



THE GREEN WILL INITIATIVE CASE STUDY

NAVIGATING THE PATH TO NET ZERO: THE STRATEGIC CARBON MANAGEMENT PILOT

In 2021, the City of Toronto's Green Will Initiative (GWI) launched the development of a new made-in-Toronto Strategic Carbon Management (SCM) pilot. The SCM pilot included a series of workshops to support building portfolio owners to establish fundamental practices and internal capacity within their organizations to reduce greenhouse gas emissions and achieve persistent energy and cost savings.

The workshops were designed to be interactive, allowing participants to share their experiences, ask questions and learn from their peers. Participants had the opportunity to learn from industry experts and other building portfolio owners who have successfully implemented SCM elements in their buildings. In addition to the workshops, one-on-one energy coaching was available for participants to support the application of learnings to their plans. Each workshop was two to three hours and included resources such as templates, tools, and case studies.

"It was such a fantastic opportunity to connect with our industry peers and learn from their challenges and successes. The content delivered, particularly the tools, have already proven to be an incredibly useful resource in our energy management planning journey. Our team has populated the Target Savings calculator with our full portfolio to help identify our best opportunities for improvement, and shared the results with our senior leadership team, which I think was an eye-opening discussion for everyone"

- Hazelview Properties

LEADERSHIP & EQUITY

The City of Toronto recognizes that initiating the net zero journey is a key challenge, especially for smaller entities, and is actively working with industry leaders to support this group.

The program supports smaller organizations through the knowledge of leading organizations in GWI. In addition to the program content, participants learned from the experiences and best practices of these industry leaders and experts to facilitate deep, portfolio-wide GHG emissions reductions.

DEVELOPMENT

The pilot program from March to September 2022 included significant contributions from major building portfolio owners in Toronto who volunteered their teams' time, building performance data, energy, and GHG emission management expertise. Their active participation and feedback resulted in a streamlined curriculum, which incorporates best practices from leaders in Toronto. Major building portfolio owners that participated in the SCM pilot include CAPREIT, Crown Realty Partners, First Capital, Greenrock, Hazelview Properties, Starlight Investments, Toronto Catholic District School Board, Toronto District School Board, Tricon Residential, and Triovest. The City is extending this SCM offering and curriculum to building portfolio owners across Toronto to accelerate market transformation. The leadership of these building owners during the pilot program will help to facilitate the transformation of thousands of other buildings in Toronto in reaching net zero.

OBSERVED BENEFITS



Reduce
environmental
impact



Reduce
operating costs



Advance preparation
for future regulations



Peer learning and
collaboration



Recognition by
the City of
Toronto

LESSONS LEARNED

- Program fundamentals were best suited for those without existing SCM plans.
- Connecting with peers within the cohort groups yielded valuable insights and learning opportunities.
- Participants benefited from insights and expertise of GWI guest speakers.
- Simplified resources combined with one-on-one support made initiating SCM plans more manageable, allowing building owners to transition to more advanced tools and trainings.

LOOKING TO THE FUTURE

The City of Toronto hopes that this program will help empower building owners and portfolio managers to reduce GHG emissions and develop pathway to net-zero plans, learning from the best practices and experiences of others to support accelerated change.

The SCM offering is now open and **FREE** to organizations and businesses in Toronto that own or manage building portfolios and are enrolled in the Green Will Initiative. Special attention will be paid to organizations that have not implemented any and/or those at the beginning of implementing an SCM approach.

Interested in participating in the next cohort? Enroll now!

GreenWill@toronto.ca

The City of Toronto extends its thanks to the organizations that participated in the pilot. We are grateful for the time and knowledge contributed to the program.

