Sustainability Report

2024-25

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CITÉ MIDTOWN, SAINT-LAURENT, QC
LEED GOLD

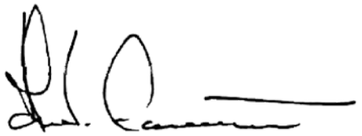
FOREWORD

From my beginnings as a young intern at NEUF to my appointment as president, I have seen the architectural profession evolve in fundamental ways. Now more than ever, architecture is at the heart of the major social, environmental and economic challenges of our time.

As one of Canada's leading architecture firms, we have the duty and the privilege to shape our built environment by making a sustainable impact. We demonstrate our commitment to doing so through concrete actions and strategic partnerships aimed at meeting and even exceeding the environmental targets established by government authorities.

At NEUF, we are attuned to the challenges posed by carbon emissions and the housing crisis. That's why we've taken a proactive approach: we've joined the Net-Zero Challenge and are committed to transitioning our operations to net-zero emissions by 2030. In the same spirit of change, our collaboration on the design of the Îlot Voyageur project marks a significant step forward in revitalizing an important Montreal neighbourhood and creating affordable, accessible housing.

Achieving these ambitious goals requires innovation, courage and a continual rethinking of our practices, both in our offices and in the field. This new sustainable development report is a testament to our commitment to building a responsible future. Each project is a way to shape a piece of tomorrow's world, which is why we are continuing our efforts to integrate ever more innovative solutions, taking environmental preservation even further.



ANTOINE COUSINEAU, **OAQ, OAA, AAA, NCARB, RAIC, LEED AP**
Partner Architect, President

A WORD FROM MANAGEMENT

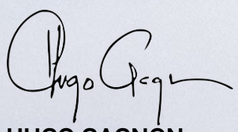
As our office celebrates its 54th year, I'm struck by the evolution of the climate and social challenges transforming our practice. Architecture has become more complex, and we must now contend with a broader reality, where sustainable development is no longer a choice, but an imperative.

In Canada, environmental awareness has gained ground in recent decades. The adoption of standards like LEED, WELL and Passive House marked a turning point, setting higher standards for energy efficiency, air quality and responsible materials management. But these tools, essential as they may be, are no longer enough. We need to push further and rethink our approach through the lens of regenerative design.

At NEUF, we're choosing to see these challenges as opportunities. By integrating practices like prefabrication, the circular economy and life-cycle optimization, we're exploring solutions that significantly reduce the carbon footprint of our projects and ensure their resilience.

It is more essential than ever for architects, engineers, manufacturers and public decision-makers to work together to shape inclusive and adaptive built environments.

The growth of sustainable development in Canada is an ongoing revolution that is redefining the way we design and build. It is our responsibility to continue innovating, sharing our knowledge and improving our built environment. As we look to the future, we must strengthen our commitment to practices that go beyond reducing impact. We must play an active role in regenerating our living environments.

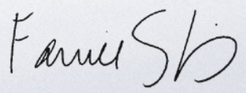


HUGO GAGNON, OAQ, OAA, RAIC, PHC
Partner Architect and Sustainability Manager

In 2024, evolution of sustainable strategies at NEUF accelerated. It was a pivotal year in our commitment to the climate transition, as reflected by my Fitwel certification and appointment as Director, as well as the expansion of our team. This expansion strengthens our expertise and allows us to provide comprehensive support to our colleagues and clients with the aim of achieving our ultimate goal: to deliver 100% sustainable, resilient and adaptable projects.

We prioritize open collaboration, knowledge sharing and ongoing training for employees in our three offices. I've put this commitment to knowledge dissemination into practice, by working with official organizations and committees such as Bâtiment durable Québec and the CAGBC, and trade media like Constructo and Voir Vert. We've been active participants in key industry events, including Greenbuild, Cecobois and conferences hosted by Bâtiment durable Québec. We then pass on what we've learned through information sessions, internal communication tools and the support of our ambassadors on each team.

Sustainable development is, above all, a matter of conviction. As agents of change, our role is to help our clients adopt an eco-responsible approach and commit to decarbonization. We need to show them that beyond the improved quality of life offered by low carbon environments, there's also the added value and return on investment (sometimes non monetary) that they generate. Mastering codes, standards and regulations is essential, but they must always be leveraged to achieve our shared goals. To ensure an effective transition, it is crucial that we provide our clients with the tools and support they need for the transformations to come. Finally, support from government authorities, particularly through the imposition of regulatory thresholds, like Bill 41, will be a key factor in driving this transition toward a more sustainable future.



FANNIE ST-GELAIS,
LEED AP BD+C, WELL AP, Fitwel Ambassador
Sustainability Director

AUX MILLE-VOIX HIGH SCHOOL, MONTREAL, QC
LEED SILVER CERTIFICATION TARGETED

OUR REPORT

Publishing a sustainable development report is a testament to our sincere commitment to social and environmental responsibility. It's a way for us to keep our team, clients, and current and future partners up to speed on the concrete actions we've taken throughout the year. It's also an opportunity to affirm our corporate responsibility and present the actions taken to meet greenhouse gas (GHG) reduction objectives.

In the report, we share our sustainability progress and innovations, and our annual carbon footprint. In addition to our 2024 results and 2025 objectives, this third edition highlights our partnerships and research-action projects. All posted results are calculated internally, following the ISO 14 064 protocol and are compared with our reference year, 2019.

VIEW OF THE CENTRE HOSPITALIER DE L'UNIVERSITÉ DE MONTRÉAL (CHUM) IN THE HEART OF DOWNTOWN MONTREAL, QC
LEED SILVER TARGETED FOR PHASE 1

NEUF OFFICES, TORONTO, ON

Our mission is to seize every opportunity to create high-quality built environments through architecture at the cutting edge of sustainable technologies.

The mission of the Sustainability team is to support NEUF mandates to promote the design of sustainable, resilient living environments, by opting for best practices and innovations, and by placing community well-being at the heart of our design process.

NEUF OFFICES, OTTAWA, ON

“I am proud to note that all NEUF teams are ready to collaborate to meet the climate change challenge.”

FANNIE ST-GELAIS,
LEED AP BD+C, WELL AP, Fitwel Ambassador
Sustainability Director

SUSTAINABILITY AT THE HEART OF OUR PRACTICE

With more than 50 years of history and 220 team members based in Montreal, Ottawa and Toronto, NEUF is a company deeply implanted in its ecosystem. Over the years, our commitment to sustainable development has deepened. We are dedicated to supporting our clients in achieving their goals while also responding to new environmental realities and societal challenges.

Over 10 years ago, our Montreal headquarters obtained LEED-CI certification. Last year, our Ottawa team moved to new premises that incorporate the best practices set out in the WELL certification. Today, we have more than 32 professionals with LEED, WELL, Fitwel and Passive House certifications. Our Sustainability team now comprises 4 full-time members, supported by 12 ambassadors representing each team in our 3 offices. These ambassadors have a mission to share information and promote sustainable strategies across our teams and projects. More than 43 certified sustainable projects have been delivered, with 18 more in the development and analysis stages. We are pursuing a number of industry collaborations and have established research-action initiatives, allowing us to broaden our impact and continuously innovate.

Today, we are witnessing a paradigm shift, both locally and around the world. The climate and housing crises are central to these changes. All sectors are committed to decarbonization, with the ultimate goal of achieving net-zero emissions by 2050.

More concretely, from the moment we begin thinking about a project, our teams are considering ways to incorporate sustainable strategies, for example, using bio-sourced and recycled products (wood, low-carbon concrete), integrating bioclimatic design (passive solutions), or circular design and construction (deconstruction, retrofitting). The scope of these reflections ranges from the scale of the building to the scale of the neighbourhood.
The future Quartier des Lumières will make the site of the former Maison de Radio-Canada a reference in eco-responsible and inclusive planning. Our participation in the Îlot Voyageur project will help revitalize a key sector of the city, while addressing urgent housing needs.

METHODOLOGY

Our approach is based on an integrated work methodology, where best practices and innovation come together to address current environmental and social issues, particularly climate change and housing.

With this approach, we are building a more sustainable future, where every project, no matter its goal, helps us meet climate objectives and improve quality of life for people and communities.

Integrated approach
We believe in a global, collaborative vision, in which we approach each aspect of a project, whether residential, commercial, industrial or institutional, from a sustainability perspective, with consideration for all stakeholders involved and for the long-term impacts.

Innovation and research-action
We harness innovation as an engine of change, and rely on research-action to develop new solutions that anticipate future needs and provide concrete solutions to environmental and social issues.

Best practices
We integrate exemplary practices in project design and management, based on high-performance standards that optimize the use of natural resources while maximizing well-being for occupants.

Certifications
Certifications such as LEED, WELL, Passive House, Fitwel, and One Planet Living are strategic tools that guide our projects toward quantifiable sustainability objectives. They serve as levers to validate our choices and guarantee optimal environmental and social performance.

Regulations
Each project is designed to go beyond the regulations, anticipating the changes to come. We take inspiration from what is being done elsewhere to go further in our thinking.

Technologies
Our approach is standardized across all our projects; we combine coordination, collaboration and visualization tools to ensure ongoing and effective follow-up with our partners. Knowing how quickly technology evolves, we invest time and resources to stay on the cutting edge of the latest developments. Artificial intelligence is occupying an increasingly important place in our toolbox, especially for automation, strategy development, data analysis and process optimization.

NEUF OFFICES, MONTREAL, QC
LEED-CI V1 CERTIFIED

PARTNERSHIPS

For us, open collaboration is essential to success as we take on climate and social issues. It is important to create a strong network of experts. We believe that collaborative work has the power to accelerate and improve industry advancement.

Our firm is part of numerous sustainable architecture organizations. A few examples are listed further on.

Bâtiment durable Québec
- Supporting member for over 3 years;
- Fannie St-Gelais, Sustainability Director, sits on the communications and programming committee.

Architecture sans Frontières Québec
- Member for over 3 years;
- More than 9 employees participated in the Soirée des Grands A;
- Carolyne Fontaine, architect and member of the board of directors, serves as Vice-President of ASFQ.

Canada Green Building Council
- Member for over 10 years;
- Fannie St-Gelais is a member of the LEED v5 Accelerator group;
- Fannie St-Gelais participated in the fourth session of the webinar : “Démarrer vos DEP, which featured a peer discussion.”

U.S. Green Building Council
- Silver member for over 13 years.

Ordre des Architectes du Québec:
- Carolyne Fontaine sits on the board of directors for the OAQ;
- The Sustainability team participated in the round table “Crise du logement – Forum de solutions.”

Bâtiment durable Québec

Architectes Sans Fontières Québec

Canada Green Building Council

U.S. Green Building Council

Ordre des architectes du Québec

DUAL BRICKS
NEUF + WEBSTER + PERMACON

MANUFACTURERS AND ARCHITECTS

As part of its research-action approach, the Sustainability team worked closely with Webster and Permacon to design an innovative product: a low-carbon concrete brick. This partnership has allowed us to combine our architectural design expertise with technological advances to develop a building material that is more respectful of both people and nature, at a competitive price, with a guarantee of the quality and performance required for buildings.

After two years of research and development, the first generation of DUAL bricks is finally ready for the market. Its innovative and universal design appeals to architects, developers, entrepreneurs and decision-makers alike. It incorporates recycled materials and honeycombing to optimize handling and installation speed. These advances enable DUAL to boast impressive environmental performance:

30 %
material savings

Reduction of almost 30% in materials used compared with a traditional concrete brick, thanks to its honeycombs

0,5
t CO_2eq. / m^3

Reduction of 0.5 t CO2eq./m3 thanks to recycled materials and “slag,” which replaces the use of portland cement

DUAL BRICKS
NEUF + WEBSTER + PERMACON

“With this partnership, our role was to adopt the point of view of different users (the mason, the developer, the municipality and the architect) to ensure the product design meets everyone’s needs, while working toward the primary goal of reducing carbon emissions. I believe this kind of nuanced and collaborative approach is essential for innovative practices to emerge.”

HUGO GAGNON, OAQ, OAA, RAIC, PHC
Partner Architect and Sustainability Manager

OUR COMMITMENTS

This report is based on the 17 goals of the United Nations Global Compact and our priorities address three sectors: environment, social impact and governance. The matrix is designed to illustrate the alignment between the company's strategies, and also to incorporate the interests of our team.

Environment

- (7) Responsible energy consumption;
- (6) (14) Reduced water consumption;
- (11) Environmental certifications;
- (12) (15) Waste reduction, compost and efficient use of resources;
- (13) Reduced carbon footprint;

Social Impact

- (2) Fruit basket service;
- (3) Social, athletic and gardening clubs, group insurance;
- (4) Continuous professional development, charitable giving, school involvement;
- (5) (10) Diversity, equity and inclusion;
- (11) Volunteering, community involvement;
- (16) Anti-harassment policy;

Governance

- (8) Economic progress;
- (9) Use of technologies (BIM), digitization of our services and processes;
- (13) Commitment to the Montreal Climate Plan, the Net-Zero Challenge and the 2030 Nature Plan , LEED-CI certified office, BOMA BEST certified building in Montreal;
- (17) Collaboration and partnership;

Sustainable Development Goals (SDG)

LE SHERBROOKE, MONTREAL, QC
UNDER CONSTRUCTION

Environmental Impact

Most human activities require energy consumption, which means they have environmental repercussions. Mitigating our impacts means adapting our practices by promoting clean technologies. Changes related to activities, products and services can be beneficial (e.g., supply purchasing and waste management). We are opting for a prudent, adapted approach to ensure change is permanent.

Company Culture

Our company culture is a force for excellence, ensuring high-quality services, a rigorous work ethic and respect for our commitments. The culture at NEUF is based on authentic values, including integrity, teamwork and innovation. We cultivate an environment where every team member feels appreciated, heard and encouraged to make a real contribution. This inclusive approach helps us stay responsive, adaptable and competitive in an ever-changing market.

Innovation

Excellence is not an end in and of itself; it is a process. We have to adopt an open-minded attitude, challenging ourselves to reinvent our ways of doing things, and to ensure results exceed expectations. Investing in research-action has become a necessity to remain at the cutting edge of our sector. We achieve our goals by prioritizing a collaborative approach, encompassing analysis, innovation and knowledge-sharing with experts and stakeholders.

ENVIRONMENTAL IMPACT

As part of our commitment to responsible environmental management, we continue to take concrete actions to reduce our ecological impact and our GHG emissions. We are adapting our practices and using technologies that minimize our carbon footprint. To support a more sustainable economy, we prioritize local suppliers to reduce transport-related emissions.

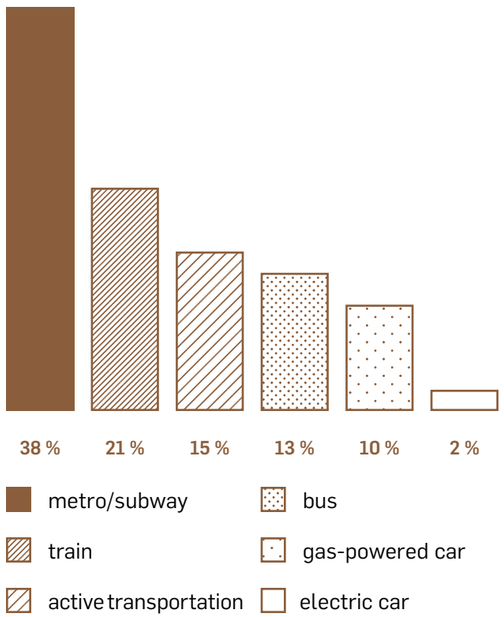
This approach is fully in line with the circular economy model, as we work to reuse, recycle and add value to our resources. We are particularly focused on waste reduction throughout the production chain, aiming for carbon neutrality in all of our operations. These actions reflect our commitment actively working to preserve our planet, as we move towards a greener business model.

To participate in the collective efforts of Canadian companies, NEUF has joined the Net-Zero Challenge. We are aligned with the government objectives to reduce GHG emissions, and committed to achieving net-zero emissions in our operations by 2030.

The Sustainability team collects all information related to the company's energy consumption, transportation, residual materials and purchasing, in accordance with ISO 14 064 standards. This year, we reduced our per capita GHG emissions by 88.8%.
We are proud to share that the building manager of our Montreal offices has implemented a compost management system, which has allowed us to reduce our emissions for 2024 by 43.31 t CO2eq.

11	55	5
t CO_2eq. avoided	t CO_2eq. avoided	t CO_2eq. avoided
Paper	Teleworking	Active transportation

Mode of transport used



"We know our natural resources are limited, and that it's our responsibility to protect them. In our profession, this responsibility must translate to concrete action. When it comes to our specifications and general requirements, for choice of materials and site management, we must move beyond mere good intentions to make a genuine commitment to sustainable development."

GEORGES BONTEMPS
Specification Writer

455 RENÉ-LÉVESQUE WEST, MONTREAL, QC
LEED V4 SILVER TARGETED

Our carbon footprint*

Scope 1 : direct emissions
(fossil fuels)

0 t CO_2eq.

Our three offices (Montreal, Ottawa, Toronto) are 100% powered by hydroelectricity

Scope 2 : indirect emissions
(energy consumed)

0,3 t CO_2eq.

Electricity: mechanical systems, hot water, lighting, outlet power

Scope 3 : indirect emissions
(other than energy consumed)

176 t CO_2eq.

Transportation: business trips, commuting to work, home – office

25 t CO_2eq.

Food: coffee, lunches, milk

6 t CO_2eq.

Waste: recycling, trash

9 t CO_2eq.

Stationery: printing, paper

* Based on SO 14064 protocol

Emissions comparison

2019**	2022**	2023	2024
289	257	247	216
t CO_2eq.	t CO_2eq.	t CO_2eq.	t CO_2eq.

Indirect greenhouse gas emissions (t CO_2eq.)

Year	Business trips	Home-office	Food	Stationery	Residual materials	Energy	Total	Total per person
**2019	58	143	19	20	49	0,6	289	1,86
**2022	38	107	12	42	57	0,6	257	1,01
**2023	49	125	21	7	46	0,3	248	1,15
2024	49	127	25	9	6	0,3	216	0,98

***The years 2019, 2022 and 2023 have been corrected (according to the 2024 calculation method)*

The surface area of certified or certification-eligible project is equivalent to:

45 X	1,9M m²
Olympic Stadium	obtained and in progress

“For our projects, we seek out innovative solutions to integrate sustainable strategies while still minimizing costs. This might mean substituting materials or systems already essential to the building, as well as passive approaches like optimizing its orientation.”

AILSA CRAIGEN, OAA
Architect

“Responsible purchasing remains a challenge for businesses, because you need to consider the origin of products, environmental certifications and a good balance between quality and cost.”

NICKIE RENAUD,
Senior Administrative Assistant

LIBRARY AND COMMUNITY HALL, PRÉVOST, QC

VALENTINE'S DAY

CINÉ-NEUF

CONSTRUCTION SITE VISITE

48 H À VÉLO

URBAN SKETCHERS

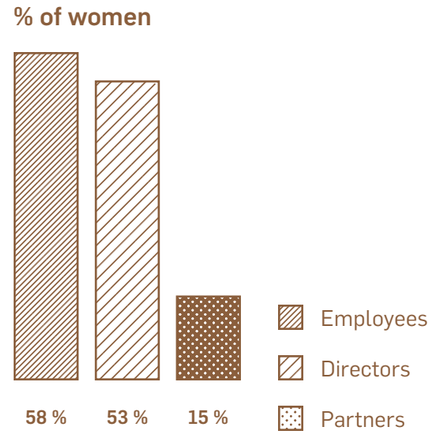
SUGAR SHACK

COMPANY CULTURE

We are committed to our communities and have developed a strong company culture that promotes health and well-being for all. In collaboration with the Human Resources team, we have implemented measures to ensure an inclusive and equitable workplace.

55 %
women within the firm

26 %
of employees >10 years



KAYAKING ACTIVITY

ROOFTOP HOCKEY

23 %

bureaux assis-debout

Work environment

Providing a healthy and caring environment is our priority. Employee well-being is at the heart of our reflections, and it's also a key factor in attracting and retaining new talent. We design and offer work spaces that make people want to come to the office. The work environment is designed to encourage collaboration. All workstations are positioned to make the most of exterior views and natural light. They are equipped with screens and ergonomic chairs, with a total of 23% sit-stand desks (5% more targeted for 2025).

The Social Committee, Sports Committee and Horticultural Committee organize a variety of activities for our three offices. Each one incorporates sustainable practices that work towards achieving our carbon neutrality goals.

These activities aim to bring team members together and improve physical and mental well-being, motivation and engagement, and to strengthen team spirit.

HORTICULTURAL COMMITEE
EARTH DAY

"Sustainable development is a powerful driver for attracting and retaining talent. In a competitive market, adopting eco-responsible practices and offering a healthy work environment improves working conditions, strengthens team commitment and increases motivation in line with company values."

ANIK BOLDUC, CPHR
Senior HR Consultant

Health and well-being

Taking care of one's emotional well-being and physical and mental health fosters personal growth and the ability to build rewarding relationships. That's why we offer:

- Free access to the fitness centre located in our head office;
- Group insurance (medical, dental, mental health);
- A health spending account;
- An amount for ergonomic equipment;
- Free access to telemedicine;
- On-site flu vaccinations for those interested;
- Corporate discounts.

New this year! A fruit basket is delivered several times a week for team members in our three offices. This initiative aims to improve physical health, increase energy and productivity and encourage healthy habits. It also strengthens the company culture and demonstrates our commitment to the well-being of our teams.

Education

In collaboration with the Human Resources team, the firm put in place a training management policy to encourage employees to achieve their professional goals and further their knowledge. Everyone is encouraged to take academic courses, pursue professional training and attend any other type of educational event related to their role. All employees have an opportunity to discuss their professional advancement and their working conditions at the annual performance evaluation. The approach is essentially based on evaluation scales and the achievement of objectives. During the year, we offer the following:

- Customized training courses;
- Access to conferences and webinars;
- Support from a certified BIM expert;
- Informative project visits;
- Cultural excursions;
- Professional fees coverage;
- Accreditation support.

1,5 %	15 %
of payroll invested in training	of personnel accredited

Personnel accredité

5% LEED GA	5% LEED AP BD+C
4% WELL AP	1% Passive House designers
1% FITWEL	

Community involvement

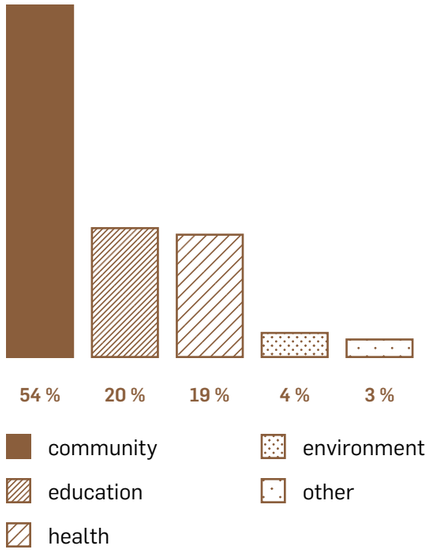
As in previous years, the firm continues its involvement with higher education programs in its field. Efforts include mentoring programs, specialized workshops led by professionals, conferences and round tables, and internship opportunities to provide students with practical work experience.

- **Kim Pham,** “Potentiel et défis des revêtements de façade préfabriqués en béton,” lecture presented as part of the event “Systèmes d’enveloppe de bâtiment en béton préfabriqué à haute performance” organized by the Canadian Precast/Prestressed Concrete Institute, on March 27, 2024, in Montreal

- **Azad Chichmanian,** “Architecture x Urbanisme : Développement des TOD,” participation in a round table organized by the Forum Immobilier Étudiant at the Haute École de Commerce (HEC) on January 27, 2024, in Montreal

The firm gives back to the community by taking part in charitable events such as the CCA Soirée, the Défi TLA Porte-Bonheur, the Let’s Bond Urban Ball, the Make-A-Wish® Foundation’s 48-HOUR RIDE, the Complètement Design event, the Montreal Real Estate Forum, the Soirée des Grands Bâtisseurs and the Montreal International Black Film Festival in 2024.

Donations and grants



On October 22, 2024, 13 employees participated in a volunteer gardening activity for Habitations Marguerite-Bourgeoys, in collaboration with the Société écocitoyenne de Montréal (SEM). This initiative arose out of our commitment to Partenariat Climat Montréal.

GREENING ACTIVITY
HABITATIONS MARGUERITE-BOURGEOYS

Academic Partnerships

In 2024, NEUF began rethinking its relationships with the university community. We reflected on how we could contribute more, in both substance and scope. To this end, we named a managing partner for each of our local universities:

Azad Chichmanian for McGill University

Kim Pham for Université de Montréal

Hugo Gagnon for Université du Québec à Montréal and for Université Laval in Quebec City

Frank Puentes for Carleton University in Ottawa

Lilia Koleva for Toronto Metropolitan University and University of Toronto

A number of initiatives were put forward based on their value for the student community, alignment with the firm's practices and positive impact on society. This work will continue in the years to come to strengthen these relationships and maximize their reach.

MCGILL UNIVERSITY

McGill Networking Event March 21
Networking event
Azad Chichmanian

GASA Networking Event November 7
Networking event
Mailie Bélisle

Student tour of NEUF offices November 28
Azad Chichmanian + Jasmine Yu

"Design & Construction" 3rd-year undergraduate course, Winter
Bruno St-Jean and Mailie Belisle

"Shadow a Professional" - 2SLGBTQIA+
Mentoring program
Mayank Shekhawat

UNIVERSITÉ DE MONTRÉAL (UdeM)

Regroupement étudiants en architecture (RÉA)
March 13
Networking event
Kim Pham + Marilou Morin

EFFA Mai 9 to 11
Graduate exhibition sponsorship and support
Carlo Tadeo + Charlotte Lheureux + Marilou Morin

Architecture workshop 4, Winter
Workshop critique
Kim Pham

"Méthodologie & processus" (1st year) and "Formation pratique en design intérieur" (2nd year), Fall
Valérie Godbout + Valérie Awad + Célia Lauzon

"Formation pratique en design intérieur" (2nd year), Fall
Linh Truong

UNIVERSITÉ DU QUÉBEC À MONTRÉAL (UQAM)

L'Annuel de design Mai 1 to 8
Presentation of a bursary and support for the graduate exhibition
Charlotte Lheureux + Samuel Pouliot

CONCORDIA UNIVERSITY

"Colonial Architecture in South Asia: Expansion and Consolidation of Colonial Power", November
Talk presented as part of the course "History of South Asia"
Mayank Shekhawat

UNIVERSITÉ LAVAL (ULAVAL)

L'objet March 22
Sponsorship of and participation in the auction
Alexandrine Collette + Samuel Pouliot

ExFA May 31
Presentation of a bursary and support for the graduate exhibition
Annabelle Beauchamp + Charlotte Lheureux + Samuel Pouliot + Alexandrine Collette

Memento
Sponsorship of student project catalogue

CARLETON UNIVERSITY

Year End Show April 30
Graduate event sponsorship and support
Frank Puentes + Annabelle Beauchamp
+ Carl Boucher

Shop Talk November 7
Career fair booth
Carl Boucher + Rachel Rodd + Michelle Uyeyama

“Professional Practice” Winter
Master’s course
Frank Puentes

Workshop critiques, Winter
Carl Boucher

TORONTO METROPOLITAN UNIVERSITY (TMU)

Year End Show May 9 to June 13
Graduate exhibition sponsorship and support
Lilia Koleva + Gabriel Garofalo

325 Magazine
Sponsorship of the publication

HEC MONTRÉAL

Forum immobilier étudiant January 27
Sponsorship, round table and booth
Azad Chichmanian + Annabelle
Beauchamp + Charlotte Lheureux

DAWSON COLLEGE

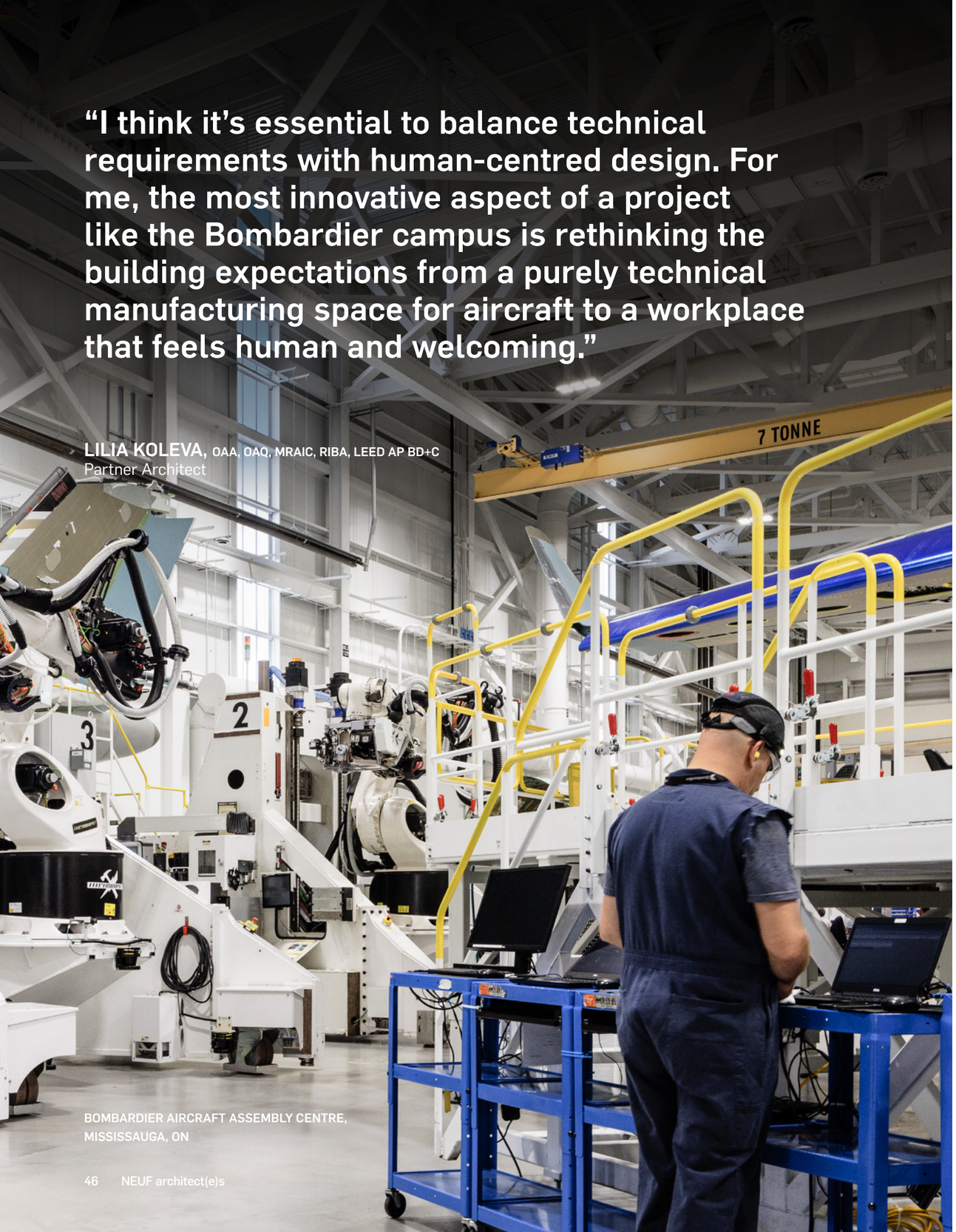
Interior Design June 6 and 7
Graduate exhibition sponsorship and support

VANIER COLLEGE

Graduate exhibition April 5
Event sponsorship and support

DCS in Architectural Technology project (2nd year), Fall
Robert Beauregard

KIM PHAM
LECTURE AT THE UNIVERSITÉ DE MONTRÉAL



“I think it’s essential to balance technical requirements with human-centred design. For me, the most innovative aspect of a project like the Bombardier campus is rethinking the building expectations from a purely technical manufacturing space for aircraft to a workplace that feels human and welcoming.”

LILIA KOLEVA, OAA, OAQ, MRAIC, RIBA, LEED AP BD+C
Partner Architect

BOMBARDIER AIRCRAFT ASSEMBLY CENTRE,
MISSISSAUGA, ON

INNOVATION

We make innovation an integral part of our practices by adopting a dynamic, collaborative approach. We encourage ongoing research-action: each project becomes an opportunity to explore new solutions and experiment by running pilot projects. By establishing partnerships with universities and experts in the field, we bridge the gap between theory and practice, and draw on the latest advances in design and technology.

Participating in industry events gives us the opportunity to gain inspiration from other practices and expand our horizons. We have adopted an integrated design approach, where all stakeholders work together from the very start of the process to maximize efficiency and innovation.

Tools like BIM and Revit are key to our approach, as they facilitate coordination and information management throughout a building’s entire life cycle. We also leverage artificial intelligence to optimize our projects’ design process and performance.

On the Sustainability team, we encourage knowledge sharing internally and with our partners to promote initiatives that address current environmental and social challenges. This way, innovation becomes a collective, evolving process, anchored in a vision of sustainability and efficiency.

BIM and 3D technologies

For several years now, we have been developing technologies and work methods that incorporate artificial intelligence. We have over 200 architects and technologists using BIM production tools on a daily basis. Our projects now benefit from the automation of processes that were once long and complex.

A library of models and construction details is regularly optimized and updated in collaboration with the quality control team. The information in construction specifications is linked directly to the BIM models, which avoids errors and streamlines the process.

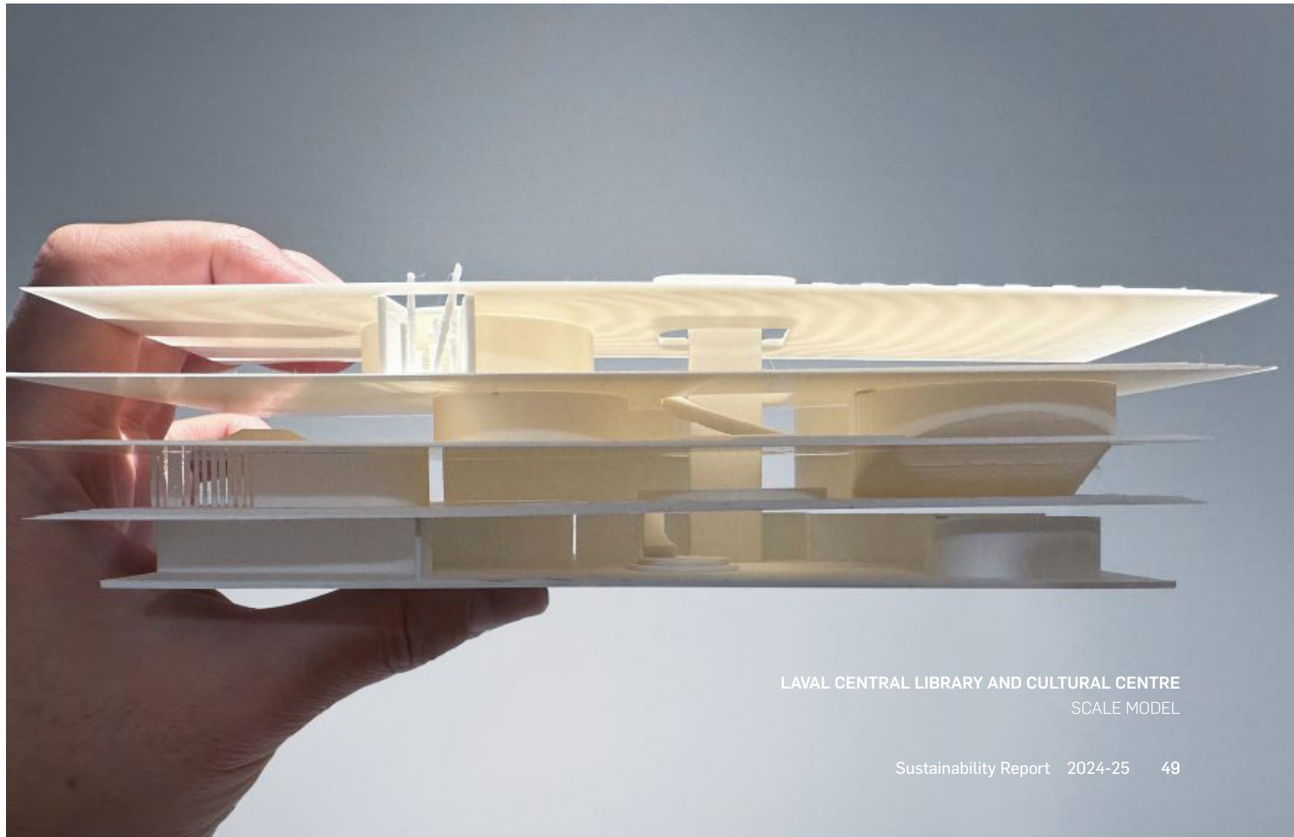
After more than 10 years of in-house development, our 3D printing department has several machines and a team of modelers specifically trained to use them. The Autodesk Construction Cloud (ACC) platform allows our team members to stay in constant contact, no matter where they are.

Since 2019, the “BIM Army” has been supporting our teams in using Revit models. It is made up of 25 ambassadors with representatives from each team across our three offices. Their mission: provide first-line support for the use of technologies within the company.

The Sustainability team and the BIM team are actively involved in research-action. For several years now, we have been developing solutions and specialized tools to optimize decision making in the early stages of projects. This collaboration allows us to carefully analyze the choice of materials, geometry and orientation of buildings and spaces. Thanks to these tools, we can enter data, carry out analyses and simulate scenarios to make informed, sustainable choices that emphasize environmental performance and energy efficiency.

“Updating our processes is necessary, but it’s not the same as innovating. Innovation means going beyond what already exists, and that’s our driving force at NEUF.”

GUILLAUME LALLIER, **Industrial Designer, Certified CPMT Trainer**
BIM Director



LAVAL CENTRAL LIBRARY AND CULTURAL CENTRE
SCALE MODEL

“Beyond its low carbon footprint, wood offers a quality of life that makes it a sustainable material. Its warmth, comfort and durability have a tangible impact on daily life, and encourage people to adopt sustainable practices.”

SARA-JEANNE DAGENAIS, **OAQ, LEED Green Associate**
Architect

ANDAS, LACHINE, QC

Research-action

In the Sustainability team, the research-action methodology is based on analyzing innovative subjects that combine architecture and sustainable engineering, with a view to implementing them in targeted projects. The team joins forces with our project managers and experts at UQAM, ÉTS, Akonovia, and more, to push our collective thinking further, faster.

In 2024, opportunities multiplied at NEUF. To move beyond environmental certifications and standards, we focused our research on prefabrication, modularity, passive solutions and circularity.

This type of research led to projects like Andas (which used a mass timber structure), the Infrastructure Culturelle au Centre-Ville in Laval (which included a solar wall), and Legget Drive (which prioritized materials circularity for a major redevelopment project).

Research :
1,780 hours invested in research-action

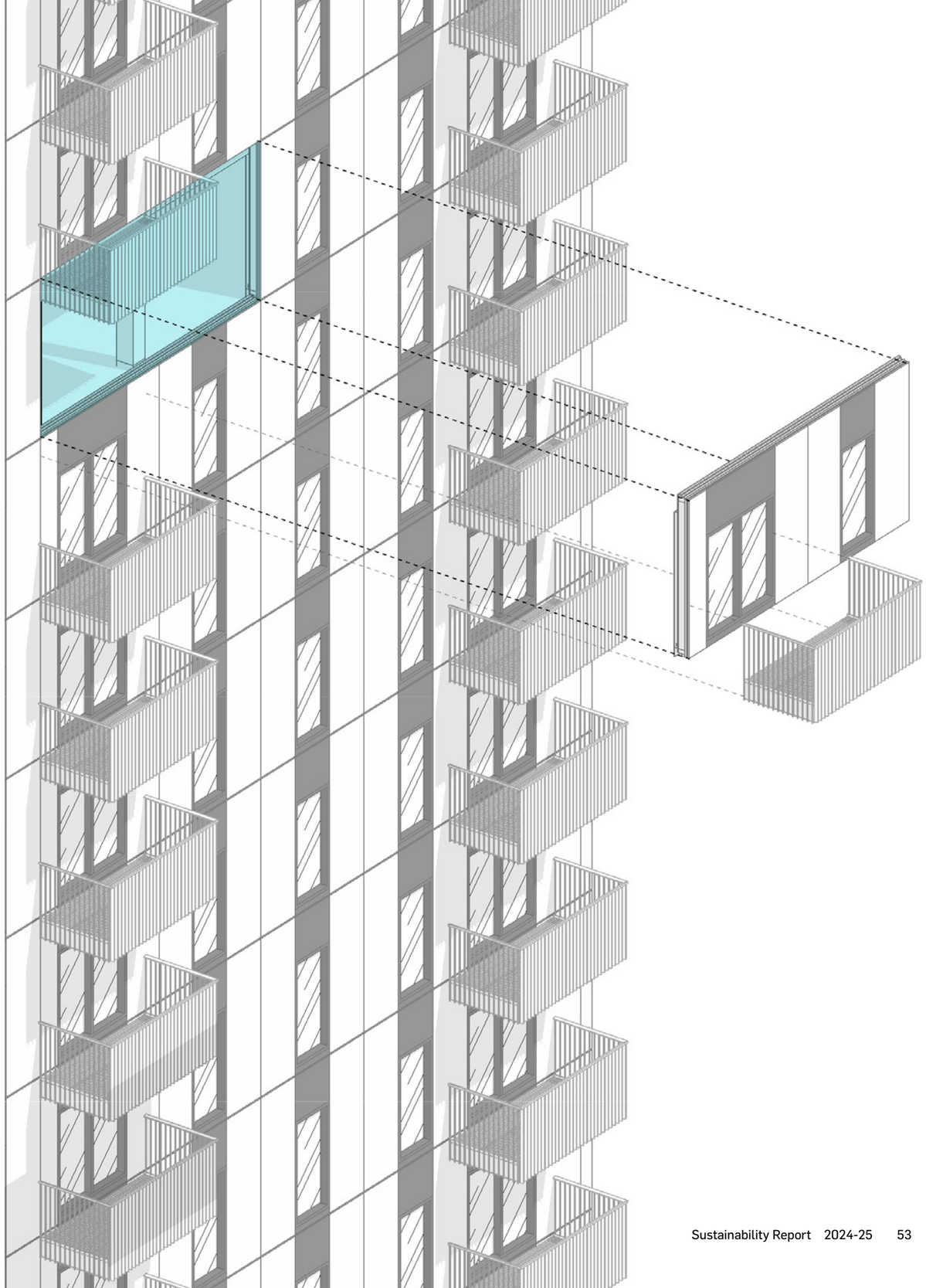
Study of interfaces for prefabricated construction systems

As part of a project funded by the Société d'habitation du Québec's PADIQH program, we studied the connections between the main prefabricated elements of a building—particularly the structural framework and exterior envelope—in order to optimize their integration into housing projects. This research, carried out in collaboration with manufacturers, professionals and university research chairs, focused on analyzing prefabricated construction systems in Quebec and Canada, in the context of the current housing crisis and environmental and economic challenges.

The study's primary objective was to optimize the integration of prefabricated systems, focusing on their interfaces and connections, to promote a more sustainable, effective and economically viable approach. Research was guided by three specific goals: testing system performance in a multi-unit residential building, demonstrating architectural expertise in the development of innovative projects, and sharing the results to advance construction-industry practices.

The study also looked at challenges faced by the industry, including resistance to change, lack of technical knowledge, high initial costs and logistical complexity. Solutions were proposed to overcome these obstacles, including the integration of advanced technologies and closer collaboration between project stakeholders.

By focusing on optimizing performance, reducing waste and carbon emissions, and improving the flexibility of prefabricated systems, this research aims to lead the construction industry towards more sustainable and innovative practices. The ultimate goal is to encourage increased industrialization, combining standardization and customization, to meet future social, economic and environmental challenges. One of the major advantages of prefabrication is shorter construction times. This is made possible by in-plant manufacturing, as well as by overlapping project stages and more efficient site organization.



OUR PROJECTS

NEUF takes on projects in more than 10 sectors, including residential housing, seniors' residences, urban design, institutional buildings, offices, industrial buildings, resorts and retails spaces. We are proud to present a few of our most innovative and sustainable projects here, each of which responds to unique challenges with cutting-edge eco-responsible solutions.

The residential building Andas is notable for its use of mass timber as the main construction material, which reduces its carbon footprint while offering a warm, comfortable living space. This choice reflects our commitment to promoting sustainable construction through the use of a renewable material with low environmental impact.

The 1855 Dollard project aims to earn LEED Silver certification with sustainable strategies to minimize heat islands and improve rainwater management, two major urban-development issues. The proposed solutions will help mitigate climate impact while optimizing natural resources.

The Infrastructure Culturelle au Centre-Ville in Laval is an ambitious project targeting LEED Gold certification. It features innovative measures, including a solar wall—a groundbreaking technical solution that optimizes the building's energy performance and helps reduce its carbon footprint. This project blends architecture, culture and sustainability to create a versatile, high-performance space.

Finally, the Legget Drive project involves the conversion of a former office building into a residential complex with 115 units. The conversion combines energy efficiency with a reduction in the operational and embodied carbon footprint. It shows how existing buildings can be adapted to current needs and the ecological standards in force.

Each of these projects represents our commitment to creating responsible, innovative architecture that meets society's needs today and respects the environmental imperatives of tomorrow.

ZIBI BLOCK 204, OTTAWA, ON
ONE PLANET LIVING CERTIFICATION TARGETED

Andas

Lachine, QC

Built entirely of mass timber, this residential rental building showcases a local resource that has yet to be fully tapped in Quebec, due to the complexity and additional costs related to its use. Our team worked with top specialists to develop innovative and replicable construction solutions, such as the anchoring of prefabricated CLT balconies with thermal breaks and the assembly of dry acoustic floors with exposed wood structures. The whole project was carried out within a demanding timeframe, involving eight months of design work and ten months on site. Using steel bracing instead of concrete reduced the carbon footprint. Masonry was limited to the first three levels in order to eliminate structural lintels and simplify construction. Lastly, the use of mass timber will significantly reduce the building's carbon footprint compared to a concrete or steel structure. The exposed wood in interior spaces creates a warm and welcoming living space for occupants, enhancing their well-being. The integration of mass timber was made possible by a PICB subsidy, which covered 7% of the total project cost.

Environmental objectives and results:

- GHGs associated with operational carbon reduced by 75.24% (NECB, 2017);
- Carbon associated with operations equivalent to 31.39 t CO2eq./year;
- 32.7% reduction in embodied carbon enabled by mass timber (Gestimat 2.0);
- Project result of 249 kg of CO2eq./m2 (Gestimat 2.0);
- 41.01% reduction in energy consumption thanks to electromechanical and envelope systems;
- Annual energy consumption (electricity and gas) equivalent to 1,868.61 GJ/year;
- Indoor water consumption reduced by 30% with low-flow plumbing fixtures;
- Prefabrication strategies such as balconies and the mass timber structure reduce construction time by around 2 months;
- Development of a 3D detail database that enables us to illustrate the construction systems specific to mass timber.

Information

Lachine, QC 2025	45,100 ft2 / 4,190 m2 6 storeys 53 units

Team

Architecture and Interior Design: NEUF Construction: Syscomax Structural Engineering: L2C Wood Manufacturer: Nordic	Acoustics: HGC Engineering Acoustic Manufacturer: Acoustitech Fire Protection: FProtection Incendie Client: Helisis

1855 Dollard

Montreal, QC

Located in an area affected by heat islands, this residential project adopts several sustainable strategies that extend beyond the targeted certification. Strategies include situating 91% of the parking spaces underground to minimize impermeable surfaces, using light-coloured reflective cladding to reduce the heat island effect, creating new landscaped areas, managing rainwater with retention basins, using responsible materials (VOC-free products), diverting 75% of demolition and construction waste from landfills, and installing semi-intensive green roofs. The building will have direct access to public transportation and a bike path, and it will include 16 affordable units at 20% to 30% below market price.

Objectives and targeted results:

- LEED Silver certification;
- Reduction of GHGs related to operational carbon by 30.8% (NECB, 2011);
- Operational carbon equivalent to 3.33 t CO2eq./year;
- 30.8% reduction in energy consumption thanks to electromechanical and envelope systems (NECB, 2011);
- Annual energy consumption (electricity and gas) equivalent to 5,880 GJ/year;
- 11% of total number of units in the building for affordable housing;
- 75% of demolition and construction waste diverted;
- Rainwater infiltration possible thanks to 40% of the site being open ground;
- Indoor water consumption reduced by 40.03% with low-flow plumbing fixtures;
- Use of native species on the grounds and on the roof to reduce outdoor water consumption by 59%;
- 90% of parking located underground and all parking equipped with electric charging stations.

Information

Montreal, QC 2026	127,855 ft² / 11,878 m² 5 storeys + mezzanine 151 units

Team

Architecture: NEUF	Structural Engineering: L2C
Landscape Architecture and Urban Design: Groupe BC2	Electromechanical Engineering: Kelvin Emtech
General Contractor: Construction Praxis	Civil Engineering: Genexco
Sustainable Strategies: NEUF	Client: Groupe HD Immobilier

Laval Central Library and Cultural Centre

Laval, QC

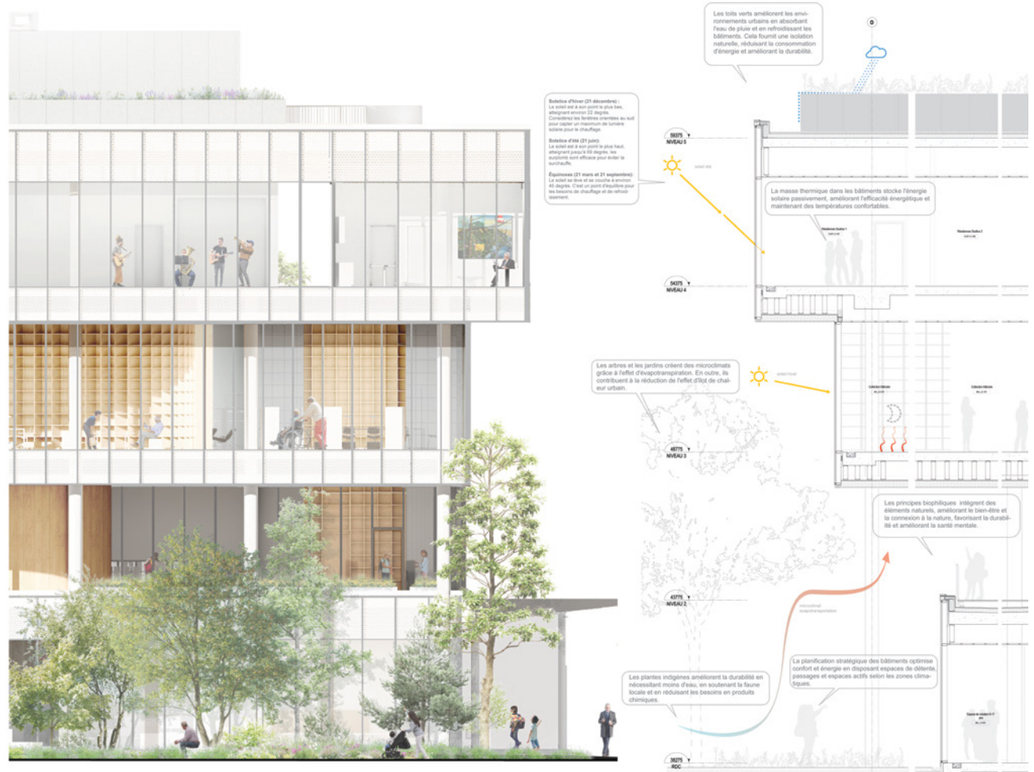
Combining a library and an arts centre, this project incorporates innovative sustainable strategies in its architectural and technical design. The building's orientation and volume were optimized to ensure maximum energy efficiency and user comfort, which includes community use and universal accessibility. The project seamlessly blends into the city landscape while respecting the environment, making it a paragon of sustainable architecture and raising awareness about ecological issues.

Passive strategies are at the heart of the building's design. Its transparent envelope maximizes natural light, and triple glazing enhances energy efficiency. The volume is fragmented for better light and acoustics control and optimized floor space. Overhangs and wood screens reduce heat and glare. A solar wall paired with photovoltaic panels generates electricity and powers the building's systems, reducing its carbon footprint and operational costs. Geothermal systems and other passive strategies reduce the energy footprint and increase building efficiency.

The green roof plays a key role in optimizing insulation and reducing the heat island effect. It supports local biodiversity and provides space for educational workshops on urban agriculture. The landscaping features naturalized areas, ephemeral artwork and relaxation zones.

Objectives and results targeted:

- LEED Gold certification;
- Reduction of GHGs related to operational carbon by 98.98% (ASHRAE 90.1);
- Operational carbon equivalent to 4 t CO2eq./year;
- 38.19% reduction in energy consumption thanks to electromechanical and envelope systems (ASHRAE 90.1);
- Annual energy consumption equivalent to 8,478 GJ/year;
- Integration of a photovoltaic solar wall with 42 panels of 620 W each producing 24.65 MWh/year (equivalent to 1.06%/year);
- Green roof occupying 40% of the total surface area of the roof;
- A minimum of 75% of demolition and construction waste diverted;
- Collaborative virtual tour (BIM) with all project stakeholders.



Information

Laval (QC) 2027	258,300 ft² / 23,997 m² 4 storeys

Team

Architecture: TAG+NEUF	Electromechanical Engineering: Martin Roy et Associés
Sustainable Strategies: NEUF	Telecommunication Engineering: Pelletier & Associés Conseils
Landscape Architetcure: Projet Paysage	Client: Montoni / Ville de Laval
Construction: Montoni	
Structural Engineering: BCA	
Civil Engineering: Équipe Laurence	

535 Legget Drive

Kanata, ON

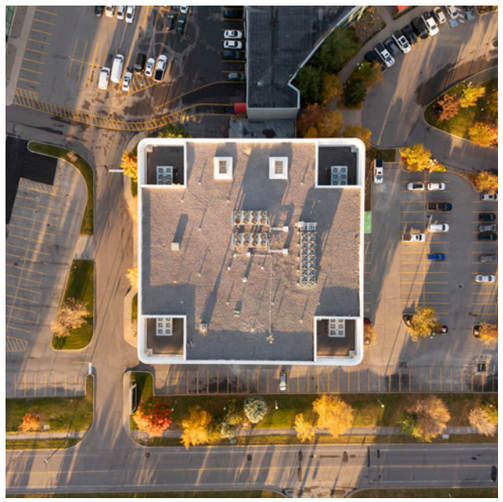
This project involves converting an office building into a 115-unit residential rental complex. One of its main sustainability objectives is to prioritize the circularity of existing elements. An in-depth analysis of strategies for reusing, recycling and reclaiming materials was conducted as part of an integrated approach involving all stakeholders.

The core, the building structure and certain facades will be preserved in order to reduce the project's carbon footprint. Work on the building's envelope will be necessary to reduce energy use by 40%, in line with NECB 2017 (MLI Select) requirements. High-performance glazing and vents will be installed to improve air quality.

The project also aims to improve the building's accessibility, surpassing regulatory requirements, to obtain Rick Hansen Foundation Accessibility CertificationTM (RHFAC). These initiatives are fully in line with our commitment to durability and inclusivity, ensuring not only compliance with current standards, but also the benefit of the financial incentives accessible to the project. BIM plays an essential role in modeling the existing structure to reuse materials, reduce construction waste and facilitate conflict identification. This enables the new residential systems to be seamlessly integrated into the existing office structure.

Targeted objectives and results:

- Recovery of 100% of the glass from the curtain wall;
- Recycling of a minimum of 75% of products, such as concrete, metal, gypsum and wood;
- Reuse of 100% of electromechanical equipment, plumbing finishes and furniture in the client's other buildings;
- Reduction of GHGs associated with operational carbon by 54.5% (NECB, 2017);
- Operational carbon equivalent to 0.17 t CO2eq./year
- LED lighting and the optimization of power density enable a 15% reduction in (NECB, 2017);
- 40.4% reduction in energy consumption thanks to electromechanical and envelope systems (NECB, 2017);
- Annual energy consumption (electricity and gas) equivalent to 5,942.2 GJ/year.



Information

Kanata (ON) En cours	175,764 ft² / 16,329 m² 11 storeys 115 units

Team

Architecture: NEUF Landscape Architecture: Novatech Construction RECL Structural Engineering: Cunliffe	Electromechanical Engineering: GWAL Sustainable Strategies: NEUF Client: KRP Properties

535 LEGGET DRIVE, KANATA, ON

“Converting office spaces into residential units offers a sustainable solution to the housing crisis by reducing construction costs and timeframes. The Legget Drive project, a true pilot initiative, epitomizes our values and has the full support of our Sustainability team. By reusing existing structures and integrating circular economy principles, it lays a solid foundation for reducing emissions and maximizing its sustainable impact.

Integrated design fosters innovation and optimizes design and construction processes by bringing together architects, contractors, engineers and clients. The involvement of all stakeholders is key to this approach. The trust and commitment of our client, KRP, has allowed us to develop an ambitious project, rooted in genuine sustainable strategies that go beyond the surface level.”

KIM PHAM, DPLG, OAQ, OAA, RAIC
Partner Architect

HONOURS AND AWARDS 2024

MONTREAL CHEST INSTITUTE REHABILITATION, Montreal

- IDA Design Awards: Architecture - Silver – Cultural Preservation / Restoration
- World Architecture Festival (WAFX): Re-use
- World Architecture Festival (WAF): Future Projects - Offices
- World Architecture Festival (WAF): Future Projects - Health (finalist)
- DNA Paris Design Awards: Architecture - Commercial & Offices - Honourable mention
- Global Architecture and Design Awards - Rethinking The Future: Healthcare / Wellness - Concept
- Global Architecture and Design Awards - Rethinking The Future: Office Building (Concept) – 3rd place

MU, Quebec

- Grands Prix du Design: Architecture - Bronze – Residential Building / Apartment & condominium from 5 to 9 floors
- Grands Prix du Design: Architecture - Bronze – Commercial Building / Mixed-Use Building

NEUF50

- Design MasterPrize: Event Design - Best of Best
- Design MasterPrize: Corporate Publishing
- A' Design Awards 2024: Silver – Print and Published Media Design
- Design Skill Awards: Best Branded Event Design – Platinum Winner
- Design Skill Awards: Best Branded Print & Publication Design – Platinum Winner

LE SOLSTICE, Montreal

- IDA Design Awards: Architecture - Silver - Apartments / High-rise living
- LOOP Design Awards: Architecture – High Rise Buildings
- LOOP Design Awards: Interior – Residential & Houses
- AERMQ: Distinction Award
- Architecture MasterPrize: Architecture – Residential Multi Unit – Honourable mention
- INT Design Awards: Residential - Condominiums
- Grands Prix du Design: Architecture - Platinum – Residential building / Apartment & condominium ≥ 10 storeys
- Grands Prix du Design: Architecture - Bronze – Special Award / Architecture + Concrete
- Grands Prix du Design: Interior Design - Gold - Residential / Residential Space > 5,400 ft² (> 500 m²)
- Grands Prix du Design: Interior Design - Gold - Residential / High-rise Residential Project – Common Area
- DNA Paris Design Awards: Architecture - Big Scale building

SUSTAINABLE DEVELOPMENT REPORT 2023-24

- C2A Creative Communication Awards: Corporate Annual Report

KHARATIAN CENTER FOR THE PERFORMING ARTS, Gyumri, Armenia (NEUF + Storaket)

- A' Design Award: Spatial Design (Iron)

UNITY, Montreal

- INT Design Awards: Commercial - Spaces - Offices
- Architecture MasterPrize: Interior Design – Workplaces Interior

628 ST-JACQUES, Montreal

- Grands Prix du Design: Architecture - Silver – Residential Building / Apartment & condominium ≥ 10 storeys
- Grands Prix du Design: Architecture - Bronze – Special Award / Architecture + Concrete
- ACI Concrete Construction Award of Excellence: High-Rise Building

LE SELBY, Montreal

- Grands Prix du Design: Interior Design - Gold - Residential / Residential Space > 5,400 ft² (> 500 m²)

LE FLORILÈGE, Montreal

- Grands Prix du Design: Interior Design - Silver – Residential / Private Residence for Seniors

ELEVA, Montreal

- Grands Prix du Design: Interior Design - Silver - Residential / Private Residence for Seniors

MONTREAL CHEST INSTITUTE REHABILITATION, MONTREAL, QC

NET-ZERO COMMITMENT AND SUSTAINABLE PRACTICES 2030

As part of our commitment to the Net-Zero Challenge, we are aiming to achieve net-zero emissions by 2030, by reducing our scope 1 and 2 emissions as well as our main scope 3 categories. We are taking concrete actions to achieve this ambitious goal, as we strive to continually improve our practices. The objective is to limit our emissions as much as possible to minimize our use of offset credits.

In terms of residual materials management, we are committed to reducing waste from our operations by 90% through composting and recycling. Lunch-and-learn sessions and in-house events will be zero-waste. We will be working with the 3D department to set up a model recovery service to ensure materials are efficiently recycled.

We will be implementing a clear and ambitious sustainable development policy in line with our participation in the Montreal Climate Plan and the Sustainable Mobility Pact. In the spirit of this commitment, we will be increasing our incentives for employees to participate in active transportation and car-sharing programs by 50%.

We will also encourage the continued use of Communauto's electric vehicles for business travel. As part of our participation in the 2030 Nature Plan, special emphasis will be placed on promoting bioclimatic and regenerative design strategies for our projects.

Hugo Gagnon's involvement in the CORE Committee of the Royal Architectural Institute of Canada (RAIC) is yet another way we contribute to the transition to and promotion of practices that push beyond reduction targets.

We will continue our research-action approach to ensure that today's innovations become tomorrow's best practices. Our aim is to achieve our environmental objectives while deepening our commitment to sustainable architecture and social responsibility.

"The Îlot Voyageur project is symbolic of Montreal's long-term vision to address the housing crisis and revitalize its downtown core. The project will cater to diverse populations and services, with the support of local institutions like UQAM and ensuring the spirit of the neighbourhood is maintained. Our goal is to help a true community emerge in the heart of the city."

SAMUEL POULIOT, OAQ
Architect

ILÔT VOYAGEUR, MONTREAL, QC

BIM AND AI

“NEUF has already proven itself to be an industry pioneer, notably with the adoption of BIM. I can see the firm continuing this trajectory by developing digital twins, which will make it possible to visualize the built structure and track its operation and life cycle. This approach would refine sustainability analysis, making it more accurate and representative of future realities.”

RAINIER SILVA, OAQ, OAA, M.ARCH
Architect, Director

Artificial intelligence (AI) is radically transforming the way we work. In this fast-growing sector, advances occur at lightning speed, and we are investing time and resources to strategically harness its power.

A number of AI-powered productivity tools have now been incorporated into our projects. We are tapping into the full potential of AI to analyze, anticipate and assess environmental impacts from the earliest stages of a project, and find innovative and optimal ways to integrate them.

MONTREAL CHEST INSTITUTE REHABILITATION, MONTREAL, QC

LAVAL CENTRAL LIBRARY AND CULTURAL CENTRE, LAVAL, QC
LEED GOLD CERTIFICATION TARGETED

OUR AMBASSADORS

“Promoting sustainability within the company influences its policies, design standards and long-term commitments to more responsible architecture. I’m proud to be a part of this positive change and to be able to make a tangible impact on the evolution of sustainable design at NEUF.”

ALMA TRALO, M. ARCH, LEED AP BD+C
Graduate Architect

“Sustainable strategies must be part of a project’s identity, in response to the specific needs of a building and its users. Every project deserves a unique, thoughtful approach that consolidates the client’s vision, builds a solid image and enhances the user experience. A well-chosen sustainable strategy is inseparable from the concept and shows through in the finished project.”

ANNE BERNIER, OAQ
Architect

“Sustainable development means redefining construction standards by addressing environmental and social challenges. But also supporting the design of high-performance buildings that reduce resource consumption and enhance occupant well-being.”

CARLO TADEO, OAQ, WELL AP
Architect

“The circular economy plays a key role in construction, affecting every step of a building’s life cycle. It’s not just a question of managing construction waste; it’s also anticipating the end of a building’s life from the design stage onward, so as to facilitate its dismantling and the reuse of materials in a green loop.”

EDITH POUDRIER, LEED AP ND
Sustainability Coordinator

“We’ve noticed that our clients in the corporate interior design sector have become more attuned to environmental issues. They’re looking to integrate sustainable solutions into the design of their work environments. They’re more and more informed about standards like LEED and WELL, and are keen to apply these principles to their projects.”

JANIE-CLAUDE RUYSSEN, WELL AP
Interior Designer

“We’re seeing a clear trend: clients want to adopt best practices as they develop their projects. While subsidies provide incentive, there’s also a real awareness and willingness to act responsibly. Our mission is to go even further, but it’s encouraging to see that sustainable strategies are now incorporated from a project’s early stages.”

MARIE-ÈVE CLICHE, LEED Green Associate
Sustainability Coordinator

“When we look at sustainability in architecture from a client-centred perspective, it starts with a thorough understanding of their needs and budget. Our role is to inform our clients and guide them as they adopt sustainable practices. I’m continually learning about sustainability, so that I can integrate its principles into my daily life and share my ideas and experiences with my colleagues. The goal is to create a dynamic environment where we inspire each other to explore innovative solutions.”

KYLE NICHOLS,
Director, Technical and Operations

“Every ambassadors’ meeting is an opportunity to share innovative practices and strategic information, reinforcing our collective commitment to sustainable development as it continues to evolve.”

CAMILLE AUBIN, OAQ
Architect

“It’s gratifying to see the concrete results of our sustainability efforts. A good way to integrate sustainability is to provide tangible data to clients, so they can understand its benefits. This information is valuable, because it can be reused or shared for other projects, amplifying the positive impact.”

LAUREN STOYMENOFF, OAA, LEED AP BD+C
Architect

“Tracking GHG emissions from our three offices has a direct influence on the actions we take to reduce our footprint. These efforts will intensify with our commitment to achieving net-zero emissions in the next five years. One of our biggest challenges is to get there with minimal use of carbon offset credits, by acting directly at the source and adapting our practices.”

LAURIE TOUPIN, LEED AP BD+C
Sustainability Technical Coordinator

“The Social Committee has stepped up its commitment to sustainability and made our events more eco-friendly by opting for local products, reducing waste and encouraging active or public transportation for group activities.”

MAILLIE BELISLE, OAQ, LEED AP BD+C
Architect

“As the first generation of sustainability ambassadors at NEUF, we are striving to make a tangible, measurable impact on our projects. Together, we apply what we’ve learned from certifications, guidelines and publications to shape our future, and our present.”

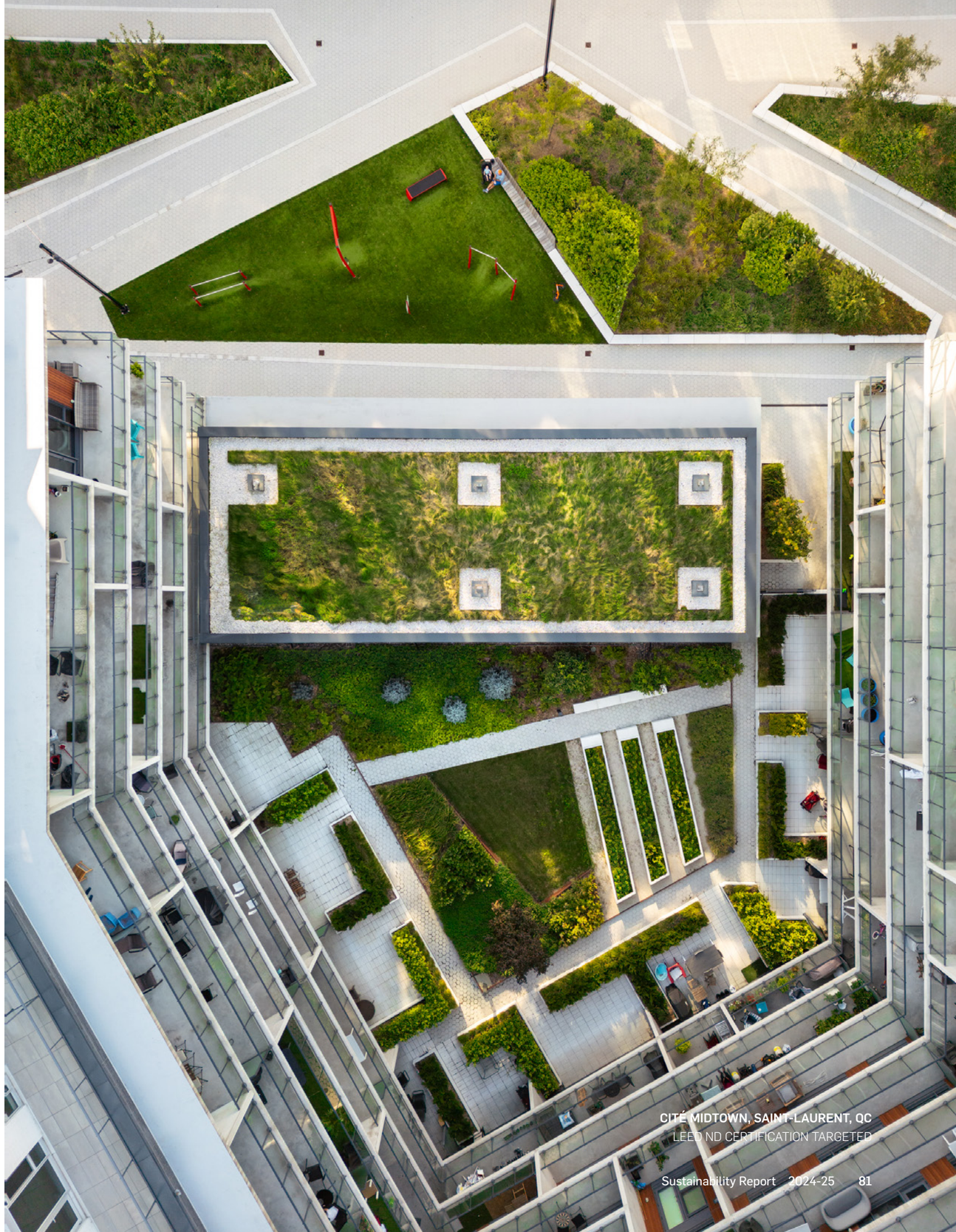
RACHEL RODD, M.ARCH., OAA, LEED AP BD+C, CPHD
Architect

“Architects are facing a two-fold challenge: to develop and fine-tune design principles for creating resilient, energy-efficient and healthy built environments, while at the same time making clients aware that sustainable architecture holds many benefits and is feasible, so that it becomes a fundamental principle, not just an option.”

SALIMA MOULTI, OAQ
Architect

“From the outset, we analyze the client’s needs and work to incorporate sustainable solutions, even if no certification is sought. For the interior design team, it’s a matter of common sense: choosing safe materials and optimizing natural light and air flow makes all the difference to the quality of a space and the well-being of its users.”

VALÉRIE AWAD, WELL AP, LEED AP ID+C, Fitwel Ambassador
Interior Designer



CITÉ MIDTOWN, SAINT-LAURENT, QC
LEED ND CERTIFICATION TARGETED

NOUVEAU TERMINAL FBO, LONGUEUIL, QC

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Salima KASSAM
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Projects in Collaboration

- **Laval Central Library and Cultural Centre, Laval, QC :**
  Atelier TAG + NEUF
- **Aux Mille-Voix High School, Montreal, QC :**
  TLA + UN + NEUF
- **Le Livmore, Montreal, QC :**
  NEUF + IBI
- **Cité Midtown, St-Laurent, QC :**
  avec Projet Paysage
- **Centre hospitalier de l'Université de Montréal (CHUM), Montreal, QC :**
  Phase 1
  Design, Construction Drawings, and Site Supervision: CannonDesign + NEUF
  Phase 2
  Design : CannonDesign + NEUF
  Design Review, Execution, and Site Supervision: Jodoin Lamarre Pratte / Menkès Shooner Dagenais Le Tourneux architectes (in consortium)

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