Rating? EnerGuide Rating before renovation _____ EnerGuide Rating after renovation _____</p>	<p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p> <p>❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/></p>	<p>1</p> <p>3</p> <p>10</p> <p>n/a⁶</p>	<p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p> <p>TBD</p>

⁵ Note that BC Hydro will replace existing mechanical meters with smart meters for their customers. Make sure the energy display monitor is compatible with the new smart meter.

⁶ Total points will depend on the improvement in EnerGuide Rating based on an energy assessment by a certified energy advisor. 1 point is awarded for every point improvement below EnerGuide 80 and 2 points for every point improvement above EnerGuide 80. For example, if the report suggests that your house had a EnerGuide Rating of 57 and could achieve a Rating of 85 if all recommended measures are incorporated, your available points will be (80-57)X1+(85-80)X2=33. If after selecting to implement several measures during renovation, your project achieved an EnerGuide Rating of 82, your total earned points will be (80-57)X1+(82-80)X2=27.

2	Water Not applicable if no water systems or fixtures are installed.					
2.1	Reduce Water Demand/Efficient Systems <u>Water Uses</u> Are the fixtures installed in your project only for essential water uses (toilet, clothes washer, kitchen tap, dishwasher, washroom faucet, showerhead, and irrigation, if applicable), not for recreational or decorative uses (swimming pool, fountain)? <u>High Efficiency Water Fixtures</u> Do water fixtures have the following flow rates or better? Dual Flush Toilet: 4.1(or less) and 6 litre per flush OR Low-Flow Toilet 4.8 litre per flush OR No Flow Toilet/waterless composting toilet Faucet aerator: 6 litres per minute (1.5 GPM) Dishwasher: an ENERGY STAR model with a water factor below 22 litre/cycle (5.8 gal/cycle) Showerhead: 6 litres per minute(1.5 GPM) Clothes washer: Energy star model with a water factor equal or below 7.5 gal/cycle/ft3 (1.0 litre/cycle/litre) <u>Landscaping</u> Does the proper plant selection eliminate the use of irrigation system, once the plants are established? <u>Irrigation Systems for Landscaping (not including agricultural use)</u> If an irrigation system is installed, is the system designed and installed by a Certified Irrigation Designer and Technician? Is drip irrigation installed? Does the irrigation system have a smart controller?	Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD
		Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1/1/3			TBD
		Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD
		Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD
		Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD
		Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD
		Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD
2.2	Alternative Sources <u>Greywater Reuse</u> Is there any greywater system in place that uses non-potable water for toilet flushing, irrigation or other non-potable uses? <u>Rainwater Collection</u> Is rainwater harvested in a cistern with a minimum capacity of 2,000 liters for toilet flushing, irrigation or other non-potable uses? Is rainwater harvested in a cistern with a minimum capacity of 18,000 liters for toilet flushing, irrigation or other non-potable uses?	Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD
		Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD
		Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1			TBD

3	Health									
3.1	Interior Paints	Do all interior paints and finishes in the project contain no or low Volatile Organic Compounds (VOC) paints?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
3.2	Interior Adhesives and Sealants	Do all interior adhesives, sealants and sealant primers such as tile adhesives, window sealants, and caulk in this project contain no or low VOC?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
3.3	Carpet	Are all carpet systems in this project Green Label or Green Label plus?	❖ Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
3.4	Composite Wood or Agrifiber Products	Do all composite wood products including particle board, medium density fiberboard (MDF), plywood, wheat board, strawboard, panel substrates and door cores contain no added urea-formaldehyde?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
3.5		Other, please explain.								
4	Materials									
4.1	Local Materials (i.e. harvested and processed on Vancouver Island)	Is graded site-cut timber used for structural elements of the project?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
		For houses, are at least 4 of the following assemblies locally harvested and processed?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
		<input type="checkbox"/> Exterior wall framing/wall structure; <input type="checkbox"/> Interior wall framing;								
		<input type="checkbox"/> Flooring; <input type="checkbox"/> Siding or masonry; <input type="checkbox"/> Decking								
		<input type="checkbox"/> Roofing; <input type="checkbox"/> Insulation								
		For multi-unit residential projects, is at least 10% of building materials by cost is locally harvested and processed?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
4.2	Low Embodied Energy Materials	Are materials with low embodied energy used as structural or envelope components in this project? E.g. wood, clay, straw bale, stone.	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
4.3	Materials with Recycled Content	For houses, are materials with at least 25% post-consumer recycled content ⁷ and over \$3,000 in value are used in this project?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD
		For multi-unit residential projects, does a minimum of 10% of building materials by cost contain at least 25% post-consumer recycled content?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	<input type="checkbox"/> P/E	TBD

⁷ Post-industrial (or pre-consumer) recycled content must be counted at half the rate of post-consumer content.

4.4	Reused Materials Will salvaged or reused material be used in the project?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1	TBD
4.5	Rapidly Renewable Materials For houses, are rapidly renewable materials (i.e., bamboo, cork, straw, natural linoleum products, wool, wheatboard, strawboard, etc.) used in the following applications? <input type="checkbox"/> Over 50% of flooring by coverage area <input type="checkbox"/> Over 80% of built-in cabinetry by coverage area For multi-unit residential projects, are rapidly renewable building materials used for 5% of the total cost of all building materials?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	2	TBD
4.6	Forest Stewardship Certified (FSC) wood By cost, is over 20% of the wood used in this project Forest Stewardship Council (FSC) Certified wood?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1	TBD
4.7	Construction Waste Management By weight, is over 50% (for houses)/ 80% (for multi-unit residential project), of construction waste diverted from landfill?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	1	TBD
4.8	Other, please explain.	❖ Yes <input type="checkbox"/> No <input type="checkbox"/>	1	TBD
5	Additional Merits			
5.1	Fire Hazard If the proposed project is in an area rated as being at extreme or high risk of Wildland Urban Interface (WUI) fire on the FireSmart Hazard Rating, are the design and construction strategies that make the building FireSmart according to FireSmart Manual incorporated?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	2	TBD
5.2	Vegetated Roof Does the building include a vegetated roof system?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	2	TBD
5.3	Social Significance Does this project provide any social benefits to the community?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	2	TBD
5.4	Education Potential Does this project provide any green building education opportunity?	❖ Yes <input type="checkbox"/> No <input type="checkbox"/> P/E <input type="checkbox"/>	3	TBD
5.5	Other, please describe (1 point for each identified merit). Specific buildings within the Schooner Cove Neighbourhood Plan area could be used to educate community residents about new and innovative sustainable building/development techniques including the extensive coastal remediation conducted to create Schooner Cove's new public waterfront promenade.	❖ Yes <input type="checkbox"/> No <input type="checkbox"/>	1+	

Scoring: 6/6 ~ scoring based on RDN Sustainable Development Checklist questions appropriate at the rezoning application stage

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Section	Total Points Available	Total Earned Points	Score
A			
B			
Total			



RDN Sustainable Development Checklist

Commercial and Institutional Development

File Number: _____

The RDN Sustainable Development Checklist is a tool to help develop projects that respect the natural environment, contribute to the health and well-being of residents, and use less resources and money to operate. The Checklist also helps the Region measure progress toward its vision for a sustainable future.

Engage RDN staff early. Book an appointment with the RDN Sustainability Coordinator for a **free consultation** on how to achieve a high level of sustainability and a high checklist score. Email **sustainability@rdn.bc.ca** or call 250-390-6510 (250-954-3798 in District 69) to make an appointment.

PLEASE NOTE:

If physical changes to the property or building are proposed, **complete this checklist and submit it with your Development Permit or Building Permit applications and your project could receive recognition.**

As requested by the RDN, the Sustainable Development Checklist has been completed as part of the Schooner Cove Neighbourhood Plan - RDN Bylaw No. 1400.04, 2011 (Schooner Cove) – area rezoning application.

This Checklist encourages actions that go **beyond minimum** requirements. Methods and materials in this checklist may not be suitable in all circumstances. The developer or designer is free to choose solutions most appropriate for a particular project. If the Checklist score indicates the applicant qualifies for the Recognition Program, RDN staff will need additional information and materials to verify claims that are made in the checklist.

The RDN Sustainable Development Checklist seeks detailed information pertaining to proposed development projects. Such details become established at later stages of the development approval process (subdivision, development permit, building permit), as building design and program is completed. As a result, responses reference the overall intent and specific policies, principles and objectives within the Schooner Cove Neighbourhood Plan, aimed to encourage and promote sustainable best practices through the creation of a policy framework for future implementation.

Stated more explicitly, the rezoning application is not a development permit or building permit application. The responses detailed in the RDN Sustainable Development Checklist reflect the evaluation that is possible at the rezoning stage with some responses left To Be Determined at the development permit stage.

General Questions

Scoring/specific answers deferred for later approval stages have been marked with this symbol *.

1. Please provide a brief description of your proposed project, including major activities planned on the land as well as any structure to be erected or added (attach additional sheets if necessary).

Commercial and institutional development in accordance with the Nanoose Bay Official Community Plan Amendment Bylaw No. 1400.04, 2011 (Schooner Cove).

2. Subject property address see attached Schooner Cove Legal Parcel Plan
3. Subject property's legal description see attached Schooner Cove Legal Parcel Plan
4. Contact person's role: Registered Property Owner(s) Authorized Agent
Full Name: Paul Fenske Telephone Number: 604.739.7526 Email or other preferred contact methods: fenske@ekistics.ca

Section A: Location and Site Design

Location	Points Available	Earned Points
1 Future Growth	1	1
Is the project located on lands within the Growth Containment Boundary?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
2 Infill	1	1
Does the project involve the reuse of vacant and underused site(s) ¹ within the Growth Containment Boundary?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Does the project involve the reuse of building(s) within the Growth Containment Boundary?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
3 Neighbourhood Connectivity		
Is the project located within 400 metres (5- minute walk) of 5 of the listed destinations?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	TBD
Is the project located within 3 kilometres (10-minute bike ride) of 5 of the listed destinations?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	TBD
<ul style="list-style-type: none"> ❖ Community/social centre ❖ Transit stop ❖ Financial institution ❖ Childcare facility ❖ Park ❖ Restaurant 		
Is the project located within 400 metres of a transit stop?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
4 Additional Merits (Please describe)	1	TBD

Site Design

Location	Points Available	Earned Points
1 Environment (Habitat, Ecology, Air and Water)		
1.1 Fish Habitat and Watercourse Protection / Erosion and Sediment Control		
Does the project include land alteration, vegetation removal, construction and/or building less than 30.0 metres from any water feature, within or beyond the subject property boundary?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
If Yes , a Development Permit (DP) may be required.		
If No , will any erosion and sediment control methods be implemented?	<input type="checkbox"/> Yes <input type="checkbox"/> No	1

¹ Vacant and underused sites here refer to areas that have previously been developed but have been left abandoned or underutilized, not including land used for agriculture or park or left to naturally evolve.

1.2 Environmentally Sensitive Areas	Are there any environmentally sensitive features on the subject property? If Yes , a Development Permit (DP) may be required.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
1.3 Aquifer and Groundwater Protection: quality	If a DP is not required , will environmentally sensitive features on site be properly identified and protected? Select the applicable level of aquifer vulnerability for the project site (to be completed by RDN staff). <input type="checkbox"/> high <input type="checkbox"/> moderate <input type="checkbox"/> low Is the proposed site designed to minimize the impact on the quality of groundwater?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.4 Aquifer and Groundwater Protection: quantity	Is the proposed site designed to minimize the impact on the quantity of groundwater?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.5 Rainwater Management: rate, quantity and quality	Will best management practices be used to encourage natural infiltration of rainwater?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.6 Tree Retention	Are all existing mature trees (the trunk diameter is greater than 20 cm, measured 1.5 m above the ground) on site either retained or replaced with new trees?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
1.7 Air Quality	When clearing land, will downed wood or debris be left in buffer areas or grinded rather than being burned as 'waste'?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	TBD
1.8 Other, please describe.		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	TBD
2 Protection of Development			
2.1 Hazard Lands	Is the subject property located within a mapped floodplain and/or on those lands with a natural grade greater than 30 percent? If Yes , a Development Permit (DP) may be required. If a DP is not required , will any efforts be made to protect development from hazardous conditions?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
2.2 Fire Hazard	Is the proposed project in an area rated with extreme or high risk of Wildland Urban Interface (WUI) fire on the FireSmart Hazard Rating? If Yes , will site design strategies that reduce the risk of WUI be incorporated	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	1
2.3 Contaminated Site	Is the proposed project located on a contaminated site? ² If Yes , will any efforts made to address the actions required by the Ministry of Environment?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Yes <input type="checkbox"/> No	1

² A contaminated site is defined as a site where any of the industrial or commercial activities in the Schedule 2 of the Provincial Contaminated Sites Regulations have taken place. Find the link to the Provincial Contaminated Sites Regulations in the RDN Sustainable Development Guide.

3	Food Security			
3.1	Productive Land Protection			
	Is any land taken out of agricultural production as a result of this development?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		-2/0
	As a result of this development, the impervious paving area (excluding building footprint) is	<input type="checkbox"/> decreased <input type="checkbox"/> unchanged <input checked="" type="checkbox"/> increased		1 0 -1
3.2	Planning for Agriculture			
	Where agriculture is a permitted use, is the proposed development designed to facilitate current and future farming, based on an analysis by a professional agronomist?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> N/A		1
	If No , can the site design demonstrate that the following considerations are taken into account?	<input type="checkbox"/> Yes <input type="checkbox"/> No		1
	<input type="checkbox"/> Limit the size of the farm home plate or development footprint			
	<input type="checkbox"/> Limit the size of the house(s)			
	<input type="checkbox"/> Locate house(s) and the ancillary residential features in close proximity within a home plate			
	<input type="checkbox"/> Locate development close to a road frontage that provides access to the property			
	<input type="checkbox"/> Locate development on less fertile part of the property			
3.3	Compatibility			
	Is the proposed project within 15 meters of the Agricultural Land Reserve (ALR) or a farming operation?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
	If Yes , a DP may be required.			
	If a DP is not required but the project is within 15 meters of a farming operation, will the project designed to lessen the impact of development upon the adjacent agricultural land such as constructing a landscaped buffer?	<input type="checkbox"/> Yes <input type="checkbox"/> No		1
3.4	Onsite Food Production			
	Will the project incorporate or increase on-site food production?	<input type="checkbox"/> N/A <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		3
	<i>TBD by future Schooner Cove Neighbourhood Plan area residents</i>			TBD
4	Pride of Place (culture, history, arts)			
	Is the proposed project on a site that either is a known archaeological site or contains archaeological evidence?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
	If YES , has the Ministry of Natural Resource Operations Archaeology Branch been contacted to obtain applicable permits?	<input type="checkbox"/> Yes <input type="checkbox"/> No		1
	Will the actions recommended by a professional archaeologist be implemented?	<input type="checkbox"/> Yes <input type="checkbox"/> No		1
4.2	Other significant contribution the proposed development will make to preserve and promote local culture, history, heritage and arts. Please describe (1 point for each identified contribution).			
	<i>The Schooner Cove Neighbourhood Plan area is envisioned as a west coast maritime village celebrating this rich cultural heritage through public art, public open space, foods served at local restaurants and traditional west coast architectural styles (see Schooner Cove Design Guidelines)</i>			1+

Section B: Building Design and Construction

a. **Shortcut** TBD at time of Development Permit Application

A shortcut option is available to those projects that pursue a comprehensive third-party certification. The applicants of these projects do not need to complete the questions in the step-by-step option.

Third-Party Certification

Is this project pursuing a third-party certification? Leadership in Energy and Environmental Design (LEED)

Green Globes

Indicate the level of certification Platinum or 5 Globes

Gold or 4 Globes

Silver or 3 Globes

b. **Step-by-step**

For renovation or addition to an existing building, only changes within the scope of your project are applicable to this checklist. Improvements made outside the scope of your project previously should be noted as 'pre-existing' (P/E).³

1	Energy	Points Available	Earned Points
	Not applicable if the building is not intended for occupancy and heating or cooling is not needed (i.e., a shed or a garage)		
	Is the building designed and built to be net-zero in energy or carbon emissions? TBD at time of Development Permit Application		
	If YES , score 24/24. Proceed to the next set of questions under 'Water'.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
	If NO , complete the rest of questions under 'Energy'		
1.1	Reduce Energy Demand/Passive Design Refer to <i>Passive Design Toolkit Best Practices</i> developed by City of Vancouver, if applicable. <u>Solar Orientation</u> Have the opportunities to take advantage of solar access been identified and responded to in design? (i.e., how much solar access exists on-site, how is the whole building oriented, and how each elevation is treated).	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No
		<input type="checkbox"/> P/E	1
			TBD

³ For example, if you already have a high efficiency toilet before the work is performed, you should note the condition as 'pre-existing'. In this case, no available point or earned point will be counted towards the overall score. If you do not have a high efficiency toilet and decide not to replace the existing toilet in your project, the point available for that item will be 1 and earned point 0.

<u>Vegetation</u>						
Is the landscaping designed to aid passive design strategies? (i.e., deciduous trees that provide shade in summer but access to solar heat in winter; trees to block or filter harsh winds.)	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Building Envelope</u>						
Is the building envelope designed and constructed to ensure that insulation is climate appropriate, desired airtightness can be achieved, and thermal bridges are avoided wherever possible?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Energy Modeling</u>						
Is EE4 or similar software used to optimize design for energy performance?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Thermal Mass</u>						
Is interior thermal mass used to store passive solar gains and reduce indoor temperature swings?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Solar Shading</u>						
Will shading strategies (i.e., overhangs, eaves, louvers and sunshades) be used to help regulate solar gains?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Natural Light</u>						
Will natural light be used to reduce the need for artificial lighting?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Natural Ventilation</u>						
Will ventilation be accomplished by natural means?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Heat Recovery Ventilator</u>						
Is a heat recovery ventilator (HRV) installed in the building so that it reclaims waste energy from exhaust airflows to heat incoming fresh air?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Real-time Energy Display</u> ⁴						
Is there a real-time energy monitoring system that displays up-to-minute feedback to occupants on energy consumption?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Other, please describe.</u>	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
1.2 Efficient Systems						
<u>Efficient HVAC System</u>						
Are highly efficient HVAC systems selected for the project?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Efficient Water Heating System</u>						
Are boilers or water heaters ENERGY STAR rated? OR Is an on-demand water heater installed?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1		TBD
<u>Heat Pump</u>						
Is a heat pump used to provide space heating and/or domestic hot water heating?	❁ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	3		TBD

⁴ Note that BC Hydro will replace existing mechanical meters with smart meters for their customers. Make sure the energy display monitor is compatible with the new smart meter.

Appliances					
Are all major appliances ENERGY STAR rated?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
Lighting					
Are ENERGY STAR qualified light fixtures used instead of regular incandescent bulbs wherever possible?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
1.3 Alternative Sources					
Solar Hot Water					
Is there any solar hot water system installed by a SolarBC registered installer?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
Is any other system utilized in this project to harvest renewable energy?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	3	TBD
2 Water					
Not applicable if no water systems or fixtures are installed.					
2.1 Reduce Water Demand/Efficient Systems					
High Efficiency Water Fixtures					
Do water fixtures have the following flow rates or better?					
Dual Flush Toilet: 4.1(or less) and 6 litre per flush OR Low-Flow Toilet 4.8 litre per flush OR No Flow Toilet/waterless composting toilet	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1/1/3	TBD
Faucet aerator: 6 litres per minute (1.5 GPM)	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
Dishwasher: an ENERGY STAR model with a water factor below 22 litre/cycle (5.8 gal/cycle)	<input type="checkbox"/> N/A	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
Showerhead: 6 litres per minute(1.5 GPM)				1	
Landscaping					
Does the proper plant selection eliminate the use of irrigation system, once the plants are established?	<input type="checkbox"/> N/A	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
Irrigation Systems for Landscaping (not including agricultural use)					
If an irrigation system is installed, is the system designed and installed by a Certified Irrigation Designer and Technician?	<input type="checkbox"/> N/A	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
Is drip irrigation installed?	<input type="checkbox"/> N/A	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
Does the irrigation system have a smart controller?	<input type="checkbox"/> N/A	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
2.2 Alternative Sources					
Greywater Reuse					
Is there any greywater system in place that uses non-potable water for toilet flushing, irrigation or other non-potable uses?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD
Rainwater Collection					
Is rainwater harvested to offset at least 50% of water use for toilet flushing, irrigation or other non-potable uses on an annual basis?	❖ Yes	<input type="checkbox"/> No	<input type="checkbox"/> P/E	1	TBD

3	Health								
3.1	Interior Paints	Do all interior paints and finishes in the project contain no or low Volatile Organic Compounds (VOC) paints?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
3.2	Interior Adhesives and Sealants	Do all interior adhesives, sealants and sealant primers such as tile adhesives, window sealants, and caulk in this project contain no or low VOC?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
3.3	Carpet	Are all carpet systems in this project Green Label or Green Label plus?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
3.4	Composite Wood or Agrifiber Products	Do all composite wood products including particle board, medium density fiberboard (MDF), plywood, wheat board, strawboard, panel substrates and door cores contain no added urea-formaldehyde?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
3.5		Other, please explain.							
4	Materials								
4.1	Local Materials (i.e. harvested and processed on Vancouver Island)	Is graded site-cut timber used for structural elements of the project?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
4.2	Low Embodied Energy Materials	Is at least 10% of building materials by cost locally harvested and processed?	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
4.3	Materials with Recycled Content	Are materials with low embodied energy used as structural or envelope components in this project? E.g. wood, clay, straw bale, stone.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
4.4	Reused Materials	Does a minimum of 10% of building materials by cost contain at least 25% post-consumer recycled content?	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
4.5	Rapidly Renewable Materials	Will salvaged or reused material be used in the project?	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD
		Are rapidly renewable building materials used for 5% of the total cost of all building materials?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> P/E					TBD

❁ Scoring Not Applicable at rezoning stage, To Be Determined at subsequent approval stages

4.6	Forest Stewardship Certified (FSC) wood By cost, is over 20% of the wood used in this project Forest Stewardship Council (FSC) Certified wood?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> P/E	1	TBD
4.7	Construction Waste Management By weight, is over 80% of construction waste diverted from landfill?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> No <input type="checkbox"/> P/E	1	TBD
4.8	Other, please explain.				
5	Additional Merits				
5.1	Fire Hazard If the proposed project is in an area rated as being at extreme or high risk of Wildland Urban Interface (WUI) fire on the FireSmart Hazard Rating, are the design and construction strategies that make the building FireSmart according to FireSmart Manual incorporated?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> N/A	<input type="checkbox"/> No <input type="checkbox"/> P/E	2	TBD
5.2	Vegetated Roof Does the building include a vegetated roof system?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> No <input type="checkbox"/> P/E	2	TBD
5.3	Social Significance Does this project provide any social benefits to the community?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> No <input type="checkbox"/> P/E	2	TBD
5.4	Education Potential Does this project provide any green building education opportunity?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> No <input type="checkbox"/> P/E	3	TBD
5.5	Other, please describe (1 point for each identified merit). Specific buildings within the Schooner Cove Neighbourhood Plan area could be used to educate community residents about new and innovative sustainable building/development techniques including the extensive coastal remediation conducted to create Schooner Cove's new public waterfront promenade.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> No <input type="checkbox"/> P/E	3	TBD

Scoring: 7/7 ~ scoring based on RDN Sustainable Development Checklist questions appropriate at the rezoning application stage

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Section	Total Points Available	Total Earned Points
A		Score
B		
Total		