

Low Impact Design Features List

1. Development Density
 - The proposed development serves to maximize the permitted density on the land, maximizing efficient use of the lands while minimizing urban sprawl
2. Public Transportation Access
 - 21-51 Queen Street North will be located adjacent to several Mississauga Transit bus lines. Furthermore, it is a short bus ride to the GO Train, therefore encouraging mass transit and consequently reducing the carbon footprint.
3. Walkability
 - 21-51 Queen Street North will be situated within walking distance to public transit and retail, therefore encouraging mass transit. All the public and private walkways are continuous, accessible, and barrier-free. All the building entries are connected to pedestrian pathways.
4. Bicycle Storage
 - Conveniently located bicycle parking spaces for residents and visitors have been proposed to encourage bicycle use as an alternative form of transportation
5. Green Roof System
 - Where feasible, all portions of the roof will have either a high solar reflectance surface, outdoor amenity areas or a “green roof” created through the use of plant material, reducing temperature extremes inside the buildings and providing attractive views from suites. These areas will not only help to reduce energy use and the heat island effect but will also serve as outdoor amenity and recreation areas.
6. New Trees
 - New shade trees along all street frontages and public walkways will be provided in areas with sufficient soil quality and volume.
 - Previous hardscape areas will be converted to landscape areas and act as a buffer between existing residents and the proposed building.
7. Erosion And Sediment Control
 - The erosion and sediment control plan for the site will be designed in conformance with the City of Mississauga and Credit Valley Conservation Authority guidelines. Construction management will be taking erosion and sediment control measures as well as following the requirements of the grading plan to prevent loss of topsoil, while also working to contain dust within the site.
8. Green Site Maintenance
 - A comprehensive site maintenance program will be implemented.
9. Heat Island Effect (Non-Roof and Roof)
 - Of the vehicular parking provided, all will be contained within underground parking levels. This will reduce the heat island effect which results from exposed surface parking lots
10. Indoor Water Use Reduction
 - To reduce water consumption, high-efficiency toilets and water reducing fixtures will be provided.
11. Tri-Sorter Recycling
 - A tri-sorter system will be installed and made accessible to each residential floor, allowing for convenient separation and disposal of recyclables and refuse.
12. Regional Material
 - Construction materials where available will be sourced from the GTA to minimize the carbon footprint associated with the shipment of materials.
13. Pedestrian Walkways (Incorporated)
 - Private sidewalks and walkways are continuous, universally accessible, barrier-free, and

clearly designated. Sidewalks within immediate site vicinity have a buffer of vegetation between traffic and the walkway.

- New sidewalks and pathways are proposed intended for the enjoyment of residents.
- Walkways will have various shaded, resting spots for relaxation and recreation

14. Site and Building Lighting (Incorporated)

- Install exterior light fixtures that are properly shielded to prevent glare and/or light to trespass onto any neighbouring properties.
- Avoid up-lighting from exterior light fixtures mounted on buildings unless they are designated as an integral component to a heritage structure.