



The City of Kitchener is taking a proactive lead in reducing our energy and water demands, as well as our greenhouse gas emissions, by implementing the new Kitchener

**Green Building and the Kitchener Green Housing Incentive Program**  
 Green building is a collection of design and construction strategies that significantly reduce the negative environmental impacts of a building while providing healthy indoor space for its occupants.

Green Housing Incentive Program (KGHIP), which supports local builders who build green. We have partnered with Community Renewable Energy Waterloo (CREW) to create this new, exciting grant program - available to all homebuilders in Kitchener. Residential dwellings built and certified to Leadership in Energy and Environmental Design (LEED) standards will receive a financial incentive in the form of a grant.

The LEED Green Building Rating System is an internationally accepted assurance for potential homeowners that a home is third-party inspected, performance-tested and certified to perform better than a conventional home. LEED recognizes performance in several key areas of human and environmental matters, ensuring that your home is healthy, efficient and environmentally responsible. LEED homes also help you save money over the long term!

**What is LEED and why buy a LEED home?**

- Investing in better efficiency means lower monthly energy and water bills.
  - Investing in quality and durability means lower maintenance and repair costs.
  - Some banks and government agencies also offer rebates and discounts on green home purchases.
- The green premium value of a LEED house will easily be off-set by all the long-term savings and other benefits, leaving more money in your pocket from day one.

**Builder**

- Canada Green Building Council ([www.CaGBC.org](http://www.CaGBC.org)):
- LEED for Homes reference guide
  - Instructor-led workshops
  - LEED providers
  - LEED consultants

**Sellers/Buyers**

- Canada Green Building Council ([www.CaGBC.org](http://www.CaGBC.org))
- [www.OntarioGreenSpec.ca](http://www.OntarioGreenSpec.ca)

**Local Resources**

- [www.CREWzone.ca](http://www.CREWzone.ca)
- [www.Kitchener.ca/GreenHousing](http://www.Kitchener.ca/GreenHousing)

If you would like more information about this program, please visit:

[www.kitchener.ca/greenhousing](http://www.kitchener.ca/greenhousing)  
 or call 519-741-2312



**Building or Buying a LEED Certified Home**



## Why should you build a LEED home?

LEED certified homes are simply better homes. Certification recognizes leadership in high-quality green homebuilding. Green features mean green margins, and the homes sell better. As a builder, your work won't just be differentiated; it will be more desirable to the consumer. A rapidly-growing number of organizations are adopting LEED certification. Here are some other benefits to using LEED:

- Increase durability and reduce call-backs
- Let the certification prove that your work is better; overcome consumer doubt of your green claims
- Gain recognition for green building efforts - earn extra media attention
- Qualify for the KGHIP grant
- Join the growing green building movement

The KGHIP will help builders subsidize the higher costs associated with the initial design and construction of LEED certified homes. The application process is very simple:

- Builder is notified of the grant each time they apply for a building permit.
- Builder applies to the city for grant funding before building a new home; third-party verification of LEED is required.
  - City reviews application; if LEED certificate is valid and application is complete, city pays builder.

## How to become LEED certified

To make the certification process easier, LEED provides support for builders including reference guides and instructor-led workshops. In addition, all projects work with a LEED provider to help guide the project through the certification process. Below are the steps to follow to certify a LEED for Homes project:

1. Contact a LEED provider in your area. The provider will go over the important and mandatory aspects of a LEED certification.
2. Set your goals. LEED is a flexible system, providing many different credits to choose from. Decide which credits best align with your project and set a certification target: Certified, Silver, Gold or Platinum level.
3. Register your project. Registration is available online through the Canada Green Building Council (CaGBC) website. A registration fee will apply.
4. Document and verify. A third party will conduct on-site tests and review any required documentation to ensure LEED prerequisites and credits have been met.
5. Submit for certification. Once you have completed your third-party review, your provider will submit your final documentation. The CaGBC will then review the project and award final certification.

## As a Kitchener resident, how do I benefit?

Residents can take pride in knowing they live in a progressive community. We're planning ahead for a safe and prosperous future by accelerating the shift to smart, sustainable housing.

- LEED certified homes use less water, reducing the city's water pumping and treatment costs. Each new LEED home saves the city money.
- LEED homes are healthier to live in. Healthy people power healthy communities and thriving economies.
- The efficiency and conservation features of a LEED home reduce the amount of greenhouse gas emissions emanating from our residential sector, improving our air quality and helping to provide a more sustainable world for future generations.

Kitchener's environmental and health commitments go beyond the residential sector. Kitchener city council underscored our commitment to protecting and conserving the environment through the creation of the \$5-million Local Environmental Action Fund (LEAF) in 2007. The goal of Kitchener's LEAF program is to reduce or repair our city's impact on the environment, and to enhance the community's ability to live sustainably into the future. Over the past three years, there have been a variety of initiatives funded by the LEAF program. Examples of some include:

- Trinity Village; Green roof addition
- Grand River CarShare program
- Waterloo Region Green Solutions (Residential Energy Efficiency Project) REEP house.

The Ontario Green Home is Kitchener's first LEED Platinum certified home. It is currently open to the public as a model home, including educational displays throughout to demonstrate smart, cost-effective options for making new homes healthier, quieter and more eco-friendly.

