

Inland Port Special Planning Area

Sustainable Development Measures Checklist

Development proposals shall achieve a minimum of five points in total, from any combination of the following sustainable development measures before a Development Permit will be issued. No partial points will be accepted. Applicants are encouraged to incorporate as many sustainable development measures as possible into their developments. Documentation shall be submitted to the Senior Planner, at inlandportspa@gov.mb.ca for review and approval.

ENERGY AND ENVIRONMENT	Measure/Description	Point(s)	Minimum Performance Measure(s)	Materials Required for Verification
	Energy Efficient Building The Manitoba Energy Code for Buildings, ANSI, and ASHRAE systems establish minimum standards for energy use in new or renovated (50 per cent plus) buildings.	2	New Construction +10 per cent over Manitoba Energy Code baseline OR Major Renovation +5 per cent over ANSI / ASHRAE / ES Std. 90.1-2013.	Letter of Certification from qualified professional indicating that the building(s) will achieve proposed improvements.
	Energy Performance (Benchmarking and Disclosure) Manager facilitates data monitoring, rating, and optimization of building energy use through an online portal.	2	Enrolment in Canadian ENERGY STAR Portfolio Manager.	Copy of Enrolment Certificate.
	Green Building Designing, constructing, and operating environmentally sustainable facilities to reduce environmental impacts.	2	Includes Canada Green Building Council (ex: "LEED v4"), Green Globes or Living Building Challenge green building certification frameworks. Green Building points cannot be duplicated for any comparable performance measures in this list.	Identification of building certification framework and points sought and construction plans or Letter(s) of Certification demonstrating measure(s).
	Green Roof Vegetated building surfaces reduce on-site drainage needs and can support reduced interior heating and cooling needs.	3	At least 50 per cent of all on-site roof and/or sidewall surfacing to be vegetated.	Construction, drainage and planting plans demonstrating minimum 50 per cent vegetated cover.
	Green Industries Facility operations demonstrating a strong commitment to sales of green products and services. Green industries include: a) Sellers of green energy technology; b) Sellers of toxic free alternatives to ozone depleting substances, such as freons, halons and chlorofluorocarbons, in the areas of refrigeration, plastic foams, halons, solvents, fumigants and aerosol; or c) Recycling services	3	Qualified green product sales and services comprise at least 75 per cent of revenue.	Product and/or service specifications to be submitted indicating percentage of gross revenues captured through green product sales and services.
	5	Qualified green product sales and services comprise at least 95 per cent of revenue.		
	Heat Island Reduction Reducing ambient heat gain improves pedestrian comfort, ecological resiliency, and passively reduces interior heating and cooling needs.	3	At least 35 per cent of on-site hardscaping (ex: parking, sidewalks, driveways, courtyards) covered by: a) 15-year maturity shade trees canopy; b) solar reflective paving; or c) roofing with a solar reflectance index (SRI) of >29	Construction plans demonstrating at least 35 per cent of surfacing meets requirements.

ENERGY AND ENVIRONMENT (CONTINUED)

Measure/Description	Point(s)	Minimum Performance Measure(s)	Materials Required for Verification
Industrial Corridor Upgrades Improved visual and ecological amenities along key industrial routes.	1	Along a designated Industrial Corridor, install shade trees and sidewalk connections with any adjacent existing and proposed sidewalks.	Site plans indicating plantings and sidewalk locations and specifications.
Manitoba Hydro PowerSmart Commercial and/or Industrial Incentives PowerSmart Incentives support construction and operations of high-performance buildings with reduced operating costs.	1	Enrolment in one or more of Manitoba Hydro's PowerSmart Commercial Incentives.	Letter of Verification from Manitoba Hydro.
	5	Enrolment in one or more of Manitoba Hydro's PowerSmart Industrial Incentives.	
Renewable Energy Source(s) Use of on-site solar generation and use in compliance with Earth Energy Standards (EES) to reduce reliance upon and loads on local infrastructure networks.	3	Five per cent or more of annual site energy needs supplied through on-site capture and use of renewable energy including solar (photovoltaic and/or thermal), wind generation, and/or geothermal.	Construction plans and/or on-site feasibility studies demonstrating measure(s) with EES Standard CSA-448-compliant modelling and a Letter of Certification from a qualified professional.
Walkable Street Improved visual, ecological and pedestrian amenities along key commuter routes.	5	Along a designated Walkable Street, install shade trees, sidewalk connections, pedestrian amenities (ex: benches), green parking lots, and/or other amenities.	Construction plans and/or site plan indicating site is being developed to Walkable Street Standards.
Water Efficient Landscaping Reducing exterior water needs through plant selection, water capture and/or reuse, and related site controls.	2	Selection of "Xeriscape" (ex: native) plant species for all site plantings, and majority re-use of captured water (ex: rainwater) for irrigation.	Construction plans identifying plantings and water re-use irrigation plans and a Letter of Certification from a qualified professional.

TRANSPORTATION

Active Transportation Corridor Improved facilitation of green modes of transportation for employees and visitors.	5	Along a designated Active Transportation Corridor, construction or redevelopments at Active Transportation Overlay Standards.	Site plan indicating plantings, sidewalks, and other features and building drawings indicating that construction will be at Active Transportation Overlay Standards.
Bicycle Amenities Improved facilitation of green modes of transportation for employees and visitors.	2	Inclusion of two of the following: a) One secure and enclosed bicycle storage space for 10 per cent of planned employee occupancy; b) One employee shower facility plus one for every 150 employees; or c) Bicycle parking spaces (racks) at a rate of one space per 5000 sq.ft. of gross building area, with no fewer than four bicycle spaces per building.	Indication of which of the requirements are being sought, including confirmation of the number of employees and/or gross building area(s). Construction plans and/or site plan indicating the amenities and specifications.
Bicycle Path Improved facilitation of green modes of transportation for employees and visitors.	2	Along an existing creek corridor construct sidewalk/path connections.	Construction plans and/or site plan indicating sidewalk/path and specifications.
Rail Use Facility operations demonstrating a strong commitment to local rail infrastructure.	3	At least 60 per cent of raw and finished goods transported by rail.	Logistics plans indicating percentage of raw and finished goods transported by rail.
	5	At least 95 per cent of raw and finished goods transported by rail.	