

New eapps request #2

From: Hoffman-McGaw, Trilby OHCS:EX <Trilby.Hoffman-McGaw@gov.bc.ca>
To: Preece, Spencer OHCS:EX <Spencer.Preece@gov.bc.ca>
Sent: May 28, 2020 3:51:19 PM PDT
Attachments: image001.jpg

Type of document requested	IBN
Subject	15-storey mass timber building in Colwood
Name of person to be signing off	MSR
Due date	June 15
Any additional information (meeting date, attendees, etc.)	Please send e-Approvals to Trilby Please add Trilby and Jarrett as watchers Please add a blank IBN

Trilby Hoffman-McGaw | Senior Policy Analyst

Building and Safety Standards Branch | Office of Housing and Construction Standards
Ministry of Municipal Affairs and Housing
Phone: 778-974-3915
Email: trilby.hoffman-mcgaw@gov.bc.ca
www.gov.bc.ca/buildingcodes



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BRIEFING NOTE FOR INFORMATION

Date: June 22, 2020

Prepared For: Honourable Selina Robinson, Minister of Municipal Affairs and Housing

Title: Proposed Mass Timber Building in Colwood

Issue: Request received for a site-specific regulation (SSR) to authorize construction of a 15-storey mass timber building.

SUMMARY:

- **The Greater Victoria Housing Society (GVHS) is proposing to build a 15-storey mass timber building at 1901 Jerome Rd in Colwood with over 100 affordable housing units for low to moderate income seniors and families.**
- **A site-specific regulation is needed to authorize its construction as the BC Building Code (the Code) does not currently allow mass timber buildings over 12 storeys in height.**
- **The proponent aims to showcase how affordable, highly energy efficient and low carbon construction projects can be delivered using mass timber construction systems.**
- **Ministerial approval to enact the regulation will be sought at a later date if the proponent can demonstrate the proposal meets sufficient standards for building performance and safety.**

BACKGROUND:

BC is established as a continental leader in wood innovation and design for buildings, and has been an early supporter of mid-rise and tall wood construction. This was demonstrated most recently in late 2019 through the early adoption of national code provisions for mass timber buildings up to 12-storeys for select jurisdictions. Other examples include two showcase buildings – the Brock Commons student residence at the University of British Columbia (UBC) (2017), and the Wood Innovation and Design Centre in Prince George (2014). Site specific regulations were created to authorize construction as both buildings were beyond the scale and scope of the Code at the time. Site-specific regulations repeal certain elements of the Code and provide substitute requirements to enable the increased use of wood while ensuring an adequate level of safety and building performance. They are Minister's Regulations authorized by the Building Act and enacted by a Ministerial Order.

DISCUSSION:

Cascadia Architects, on behalf of GVHS, submitted a request for a site-specific regulation on May 26, 2020. The design generally complies with provisions in the Code for 12-storey mass timber buildings (with the exception of building height) and draws on the 18-storey Brock Commons student residence at UBC as a proof of concept for taller buildings. The proposed building will replace an existing building and will double the number of affordable housing units currently at the site. It will also target zero carbon emissions and will follow step 4 of the BC Energy Step Code to reduce energy and operational costs, and increase resident comfort. An architectural rendering of the proposed building is provided in attachment 1.

Municipal Affairs and Housing staff support this request in principle because it aligns with provincial policy to increase the use of engineered wood in construction, construct high performing green buildings that minimize climate impacts, and expand affordable housing units. The project also has the potential to contribute to the body of knowledge for mass timber buildings by showcasing how affordable, highly



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energy efficient and low carbon construction projects can be delivered using mass timber construction systems.

Staff plan to initiate the regulatory development process (which includes drawing on experts to evaluate the design) and will communicate publicly about this. **s.16; s.17**

s.16; s.17

s.16; s.17 The proponent has also been advised that timeliness will depend upon the quality of the technical submission and that multiple scenarios could delay development and approval.

s.13; s.16; s.17

Ministerial approval to enact the regulation will be sought at a later date if the evaluation demonstrates the proposal meets sufficient standards for building performance and safety. There will be no obligation to enact a regulation if the results indicate those standards have not been met. Staff will use the same method that was employed to develop site-specific regulations for UBC Brock Commons in 2016 and Corvette Landing in Esquimalt in 2018 (on pause). This means that costs for staff time, legal review, and consultant fees will be recovered from the proponent by means of a contribution agreement as authorized by s.25 of the Financial Administration Act. The proponent has been and will continue to be advised that they are paying for an evaluation process. They are not paying for a specific outcome, and the Minister's decision-making ability remains unfettered.

Attachments:

1. Architectural Rendering

PREPARED BY:

Trilby Hoffman-McGaw, Senior Policy Analyst
Building and Safety Standards Branch
(778) 974-3915

APPROVED BY:

Jeff Vasey, Associate Deputy Minister
Office of Mass Timber Implementation
Greg Steves, Assistant Deputy Minister
Office of Housing and Construction Standards

Kaye Krishna, Deputy Minister

DATE APPROVED:

June 17, 2020

June 19, 2020

June 22, 2020



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ATTACHMENT 1: Architectural Rendering

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BRIEFING NOTE FOR INFORMATION

Date: July 16, 2020
Prepared For: Parliamentary Secretary Ravi Kahlon
Title: Mass Timber Implementation – Approval Path for Core Guidance Documents
Issue: Workplan to obtain Policy and Accountability Cabinet Committee approval by Fall 2020

BACKGROUND:

On March 11, 2020 the mandate letter for Ravi Kahlon, MLA, Parliamentary Secretary for Forests, Lands, Natural Resource Operations and Rural Development (PSK) was updated to include the responsibility for “coordinating government’s efforts to expand the production and utilization of mass timber building products.” The mandate letter directs (1) the creation of a joint government/industry committee that can meet semi-annually; and (2) regular updates to Priorities and Accountabilities.

To support this mandate, Jeff Vasey was appointed to a new Assistant Deputy Minister portfolio called Mass Timber Implementation on May 25, 2020. This position was established within the Ministry of Municipal Affairs and Housing. Creating and operationalizing the Office of Mass Timber Implementation (OMTI) is ongoing.

DISCUSSION:

Realizing the full vision achieved through mass timber implementation is a long game which will require a 7-10-year strategy. Given the common lead time of construction projects, significant market impacts are not expected to be measurable for 4-6 years. However, progress can be realized quickly through this initiative. It is assumed that Mass Timber Implementation is a project rather than a permanent function of government. Planning is underway for a 2-3-year project term. Three core guidance documents provide a roadmap for this initiative.

1. Shared Value Proposition Agreement – The keystone document articulates who, what, when and how the project will unfold. This document includes four appendices:
 - a. Governance and Advisory Framework
 - b. OMTI operating model – containing details particular to the function of the Office as a Division within the BC Public Service.
 - c. Strengths, Weaknesses, Opportunities and Threats (SWOT) preliminary analysis.
 - d. Three key sector participants.
2. Mass Timber Implementation Strategy – The joint Ministry strategy containing targeted actions to be completed within the term of the project. This Strategy with specific actions will be endorsed by Priorities and Accountability. More detailed annual workplans will be developed for specific tasks or sub-actions.
3. Terms of Reference for the Mass Timber Advisory Council (MTAC) – The working list of membership, roles and responsibilities. (Separate from MTAC, subgroups to be known as Joint Project Teams will be formed to achieve the outputs of the action plan.)



The 3 core guidance documents will be completed in the following timeline:

Date	Action	Progress		
		Value Agreement	MTAC ToR	Strategy
July 16, 2020	ADM Vasey to present Parliamentary Secretary Kahlon (PSK) with draft materials	65%	50%	25%
July 2020	ADM Vasey to consult with impacted Ministries culminating in Deputy Ministers approvals. Targets: <ul style="list-style-type: none"> • Week of July 20 – ADM meetings • Week of July 27 – Deputy to the Premier to host DM meeting 	100%	75%	40%
August 2020	PSK to host meeting with partner Ministers. Targets: <ul style="list-style-type: none"> • Week of August 3 – allow time for DMs to brief Ministers • Week of August 10 – PSK to meet collectively with Ministers. 		95%	65%
September 2020	Inaugural meeting of MTAC. Targets: <ul style="list-style-type: none"> • Week of August 3 – invitations sent • Week of September 7 – 3-hour video conference meeting held 		100%	80%
September 2020	PSK to provide information briefing per the Confidence and Supply Agreement (CASA). Targets: <ul style="list-style-type: none"> • Week of September 14 – 30 minute video conference meeting held 			99%
October 2020	PSK to seek Priorities and Accountabilities Cabinet Committee workplan approval <ul style="list-style-type: none"> • Week of September 14 – documents submitted 3 weeks in advance of meeting per Cabinet Operations • TBD– P&A meeting held subject to established schedule and agenda management. 			100%



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OMTI staff, in collaboration with Ministerial Assistants, will schedule calendar holds where appropriate. OMTI staff to develop Strategy from mid-July to end of August.

Attachments:

- Shared Value Proposition Agreement (65% draft) including
 - Appendix 1: Governance and Advisory Structure
 - Appendix 2: OMTI Operating model
 - Appendix 3: SWOT
 - Appendix 4: Three key sector participants
- Mass Timber Implementation Strategy - Framework (25% draft)
- Mass Timber Advisory Council – Terms of Reference (50% draft)

PREPARED BY:

Jarrett Hutchinson,
Office of Mass Timber Implementation
(250) 208-7277

APPROVED BY:

Jeff Vasey, Assistant Deputy Minister
Office of Mass Timber Implementation

DATE APPROVED:

July 15, 2020

Page 008 of 305 to/à Page 015 of 305

Withheld pursuant to/removed as

s.13 ; s.17

FW: Mass Timber meeting on the 23rd

From: Pike, Shannon FLNR:EX <Shannon.Pike@gov.bc.ca>
To: Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>
Sent: July 16, 2020 11:42:49 AM PDT
Attachments: image003.jpg, image001.jpg

Hello Michelle. I hope you're having a good week. 😊

Our DMO is asking if we are putting forward materials for the meeting with our Minister on the 23rd re: Mass Timber. Diane has asked me to defer to Jeff as to whether or not we should put anything forward. Please let me know if he feels we should, and if there is anything specific he's like, otherwise we'll presume materials will come from your office as the file is yours.

Thanks so much.

Shannon
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From: Nicholls, Diane R FLNR:EX
Sent: July 16, 2020 11:30 AM
To: Pike, Shannon FLNR:EX
Subject: RE: Mass Timber meeting on the 23rd
Please speak with Jeff Vasey office to see what he says for this.
Diane Nicholls, RPF
Assistant Deputy Minister, Chief Forester
BC Provincial Government
"Caring for BC's Forests"

From: Pike, Shannon FLNR:EX <Shannon.Pike@gov.bc.ca>
Sent: July 16, 2020 11:24 AM
To: Nicholls, Diane R FLNR:EX <Diane.Nicholls@gov.bc.ca>
Cc: Messenger, Meggin A FLNR:EX <Meggin.Messenger@gov.bc.ca>
Subject: Mass Timber meeting on the 23rd
Hi Diane.

Meggin is attending a meeting with MDD, PSRK and Jeff Vasey on the 23rd and we are being asked if we have materials. Would you like us to put anything forward or are we leaving materials to Jeff as the lead on the file? Maybe just a few bullets? I wouldn't know who to ask for those at the moment though.

Thanks!

Shannon
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BRIEFING NOTE FOR INFORMATION

Date: July 21, 2020
Prepared For: Don Wright, Deputy Minister to the Premier
Title: Mass Timber Cost Premium Analysis
Issue: Context for the New St. Paul's Hospital Clinical Support and Research Centre (CSRC) estimated innovation cost premium

BACKGROUND:

- Mass timber construction is an emergent technology and cost data is not routinely shared largely due to private interests and also because it is not being requested. Detailed cost data is available for one real-world building with a mass timber structural system at this time.
- Quantity surveyors producing estimates for mass timber buildings follow industry standards for cost planning published by the Canadian Institute of Quantity Surveyors (CIQS). Estimates are produced at various points in the planning stage and become more accurate as the project progresses.
- s.12

DISCUSSION:

Methodology

- Accurately estimating the cost of mass timber construction at the outset of a project is challenging because so little real-world data is currently available.
- To compensate for this, quantity surveyors use conventional concrete construction as a baseline, and then add a premium for mass timber to accommodate additional design, labour and material costs, and also manage risk associated with contingency costs (e.g. significant unknowns relating to supply chains, the availability of skilled labour and scheduling delays).
- Early premium estimates at the concept and business planning stages are speculative and are often conservative by necessity as accuracy levels range from +/- 15-20%. They can vary widely depending on the size and complexity of a building, whether it is the first of its kind, whether it has unique geographic or site conditions, or whether it is a *showcase* building that incorporates custom design features.

Evidence of premiums

- Real-world data has been sourced for one building to date, the 18-storey Brock Commons student residence at the University of British Columbia (UBC) finalized in 2018. This building was the first of its kind in terms of scale but also a fairly straightforward *basic* mass timber structural system. The actual cost premium was **s.17** when compared to building with concrete. This was **s.17** the initial Class D estimate. It is estimated that the actual cost premium for building a repeat building today would be about **s.17** as modelling, testing and other activities needed to manage unknowns at the time would not be needed again.
- A small number of studies have been commissioned to support estimates, especially for other building types, scales and locations with no real-world data available.
- One study undertaken by Hanscomb Quantity Surveyors on behalf of BC Housing suggests a **s.17** premium on total construction cost (labour and materials only) for a *basic* mass timber structural system in a residential building with base level energy efficiency and no exposed wood. The study calculated a cost premium for labour and materials of **s.17** but advised this could be offset through prefabrication and shorter construction schedules. It should be noted that Equilibrium Consulting, an engineering company with experience in mass timber construction in Canada and the US cautions against relying on cost savings derived from shorter construction schedules at this point because there is a real risk of supply chain and skilled labour uncertainty.

- Another study undertaken by Turner & Townsend (quantity surveyors) suggests a ^{s.17} premium for mass timber structural systems in mass timber office buildings, while another undertaken by Fast & Epp (structural engineers) suggests the premium for 4-storey mass timber schools is negligible.

Straightforward structures versus custom showcase structures

- The above percentages reflect straightforward *basic* mass timber structural systems with no exposed wood. They do not factor in custom elements that showcase the beauty of mass timber or other architectural design or performance features (e.g. passive house).
- The cost premium for the New St. Paul's Hospital CSRC is based on an assumption that the building will be an "architectural gem" that showcases the amount of exposed wood and includes custom designed exposed steel connectors.
- Their quantity surveyor recommended a conservative ^{s.17} premium be added to the estimated core and shell cost of a comparable concrete building in the Class C estimate. The premium is based on input from various sources, including officials at the UBC, the quantity surveyor and Equilibrium Consulting (their mass timber specialist).

s.13; s.17

Next steps

- The CSRC raises important questions about how wood should be used in public buildings. The Wood First Act requires wood to be used as the primary building material wherever possible, but should mass timber be encapsulated behind drywall so the public cannot see it? Should it be partially or fully exposed to showcase its beauty and inspire more widespread use? Clarifying objectives will help manage differing interpretations and the tension between cost management and public sector investment in promoting mass timber. It will also support consistent concept and business planning for capital projects moving forward.
- Significantly more buildings are needed to transform industry standards for estimating the costs of mass timber construction. Quantity surveyors need data for a wide range of buildings, of varying size, scale and use, as well as for a wide variety of environmental conditions. This will improve the accuracy of premium estimates by providing real-world, repeatable data, and facilitating a shift away from using concrete baselines towards direct estimations based on reliable assumptions for mass timber.
- The Mass Timber Implementation Strategy provides opportunities to address these gaps.

FINANCIAL IMPLICATIONS:

None

Attachments:

None

PREPARED BY:

Trilby Hoffman-McGaw
Office of Mass Timber Implementation
(778) 974-3915

APPROVED BY:

Jeff Vasey, Assistant Deputy Minister
Office of Mass Timber Implementation

DATE APPROVED:

From: [Rondeau, Alyson JEDC:EX](#)
To: [Liu, Teresa JEDC:EX](#)
Cc: [Pothecary, Meagan JEDC:EX](#); [Wensink, Alison JEDC:EX](#); [Kwan, Shirley JEDC:EX](#)
Subject: FW: IN request - Mass Timber
Date: July 27, 2020 10:28:45 AM

Hi Teresa,

Could you please assign this?

Thanks,

Alyson

From: Meehan, Patrick JEDC:EX <Patrick.Meehan@gov.bc.ca>
Sent: July 27, 2020 10:12 AM
To: Rondeau, Alyson JEDC:EX <Alyson.Rondeau@gov.bc.ca>
Subject: IN request - Mass Timber

Hey Alyson,

Could we get an info note on mass timber and how it relates to our Ministry that would be helpful.

Particularly how the Ministry can support the work of PS Ravi Kahlon, and what work the ministry has done in the past on the file. Including what parts of the Ministry are already working with Jeff Vasey in putting this all together.

It looks like the Minister is going to have a followup meeting with PS Kahlon sometime during the Aug. 10-14 week, so if we could target the IN to come in no later than late next week, so we have time to read it and be prepared, that would help.

Thanks!



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MEETING BRIEFING NOTE

Date: July 29, 2020
Prepared For: Parliamentary Secretary Ravi Kahlon
Title: Concrete and cement industry meetings
Issue: Perceived impact of Government's mass timber focus on the cement and concrete industry
Meeting With: Carolyn Campbell, Executive Director, ConcreteBC at 10am on August 4, 2020
 Ken Carrusca, Vice President, Cement Association of Canada at 11:15am on August 4, 2020

KEY MESSAGES:

- Thank you for sharing concerns on behalf of the cement and concrete industry about expanding the production and use of mass timber in B.C.
- I am confident that concrete will continue to play a vital role in construction, as BC transitions to a lower carbon built environment through the increased use of mass timber.
- Concrete and steel have had an historically lucrative partnership, and I look forward to seeing a similar outcome for concrete and wood as mass timber construction becomes more mainstream.
- Mass timber has the potential to grow B.C.'s development and construction sectors by opening up new market segments for hybrid buildings.

5-6 storey light wood frame example of hybrid construction

- 5-6 storey light wood frame construction is a great example of how wood construction can complement rather than diminish concrete's market share.
- Concrete and steel construction is not typically cost effective in the 5-6 storey market segment. In the last decade, only 127 buildings were constructed using concrete and steel.
- Over the same period, 347 5-6 storey wood buildings were constructed, all with concrete foundations and almost half with concrete podiums and underground parking garages. A further 200 5-6 storey wood buildings are estimated to be in the planning, design or construction phases.
- Mass timber will likely have a similar effect, with the added benefits of concrete also being used in elevator and stairwell shafts, and concrete toppings in floor systems.

Perceived preferential treatment of wood

- I note your concern that Government is favouring mass timber but want to clarify that mass timber is currently disadvantaged relative to concrete due to unwarranted building code barriers, skills-gaps in the development and construction sector workforces, a lack of consumer awareness, small-scale local manufacturing capacity, and under-developed supply chains.
- Reducing these constraints will support the construction of cost effective, high performing, and environmentally sustainable hybrid buildings that benefit communities.
- I want to reassure you that Government is interested in creating a level playing field for all four key building materials – concrete, steel, wood and glass – so the best materials can be selected for the right purpose based on their relative merits.

Further dialogue

- In your letter, you refer to your industry's significant investment in developing innovative low carbon solutions, such as Portland Limestone Cement. I'm interested to know what else you're working on in low carbon research and product development.

**BACKGROUND:**

- Concrete BC is a lobby group representing over 65 concrete producers operating more than 120 plants in B.C. and about 72 supplier members to the industry.
- The Cement Association of Canada (CAC) represents 5 cement companies with cement and clinker (binder in cement) manufacturing facilities across Canada. Most Canadian cement companies are also involved in the production of ready-mixed concrete and various forms of concrete-based construction.
- Concrete B.C sent two recent letters to the Premier, both raising similar concerns about the Province's new mass timber initiative.
- One dated June 30, 2020 was sent jointly with the BC Sand, Stone and Gravel Association, the Canadian Precast/Prestressed Concrete Institute, and the Canadian Concrete Masonry Producers Association. Together, these associations represent 255 concrete manufacturers, cement manufacturers, aggregate producers and suppliers in B.C. (see attachment 1).
- The second dated July 15, 2020 was sent jointly with CAC (see attachments 2-4).

DISCUSSION:

s.13



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s.13

s.13; s.17



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Attachments:

1. Letter to the Premier from Concrete BC, the BC Sand, Stone and Gravel Association, the Canadian Precast/Prestressed Concrete Institute, and the Canadian Concrete Masonry Producers Association (dated June 30, 2020).
2. Letter to the Premier from Concrete BC and the CAC (dated July 15)
3. CAC sources and references
4. CAC primer - new science and data regarding wood and climate change

PREPARED BY:

Trilby Hoffman-McGaw
Office of Mass Timber Implementation
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APPROVED BY:

Jeff Vasey, Assistant Deputy Minister
Office of Mass Timber Implementation

DATE APPROVED:

July 30, 2020



June 30, 2020

Honourable John Horgan
Premier of British Columbia
PO BOX 9041 STN PROV GOVT
VICTORIA, BC V8W 9E1

RE: BC Government Announcement on Mass Timber

Dear Premier Horgan:

First and foremost, we would like to convey our appreciation for the support and leadership that your government has demonstrated in guiding BC through the Covid-19 pandemic. We hope to see continued commitment to the economic recovery needed in our province, and it is with this interest that we issue this collective industry response to the June 16th BC Government press release [<https://news.gov.bc.ca/releases/2020PREM0033-001076>] announcing the expansion and use of mass timber in BC buildings.

We are writing on behalf of our industry associations and member companies, who together represent 255 concrete manufacturers, cement manufacturers, aggregate producers and suppliers throughout British Columbia.

We ask that our government and our province give pause and due consideration to the following concerns, which we look forward to meeting with you to discuss further:

Political endorsement of a single building product, rather than supporting a commercially- and economically- sustainable and competitive building materials market. A singular product focus on mass timber as the superior building material of choice means that all other building materials, and their respective merits, remain overlooked and underutilized. For example, concrete and cement industries are essential to developing low-carbon and circular economies. Additionally, low-carbon innovations in this sector are integrally critical to achieving the province's "net-zero energy ready" by 2032 ambition.

Job creation and a growing economy for British Columbia. While this policy may stimulate employment in mass timber, simultaneously it would also undoubtedly have a negative impact on cement and concrete material volumes and cause higher rates of unemployment in this sector. Therefore, this policy will not create additional jobs in the province, it simply shifts existing employment elsewhere. Currently, the BC concrete, cement and aggregate industries provide essential economic support by employing **over 23,000 direct and indirect workers, using BC raw materials (sand, gravel and water), with a direct, indirect and induced economic contribution of over \$11 billion annually to the province.**

Serious gaps exist in how wood carbon is measured. The use of mass timber for tall buildings is touted for its power to mitigate climate change because they remove carbon from the atmosphere. This assertion is fundamentally false. Cutting down more trees – the only effective natural means for absorbing atmospheric carbon – to make more mass timber structures is not a sound, adaptive strategy for dealing with climate change and will not contribute to advancing CleanBC. Further it ignores a more complex story about forest carbon dynamics that hide serious gaps in how wood carbon is measured. For instance:

- Independent and peer-reviewed research (April 2019) by the International Institute for Sustainable Development (IISD) has uncovered serious gaps in how carbon is measured in building materials. Their research study entitled *“Emission Omissions – Carbon accounting gaps in the built environment”*¹ singles out forestry products as a problem saying their benefit in reducing carbon is exaggerated and often overstated. This leading environmental think tank, with the help of forestry experts and environmental groups, says almost three-quarters (up to 72 per cent) of harmful GHG emissions from wood are not being counted or measured. Their research finds that concrete will outperform wood as a green building material by as much as 6 per cent when all carbon emissions are measured over the entire life of the building material.
- Scientists around the world are now raising concerns that the deforestation is actually one of the biggest sources of carbon dioxide, mainly due to the stored carbon dioxide in the tree that is released once the tree is cut. In 2017, deforestation contributed four billion tonnes of CO₂ emissions to the global total of 41 billion². NRC’s Canadian Forest Service’s National Forest Carbon Monitoring, Accounting and Reporting System study shows how Canada’s forest transitioned from net CO₂ emitter (CO₂ absorber) to one of the largest emitters of CO₂ in Canada, where in 2018 alone a record of 240 MtCO₂ were emitted by the forest³. For more than a decade BC’s forest has been emitting more carbon every year through harvesting than has recaptured⁴.
- Research in British Columbia has shown that after a clearcut, there’s a minimum 13-year window during which the logged and replanted area does not sequester carbon, and it can take more than a hundred years for forests to recover to their pre-harvest state. This analysis⁵ suggests that clearcutting is preventing forests in B.C. from removing an additional 26.5 million tonnes of carbon dioxide per year from the atmosphere. Accordingly, taller trees are much better for the environment than taller wood buildings

Energy efficiency, long service life and material efficiency should be the priorities for decarbonizing the built environment. While embodied GHG emissions are important, improvements in energy efficiency and developing new low- or net-zero-energy buildings still offer the *highest potential* for decarbonizing the built environment.

Key questions still exist about the performance of mass timber on a large scale. In recent years, mass timber has been used to construct several tall buildings domestically. While it is important to resolve the answers to these concerns, we feel that it is not appropriate for the provincial government to provide funding to obtain them, nor to provide funding to advance those materials in the marketplace while those questions exist, and at the expense of other sectors like ours.

¹ <https://www.iisd.org/sites/default/files/publications/emission-omissions-en.pdf>

² [https://terpconnect.umd.edu/~jalumbro/sgc/SGC_ImpactInfographicsSheet_Deforestation%20\(3\).pdf](https://terpconnect.umd.edu/~jalumbro/sgc/SGC_ImpactInfographicsSheet_Deforestation%20(3).pdf)

³ <https://www.nrcan.gc.ca/our-natural-resources/forests-forestry/indicator-carbon-emissions-removals/16552>

⁴ <https://sierraclub.bc.ca/clearcutcarbon/>

⁵ <https://sierraclub.bc.ca/clearcutcarbon/>

For example, uncertainty around the performance of lamination during fires, and CLT response to water accumulation resulting from fire sprinkler system discharge – accidental or emergency – should give pause to you as policymakers and model codes arbiters alike – particularly when considering there are no uncertainties when it comes to performance and resiliency of concrete structures in such events.

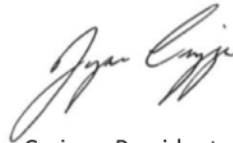
- Recent research (2019) from the University of Edinburgh Engineering and Physical Sciences Research Council⁶ showed that in a fire, laminated timber loses strength much earlier than that of a non-combustible building material. Additionally, timber continues to degrade long after the fire is finished, to the point where it no longer is able to bear the applied load. The increase of temperatures in the decay phase after burnout is not typically considered in structural fire design for mass timber. This concern is particularly relevant for buildings with defend-in-place fire strategies and when accounting for fire service intervention considerations by municipalities throughout the province.

We ask that you review your approach of product singularity in the current marketing campaign, and instead adopt a policy that supports **transparent, standards-based, materials-neutral, low-carbon, sustainable and resilient construction** as the best value for BC residents. We believe the best product for the job should be chosen through fair and equitable measures, with due diligence in complete and factual product research.

Sincerely,



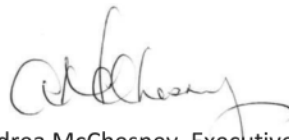
Rob Slarks, Chair
Concrete BC



Tyson Craiggs, President
BC Sand, Stone & Gravel Association



Ebi Moradi, Chair BC Regional Chapter
Canadian Precast/ Prestressed Concrete Institute



Andrea McChesney, Executive Director
Canadian Concrete Masonry Producers
Association

cc:

Honourable Michelle Mungall, Minister of Jobs, Economic Development, and Competitiveness
Honourable George Heyman, Minister of Environment and Climate Change Strategy
Ravi Kahlon, MLA, Parliamentary Secretary for Forests, Lands, Natural Resource Operations and Rural Development

⁶ <https://www.sciencedirect.com/science/article/pii/S0141029618308794>



CONCRETE | **Build for life™**

July 15, 2020

By Email: Premier@gov.bc.ca

Honourable John Horgan, MLA
Premier of British Columbia
West Annex, Parliament Buildings
PO Box 9041 STN PROV GOVT
Victoria, BC
V8W 9E1

RE: BC Government Announcement on Mass Timber

Dear Premier Horgan,

Thank you for your leadership, and that of the BC government, in mitigating the impact of the Covid-19 pandemic. BC is leading the country and amongst the world leaders in flattening the curve. As we begin to emerge from the pandemic, it is of tremendous importance that the public and private sectors work together to stimulate economic growth, jobs, and confidence to build a more resilient, carbon-neutral future for BC.

On that note, I am writing on behalf of the BC cement industry in regard to your government's recent appointment of Ravi Kahlon and a new Assistant Deputy Minister to support mass timber. We recognize the importance of the forest industry to the BC economy and as such realize the government's desire to promote forest products. However, we are concerned with the government's positioning of mass timber as a sustainable building material and a way to fight climate change. According to recent research and a growing body of data and science, mass timber has been incorrectly positioned as a way to reduce carbon and this has also been recognized by scientists in your own Ministry of Forests, Lands and Rural Development. (Please see Attachments: Sources and References and New Science and Data Regarding Wood and Climate Change for details),

We acknowledge and are grateful of the financial support our industry has received from your government over the past three years. However, giving preferential treatment and an economic advantage to one building material over other building materials in a competitive marketplace raises a fundamental concern.

As mentioned at the outset, while we may disagree with the approach, we can understand government's interest in supporting the forest sector and helping it to diversify in order to protect BC jobs in the forest industry. Many smaller communities across BC have been hit with devastating closures of sawmills. But it is important to remember that the cement and concrete sector is also a local industry providing well paid jobs across the province. Government attempts to support one industry, or to use the common expression, "robbing Peter to pay Paul", should not come at the expense of another industry. I would also like to point out the hundreds of millions of dollars provided to the forest industry by governments that is not being made available to competing industries. The scale of this financial support compared to that received by other industries is just not fair or equitable. This economic policy creates an unfair and unlevel playing field that will hurt competing industries and displace jobs from the other building material sectors. Every job in BC and every worker should be seen as important, whether it is in the mass timber or forest industry, or in the cement, concrete, steel and affiliated industries.

The cement and concrete industry has been and continues to be a vocal supporter of your government's 40% GHG reduction goal by 2030. Our industry is on a path to being carbon-neutral with a possible carbon-negative future and we have made investments at historic levels to develop innovative low carbon solutions that cut carbon at no

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www.cement.ca



additional cost. Integrating these lower carbon solutions into BC government's infrastructure investment plans and Clean BC will help strengthen BC's environmental leadership and allow BC to demonstrate specific and tangible actions being taken to help combat climate change.

The following zero-incremental-cost options are available in BC today and we call upon your government to immediately:

1. Mandate the use of our new lower carbon cement, Portland Limestone Cement, in all concrete procurement activity. This is a no-cost way of reducing GHGs by more than 10%;
2. Adopt government procurement policies that consider the full lifecycle, embodied carbon footprint of any building material under consideration, alongside considerations of how material choice can also help optimize operational carbon efficiencies. The National Research Council of Canada's Low Carbon Assets through Lifecycle Assessment (LCA2) is leading research in this area;
3. Deploy a full economic lifecycle cost assessment (LCCA) that provides a sound framework for assessing the total cost of ownership, rather than the initial cost framework that has traditionally been used; and
4. Ensure the BC carbon tax is applied to imported cement, which today is still exempt from the BC carbon tax. It is unfair to the BC cement industry that between 20-40% of the cement consumed in BC pays no carbon tax. We have been trying to have this "unintended consequence" of the BC carbon tax addressed for over 7 years. In fact, this move would add revenue to the BC government.

Our industry generates over 23,000 direct and indirect jobs in BC, and our direct, indirect and induced economic contribution is over \$11 billion per year. Cement and concrete facilities are located in nearly every community across BC, large and small. Our sector is the backbone of all infrastructure in the province and an essential participant in its economy. Nothing gets built in BC without some form of cement and concrete.

We are committed to working with your government and applaud many of its actions over the past three years, but to be fair to all taxpayers it is imperative that all GHGs be counted in the province's inventory and taxed accordingly, so that the public has a firm understanding of where the GHGs are generated, what the atmosphere is actually experiencing and how all industries are implementing a plan to reduce those emissions.

If we are to move forward in meeting our 2030 and 2050 GHG reduction targets, we need government to support every industry across BC.

Yours truly,

A handwritten signature in black ink that reads 'Michael B. McSweeney'.

Michael McSweeney
President and CEO
Cement Association of Canada

Attachments: New Science and Data Regarding Wood and Climate and Sources and References

cc: All BC MLAs

Sources and References

1. Misrepresentation of carbon sequestration in wood

Statements grossly misrepresent research and scientific evidence and mislead by omitting important information about the loss of carbon when trees are harvested into wood products.

Environmental research and studies show that up to 85% of the carbon stored in a tree will be released back into the atmosphere when the tree is harvested into wood products. Therefore, as little as 15% of the carbon stored in a tree could remain “locked” in the wood product. Moreover, it could take over 100 years for new forest growth to recapture the 85% carbon lost from the initial harvest – it’s like spending \$85 to save \$15. It is not a sound strategy.

It should also be noted that concrete permanently absorbs carbon from the atmosphere. This process is known as “carbonation” and it is an important consideration in measuring the carbon impact of building materials.

Concrete is 100% recyclable and it can be crushed and reused again and again. In fact, crushed concrete will absorb even more carbon from the atmosphere. Wood products, however, inevitably end up in landfills at the end of their useful life where they emit gasses more harmful than carbon.

References:

a. **Carbon Sequestration in Forest Based Products**, Pacific Northwest Building Resilience Coalition, 2018, Globe Advisors. <https://buildingresilienccoalition.org/wp-content/uploads/2018/01/Carbon-Sequestration-Report-Summary.pdf>

b. **(Re)Carbonation, A little-known fact about cement is that it is a carbon sink!**, CEMBUREAU, <https://lowcarboneyconomy.cembureau.eu/5-years-on/the-5c-approach/recarbonation/>

c. **Substantial global carbon uptake by cement carbonation**, Nature Geoscience, November 2016, <https://www.nature.com/articles/ngeo2840>

2. Outdated assumptions about the sustainability of wood

There is a growing body of evidence, much of it Canadian, that is questioning wood’s carbon footprint and suggesting that the advantages of wood are being overstated.

As an example, the International Institute for Sustainable Development (IISD) found serious gaps in how carbon is being measured in building products such as steel, concrete and wood. They concluded that because lifecycle assessment models do not account for biogenic carbon losses, they effectively omit up to 72% of a wood product’s carbon footprint, enough to erode wood’s perceived carbon advantage.

According to the IISD, these omissions are significant enough to change the outcome of carbon comparisons from “advantage wood” to “advantage concrete”.

When it comes to new construction, the idea that one building material, in this case wood, is a panacea for cutting emissions belies a much more complex story about forest carbon dynamics. Even with Canada's relatively high forest management standards, wood comes from a variety of regions, forest types and forest management practices, each with significant implications for its carbon footprint.

Further evidence about the hidden carbon footprint of wood was recently released by Toronto-based Wildlands League, entitled "Logging Scars," which found that the wood industry's reforestation efforts are significantly less successful than assumed.

References:

- a. **Loggings Scars**, Wildland League, December 2019, <https://loggingscars.ca>
- b. **Emission Omissions: Carbon accounting gaps in the built environment**, International Institute for Sustainable Development, IISD, April 2019, <https://www.iisd.org/library/emission-omissions>
- c. **Canada's managed forests have turned into super-emitters, and 2018 set a record**, National Observer, June 2020, <https://www.nationalobserver.com/2020/06/05/opinion/canadas-managed-forests-have-turned-super-emitters-and-2018-set-record>
- d. **Wooden high-rises don't guarantee reduced emissions**, Peter Fairley, Crosscut, May 2020, <https://crosscut.com/2020/05/wooden-high-rises-dont-guarantee-reduced-emissions>

3. Tall Trees are better for the Environment, not taller wood buildings

It is important to know that almost all fibre in Canada comes from old growth forest. Most Canadians would find this shocking and many would challenge their views as a result. There is a lot of misinformation about how our forests are "sustainable", but the reality is we are removing one of the most important carbon sinks on the planet for paper products and timber.

Furthermore, it makes little sense to cut down carbon sinks and then transport them vast distances, releasing far more carbon than is ultimately stored in the final wood building.

References:

- a. **Logging Scars show impact of deforestation in Canada is worse than we know**, Ivan Semeniuk, *Globe and Mail*, December 3, 2019.
- b. **Loggings Scars**, Wildland League, December 2019, <https://loggingscars.ca>

 From Executive Summary: By 2030, these logging scars, along with an additional 11 years of new ones, can be expected to have collectively cost 41 MtCO₂ of foregone climate mitigation, while also growing the impacted area to almost 890,000 ha.

 If still essentially barren at 80 years - the next harvest scheduled for these forests - the foregone mitigation potential per harvest year could be as high as 9 Mt CO₂ for each year full-tree logging is employed in Ontario.

 These data could also inform the carbon life-cycle analysis of wood materials. Given an average harvest of 21 million m³ of wood volume per year in Ontario and the 2.5 Mt CO₂/year cost estimate above - Ontario's boreal-sourced wood products come with an estimated carbon cost of 119 kg CO₂/m³. This carbon cost must be factored into the Life Cycle Assessment (LCA) of wood material sourced from here, in addition to any other carbon debt incurred by the logging used to produce wood.
- c. **Emission Omissions: Carbon accounting gaps in the built environment**, International Institute for Sustainable Development, IISD, April 2019, pages 16-21

d. The Great American Stand, US Forests and the Climate Emergency, Dogwood Alliance, 2017, Executive Summary, <https://www.dogwoodalliance.org/wp-content/uploads/2017/03/The-Great-American-Stand-Report.pdf>

e. To save our climate we need taller trees not taller wooden buildings, John Talberth, Center for Sustainable Economy, February 2020, <https://sustainable-economy.org/to-save-our-climate-we-need-taller-trees-not-taller-wooden-buildings>

f. Clearcutting the planet's carbon pools, Tzeporah Berman, Corporate Knights, May 2020, <https://www.corporateknights.com/reports/green-recovery/clearcutting-planets-carbon-pools-15900858/>

4. Incorrectly identifying the Brock Commons tower at the UBC Campus as “all wood”

The Brock Commons student residence building at UBC is at times mistakenly referenced as “all-wood.” In reality, it is made with a significant amount of reinforced concrete for the foundation, the ground floor podium, the twin elevator shafts and pre-cast concrete stairwells that together form concrete cores that serve to support the building. It was also clad in composite materials, including glass and steel.

Brock Commons consists of approximately 60% concrete (by volume) and is more correctly identified as a hybrid building. The cross-laminated timber relies on the stiff concrete cores for stability. Without concrete, the building would not be able to support itself. In addition, concrete was also used as a floor topping on all of the 18 wooden floors.

In addition, four layers of heavy, Type X gypsum drywall was used to encapsulate all of the wood columns, and three layers the same gypsum drywall covers the underside of the wood floors. All of this was done in order to comply with fire-safety requirements.

“All wood” and “mass timber” labels are marketing terminology used to advance specific commercial objectives within certain sectors of the building industry. These labels do not accurately reflect the true composition of “hybrid” buildings that use a combination of low-carbon building materials.

5. Concrete and Cement have low-carbon solutions to support sustainable communities

Concrete is renowned for its unparalleled durability and strength and the resiliency of its structures. Lesser known are its many low carbon built-in advantages that play a key role in decarbonizing our buildings and infrastructure and – most importantly – the exciting carbon-cutting innovations that are rapidly transforming this essential material into a carbon neutral, perhaps even carbon-negative, solution for our built environment.

This is good news for Canadian cities who depend on concrete to improve the quality of life of their citizens with safe and reliable roads, bridges, transit systems, libraries, schools and living spaces. In other words, the world’s most consumed, resilient and durable resource can also be one of the most environmentally friendly. Attached is more information about [the low carbon advantages of cement and concrete](#) that appeared in a recent edition of **Canadian Architect**.

July, 2020

New Science and Data Regarding Wood and Climate Change

There is ever growing scientific evidence that an economic policy choice that gives preferential treatment and an economic advantage to one building material – in this case wood – conflicts with the Government of BC's stated commitment to fight climate change.

A growing body of research and science points to the carbon footprint of wood building materials, such as mass timber, as being vastly understated and even unreported. According to this research, the gaps in measuring the carbon footprint of wood products are significant enough to misdirect efforts to cut carbon and fight climate change. Given what is at stake, especially as we collectively try to meet Canada's Paris Accord targets by 2030, as well as the 40% BC target, it is important that politicians, policy makers and the public are aware of this current and growing science and data:

- A recent study by the International Institute for Sustainable Development, entitled ***Emission Omissions: Carbon accounting gaps in the built environment***, references that up to 72% of the carbon footprint of wood products may not be reported. According to this study, these gaps are serious enough to misdirect efforts to reduce carbon in our built environment;
- Research also shows that up to 85% of the carbon stored in trees is immediately released back into the atmosphere when trees are harvested into timber products. Described differently, only about 15% of the carbon sequestered in trees over their lifetime makes it into the final wood product, whether that is dimensional lumber or mass timber. Consequently, the assertion that mass timber can "store carbon" is misleading; and
- Cutting timber from BC's boreal, coastal and interior forests, some of the world's last, largest and most important carbon sinks, to construct "sustainable" buildings may be undermining efforts to fight climate change. Research by leading environmental groups and governments point out that it makes little sense to cut down carbon sinks, and then transport them vast distances to our urban centers in order to sequester 15% of the carbon the tree absorbed over its lifetime.

This is a particularly important consideration for BC, given that its forests, as reported by the Sierra Club of BC, contribute 200 million tonnes of greenhouse gas (GHGs) emissions per year¹, which is in striking contrast to the 65.5 million tonnes GHG emissions that are currently measured by the BC government in the built environment. While some of these unaccounted emissions include those from "naturally occurring" events such as forest fires, they are still GHG emissions that impact climate change.

The Sierra Club of BC's reports are buttressed by an article by Peter Fairley entitled, *Wooden high-rises don't guarantee reduced emissions*, (May 8, 2020, [Crosscut](https://www.crosscut.ca)), where he states that "in 2017, the worst year on record, loggers harvested 2.5 times more carbon than growing trees added back, according to the inventory. Add in carbon

¹ Hidden, ignored and growing: B.C.'s forest carbon emissions, Sierra Club BC report prepared by Jens Wieting, January 2019 accessed at <https://sierraclub.bc.ca/wp-content/uploads/SCBC-Forest-Emissions-Report-Jan-19.pdf>

dioxide emissions from wildfires, decomposition and other practices, BC forestry lands gave up over 200 megatons of carbon dioxide – more than triple all the province’s other carbon sources combined.”²

Interestingly, BC’s Ministry of Forestry, Lands and Rural Development is quoted in the same article:

“Research suggests climate change and fires, among other factors, make it difficult to predict when the forests will recover to become a net “sink” for carbon rather than a net source, according to Caren Dymond, a senior scientist and forest carbon expert with British Columbia’s Ministry of Forests, Lands, Natural Resource Operations and Rural Development. What’s clear is that recovering is decades off. ‘Our research shows the most optimistic scenario is that it will be a net sink by 2070,’ she says. ‘But if climate change causes more fires and more emissions from decay in the forest floor, then it might not be a net sink, even by 2070.’ Dymond says research suggests it is best practice for life-cycle assessment studies in British Columbia not to assume that all biogenic carbon released from forests will be recaptured in the near term: ‘They shouldn’t be considering it carbon neutral.’”

It is vitally important that the approaches and solutions devised by politicians and policy makers reflect and be based on empirical evidence of what the atmosphere is actually experiencing and not just on theoretical concepts. For example, slash piles in BC contribute 4 million tonnes of GHGs to the BC atmosphere. In comparison, the cement industry’s GHG footprint is 1 million tonnes.

There is no silver bullet to fighting climate change and no single building material is a panacea for low carbon construction. All materials have a role to play in creating more sustainable communities and we need to rely on data and science to ensure our plans to reduce carbon deliver those results. As a point of interest, BC’s tallest “mass timber” building, Brock Commons, is 62% concrete while the remaining wood is entirely encapsulated. Concrete was used for the building’s foundation and elevator cores to meet the current Code. The 2020 National Building Code, which will be in place by 2022, will provide requirements for Encapsulated Mass Timber Construction, but will not recognize 10 storey all-wood buildings in Vancouver’s and Victoria’s high seismic zone.

² Wooden high-rises don’t guarantee reduced emissions, Peter Fairley, May 8, 2020, Crosscut accessed at <https://crosscut.com/2020/05/wooden-high-rises-dont-guarantee-reduced-emissions>



Ministry of
Municipal Affairs
and Housing

BRIEFING NOTE FOR INFORMATION

Date: August 5, 2020
Prepared For: Don Wright, Deputy Minister to the Premier
Title: Mass timber implementation strategy update
Issue: Approval of core documents and updates on key work

BACKGROUND:

- March 11, 2020 - mandate letter for Ravi Kahlon, Parliamentary Secretary (PSRK) for FLNRORD updated to include responsibility for coordinating government's efforts to expand the production and use of mass timber. May 25, 2020 - Jeff Vasey appointed ADM of the Office of Mass Timber Implementation (OMTI).

DISCUSSION:

- Key documents have been drafted to explain the mass timber implementation initiative and support resourcing.

Shared Value Proposition Agreement - articulates who, what, when, why and how the project will unfold

s.13

Governance and advisory framework

s.13

OMTI operating model and resourcing

s.13

Examples of work to date

- Meeting with PSRK and members of the development, construction and mass timber manufacturing sectors to understand concerns and opportunities, and tease apart bold claims which may or may not be defensible.
- Engaging with and being briefed by colleagues across government on research and policy relating to mass timber manufacturing and construction, carbon sequestration and fibre access.
- Trouble shooting to support ministries with capital plans with navigating regulations and the procurement process for:
 - a student residence at BCIT in Burnaby
 - an affordable housing project in Colwood



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- the 2nd phase of the New Saint Paul's Hospital
 - A briefing note with cost premium analysis for mass timber was provided on July 21, 2020.
- the Royal B.C. Museum
- Engaging with ministries with capital plans to identify future projects and possibilities for mass timber use.

Attachment:

1. Shared value proposition agreement

PREPARED BY:

Trilby Hoffman-McGaw
Office of Mass Timber Implementation
(778) 974-3915

APPROVED BY:

Jeff Vasey, Assistant Deputy Minister
Office of Mass Timber Implementation

DATE APPROVED:

Aug 5, 2020

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Withheld pursuant to/removed as

s.13 ; s.17

INFORMATION NOTE

Cliff #: 150152

Date: August 6, 2020

PREPARED FOR: Honourable Michelle Mungall, Minister of Jobs, Economic Development and Competitiveness

ISSUE: Mass Timber

BACKGROUND: Mass Timber is an umbrella term used to describe a subset of value added, manufactured and engineered wood products capable of being used as the primary structural components of buildings. British Columbia currently produces small amounts of cross-laminated timber (CLT) and glued laminated beams, and the goal of the work is to support the implementation and transition of mass timber from niche to mainstream so that B.C. can capitalize on the environmental and economic benefits, thereby shifting the forest industry from high-volume lumber production to high-value mass timber products through secondary manufacturing – primarily of B.C. dimensional lumber. (Appendix 1 – Mass Timber Factsheet provides more details on the range of products possible within the Mass Timber category.)

s.13

On March 11, 2020, the mandate letter for Ravi Kahlon, Parliamentary Secretary (PSRK) for Forests, Lands, Natural Resource Operations and Rural Development was updated to include responsibility for “coordinating government’s efforts to expand the production and utilization of mass timber building products.” On May 25, 2020, Jeff Vasey was appointed Assistant Deputy Minister (ADM) of the Office of Mass Timber Implementation (OMTI), which was established as a cross government leadership hub situated within the Ministry of Municipal Affairs and Housing. Operationalizing the program is ongoing.

DISCUSSION: Mass Timber is a complex, multi-ministry initiative that requires coordination between building code development, the insurance and banking sectors, the design and development industries and building materials manufacturers. The decision to invest in producing more Mass Timber products in B.C. must come as a result of decisions made within the Provincial government, by municipal governments and by building designers and developers. To justify the value-added manufacturing

involved, the industry needs the “demand signal” that indicates that building products markets are consuming more Mass Timber than is currently supplied. That means that while Minister Donaldson has responsibility for the forest products sector and a mandate letter reference to engineered wood products manufacturing, the manufacturing outcome in Minister Donaldson’s mandate letter relies on the work of multiple other ministries. PS Ravi Kahlon and Jeff Vasey will be leading the complex, cross-ministry coordination of steps that would come ahead of broader-scope investments in Mass Timber manufacturing capacity.

The Ministry of Jobs, Economic Development and Competitiveness (JEDC) has been involved with mass timber including through its Crown corporation, Forestry Innovation Investment Ltd. (FII), which has been working closely with OMTI (see Appendix 2 – FII Wood First and Mass Timber Overview, and Appendix 3 – FII Mass Timber Activity Summary for more details on FII’s work in this field). Linkages to mass timber can also be seen throughout Minister Mungall’s mandate letter, including direct references to forest products, low carbon materials, manufacturing, technology development and international trade; terms that are central to mass timber implementation.

FII and JEDC staff are supporting OMTI with their strategic planning efforts and establishment of the overall mass timber initiative. FII is also sharing its experience, research and information resources, as well as has been supporting the work of PSRK as he ramps up his work on the mass timber file. FII organized a range of consultation video calls for PSRK with leading experts in this field, including suppliers, architects, engineers, construction companies, developers, code/technical experts, academics/researchers and forest companies. This has helped PSRK gather valuable information on key needs, challenges, and opportunities for B.C. to advance its leadership.

NEXT STEPS: PSRK intends to arrange a meeting with core partner Ministers and Deputy Ministers before the end of the summer 2020 legislative session to present a Shared Value Proposition Agreement and discuss a collaborative way forward. Materials will be circulated in advance.

As a partner ministry, JEDC will be invited to sit on a DM Steering Committee and ADM Mass Timber Committee, which will be involved in implementing the Mass Timber Strategy and Action Plan. It is anticipated that FII will also be included.

OTHER MINISTRIES IMPACTED/CONSULTED:

- Office of Mass Timber Implementation, Ministry of Municipal Affairs and Housing
- Rural Policy and Programs Branch, Ministry of Forests, Lands, Natural Resource Operations and Rural Development
- Forestry Innovation Investment Ltd.

ATTACHMENTS:

Appendix 1 – Mass Timber Factsheet

Appendix 2 – FII Wood First and Mass Timber Overview

Appendix 3 – FII Mass Timber Activity Summary

Contact: Greg Goodwin, Executive Director, Technology, Connectivity and Distributed Growth Division, 250 361-5571

Prepared by: Alanna Dixon, Senior Director

Reviewed by			
Dir: AD	ED: GG	ADM: SS	DM: CK

MASS TIMBER IN BRITISH COLUMBIA

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Page 057 of 305 to/à Page 068 of 305

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s.13



BRIEFING NOTE FOR DECISION

Date: August 14, 2020
Prepared For: Honourable Selina Robinson, Minister of Municipal Affairs and Housing
Title: Authorizing Proposed Mass Timber Buildings
Issue: Preparing site-specific regulations to authorize 3 proposed mass timber buildings

RECOMMENDED OPTION:

OPTION 2: Recommend providing in-principle support for site-specific regulations (SSRs) to authorise mass timber construction for 3 imminent projects:

1. a 15-storey residential building with affordable housing in Colwood (BC Housing)
2. a 12-storey student residence at BCIT's Burnaby campus (AEST)
3. the new Royal BC Museum and a companion collections and research building (TAC)

BACKGROUND:

BC is established as a continental leader in wood innovation and design for buildings, and has been an early supporter of mid-rise and tall wood construction. This was demonstrated most recently in late 2019 through the early adoption of national code provisions for mass timber buildings up to 12-storeys for select jurisdictions. Other examples include two showcase buildings – the Brock Commons student residence at the University of British Columbia (2017), and the Wood Innovation and Design Centre in Prince George (2014). SSRs were created to authorize construction as both buildings were beyond the scale and scope of the BC Building Code (the Code) at the time.

SSRs repeal elements of the Code and add substitute requirements to enable the increased use of wood on certain sites while also ensuring adequate levels of safety and building performance. They are Minister's regulations authorized by the Building Act and enacted by Ministerial Order.

SSRs are a three-way partnership between the Province, the local government and the Proponent. All three players need to be supportive in order to proceed successfully. The Province incurs costs related to staff time, legal review, consultant fees and travel/meeting costs. These costs are typically recovered from the Proponents by means of a contribution agreement as authorized by s.25 of the Financial Administration Act. Proponents are being advised that they are paying for an evaluation process. They are not paying for a specific outcome, and the Minister's decision-making ability remains unfettered.

DISCUSSION:

Mass timber construction is being proposed for 3 projects encompassing 4 buildings. SSRs will be required to authorize construction of at least 3, if not all 4 buildings depending on approved design proposals. Projects are described separately below.

1. Student residence at BCIT (Burnaby)

The Office of Mass Timber Implementation (OMTI) has worked with City of Burnaby and the Ministry of Advanced Education, Skills and Training (AEST) staff to broker a solution for authorizing a 12-storey mass timber student residence at BCIT's Burnaby campus.

Burnaby chose not to adopt the 12-storey encapsulated mass timber construction (EMTC) provisions in the Code throughout their entire jurisdiction, and is reluctant to do so moving forward; however Burnaby staff are comfortable with an SSR that applies those provisions to the specific site. AEST's design team has also confirmed the design substantially complies with the EMTC provisions.

Both OMTI and the Building and Safety Standards Branch (BSSB) support this SSR as it will provide an immediate solution that all parties are comfortable with and will prevent project delays.

s.12

2. Affordable housing (Colwood)

Cascadia Architects, on behalf of the Greater Victoria Housing Society (The Proponent), submitted a request for a site-specific regulation on May 26, 2020. The design generally complies with the EMTC provisions – except for building height – and draws on the 18-storey Brock Commons student residence at UBC as a proof of concept for taller buildings.

The proposed building will replace an existing building and will double the number of affordable housing units currently at the site. It will also target zero carbon emissions, and will follow step 4 of the BC Energy Step Code to reduce energy and operational costs, and increase resident comfort.

Both OMTI and BSSB conceptually support this request because it aligns with provincial policy to increase the use of engineered wood in construction, construct high performing green buildings that minimize climate impacts, and expand affordable housing units. The project also has the potential to contribute to the body of knowledge for mass timber buildings by showcasing how affordable, highly energy efficient and low carbon construction projects can be delivered using mass timber construction systems.

Staff plan to initiate the regulatory development process (which includes drawing on experts to evaluate the design), and will communicate publicly about this. s.16; s.17
s.16; s.17

s.16; s.17

The Proponent has also been advised that timeliness will depend upon the quality of the technical submission and that multiple scenarios could delay development and approval.

This project provides OMTI and BSSB with an opportunity to contribute to advancing building code development in Canada and improve administrative efficiency of SSRs. OMTI staff are in discussions with the Proponent s.16; s.17
s.13; s.16; s.17

s.16; s.17



3. s.16; s.17

Ministerial approval to enact regulations will be sought separately at a later date if proponents can demonstrate proposals meet sufficient standards for building performance and safety. There will be no obligation to enact regulations if the results of an evaluation process indicate those standards have not been met. Staff will use the same method that was employed to develop site-specific regulations for UBC Brock Commons in 2016 and Corvette Landing in Esquimalt in 2018 (on pause).

OPTIONS:

s.13; s.16; s.17

APPROVED (OPTION 2) / NOT APPROVED

Honourable Selina Robinson

August 14, 2020
Date



Ministry of
Municipal Affairs
and Housing

CLIFF #255522
x-ref: 254817

PREPARED BY:

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APPROVED BY:

Jeff Vasey, Assistant Deputy Minister
Office of Mass Timber Implementation
Kathy Elder, Acting Assistant Deputy Minister
Office of Housing and Construction Standards

Silas Brownsey, Acting Deputy Minister

DATE APPROVED:

August 13, 2020

August 14, 2020

August 14, 2020

FW: Expansion and use of mass timber - [FLNRORD CLIFF #258080, eAPPS #9308]

From: Correspondence Services MAH:EX
<MAH.ExecutiveCorrespondence@gov.bc.ca>
To: Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>
Cc: Correspondence Services MAH:EX
<MAH.ExecutiveCorrespondence@gov.bc.ca>
Sent: August 21, 2020 2:10:26 PM PDT
Attachments: image001.jpg, 258080 Incoming - D Neufeld of Readymix - to Premier - Mass Timber - letter.pdf, FW: Expansion and use of mass timber

From: Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>
Sent: August 21, 2020 11:34 AM
To: Correspondence Services MAH:EX <MAH.ExecutiveCorrespondence@gov.bc.ca>
Cc: Hoffman-McGaw, Trilby OHCS:EX <Trilby.Hoffman-McGaw@gov.bc.ca>
Subject: FW: Expansion and use of mass timber - [FLNRORD CLIFF #258080, eAPPS #9308]
Importance: High

Good morning!

This is a long email chain but hoping you can assist as below asap for a cliff/eapp for MSR sig obo Premier and send to Trilby for drafting? This is time sensitive. Looks like FLNR CU has been in contact?

Thanks so much,

Michelle

~~~~~  
Awesome, thanks. Sounds like the FLNRORD correspondence unit may have connected with them so if you could help get that to me today that would be great!

**From:** Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>  
**Sent:** August 21, 2020 11:20 AM  
**To:** Hoffman-McGaw, Trilby OHCS:EX <Trilby.Hoffman-McGaw@gov.bc.ca>  
**Subject:** RE: Expansion and use of mass timber - [FLNRORD CLIFF #258080, eAPPS #9308]

I think since it has been sent to the Premier and it is for MSR's sig, it will need to be sent to Correspondence and come down the pipeline to us.

I will check in with CU and find out...

---

**From:** Hoffman-McGaw, Trilby OHCS:EX <Trilby.Hoffman-McGaw@gov.bc.ca>  
**Sent:** August 21, 2020 11:15 AM  
**To:** Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>  
**Subject:** FW: Expansion and use of mass timber - [FLNRORD CLIFF #258080, eAPPS #9308]  
**Importance:** High

Hi Michelle,

Can you organize me an e-apps for this correspondence using the MAH system? I think it's probably fine for MSR to answer this given that it's about construction materials.

Trilby.

---

**From:** van den Broek, Jude FLNR:EX <Jude.vandenBroek@gov.bc.ca>  
**Sent:** August 20, 2020 5:34 PM  
**To:** Hoffman-McGaw, Trilby OHCS:EX <Trilby.Hoffman-McGaw@gov.bc.ca>; Hampson, Ashley PREM:EX <Ashley.Hampson@gov.bc.ca>  
**Cc:** Groves, Rebecca FLNR:EX <Rebecca.Groves@gov.bc.ca>; Paradine, Dennis FLNR:EX <Dennis.Paradine@gov.bc.ca>; van den Broek, Jude FLNR:EX <Jude.vandenBroek@gov.bc.ca>; Correspondence Serv. Sectn, FLNR:EX <FLNR.Correspondence@gov.bc.ca>; Messenger, Meggin A FLNR:EX <Meggin.Messenger@gov.bc.ca>; Begon, Stacey FLNR:EX <Stacey.Begon@gov.bc.ca>  
**Subject:** RE: Expansion and use of mass timber - [FLNRORD CLIFF #258080, eAPPS #9308]  
**Importance:** High

Greetings, Trilby (and Ashley).

Trilby, I've attached the Incoming(s) in full so as not to hamper you in your drafting efforts, as you committed to in the email thread Incoming attached. As you noted, there is a tight timeline.

Because neither CLIFF nor eAPPROVALS apps cross Ministry Correspondence management boundaries, we cannot send you the eAPPS and CLIFF as set up by our CCIPB's Rebecca at Dennis Paradine's request. I have, however, routed the eAPPS 9308 and CLIFF 258080 to our ministry Correspondence Services unit to connect with MAH's correspondence unit about your need for a MAH CLIFF number and eAPPROVALS for a Minister level response to be approved by the OMTI. As Meggin noted, the OMTI is the OPR, and does work with both CAS and CCIPBranch for input as needed. You may wish to connect with your Branch's Office Manager Anna Cottier for further assistance.

Background:

- "All mass timber related correspondence should go to the office of mass timber implementation at MAH. So far, OMTI has been working with both CAS and Thomas on these types of questions. This particular item looks familiar. OMTI may already have responded" (*Meggin Messenger, stating that the OPR is MAH's OMTI, Jeff Vasey is ADM*)
- FLNRORD CLIFF and eAPPROVALS do not cross Ministry boundaries, but are closed systems within the Ministries – that said, the individual Ministry Correspondence Units can and do exchange information and 'assignments' as needed.
- Minister level response means the OPR's Minister (MAH).

Hope this helps.

Jude van den Broek

Office and Projects Administrator

778-974-5807

OBO

ED Strategic Initiatives [Meggin Messenger]

ED Deputy Chief Forester [Shane Berg]

#### *Caring for BC's Forests*

*Offering acknowledgement in honour of the traditional keepers of the land on which I live and work – the Lekwungen peoples of the Coast Salish Nation, known today as the Esquimalt and Songhees Nations*

---

**From:** Paradine, Dennis FLNR:EX <[Dennis.Paradine@gov.bc.ca](mailto:Dennis.Paradine@gov.bc.ca)>

**Sent:** August 20, 2020 12:53 PM

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**Subject:** RE: Expansion and use of mass timber

Slight correction – final approval is with Minister / Minister's office

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Trilby, we likely have content on the GHG side if you need it. It was addressed in a couple of fed/prov calls when the material first came out.

Thanks,

Dennis

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Are we authoring mass timber GHG replies such as needed here or is it ENV? If we are, would this be Thomas' team, or James'?  
Dennis

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**Subject:** FW: Expansion and use of mass timber

Dennis – would really appreciate your thoughts on who would answer a letter from the concrete association complaining about GHG and mass timber.

Perhaps this is Min of Env and Climate Action?

Note this letter is very late and needs some attention

Cheer and hope you are doing well

Patrick

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Thanks.

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**Subject:** FW: Expansion and use of mass timber

Hi Anita,

I am unsure if this falls under your OPR or not. Can you please advise? Thanks,

Brittany

---

**From:** Hampson, Ashley PREM:EX <[Ashley.Hampson@gov.bc.ca](mailto:Ashley.Hampson@gov.bc.ca)>

**Sent:** August 12, 2020 1:53 PM

**To:** Donison, Sonia FLNR:EX <[Sonia.Donison@gov.bc.ca](mailto:Sonia.Donison@gov.bc.ca)>; Correspondence Serv. Sectn, FLNR:EX <[FLNR.Correspondence@gov.bc.ca](mailto:FLNR.Correspondence@gov.bc.ca)>

**Subject:** FW: Expansion and use of mass timber

Hello!

Is the below something FLNRO is able to respond to?

Thanks for your input,

**Ashley Hampson**

Correspondence Officer | Office of the Premier

P: 250-387-3539 E: [ashley.hampson@gov.bc.ca](mailto:ashley.hampson@gov.bc.ca)

---

**From:** Dean, Kelowna Ready Mix <[dneufeld@kelownareadymix.ca](mailto:dneufeld@kelownareadymix.ca)>

**Sent:** July 21, 2020 4:15 PM

**To:** OfficeofthePremier, Office PREM:EX <[Premier@gov.bc.ca](mailto:Premier@gov.bc.ca)>

**Cc:** Stewart.MLA, Ben LASS:EX <[Ben.Stewart.MLA@leg.bc.ca](mailto:Ben.Stewart.MLA@leg.bc.ca)>; Letnick.MLA, Norm LASS:EX

<[Norm.Letnick.MLA@leg.bc.ca](mailto:Norm.Letnick.MLA@leg.bc.ca)>; Thomson.MLA, Steve LASS:EX <[Steve.Thomson.MLA@leg.bc.ca](mailto:Steve.Thomson.MLA@leg.bc.ca)>; hailey.neufeld <[hjneufeld@kelownareadymix.ca](mailto:hjneufeld@kelownareadymix.ca)>

**Subject:** Expansion and use of mass timber

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Honourable John Horgan

Premier of British Columbia

PO BOX 9041 STN PROV GOVT

VICTORIA, BC

V8W 9E1

Via email: [premier@gov.bc.ca](mailto:premier@gov.bc.ca)

Dear Premier Horgan:

We were disappointed to see the June 16 BC Government press release

[<https://news.gov.bc.ca/releases/2020PREM0033-001076>] announcing the expansion and use of mass timber in BC buildings. As you are aware, there are a wide variety of materials in British Columbia's private marketplace used to

construct buildings. Focusing on only one category of materials provides an inequitable advantage to those products at the expense of all others.

It's our belief that while this new policy will certainly create new jobs it may not necessarily create more jobs, and that may indirectly force people in the concrete industry out of work. One question to consider is if the 23000+ workers in BC's concrete, cement and aggregate industry will be the ones to suffer from the false claims and promotion of BC Mass Timber. Our industry's direct/indirect economic contribution is over \$11 billion is a critical and essential part of our provincial economy. The conversation surrounding mass timber has in ways undervalued and even demonized our industry.

The use of mass timber for tall buildings is touted for its power to mitigate climate change because they remove carbon from the atmosphere, an assertion that is fundamentally false. Cutting down more trees – the only effective natural means for absorbing atmospheric carbon – to make more mass timber structures is not a sound adaptive strategy for dealing with climate change and will not contribute to advancing CleanBC.

Independent and peer-reviewed research (April 2019) by the International Institute for Sustainable Development (IISD) has uncovered serious gaps in how carbon is measured in building materials. Their research study entitled ["Emission Omissions – Carbon accounting gaps in the built environment"](#) singles out forestry products as a problem saying their benefit in reducing carbon is exaggerated and often overstated. This leading environmental think tank, with the help of forestry experts and environmental groups, says almost three-quarters (up to 72 per cent) of harmful GHG emissions from wood are not being counted or measured. Their research finds that concrete will outperform wood as a green building material by as much as 6 per cent when all carbon emissions are measured over the entire life of the building material. More data, transparency and robust carbon accounting standards are needed. **Will the BC government commit to exploring the science behind mass timber and the effects it has on GHG emissions? And will the BC government show equal support for all of its construction industries?**

Energy efficiency, long service life and material efficiency should be the priorities for decarbonizing the built environment. While embodied GHG emissions are important, improvements in energy efficiency and developing new low- or net-zero-energy buildings still offer the highest potential for decarbonizing the built environment.

While mass timber has been used to construct several tall buildings domestically in recent years, several key questions still exist about the performance of mass timber on a large scale. While it is important to resolve the answers to these concerns, it is not appropriate for the provincial government to provide funding to obtain them, nor to provide funding to advance those materials in the marketplace while those questions exist.

For example, uncertainty around the lack standardization of adhesives used in CLT panels, the performance of lamination during fires, and CLT response to water accumulation resulting from fire sprinkler system discharge – accidental or emergency – should give pause to you as policymakers and model codes arbiters alike. Recent research (2019) from the University of Edinburgh Engineering and Physical Sciences Research Council ([Structural capacity in fire of laminated timber elements in compartments with exposed timber surfaces](#)) showed that in a fire, laminated timber loses strength much earlier than that of a non-combustible building material and that timber continues to degrade long after the fire is finished, to the point where it's no longer able to bear the applied load. The increase of temperatures in the decay phase after burnout is not typically considered in structural fire design for mass timber. This concern is particularly relevant for buildings with defend-in-place fire strategies and when accounting for fire service intervention considerations by municipalities throughout the province.

We hope you agree that this decision unfairly promotes, at taxpayer expense, one building material – mass timber – in the construction materials marketplace. This would advance an unbalanced promotional program for only timber products. The provincial government should not be in the business of picking winners and losers among competing materials in the construction marketplace by so blatantly putting its thumb on the scale in favor of wood products. All of BC's construction industries are essential in advancing the building demands of our province.

We ask that you review the use of taxpayer revenue to projects that promote one building material over others and adopt a policy that support standards-based, materials-neutral, resilient construction as the best value for BC residents.

Sincerely,

## FW: Expansion and use of mass timber

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From: Groves, Rebecca FLNR:EX <Rebecca.Groves@gov.bc.ca>  
To: van den Broek, Jude FLNR:EX <Jude.vandenBroek@gov.bc.ca>  
Sent: August 20, 2020 3:03:40 PM PDT  
Attachments: image001.jpg

The original email had the attachment, as referenced.

---

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Sanderson, Melissa FLNR:EX <[Melissa.Sanderson@gov.bc.ca](mailto:Melissa.Sanderson@gov.bc.ca)>; White, Thomas FLNR:EX <[Thomas.White@gov.bc.ca](mailto:Thomas.White@gov.bc.ca)>

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Correspondence Officer | Office of the Premier

P: 250-387-3539 E: [ashley.hampson@gov.bc.ca](mailto:ashley.hampson@gov.bc.ca)

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**To:** OfficeofthePremier, Office PREM:EX <Premier@gov.bc.ca>

**Re:** Stewart.MLA, Ben LASS:EX <Ben.Stewart.MLA@leg.bc.ca>; Letnick.MLA, Norm LASS:EX

<Norm.Letnick.MLA@leg.bc.ca>; Thomson.MLA, Steve LASS:EX <Steve.Thomson.MLA@leg.bc.ca>; hailey neufeld

<hjneufeld@kelownareadymix.ca>

**Subject:** Expansion and use of mass timber

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Honourable John Horgan

Premier of British Columbia

PO BOX 9041 STN PROV GOVT

VICTORIA, BC

V8W 9E1

Via email: [premier@gov.bc.ca](mailto:premier@gov.bc.ca)

Dear Premier Horgan:

We were disappointed to see the June 16 BC Government press release

[\[https://news.gov.bc.ca/releases/2020PREM0033-001076\]](https://news.gov.bc.ca/releases/2020PREM0033-001076) announcing the expansion and use of mass timber in BC buildings. As you are aware, there are a wide variety of materials in British Columbia's private marketplace used to construct buildings. Focusing on only one category of materials provides an inequitable advantage to those products at the expense of all others.

It's our belief that while this new policy will certainly create new jobs it may not necessarily create more jobs, and that may indirectly force people in the concrete industry out of work. One question to consider is if the 23000+ workers in BC's concrete, cement and aggregate industry will be the ones to suffer from the false claims and promotion of BC Mass Timber. Our industry's direct/indirect economic contribution is over \$11 billion is a critical and essential part of our provincial economy. The conversation surrounding mass timber has in ways undervalued and even demonized our industry.

The use of mass timber for tall buildings is touted for its power to mitigate climate change because they remove carbon from the atmosphere, an assertion that is fundamentally false. Cutting down more trees – the only effective natural means for absorbing atmospheric carbon – to make more mass timber structures is not a sound adaptive strategy for dealing with climate change and will not contribute to advancing CleanBC.

Independent and peer-reviewed research (April 2019) by the International Institute for Sustainable Development (ISSD) has uncovered serious gaps in how carbon is measured in building materials. Their research study entitled "[Emission Omissions – Carbon accounting gaps in the built environment](#)" singles out forestry products as a problem saying their benefit in reducing carbon is exaggerated and often overstated. This leading environmental think tank, with the help of forestry experts and environmental groups, says almost three-quarters (up to 72 per cent) of harmful GHG emissions from wood are not being counted or measured. Their research finds that concrete will outperform wood as a green building material by as much as 6 per cent when all carbon emissions are measured

over the entire life of the building material. More data, transparency and robust carbon accounting standards are needed. **Will the BC government commit to exploring the benefits behind mass timber and the effects it has on GHG emissions? And will the BC government show equal support for all of its construction industries?**

Energy efficiency, long service life and material efficiency should be the priorities for decarbonizing the built environment. While embodied GHG emissions are important, improvements in energy efficiency and developing new low- or net-zero-energy buildings still offer the highest potential for decarbonizing the built environment.

While mass timber has been used to construct several tall buildings domestically in recent years, several key questions still exist about the performance of mass timber on a large scale. While it is important to resolve the answers to these concerns, it is not appropriate for the provincial government to provide funding to obtain them, nor to provide funding to advance those materials in the marketplace while those questions exist.

For example, uncertainty around the lack standardization of adhesives used in CLT panels, the performance of lamination during fires, and CLT response to water accumulation resulting from fire sprinkler system discharge – accidental or emergency – should give pause to you as policymakers and model codes arbiters alike. Recent research (2019) from the University of Edinburgh Engineering and Physical Sciences Research Council ([Structural capacity in fire of laminated timber elements in compartments with exposed timber surfaces](#)) showed that in a fire, laminated timber loses strength much earlier than that of a non-combustible building material and that timber continues to degrade long after the fire is finished, to the point where it's no longer able to bear the applied load. The increase of temperatures in the decay phase after burnout is not typically considered in structural fire design for mass timber. This concern is particularly relevant for buildings with defend-in-place fire strategies and when accounting for fire service intervention considerations by municipalities throughout the province.

We hope you agree that this decision unfairly promotes, at taxpayer expense, one building material – mass timber – in the construction materials marketplace. This would advance an unbalanced promotional program for only timber products. The provincial government should not be in the business of picking winners and losers among competing materials in the construction marketplace by so blatantly putting its thumb on the scale in favor of wood products. All of BC's construction industries are essential in advancing the building demands of our province.

We ask that you review the use of taxpayer revenue to projects that promote one building material over others and adopt a policy that support standards-based, materials-neutral, resilient construction as the best value for BC residents.

Sincerely,



Dean Neufeld  
Kelowna Ready Mix Inc  
250 762 2211

## Expansion and Use of Mass Timber in B.C. Buildings (Ref: 256704)

---

From: Newman, Morgan MAH:EX <Morgan.Newman@gov.bc.ca>  
To: dneufeld@kelownareadymix.ca  
Cc: Minister, FLNR FLNR:EX <FLNR.Minister@gov.bc.ca>, Vasey, Jeff MAH:EX <Jeff.Vasey@gov.bc.ca>, Kahlon.MLA, Ravi LASS:EX <Ravi.Kahlon.MLA@leg.bc.ca>, OfficeofthePremier, Office PREM:EX <Premier@gov.bc.ca>  
Sent: September 11, 2020 10:04:39 AM PDT  
Attachments: image001.jpg, 256704 Neufeld Signed Final.pdf, 258080 Incoming - D Neufeld of Readymix - to Premier - Mass Timber - letter.pdf

Good morning,  
Please find attached a letter from the Honourable Selina Robinson, Minister of Municipal Affairs and Housing.  
Thank you.

---

**From:** Dean, Kelowna Ready Mix <dneufeld@kelownareadymix.ca>

**Sent:** July 21, 2020 4:15 PM

**To:** OfficeofthePremier, Office PREM:EX <Premier@gov.bc.ca>

**Cc:** Stewart.MLA, Ben LASS:EX <Ben.Stewart.MLA@leg.bc.ca>; Letnick.MLA, Norm LASS:EX <Norm.Letnick.MLA@leg.bc.ca>; Thomson.MLA, Steve LASS:EX <Steve.Thomson.MLA@leg.bc.ca>; hailey neufeld <hjneufeld@kelownareadymix.ca>

**Subject:** Expansion and use of mass timber

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Honourable John Horgan  
Premier of British Columbia  
PO BOX 9041 STN PROV GOVT  
VICTORIA, BC  
V8W 9E1  
Via email: [premier@gov.bc.ca](mailto:premier@gov.bc.ca)

Dear Premier Horgan:

We were disappointed to see the June 16 BC Government press release [<https://news.gov.bc.ca/releases/2020PREM0033-001076>] announcing the expansion and use of mass timber in BC buildings. As you are aware, there are a wide variety of materials in British Columbia's private marketplace used to construct buildings. Focusing on only one category of materials provides an inequitable advantage to those products at the expense of all others.

It's our belief that while this new policy will certainly create new jobs it may not necessarily create more jobs, and that may indirectly force people in the concrete industry out of work. One question to consider is if the 23000+ workers in BC's concrete, cement and aggregate industry will be the ones to suffer from the false claims and promotion of BC Mass Timber. Our industry's direct/indirect economic contribution is over \$11 billion is a critical and essential part of our provincial economy. The conversation surrounding mass timber has in ways undervalued and even demonized our industry.

The use of mass timber for tall buildings is touted for its power to mitigate climate change because they remove carbon from the atmosphere, an assertion that is fundamentally false. Cutting down more trees – the only effective natural means for absorbing atmospheric carbon – to make more mass timber structures is not a sound adaptive strategy for dealing with climate change and will not contribute to advancing CleanBC.

Independent and peer-reviewed research (April 2019) by the International Institute for Sustainable Development (ISSD) has uncovered serious gaps in how carbon is measured in building materials. Their research study entitled "[Emission Omissions – Carbon accounting gaps in the built environment](#)" singles out forestry products as a problem saying their benefit in reducing carbon is exaggerated and often overstated. This leading environmental think tank, with the help of forestry experts and environmental groups, says almost three-quarters (up to 72 per cent) of harmful GHG emissions from wood are not being counted or measured. Their research finds that concrete will outperform wood as a green building material by as much as 6 per cent when all carbon emissions are measured over the entire life of the building material. More data, transparency and robust carbon accounting standards are

needed. **On the other hand, the BC government is not even considering the effect of embodied carbon on GHG emissions? Answer: The BC government is now equating embodied carbon with the construction materials used.**

Energy efficiency, long service life and material efficiency should be the priorities for decarbonizing the built environment. While embodied GHG emissions are important, improvements in energy efficiency and developing new low- or net-zero-energy buildings still offer the highest potential for decarbonizing the built environment.

While mass timber has been used to construct several tall buildings domestically in recent years, several key questions still exist about the performance of mass timber on a large scale. While it is important to resolve the answers to these concerns, it is not appropriate for the provincial government to provide funding to obtain them, nor to provide funding to advance those materials in the marketplace while those questions exist.

For example, uncertainty around the lack standardization of adhesives used in CLT panels, the performance of lamination during fires, and CLT response to water accumulation resulting from fire sprinkler system discharge – accidental or emergency – should give pause to you as policymakers and model codes arbiters alike. Recent research (2019) from the University of Edinburgh Engineering and Physical Sciences Research Council ([Structural capacity in fire of laminated timber elements in compartments with exposed timber surfaces](#)) showed that in a fire, laminated timber loses strength much earlier than that of a non-combustible building material and that timber continues to degrade long after the fire is finished, to the point where it's no longer able to bear the applied load. The increase of temperatures in the decay phase after burnout is not typically considered in structural fire design for mass timber. This concern is particularly relevant for buildings with defend-in-place fire strategies and when accounting for fire service intervention considerations by municipalities throughout the province.

We hope you agree that this decision unfairly promotes, at taxpayer expense, one building material – mass timber – in the construction materials marketplace. This would advance an unbalanced promotional program for only timber products. The provincial government should not be in the business of picking winners and losers among competing materials in the construction marketplace by so blatantly putting its thumb on the scale in favor of wood products. All of BC's construction industries are essential in advancing the building demands of our province.

We ask that you review the use of taxpayer revenue to projects that promote one building material over others and adopt a policy that support standards-based, materials-neutral, resilient construction as the best value for BC residents.

Sincerely,



Dean Neufeld  
Kelowna Ready Mix Inc

250 762 2211



September 11, 2020

Ref: 256704

Dean Neufeld  
Kelowna Ready Mix Inc.  
1131 Ellis St  
Kelowna BC V1Y 1Z5

Dear Dean Neufeld:

Thank you for your letter addressed to the Honourable John Horgan, Premier, regarding the expansion and use of mass timber in British Columbia's buildings. I apologize for the delay in responding.

The Province of British Columbia has committed to supporting the expansion of mass timber production and use in B.C., as mass timber manufacturing is key to diversifying and creating a more resilient forest sector. I want to reassure you this commitment sits within a broader vision to create a level playing field for all four key building materials — concrete, steel, wood and glass — so that cost-effective, high performing and environmentally sustainable hybrid buildings can be constructed using the best materials for the right purpose based on their relative merits. For example, there is the potential for a lucrative partnership between mass timber and concrete in hybrid buildings, similar to the one concrete has historically had with steel.

You raise important points about the value of robust carbon accounting and there is a growing interest across the province and globally in exploring the critical contribution that reductions in embodied carbon emissions can play in meeting climate goals. The Province is beginning to explore this potential and I assure you that any future policy will be standards-based and materials-neutral. It will also be developed in consultation with industry and take into account the full body of evidence for materials performance, including the report commissioned by the Cement Association of Canada that you referred to in your letter. I am confident that concrete will continue to play a vital role in construction, as British Columbia transitions to a lower-carbon built environment.

While B.C. modelling demonstrates that wood products perform particularly well in terms of embodied carbon emissions, even when factoring in forest carbon sequestration and emissions, the Province is also looking to support decarbonization in other vital construction materials. This is demonstrated by significant funding directed to the cement industry over the past five years. The Cement Low Carbon Fuel Program provided \$27 million over five years in incentive funding to encourage cement manufacturers, Lehigh and Lafarge, to upgrade technology and expand their use of low carbon fuels.

.../2

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Ministry of Municipal Affairs  
and Housing

Office of the Minister

Mailing Address:  
PO Box 9056 Stn Prov Govt  
Victoria BC V8W 9E2  
Phone: 250 387-2283  
Fax: 250 387-4312

Location:  
Room 310  
Parliament Buildings  
Victoria BC V8V 1X4

<http://www.gov.bc.ca/mah>

Dean Neufeld  
Page 2

Cement producers in B.C. are also eligible for participation in the CleanBC Program for Industry, which will continue to support the B.C. cement sector's transition to cleaner, lower-emitting operations at the close of the Cement Low Carbon Fuel Program. For example, Lafarge is receiving \$754,000 in funding for their project with the Capital Regional District to use dried biosolid waste pellets from the Victoria area as a low carbon fuel to replace coal and natural gas used in the manufacture of clinker for the cement-making process.

If you would like to discuss any of these issues further, please feel free to contact Jeff Vasey, Assistant Deputy Minister, Mass Timber Implementation, Ministry of Municipal Affairs and Housing, by email at: [Jeff.Vasey@gov.bc.ca](mailto:Jeff.Vasey@gov.bc.ca).

I believe there is room for both mass timber and concrete manufacturing and construction to thrive in B.C. and am looking forward to seeing both industries contribute to a vibrant built environment.

Thank you again for writing.

Sincerely,

A handwritten signature in black ink, appearing to read 'SR', with a stylized flourish extending from the end.

Selina Robinson  
Minister

pc: Honourable John Horgan, Premier  
Honourable Doug Donaldson, Minister of Forests, Lands, Natural Resource Operations  
and Rural Development  
Ravi Kahlon, MLA, Parliamentary Secretary for Forests, Lands, Natural Resource Operations  
and Rural Development  
Jeff Vasey, Assistant Deputy Minister, Mass Timber Implementation

## RE: Mass Timber Meeting with DMs | October 27

---

From: Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>  
To: Hitchen, Daniel MAH:EX <Daniel.Hitchen@gov.bc.ca>  
Cc: Kubisheski, Carlee MAH:EX <Carlee.Kubisheski@gov.bc.ca>  
Sent: October 13, 2020 11:37:31 AM PDT

Hi Daniel,

Jeff isn't 100% sure of the exact type of materials he will have – PowerPoint presentation and a placemat document – no BN for sure. Please send to Trilby Hoffman-McGaw for drafting.

Thanks so much!

Michelle

---

**From:** Hitchen, Daniel MAH:EX

**Sent:** October 9, 2020 12:07 PM

**To:** Beattie, Michelle MAH:EX

**Subject:** RE: Mass Timber Meeting with DMs | October 27

Do you folks already have something in the works? If so can I get the CLIFF/eApp/due date so I can track it?

**Dan Hitchen** | Documents Coordinator

Deputy Minister's Office

Ministry of Municipal Affairs and Housing

---

**From:** Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>

**Sent:** October 9, 2020 11:46 AM

**To:** Kubisheski, Carlee MAH:EX <Carlee.Kubisheski@gov.bc.ca>

**Cc:** Hitchen, Daniel MAH:EX <Daniel.Hitchen@gov.bc.ca>; Gedney, Vanessa R MAH:EX <Vanessa.Gedney@gov.bc.ca>

**Subject:** RE: Mass Timber Meeting with DMs | October 27

Absolutely!

---

**From:** Kubisheski, Carlee MAH:EX <Carlee.Kubisheski@gov.bc.ca>

**Sent:** October 9, 2020 11:42 AM

**To:** Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>

**Cc:** Hitchen, Daniel MAH:EX <Daniel.Hitchen@gov.bc.ca>; Gedney, Vanessa R MAH:EX <Vanessa.Gedney@gov.bc.ca>

**Subject:** FW: Mass Timber Meeting with DMs | October 27

Hi Michelle,

Can you please work with Dan to ensure the DMO receives the materials prior to the DM briefing on October 21?

Thank you!

**Carlee Kubisheski** | Senior Executive Assistant

To Deputy Minister, Kaye Krishna

Ministry of Municipal Affairs and Housing

778-698-1828

---

**From:** Kubisheski, Carlee MAH:EX

**Sent:** October 9, 2020 11:40 AM

**To:** Krishna, Kaye MAH:EX <Kaye.Krishna@gov.bc.ca>; Vasey, Jeff MAH:EX <Jeff.Vasey@gov.bc.ca>

**Cc:** Gedney, Vanessa R MAH:EX <Vanessa.Gedney@gov.bc.ca>; Hitchen, Daniel MAH:EX <Daniel.Hitchen@gov.bc.ca>; Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>

**Subject:** Mass Timber Meeting with DMs | October 27

Kaye and Jeff,

Confirming the below Mass Timber meetings have been scheduled:

- **October 21: Internal DM Briefing**

- **October 27: Don Wright/Joint DM Meeting**

Thank you,

**Carlee Kubisheski** | Senior Executive Assistant

To Deputy Minister, Kaye Krishna

Ministry of Municipal Affairs and Housing

778-698-1828

---

**From:** Vasey, Jeff MAH:EX <Jeff.Vasey@gov.bc.ca>

**Sent:** October 8, 2020 5:14 PM

**To:** Kubisheski, Carlee MAH:EX <Carlee.Kubisheski@gov.bc.ca>

**Cc:** Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>

**Subject:** MT meeting with DMs

Carlee

The following is information for the two meetings we discussed:

1. Don Wright meeting with DMs preferably mid-week or later the week of Oct 19<sup>th</sup>.  
DMs to include:  
Kaye  
Lori Wannamaker  
Shannon Baskerville  
John Allen  
Christine Kennedy  
Kevin Jardine
2. A few days before the meeting please schedule an hour with Kaye to review materials.  
Please invite:  
Jeff Vasey  
Jarret Hutchinson  
Trilby Hoffman-McGaw

Thank you,

Jeff Vasey

Assistant Deputy Minister

Office of Mass Timber Implementation

Ministry of Municipal Affairs & Housing

T: 250.361-6673

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

INFORMATION NOTE

Cliff #: 151886

Date: January 11, 2021

**PREPARED FOR:** Honourable George Chow, Minister of State for Trade

**ISSUE:** Mass timber briefing plan and resources

**KEY POINTS:**

- **A briefing plan and introductory resources are provided to support the Minister of State for Trade in preparing to chair the Mass Timber Advisory Council (MTAC).**

**OVERVIEW:**

- The Office of Mass Timber Implementation has prepared a briefing plan to support the Minister of State in preparing for an active role in this core mandate issue (see attachment 1). The briefings are organized thematically, and build upon each other.
- Staff recommend four virtual meetings scheduled weekly, up to one-hour in length using Microsoft Teams. The meetings will be a combination of presented material and discussion.
- The following introductory resources are also recommended:
  - A factsheet prepared by Forestry Innovation Investment (FII) that describes what mass timber is (see attachment 2)
  - [www.naturallywood.com](http://www.naturallywood.com), a comprehensive information resource developed by FII to promote B.C. as a global supplier of quality, environmentally responsible forest products from sustainably-managed forests
  - [www.thinkwood.com](http://www.thinkwood.com), a communications campaign, funded primarily by the Softwood Lumber Board, that provides home design and build resources (including for mass timber) to architects, developers, and contractors
  - FII's [Wood First Program](#) which encourages the forest industry, researchers and design professionals to explore innovation in B.C.'s built environment, including through value-added wood products

**NEXT STEPS**

- **JERI's Deputy Minister's Office to work with Minister Chow's Office to schedule the first briefing after Wednesday January 20, 2021 and then weekly after that for a total of four briefings.**

**ATTACHMENTS:**

Attachment 1: Mass Timber briefing plan

Attachment 2: Naturally:wood mass timber factsheet

ADM Contact: Jeff Vasey, 250-361-6673

Prepared by: Mica Munro, Office of Mass Timber Implementation

| Reviewed by               |        |         |        |
|---------------------------|--------|---------|--------|
| Dir: Trilby Hoffman-McGaw | ED: JH | ADM: JV | DM: BP |

## **ATTACHMENT 1: Mass timber briefing plan**

### **Briefing 1: Mass timber introduction**

- a) What is mass timber?
  - i. Why does it need implementation?
  - ii. What problem are we trying to fix?
  - iii. What is our vision and mission?
- b) How are other Ministries involved?
  - i. How has government structured itself to pursue this? What is the Office of Mass Timber Implementation? Is this the best way to fix the problem?
  - ii. What do the mandate letters for other Ministries say? What have they been doing on this file already?
    - How has StrongerBC, B.C.'s Economic Recovery Plan, supported mass timber?
  - iii. What other government commitments/linkages/references exist?
- c) Are there political implications?
  - i. Who else is for this? Who might be against it?
  - ii. What are the prevailing perceptions? Do they need clarifying?
  - iii. Which government and non-government entities are pursuing the same ends?
  - iv. Isn't cutting down trees bad? How does this impact old growth forests?
  - v. How are local governments, treaty and non-treaty First Nations involved?
  - vi. Is there a plan for a broad public awareness campaign?
- d) What does success look like?
  - i. What is the provincial target for use of mass timber in building construction?
  - ii. Who will be the beneficiaries? Rural B.C.? Private sector? Indigenous communities? Large corporations? Small and medium sized businesses?
  - iii. Is there a spectrum of success?

**Briefing 2: Mass Timber Action Plan (MTAP) and Mass Timber Advisory Council (MTAC)**

- a) What have been the consultations to date?
- b) What are the Terms of Reference for the Mass Timber Advisory Council? Who are the proposed members? Have they been invited to a meeting?
- c) What is the Mass Timber Action Plan and how did we arrive at this draft?
  - i. The three major components: Framework + Roll Out Plan + Change Story = MTAP
  - ii. How will the Roadmaps guide the MTAP?
- d) Deeper dive into the 5 high level themes of MTAP
  - i. Knowledge
    - Build an evidence base, fill gaps
  - ii. Competency,
    - Orient the Post Secondary Institution curriculums to mass timber, create opportunities for existing workforce to upskill.
  - iii. Rules & Tools,
    - In addition to changing the Code, complimentary resources needed
    - Bottom line expanded to include carbon accounting
    - Opportunities in design software development, factory hardware
  - iv. Real World Experience,
    - The lynch pin for the entire MTAP; must demonstrate mainstream success.
    - Publicly and privately funded buildings in scope.
  - v. Business Development and Trade
    - Orient MTAP to establish B.C. as an international leader, creating opportunities for export of products, expertise and knowledge services

### **Briefing 3: Triple bottom line**

- a) A deeper dive into the potential benefits, policy tensions (bold claims, myths).
- b) When we are successful, what will be the Change Story from the following perspectives:
  - i. Economic (e.g. jobs, investment, wages, revenue)
    - What are the emerging economies and co-benefits that spin off from mass timber implementation?
    - Is this just about forest products?
    - What are the potential regional economic impacts and how will forest dependant communities benefit from mass timber implementation?
    - What is the impact on job creation?
    - What is the trade potential (domestic, U.S., outside North America)?
    - What is the scale of the potential?
  - ii. Environmental
    - What is CleanBC? Is mass timber featured in CleanBC?
    - What is biogenic carbon? How does mass timber sequester carbon? For how long?
    - Why are the environmental benefits of mass timber contested?
    - What is a life cycle assessment and what does “upstream” and “downstream” mean?
  - iii. Social
    - What is biophilia and how can mass timber play a role in maximizing its positive effect?
    - What progress can be made from a DRIPPA perspective? (e.g. employment, equity, social impact)
    - How will GBA+ analysis guide our work?
    - What are the community benefits of building with mass timber?

**Briefing 4: The bigger picture**

- a) What is the Coordinated National Code Development System?
  - What role does the National Research Council play?
  - What is B.C.'s role?
- b) How is the Canadian Free Trade Agreement related to mass timber implementation in B.C.?
- c) What are the global hot spots for mass timber expertise, experience? Where does B.C. rank amongst those with competitive leadership, early adopter advantage?
- d) Given the small stature of B.C.'s construction market, what is the plan to capitalize on international trade in both products and professional services?
- e) How does this link to issues facing the forestry sector at large?
  - What is "waste fibre"?
- f) How does this link to the manufacturing sector at large?
  - How many manufacturing facilities are needed to serve the market?
- g) How does this link to the potential export of products?
  - What is the natural trading area of mass timber products?
  - Who else is seeking to capture that market?
- h) How does this link to the potential export of knowledge-based services?
  - What are the software, design, engineering opportunities?

## RE: MATERIALS/STAFFING for BRIEFING REQUEST - Mass Timber, Dev. Innovation - AG Min. Eby

---

From: Potheary, Meagan JEDC:EX <Meagan.Potheary@gov.bc.ca>  
To: Flamank, Brittany JERI:EX <Brittany.Flamank@gov.bc.ca>, Cameron, Tara D JEDC:EX <Tara.Cameron@gov.bc.ca>, Liu, Teresa JEDC:EX <Teresa.Liu@gov.bc.ca>, Rondeau, Alyson JEDC:EX <Alyson.Rondeau@gov.bc.ca>  
Cc: Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>  
Sent: January 15, 2021 1:52:12 PM PST

Hi Brittany,

I was able to talk to Jeff who said to arrange for 1 hour to start. He may only need 30 min but thought best to hold the full time.

Meagan

---

**From:** Flamank, Brittany JERI:EX  
**Sent:** January 15, 2021 1:40 PM  
**To:** Potheary, Meagan JEDC:EX ; Cameron, Tara D JEDC:EX ; Liu, Teresa JEDC:EX ; Rondeau, Alyson JEDC:EX  
**Cc:** Ponting, Rebecca JERI:EX  
**Subject:** MATERIALS/STAFFING for BRIEFING REQUEST - Mass Timber, Dev. Innovation - AG Min. Eby  
Hello,  
As confirmed with Meagan, ADM Jeff Vasey to staff and call-in details below.  
Requesting materials (bullets or BN) to support. Thank you  
**Topic: Briefing for Min. David Eby (and MRK) re: Development Innovation / Mass Timber**  
Friday, Jan. 22  
2:00-2:45 p.m. (can shorten down to 30 min, if needed – 45 min. to be safe)  
Conference Call: s.15; s.17 ; Participant: s.15; s.17 (JERI MO to moderate)  
Sincerely,

### Brittany Flamank

Administrative Coordinator to  
The Honourable Minister Ravi Kahlon  
Minister of Jobs, Economic Recovery and Innovation  
**O:** 236-478-1859 | **C:** 250-208-4128  
[brittany.flamank@gov.bc.ca](mailto:brittany.flamank@gov.bc.ca)

---

**From:** Flamank, Brittany JERI:EX  
**Sent:** January 13, 2021 4:41 PM  
**To:** Potheary, Meagan JEDC:EX <Meagan.Potheary@gov.bc.ca>; Cameron, Tara D JEDC:EX <Tara.Cameron@gov.bc.ca>; Liu, Teresa JEDC:EX <Teresa.Liu@gov.bc.ca>; Rondeau, Alyson JEDC:EX <Alyson.Rondeau@gov.bc.ca>  
**Cc:** Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>  
**Subject:** BRIEFING REQUEST - Mass Timber, Dev. Innovation - AG Min. Eby  
Hello,  
Would it be possible to set up a conference call briefing about development innovation/mass timber for Minister David Eby (and Minister Kahlon) sometime between 2:00-4:00 p.m. on Friday, Jan. 22?  
For connectivity details, we could use s.15; s.17 **Participant: s.15; s.17 (MO to moderate)**  
Sincerely,

### Brittany Flamank

Administrative Coordinator to  
The Honourable Minister Ravi Kahlon  
Minister of Jobs, Economic Recovery and Innovation  
**O:** 236-478-1859 | **C:** 250-208-4128  
[brittany.flamank@gov.bc.ca](mailto:brittany.flamank@gov.bc.ca)

---

**From:** Nanninga, Tanera AG:EX <Tanera.Nanninga@gov.bc.ca>  
**Sent:** January 13, 2021 3:09 PM

**To:** Flamank, Brittany JERI:EX <[Brittany.Flamank@gov.bc.ca](mailto:Brittany.Flamank@gov.bc.ca)>

**Cc:** Normand, Nicole AG:EX <[Nicole.Normand@gov.bc.ca](mailto:Nicole.Normand@gov.bc.ca)>

**Subject:** Briefing for the AG

Good afternoon Brittany,

My Minister would like a briefing via conference call from your Ministry regarding development innovation-mass timber. Apparently our MA's have already discussed. Are you able to assist with scheduling this? Minister Eby is available January 22<sup>nd</sup> between 2pm and 4pm.

Thank you,

**Tanera Nanninga**

Administrative Coordinator to the Honourable David Eby, QC

Attorney General and Minister responsible for Housing

Phone: (778-974-5933)

## Letter from Mayor Jonathan Coté

---

From: Sophie Schreder <sschreder@newwestcity.ca>  
To: JTT.Minister@gov.bc.ca, Minister, JERI JERI:EX <JERI.Minister@gov.bc.ca>  
Cc: Denise Tambellini <dtambellini@newwestcity.ca>  
Sent: January 26, 2021 11:27:50 AM PST  
Attachments: image001.jpg, MO2021 - BC Cabinet Minister Congratulations - Minister Ravi Kahlon.pdf

**[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.**

Dear Minister Kahlon,  
Please see attached letter from Mayor Jonathan Coté. A hard copy will follow by mail.  
If you have any questions or inquiries, please do not hesitate to reach out directly or contact Denise Tambellini, Manager Intergovernmental and Community Relations via email or phone.

**Denise A. Tambellini** | Manager Intergovernmental and Community Relations  
M 604-340-9373 | E [Dtambellini@newwestcity.ca](mailto:Dtambellini@newwestcity.ca)

Kind Regards,

Sophie

**Sophie Schreder** | Executive Assistant to the Mayor  
T 604.527.4522 | E [sschreder@newwestcity.ca](mailto:sschreder@newwestcity.ca)

 City of New Westminster | Office of the CAO  
511 Royal Avenue, New Westminster, BC V3L 1H9  
[www.newwestcity.ca](http://www.newwestcity.ca)

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January 25, 2021

The Honourable Ravi Kahlon  
Minister of Jobs, Economic Recovery and Innovation  
Parliament Buildings  
Victoria, BC V8V 1X4

[Sent via email: [JTT.Minister@gov.bc.ca](mailto:JTT.Minister@gov.bc.ca) ]

Dear Minister Kahlon,

Congratulations on your recent appointment as Minister of Jobs, Economic Recovery and Innovation in Premier Horgan's Provincial Executive Cabinet. We look forward to working with you to develop mutually beneficial programs and services through the work of your ministry. We appreciate the Province of British Columbia's continued support for the City of New Westminster throughout the COVID-19 pandemic. We are facing challenging times that will take all levels of government working collaboratively to meet the needs of our communities.

In particular, we are looking forward to working directly with you in the following areas:

- To support your work on economic recovery for local and small businesses as we continue to navigate through the COVID-19 pandemic;
- To support the provincial governments objective of building a more innovative low-carbon economy; and
- To contribute to the Mass Timbre action plan by implementing mass timber into the New Westminster Aquatic Centre and Community Facility.

Office of the Mayor  
Corporation of the City of New Westminster  
511 Royal Avenue, New Westminster, BC • Canada V3L 1H9 T (604) 527 4522 F (604) 527 4594  
[www.newwestcity.ca](http://www.newwestcity.ca)

Our Council is dedicated to create an equitable, inclusive and welcoming City that will reconcile its past and work towards a better quality of life for all the residents. City priorities align with the Provincial government's mandate on many fronts; to deliver **affordable housing** to serve our most vulnerable populations, weathering and supporting **culture and economic recovery** through the COVID-19 pandemic, **addressing the opioid crisis** and taking bold action to **address the climate emergency** as identified by Council when we declared a state of climate emergency in 2019.

We look forward to working with you in the coming term to advance mutual priorities to benefit the City of New Westminster and the Province of British Columbia.

Respectfully,



Jonathan X. Côté  
MAYOR

## FW: 152259 Incoming FW: Structurlam Follow Up

---

From: Cameron, Tara D JEDC:EX <Tara.Cameron@gov.bc.ca>  
To: Liu, Teresa JEDC:EX <Teresa.Liu@gov.bc.ca>  
Cc: Rondeau, Alyson JEDC:EX <Alyson.Rondeau@gov.bc.ca>  
Sent: February 1, 2021 3:30:49 PM PST

Hi Teresa, can you pls send to staff for action

---

**From:** Duguay, Ilene JEDC:EX  
**Sent:** February 1, 2021 3:26 PM  
**To:** Cameron, Tara D JEDC:EX  
**Cc:** Rondeau, Alyson JEDC:EX ; Chang, Stephanie JEDC:EX  
**Subject:** RE: 152259 Incoming FW: Structurlam Follow Up

Hello Tara:  
Cliff #152259  
Thank you,  
Ilene

---

**From:** Chang, Stephanie JEDC:EX <[Stephanie.Chang@gov.bc.ca](mailto:Stephanie.Chang@gov.bc.ca)>  
**Sent:** February 1, 2021 12:16 PM  
**To:** Cameron, Tara D JEDC:EX <[Tara.Cameron@gov.bc.ca](mailto:Tara.Cameron@gov.bc.ca)>  
**Cc:** Rondeau, Alyson JEDC:EX <[Alyson.Rondeau@gov.bc.ca](mailto:Alyson.Rondeau@gov.bc.ca)>; Duguay, Ilene JEDC:EX <[Ilene.Duguay@gov.bc.ca](mailto:Ilene.Duguay@gov.bc.ca)>  
**Subject:** 152259 Incoming FW: Structurlam Follow Up

Hi Tara,  
Once scheduled, can we request a meeting note and program staff to attend?  
Thanks,  
Stephanie Chang  
**Ministerial Advisor to the Hon. George Chow, Minister of State for Trade**  
Ministry of Jobs, Economic Recovery and Innovation | BC Parliament Buildings Rm 027  
[Stephanie.Chang@gov.bc.ca](mailto:Stephanie.Chang@gov.bc.ca) | Mobile: 250-886-5442

---

**From:** Chang, Stephanie JEDC:EX  
**Sent:** February 1, 2021 12:10 PM  
**To:** 'rmcdougall@structurlam.com' <[rmcdougall@structurlam.com](mailto:rmcdougall@structurlam.com)>  
**Cc:** Duguay, Ilene JEDC:EX <[Ilene.Duguay@gov.bc.ca](mailto:Ilene.Duguay@gov.bc.ca)>; Rondeau, Alyson JEDC:EX <[Alyson.Rondeau@gov.bc.ca](mailto:Alyson.Rondeau@gov.bc.ca)>; Cameron, Tara D JEDC:EX <[Tara.Cameron@gov.bc.ca](mailto:Tara.Cameron@gov.bc.ca)>; 'omchugh@structurlam.com' <[omchugh@structurlam.com](mailto:omchugh@structurlam.com)>  
**Subject:** RE: Structurlam Follow Up

Hi Ron & Orlagh,  
Thanks for reaching out to our office. We're also keenly interested in continuing the conversation around mass timber.

Does a MS Teams meeting next Wednesday, Feb 10<sup>th</sup> from 2 — 2:45pm work with your schedules?

Best,  
Stephanie  
Stephanie Chang  
**Ministerial Advisor to the Hon. George Chow, Minister of State for Trade**  
Ministry of Jobs, Economic Recovery and Innovation | BC Parliament Buildings Rm 027  
[Stephanie.Chang@gov.bc.ca](mailto:Stephanie.Chang@gov.bc.ca) | Mobile: 250-886-5442

---

**From:** Ron McDougall <[rmcdougall@structurlam.com](mailto:rmcdougall@structurlam.com)>  
**Sent:** Monday, February 1, 2021 11:09 AM  
**To:** Chow.MLA, George <[George.Chow.MLA@leg.bc.ca](mailto:George.Chow.MLA@leg.bc.ca)>  
**Cc:** Orlagh Mchugh <[omchugh@structurlam.com](mailto:omchugh@structurlam.com)>  
**Subject:** Structurlam Follow Up

Hello George,  
I enjoyed speaking with you when you visited our booth at the recent Global Buyers Mission event.  
I'd like to continue the conversation when time permits.  
My contact info is below, perhaps Stephanie could arrange another call?  
Thanks,

Ron



**Ron McDougall**

Mass Timber Specialist

Structurlam

T 250.492.8912

F 250.492.8906

M 250.462.5548

[structurlam.com](http://structurlam.com)

**MEETING NOTE**

Cliff #: 152259

Date: February 5, 2021

**PREPARED FOR:** Honourable George Chow, Minister of State for Trade

**MEETING WITH:** Structurlam

**DATE AND TIME OF MEETING:** February 10, 2021 at 2:00pm to 2:45pm

**ATTENDEES:**

- Hardy Wentzel, CEO, Structurlam
- Ron McDougall, Mass Timber Specialist, Structurlam
- Orlagh McHugh, Mass Timber Specialist, Structurlam

**ISSUE(S):** Mass Timber discussion with Structurlam

**KEY POINTS:**

- Structurlam is one of three mid-size mass timber producers in B.C. and supplies mass timber to international markets.
- The company has identified 4 key topics for discussion:
  - High insurance rates for mass timber construction projects
  - Site-specific regulations process and inefficiencies
  - Leveraging the mass timber success story
  - European supplier competition

**BACKGROUND:**

Structurlam Mass Timber Corporation (Structurlam) is a Penticton-based company and leader in North America's mass timber industry. The company has been producing glulam in the Okanagan Valley since 1962 and became the first company in North America to produce cross-laminated timber (CLT) in 2011. It also supplied mass timber for UBC's Brock Commons student residence.

Structurlam upgraded their B.C. CLT facility in 2016 after receiving \$5.7M provincial and federal funding, and in 2019 announced a \$90M facility in Conway, Arkansas. The new 288,000 square foot facility is expected to open in July 2021 and will be one of the largest CLT and glulam factories in the world. According to an RBC capital market report, this upgrade has positioned them as one of the most important producers in North America and will drive the majority of growth in the near term.

## **DISCUSSION:**

Structurlam requested a meeting to discuss key issues facing B.C.'s mass timber industry as Minister George Chow will be chairing the Mass Timber Advisory Council and responsible for some of the stakeholder consultations that inform the development of government's Mass Timber Action Plan.

### **High insurance rates for mass timber construction projects**

- Builders typically get builder insurance when constructing a building to ensure completion in the event of fire, flood or other accidents.
- Insurance rates for mass timber construction projects can be 6-7 times higher than for concrete or steel, and industry reports it can be more difficult to get coverage for mass timber projects.
- Insurance companies rely on statistics (e.g. risk of events, measures to avoid, and remediation costs) to decide whether or not to insure, and at what rate. There is currently a lack of mass timber specific data.
- Insurance companies often do not differentiate mass timber from lightweight wood frame, even though risk levels are quite different.
- Mass timber demonstration projects, such as those funded by the new Mass Timber Demonstration Program, can support insurance decisions by building awareness of mass timber and providing real-world data.

### **Site specific regulations process and inefficiencies**

- The Minister responsible for the Building Act (currently the Attorney General) has authority to create site-specific regulations (SSR) that allow construction of buildings beyond the scope and scale of the B.C. Building Code.
- SSRs have been used judiciously to repeal elements of the Code and add substitute requirements that allow for increased mass timber use while ensuring adequate safety and building performance standards.
- They require a strong partnership from the Province, local government of jurisdiction and the proponent to be successful.
- While SSRs have been an effective way to authorize a small number of buildings to date that showcase the innovative use of mass timber, they are inefficient to administer and not widely promoted or used.
- UBC's 18-storey Brock Commons student residence was authorized by an SSR.

### **Leveraging the mass timber success story**

- The 2021 International Building Code changed its provisions to allow construction of mass timber buildings up to 18-storeys. If adopted across North America, this has potential to significantly expand the market for tall-wood construction.
- The increasing importance of climate policy has the potential to accelerate international demand for mass timber.
- Mass timber can decarbonize buildings by reducing embodied carbon which accounts for 11% of global emissions.

**European supplier competition**

- The European mass timber industry is much more advanced than North America's (e.g. more sophisticated products, economies of scale and lower costs).
- European suppliers successfully compete with local manufacturers, as they are cost-competitive even when transportation from Europe is factored in.
- Germany and Austria are the biggest players. In 2019, they manufactured 73% of total EU CLT and represented 55% of total CLT consumption in Europe.
- Stora Enso (a large Austrian-based mass timber manufacturing company) recently received approval to produce and deliver CLT into the U.S. in accordance with the new International Building Code. It has also received certification for compliance with the North American Standard for Performance-Rated CLT.

**SUGGESTED RESPONSE:**

- The Province is committed to supporting B.C.'s mass timber industry.
- Minister Ravi Kahlon is accountable for developing and implementing the cross-government Mass Timber Action Plan.
- I'm pleased to support that work through my new role as Chair of the proposed Mass Timber Advisory Council.
- Thank you for sharing your insights and concerns. I will report back to Minister Kahlon and to Ministry staff.

ADM Contact: Jeff Vasey, 250 361-6673

Prepared by: Mica Munro, The Office of Mass Timber Implementation

| Reviewed by               |         |                 |
|---------------------------|---------|-----------------|
| Dir: Trilby Hoffman-McGaw | ED: N/A | ADM: Jeff Vasey |

## Date for Inaugural MTAC Meeting

---

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>  
To: Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>, Flamank, Brittany JERI:EX <Brittany.Flamank@gov.bc.ca>  
Cc: Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>  
Sent: February 18, 2021 4:37:41 PM PST

Hi Team,

We're looking to set a date for the inaugural Mass Timber Advisory Council (MTAC) meeting, which is very exciting! Minister Kahlon, Minister Chow and Minister Conroy will be in attendance.

Brittany or Ilene – could either of you work with Minister Conroy's office to find a date and time that works for all three Ministers? During the week of March 29<sup>th</sup> (break week) for 2.5 hours. We're hoping to have a date set by next Monday so that we can include this date in correspondence that is going out next week.

Thank you!

Stephanie Chang  
**Ministerial Advisor to the Hon. George Chow, Minister of State for Trade**  
Ministry of Jobs, Economic Recovery and Innovation | BC Parliament Buildings Rm 027  
[Stephanie.Chang@gov.bc.ca](mailto:Stephanie.Chang@gov.bc.ca) | Mobile: 250-886-5442

## FW: Geric Construction Zoom meeting

---

From: Kahlon.MLA, Ravi <Ravi.Kahlon.MLA@leg.bc.ca>  
To: Minister, JERI JERI:EX <JEDC.Minister@gov.bc.ca>, Minister, JERI JERI:EX <JERI.Minister@gov.bc.ca>  
Sent: February 19, 2021 1:28:52 PM PST

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**From:** Richard Michaels  
**Date:** Thursday, February 18, 2021 at 2:26 PM  
**To:** "Kahlon.MLA, Ravi"  
**Subject:** Geric Construction Zoom meeting

Hello Ravi,

My name is Richard Michaels. I serve on the Victoria Chamber Board of Directors with Ceo Bruce William. I also am President of Macrim Solutions a Real Estate Land Development Consulting firm located in Saanich BC.

I want to thank you for your insight and update today on the Economic Recovery and Innovation zoom meeting. I really enjoyed it.

It was good to know how keenly informed and aware of the Mike Geric Construction Tresah Mass Timber development project on Speed Street across from Mayfair mall.

I work directly with Ed Geric, President of Mike Geric Construction as a land development consultant. I work in all aspects of project development including but not limited to land acquisitions, residential assembly, commercial and industrial property procurement. I and assist as needed in the municipal approval process. I also am heavily involved in the marketing and promotions of unit sales.

One of the primary reasons I enjoy working with Geric Construction is because of Ed Geric's forward-thinking and willingness to be at the leading edge of new building technology applications applied to sustainable new housing project developments.

Ed informed me that he and a couple of other team members met with you prior to the last election regarding mass timber. We would like to schedule a zoom meeting with you at your availability next week to give you an update on Tresah and discuss a couple of other relevant topics.

**Ravi at Ed's request if you would kindly provide me with the dates and times of your availability to meet next week on a Zoom call with us I will have my assistant set everything up in a calendar invite link.**

I have scheduled a meeting with Lana Popham for Ed and me which takes place tomorrow.

Once again great meeting today!

I look forward to hearing from you at your earliest convenience.

Regards,

Richard Michaels



**Richard Michaels**  
MACCRIM Solutions  
**Chief Executive Officer**  
[maccrimsolutions.com](http://maccrimsolutions.com)  
**ph.** (250) 516-5207  
**cell.** (250) 886-9132



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## FWDING MEETING REQUEST - Mass Timber - Petri Heino, Program Director, Ministry of the Environment, Finland

---

From: Flamank, Brittany JERI:EX <Brittany.Flamank@gov.bc.ca>  
To: Potheary, Meagan JERI:EX <Meagan.Potheary@gov.bc.ca>, Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>, Rondeau, Alyson JERI:EX <Alyson.Rondeau@gov.bc.ca>, Liu, Teresa JERI:EX <Teresa.Liu@gov.bc.ca>  
Cc: Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>  
Sent: February 22, 2021 12:14:45 PM PST  
Attachments: image001.png

Good morning,

We have been advised to refer this meeting request to ministry staff and to ask if ADM Jeff Vasey could meet with Petri Heino (contact details below).

Petri Heino

Program Director, Wood Building Program

Ministry of the Environment | Department of the Built Environment  
Aleksanterinkatu 7, Helsinki, Finland  
P.O.Box 35, FI-00023 VALTIONEUVOSTO  
+358 295250203  
+358 505949923 (mob.)

Sincerely,

**Brittany Flamank** | Administrative Coordinator  
Honourable Ravi Kahlon | Minister of Jobs, Economic Recovery and Innovation  
P: 236-478-1859 | E: [Brittany.Flamank@gov.bc.ca](mailto:Brittany.Flamank@gov.bc.ca)

---

**From:** [Petri.Heino@ym.fi](mailto:Petri.Heino@ym.fi) <[Petri.Heino@ym.fi](mailto:Petri.Heino@ym.fi)>  
**Sent:** February 19, 2021 2:53 AM  
**To:** Purdy, Sandra FLNR:EX <[Sandra.Purdy@gov.bc.ca](mailto:Sandra.Purdy@gov.bc.ca)>  
**Subject:** VS: Mass Timber call with Parliamentary Secretary Ravi Kahlon

**[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.**

Hi Sandra,

hope You are fine in these difficult times. Would like to follow the development in Canada regarding wood construction.

With best regards,

Petri

---

**Lähetäjä:** Purdy, Sandra FLNR:EX <[Sandra.Purdy@gov.bc.ca](mailto:Sandra.Purdy@gov.bc.ca)>  
**Lähetetty:** tiistai 22. syyskuuta 2020 23.42

**Vastaanottaja:** Heino Petri (YM) <[Petri.Heino@ym.fi](mailto:Petri.Heino@ym.fi)>

**Aihe:** RE: Mass Timber call with Parliamentary Secretary Ravi Kahlon

Good morning Petri,

Thank you very much for reaching out. Unfortunately, our Premier has called an election for October 24<sup>th</sup> so we will be putting meetings on hold at this time.

Best regards to you,

Sandra

---

**From:** [Petri.Heino@ym.fi](mailto:Petri.Heino@ym.fi) <[Petri.Heino@ym.fi](mailto:Petri.Heino@ym.fi)>

**Sent:** September 22, 2020 1:42 AM

**To:** Purdy, Sandra FLNR:EX <[Sandra.Purdy@gov.bc.ca](mailto:Sandra.Purdy@gov.bc.ca)>

**Cc:** Beattie, Michelle MAH:EX <[Michelle.Beattie@gov.bc.ca](mailto:Michelle.Beattie@gov.bc.ca)>

**Subject:** VS: Mass Timber call with Parliamentary Secretary Ravi Kahlon

**[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.**

Hi Sandra,

time is flying.. Would be happy to discuss with Mr Kahlon in the near future about governmental actions re. timber construction. Will You suggest possible time slots?

With best regards,

Petri Heino

Program Director, Wood Building Program

Ministry of the Environment | Department of the Built Environment

Aleksanterinkatu 7, Helsinki, Finland

P.O.Box 35, FI-00023 VALTIONEUVOSTO

+358 295250203

+358 505949923 (mob.)

Puurakentamisen toimenpideohjelma

Tilaa Puurakentamisen uutiskirje!

Oppaat vähähiiliseen rakentamiseen

[ym.fi/puurakentaminen](http://ym.fi/puurakentaminen)

[ym.fi/puukirje](http://ym.fi/puukirje)

[ym.fi/vahahiilinenrakentaminen](http://ym.fi/vahahiilinenrakentaminen)

---

**Lähetettäjä:** Purdy, Sandra FLNR:EX <[Sandra.Purdy@gov.bc.ca](mailto:Sandra.Purdy@gov.bc.ca)>

**Lähetetty:** maanantai 20. heinäkuuta 2020 19.33

**Vastaanottaja:** Heino Petri (YM) <[Petri.Heino@ym.fi](mailto:Petri.Heino@ym.fi)>

**Kopio:** Beattie, Michelle MAH:EX <[Michelle.Beattie@gov.bc.ca](mailto:Michelle.Beattie@gov.bc.ca)>

**Aihe:** RE: Mass Timber call with Parliamentary Secretary Ravi Kahlon

Hello Petri,

Thank you for getting back to me. How about we reconnect when you are available the week of August 10th and we can set up a time/date that will accommodate us all.

Thank you

Sandra

---

**From:** Petri.Heino@ym.fi <Petri.Heino@ym.fi>  
**Sent:** July 18, 2020 4:15 AM  
**To:** Purdy, Sandra FLNR:EX <Sandra.Purdy@gov.bc.ca>  
**Subject:** VS: Mass Timber call with Parliamentary Secretary Ravi Kahlon

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Sandra,

thank you for the proposal and I am really happy to discuss with Mr Kahlon. But the proposed time is not suitable for me. I am now travelling in Central Europe, and cannot fix a meeting for Tuesday evening Central European Time. The week 31 would be more suitable, but also then please recognize 10 hour time difference. Hope to hear from You soon and thanks for the news release.

With best regards,

Petri

---

**Lähetettäjä:** Purdy, Sandra FLNR:EX <Sandra.Purdy@gov.bc.ca>  
**Lähetetty:** lauantai 18. heinäkuuta 2020 1.41  
**Vastaanottaja:** Heino Petri (YM) <Petri.Heino@ym.fi>  
**Aihe:** Mass Timber call with Parliamentary Secretary Ravi Kahlon

Good afternoon Petri,

I am reaching out to schedule a call between you and Parliamentary Secretary Ravi Kahlon. PS Kahlon was recently appointed by the Premier to lead the coordination and implementation of mass timber in public and private sector buildings (I have attached the news release announcing his appointment). PS Kahlon would like to meet/call with you to talk about mass timber, so he can explain his new mandate while also engaging with stakeholders who are involved in the topic of mass timber.

Date/time available is:

**Tuesday, July 21<sup>st</sup>**  
2:00 – 2:30pm

Please let me know if this time works.

Thank you  
Sandra

***Sandra Purdy***

Administrative Assistant to the

**Honourable Doug Donaldson**

Minister of Forests, Lands, Natural Resource Operations and Rural Development

t 250.387-6240 f 250.387.1040

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## FW: Mass Timber Guidelines\_Engagement Opportunity\_Engineers and Geoscientists BC

---

From: Flamank, Brittany JERI:EX <Brittany.Flamank@gov.bc.ca>  
To: Minister, JERI JERI:EX <JERI.Minister@gov.bc.ca>  
Sent: February 22, 2021 12:16:24 PM PST

---

**From:** Ollie Campbell  
**Sent:** February 19, 2021 5:09 PM  
**To:** Flamank, Brittany JERI:EX  
**Cc:** Deesh Olychick  
**Subject:** Mass Timber Guidelines\_Engagement Opportunity\_Engineers and Geoscientists BC

**[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.**

Hi Brittany,

We sent the meeting request, below, to Minister Kahlon on January 28, 2021. I appreciate that finding (virtual) meeting time is challenging in the current environment, particularly with the Minister's portfolio and responsibilities.

However, I wanted to highlight that (in conjunction with the Architectural Institute of BC) our 12-storey Encapsulated Mass Timber Guidelines will be published on March 30, 2021. We would welcome the Minister's engagement in the launch of these guidelines, and would be happy to discuss options for involvement with the Minister's office.

If being involved in the launch is something that is of interest to the Minister, please let me know.

Regards,

Ollie

**Ollie Campbell | Senior Policy Analyst, Corporate Governance & Strategy**

Engineers and Geoscientists British Columbia  
200 - 4010 Regent Street, Burnaby, BC, V5C 6N2  
**Tel:** 604.430.8035 ext. 8189 | **Toll-Free:** 1.888.430.8035 ext. 8189 | **Web:** [egbc.ca](http://egbc.ca)

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---

**From:** Ollie Campbell **On Behalf Of** Ann English CEO and Registrar  
**Sent:** January 28, 2021 5:40 PM  
**To:** 'JERI.Minister@gov.bc.ca' <JERI.Minister@gov.bc.ca>  
**Cc:** Deesh Olychick <[olychick@egbc.ca](mailto:olychick@egbc.ca)>  
**Subject:** Meeting Request – Mass Timber Briefing - Engineers and Geoscientists BC

Dear Minister Kahlon,

Engineers and Geoscientists BC regulates the professions of professional engineering and geoscience under the authority of the *Engineers and Geoscientists Act* and the new *Professional Governance Act*. BC's 37,000 professional engineers and geoscientists pursue progress and prosperity for all British Columbians, while balancing the need for a safe, secure and sustainable future.

On behalf of Engineers and Geoscientists BC, I am writing to follow-up on our previously arranged meeting, which was scheduled to take place on September 29, 2020. With the calling of the 2020 provincial election, the meeting was postponed. We would like to find another time to meet with you to discuss how Engineers and Geoscientists BC is working on key initiatives that align with your Ministry and the Government's goals.

Specifically, we would like to meet to brief you on our recently developed practice guidelines for 12-storey Encapsulated Mass Timber Buildings. These guidelines were prepared in partnership with the Architectural Institute of BC and will support the updated building code and set the standard for the safe design of 12-storey mass timber buildings. We would welcome the prospect to explore the potential of involving your office in the publication of these guidelines, currently scheduled for mid-March, 2021. In addition, we would take the opportunity to brief you on a survey we conducted of our registrants, exploring the impact of COVID-19 on our professions, as you continue to plan BC's economic recovery.

We remain committed to diversity and inclusion and are striving to support reconciliation with Indigenous people and raising the number of newly licensed engineers who are women; these key commitments underpin our efforts across Engineers and Geoscientists BC.

We would welcome an opportunity to sit down with you at your earliest convenience to discuss our shared priorities. Thank you in advance for your consideration of this request. Should you have any questions, please do not hesitate to contact me at [ceo@egbc.ca](mailto:ceo@egbc.ca) or 604-412-4850.

Kind regards,

Ann

**Ann English, P.Eng., FEC, FCSSE | Chief Executive Officer & Registrar**

Engineers and Geoscientists British Columbia

200 - 4010 Regent Street, Burnaby, BC, V5C 6N2

**Tel:** 604.412.4850 | **Toll-Free:** 1.888.430.8035 ext.4850 | **Web:** [egbc.ca](http://egbc.ca)

***The Professional Governance Act will soon be in force. Learn more about what's changing, including new obligations and requirements for registrants, at [egbc.ca/pga](http://egbc.ca/pga).***

***To meet the latest advice from public health officials, our office is temporarily closed to help prevent the spread of COVID-19. We will continue to work remotely to support our operations. For the latest information, please visit our website at [egbc.ca/COVID-19](http://egbc.ca/COVID-19).***

## FW: Further briefing suggestions for MGC

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From: Caen, TD~~EXaenE . @v. @ cD. EXaenE~~ Caen, R , odul 3 ey  
so: St , t e3T~~EnE . @v. @ cV. EnE~~ St , t e3R , odul 3 ey  
DENJ FEurt er3 01T070P P: Mp: MP hi hDs  
Hi Ilene,

Can you reach out to Michelle Beattie and schedule 30-minute meetings for MGC for the three individuals listed in Jeff's e-mail? If we can schedule these for the week of March 8<sup>th</sup>, that would be great.

Thanks,

D~~EXaenE~~ Caen,  
**Ministerial Advisor to the Hon. George Chow, Minister of State for Trade**  
i 4 J3 ol . ouf T@ onom\* g E odEr3 en| vnnodeJon B5C her2emEnJ5t 4 4, f g m 70-  
D~~EXaenE~~ Caen, R , odul 3 e Bi ou 4E: 0M78648Mpp0

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**From:** Chang, Stephanie JERI:EX  
**Sent:** February 23, 2021 1:46 PM  
**To:** Vasey, Jeff MAH:EX ; Cameron, Tara D JERI:EX ; Beattie, Michelle MAH:EX ; Gisborne, Carolyn MAH:EX  
**Cc:** Hutchinson, Jarrett MAH:EX  
**Subject:** RE: Further briefing suggestions for MGC

Thank you for this, Jeff! I will reach out to Michelle and arrange for meetings in the coming weeks.

D~~EXaenE~~ Caen,  
**Ministerial Advisor to the Hon. George Chow, Minister of State for Trade**  
i 4 J3 ol . ouf T@ onom\* g E odEr3 en| vnnodeJon B5C her2emEnJ5t 4 4, f g m 70-  
D~~EXaenE~~ Caen, R , odul 3 e Bi ou 4E: 0M78648Mpp0

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**From:** Vasey, Jeff MAH:EX <Jeff.Vasey@gov.bc.ca>  
**Sent:** February 23, 2021 12:13 PM  
**To:** Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>; Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>; Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>; Gisborne, Carolyn MAH:EX <Carolyn.Gisborne@gov.bc.ca>  
**Cc:** Hutchinson, Jarrett MAH:EX <Jarrett.Hutchinson@gov.bc.ca>  
**Subject:** Further briefing suggestions for MGC

Stephanie

In briefings with MGC we discussed additional thought leaders that he could meet with to further build relationship and help prepare him for this role as chair of the Mass Timber Advisory Council (MTAC). I recommend Minister Chow meet with the following people:

- Rocki Sethi- COO, Adera Development Corporation
- Lynn Embury-Williams, Executive Director for Wood WORKS!
- Susan Yurkovich, President and CEO, Council of Forest Industries

Michelle in my office will be happy to assist with contact information if it is required.

Additionally, my office will provide support for MGC in his role as chair and be the secretariat for MTAC. Caroline Gisborne will be the point person for this when we get up and running.

Respectfully,

Jeff Vasey

Assistant Deputy Minister  
Office of Mass Timber Implementation  
Jobs, Economic Recovery and Innovation

T: 250.361-6673

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

INFORMATION NOTE

Cliff #: 152218

Date: February 25, 2021

**PREPARED FOR:** Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation, and Honourable George Chow, Minister of State for Trade

**ISSUE:** Mass Timber Advisory Council status update

**KEY POINTS:**

- The Office of Mass Timber Implementation (OMTI) is working with Minister Ravi Kahlon's office to finalize membership and terms of reference for the Mass Timber Advisory Council (MTAC).
- The inaugural meeting is planned for Spring 2021.

**DISCUSSION:**

The idea of a stakeholder advisory forum for mass timber <sup>s.12</sup>  
s.12 Between May and September 2020, Minister Kahlon met with 38 stakeholders in the construction, development and forest manufacturing industries (see attachment 1 for more detail). Many of these thought leaders were asked about on-going interest in participating in the new Mass Timber Advisory Council (MTAC).

A proposed membership has been identified to ensure representation from a wide range of industry thought leaders, Indigenous groups and local government. In September 2020, Minister Kahlon began, by phone, formally inviting members to join. The process of confirming membership is now resuming post-election. ADM Jeff Vasey has contacted the remaining members and confirmed their interest in participating.

- A letter formally thanking confirmed members for their interest and commitment has been drafted for signature by both Ministers (see attachment 2).

- s.13

A draft terms of reference, outlining MTAC's purpose and member responsibilities, will be finalized once all members have been confirmed. <sup>s.13</sup>

s.13

The inaugural kick-off meeting is planned for Spring 2021 to welcome and advise members of government's intentions for the Mass Timber Action Plan. Minister Kahlon, Honourable Katrine Conroy, Minister of Forests, Lands, Natural Resource Operations and Rural Development, and Honourable David Eby, Attorney General and Minister responsible for Housing will be invited to the inaugural and/or subsequent meetings where the agenda aligns with their respective portfolios. Following meetings will have more structure and more information available in advance—e.g. Action Plan draft (planned for 6 months after kick-off meeting).

#### **NEXT STEPS:**

s.13

#### **ATTACHMENTS:**

Attachment 1 – Consultation summary

Attachment 2 – MTAC member thank you letter

Attachment 3 – s.13

Attachment 4 –

ADM Contact: Jeff Vasey, 250 361 6673

Office of Mass Timber Implementation

| Reviewed by |     |         |        |
|-------------|-----|---------|--------|
| Dir: THM    | ED: | ADM: JV | DM: BP |

## The Office of Mass Timber and Minister Kahlon Industry Consultation Summary

| Stakeholder                                                | Contact Info                                                    | Stakeholder Overview                                                                                          |
|------------------------------------------------------------|-----------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------|
| <b>Adera Development</b>                                   | Rocky Sethi                                                     | A multi-disciplinary real estate organization with a development portfolio of homes and commercial space.     |
| <b>Fast &amp; Epp</b>                                      | Paul Fast                                                       | An international structural engineering firm that focuses on exposed, architecturally expressive structures.  |
| <b>GHL Consultants Ltd</b>                                 | Andrew Harmsworth                                               | A fire engineering and building code consultant firm based in Vancouver, BC.                                  |
| <b>MG Architecture</b>                                     | Michael Green                                                   | A mass-timber focused architecture firm and Kattera design partner.                                           |
| <b>SCIUS Advisory Inc.</b>                                 | Helen Goodland                                                  | Vancouver-based boutique consulting firm, focused on climate and wood products.                               |
| <b>Seagate Mass Timber</b>                                 | Ralph Austin                                                    | Surrey-based leader in design, prefab & installation of mass timber & large CLT wood building projects.       |
| <b>StructureCraft Builders</b>                             | Gerald Epp                                                      | Abbotsford-based team of structural engineers & builders delivering mass timber and custom design structures. |
| <b>Structurelam</b>                                        | Hardy Wentzel                                                   | Penticton-based, North American leading mass timber manufacturer.                                             |
| <b>UNBC</b>                                                | Guido Wimmers                                                   | Home to the Wood Design and Innovation Centre, and offers Wood Engineering Program.                           |
| <b>Perkins+Will</b>                                        | Derek Newby                                                     | International design practice with a Vancouver office.                                                        |
| <b>University of Alberta, Faculty of Engineering</b>       | Ying Hei Chui<br>Michael Loeth                                  | Engineering program with mass timber linkages.                                                                |
| <b>COFI - Council of Forest Industries</b>                 | Anne Ho<br>Alison Wensink<br>Trudy Maygard<br>Christine Kennedy | Associations that represents the BC forestry industry.                                                        |
| <b>ILMA - Interior Lumber Manufacturers' Assoc.</b>        | Dan Battistelle                                                 | Association that represents the local forestry companies in the BC southern interior.                         |
| <b>BC Wood</b>                                             | Brian Hawrysh                                                   | Association that represents the value-added forestry industry, focused on innovation and markets.             |
| <b>City of Campbell River</b>                              | Mayor Andy Adams                                                | Local government                                                                                              |
| <b>City of North Vancouver</b>                             | Mayor Linda Buchanan                                            | Local government                                                                                              |
| <b>City of Mission</b>                                     | Mayor Pam Alexis                                                | Local government                                                                                              |
| <b>Township of Langley</b>                                 | Mayor Jack Froese                                               | Local government                                                                                              |
| <b>Tinny Lalli</b>                                         | Tinny Lalli                                                     | Development consultant.                                                                                       |
| <b>Carrier Lumber</b>                                      | Bill Kordyban, Michael Loeth, Melissa Sanderson                 | Lumber company focuses on innovation, Indigenous partnership, and climate.                                    |
| <b>Municipality of Saanich</b>                             | Mayor Fred Haynes                                               | Local government                                                                                              |
| <b>City of Langford</b>                                    | Mayor Stu Young                                                 | Local government                                                                                              |
| <b>Greater Victoria Housing</b>                            | Kaye Melliship<br>James Munro                                   | Provides affordable rental housing in the Greater Victoria region.                                            |
| <b>MLA Olsen, Saanich North and the Islands</b>            | MLA Adam Olsen                                                  | Local government                                                                                              |
| <b>City of Colwood</b>                                     | Mayor Rob Martin                                                | Local government                                                                                              |
| <b>Regional Council of Carpenters</b>                      | Clyde Scollen                                                   | Carpenter's union representing carpenters, scaffolders, and floorlayers.                                      |
| <b>Softwood Lumber Board</b>                               | Cees de Jager                                                   | Industry-funded initiative that promotes the benefits and use of softwood lumber products.                    |
| <b>MLA Weaver, Oak Bay/Gordon head</b>                     | MLA Andrew Weaver                                               | Local government                                                                                              |
| <b>BCPFFA - BC Professional Fire Fighters' Association</b> | Gord Ditchburn                                                  | Service provider that offers training, building inspection and code compliance advice.                        |
| <b>ACEC-BC - Assoc. of Consulting Companies BC</b>         | Caroline Andrewes                                               | Advocate for BC consulting engineering firms by building awareness of innovation and expertise.               |
| <b>UDI - Urban Development Institute</b>                   | Anne McMullin                                                   | Non-profit association of the development industry and related professions.                                   |
| <b>Naikoon Contracting</b>                                 | Joe Geluch                                                      | Custom home builder, net zero, CLT, and Passive House specialist.                                             |

|                      |                                                                                                             |                                                                                                                 |
|----------------------|-------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------|
| <b>Westbank Corp</b> | Ian Gellespie<br>Gary Pooni,<br>Sadhu Johnston<br>Michael Flanigan<br>Gregory Henriquez<br>Gerard Macdonald | Canada's leading luxury residential and mixed-use real estate development company.                              |
| <b>Pembina</b>       | Karen Tam Wu                                                                                                | Calgary-based pipeline company that owns systems the transport crude oil, natural gas, and natural has liquids. |
| <b>Kalesnikoff</b>   | Ken Kalesnikoff<br>Chris Kalesnikoff                                                                        | Mass timber manufacturer and installer.                                                                         |
| <b>Concrete BC</b>   | Carolyn Campbell                                                                                            | Association that represents the BC concrete industry.                                                           |

Page 117 of 305 to/à Page 122 of 305

Withheld pursuant to/removed as

s.13



Ref: 152697

February 26, 2021

Karen Tam Wu  
Regional Director of B.C.  
Pembina Institute  
Email: [karentw@pembina.org](mailto:karentw@pembina.org)

Dear Karen Tam Wu:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

Thank you for your interest and commitment in participating as a member of the BC Mass Timber Advisory Council (MTAC). As an MTAC member, your advice and insight will help inform a new strategic direction and actions for advancing the use and production of mass timber in British Columbia.

MTAC will be a strategic discussion forum and sounding board to inform the action plan and keep you and your sector or association well informed of provincial initiatives to support the successful implementation of mass timber. High level responsibilities of MTAC membership include:

- identifying and advising on relevant strategic mass timber issues, trends, and emerging priorities in the construction, development, and forestry manufacturing industries;
- reviewing, informing, and validating the strategic direction and key actions; and
- championing mass timber and identifying partnership opportunities.

A Terms of Reference will be provided in the inaugural meeting package. The proposed meeting schedule will be twice a year, with an inaugural kick-off meeting in spring 2021.

.../2

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**Ministry of Jobs,  
Economic Recovery  
and Innovation**

Office of the Minister

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PO Box 9071 Stn Prov Govt  
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Phone: 250 356-2771  
Fax: 250 356-3000

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[www.gov.bc.ca](http://www.gov.bc.ca)

Karen Tam Wu  
Page 2

We are very excited to have the opportunity to collaborate with you on this important work. Carolyn Gisborne from the Office of Mass Timber Implementation (OMTI) will be in touch to coordinate our kick-off meeting and answer any other questions you may have.

Sincerely,

A handwritten signature in black ink, appearing to read 'Ravi Kahlon', with a stylized, flowing script.

Ravi Kahlon  
Minister

A handwritten signature in black ink, appearing to read 'George Chow', with a stylized, flowing script.

George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Tim Ryce  
Chief Building Official  
City of North Vancouver  
Email: [tryce@cnv.org](mailto:tryce@cnv.org)

Dear Tim Ryce:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Tim Ryce  
Page 2

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Sincerely,

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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Guido Wimmers  
Associate Professor  
Chair, Masters of Engineering Program  
University of Northern British Columbia  
Email: [guido.wimmers@unbc.ca](mailto:guido.wimmers@unbc.ca)

Dear Guido Wimmers:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Guido Wimmers  
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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Ann McMullin  
President and Chief Executive Officer  
Urban Development Institute  
Email: [AMcMullin@udi.org](mailto:AMcMullin@udi.org)

Dear Ann McMullin:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Ann McMullin  
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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Paul Fast  
Structural Engineer, and Founder  
Fast+Epp  
Email: [pfast@fastepp.com](mailto:pfast@fastepp.com)

Dear Paul Fast:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Paul Fast  
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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Michael Green  
Architect, and Founder  
Michael Green Architects  
Email: [Michael@mg-architecture.ca](mailto:Michael@mg-architecture.ca)

Dear Michael Green:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Michael Green  
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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Derek Newby  
Architect  
Diamond Schmitt  
Email: [dnewby@dsai.ca](mailto:dnewby@dsai.ca)

Dear Derek Newby:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Derek Newby  
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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Andrew Harmsworth  
Fire Engineer, Principal  
GHL Consultants  
Email: [ah@ghl.ca](mailto:ah@ghl.ca)

Dear Andrew Harmsworth:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Andrew Harmsworth  
Page 2

We are very excited to have the opportunity to collaborate with you on this important work. Carolyn Gisborne from the Office of Mass Timber Implementation (OMTI) will be in touch to coordinate our kick-off meeting and answer any other questions you may have.

Sincerely,

A handwritten signature in black ink, appearing to read 'Ravi Kahlon', with a stylized, flowing script.

Ravi Kahlon  
Minister

A handwritten signature in black ink, appearing to read 'George Chow', with a stylized, flowing script.

George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Karla Fraser  
Construction Manager  
Hive Projects Inc.  
Email: [karlaLfraser@gmail.com](mailto:karlaLfraser@gmail.com)

Dear Karla Fraser:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

Thank you for your interest and commitment in participating as a member of the BC Mass Timber Advisory Council (MTAC). As an MTAC member, your advice and insight will help inform a new strategic direction and actions for advancing the use and production of mass timber in British Columbia.

MTAC will be a strategic discussion forum and sounding board to inform the action plan and keep you and your sector or association well informed of provincial initiatives to support the successful implementation of mass timber. High level responsibilities of MTAC membership include:

- identifying and advising on relevant strategic mass timber issues, trends, and emerging priorities in the construction, development, and forestry manufacturing industries;
- reviewing, informing, and validating the strategic direction and key actions; and
- championing mass timber and identifying partnership opportunities.

A Terms of Reference will be provided in the inaugural meeting package. The proposed meeting schedule will be twice a year, with an inaugural kick-off meeting in spring 2021.

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**Ministry of Jobs,  
Economic Recovery  
and Innovation**

Office of the Minister

Mailing Address:  
PO Box 9071 Stn Prov Govt  
Victoria BC V8W 9E2  
Phone: 250 356-2771  
Fax: 250 356-3000

Location:  
Room 301  
Parliament Buildings  
Victoria BC  
[www.gov.bc.ca](http://www.gov.bc.ca)

Karla Fraser  
Page 2

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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Susan Yurkovich  
President and Chief Executive Officer  
Council of Forest Industries  
Email: [yurkovich@cofi.org](mailto:yurkovich@cofi.org)

Dear Susan Yurkovich:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Susan Yurkovich  
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Ravi Kahlon  
Minister

A handwritten signature in black ink, appearing to read 'George Chow', with a stylized, flowing script.

George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Dan Battistella  
President  
Interior Lumber Manufacturers Association  
Email: [Dan.Battistella@ILMA.com](mailto:Dan.Battistella@ILMA.com)

Dear Dan Battistella:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

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Dan Battistella  
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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Lynn Embury-Williams  
Executive Director  
Wood WORKS! BC  
Email: [lembury-williams@wood-works.ca](mailto:lembury-williams@wood-works.ca)

Dear Lynn Embury-Williams:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

Thank you for your interest and commitment in participating as a member of the BC Mass Timber Advisory Council (MTAC). As an MTAC member, your advice and insight will help inform a new strategic direction and actions for advancing the use and production of mass timber in British Columbia.

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Lynn Embury-Williams  
Page 2

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Ravi Kahlon  
Minister

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George Chow  
Minister of State for Trade



Ref: 152697

February 26, 2021

Claire Huxtable  
Senior Analyst  
ERA Forest Products Research  
Email: [huxtable.claire@gmail.com](mailto:huxtable.claire@gmail.com)

Dear Claire Huxtable:

As Minister of Jobs, Economic Recovery and Innovation, I have the responsibility of overseeing the development and implementation of a provincial Mass Timber Action Plan. I have asked the Honourable George Chow, Minister of State for Trade, to Chair the newly created Mass Timber Advisory Council (MTAC) to gather points of view and perspectives.

Thank you for your interest and commitment in participating as a member of the BC Mass Timber Advisory Council (MTAC). As an MTAC member, your advice and insight will help inform a new strategic direction and actions for advancing the use and production of mass timber in British Columbia.

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Claire Huxtable  
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Sincerely,

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Ravi Kahlon  
Minister

A handwritten signature in black ink, appearing to read 'George Chow', with a stylized, flowing script.

George Chow  
Minister of State for Trade

## **RE: Letter from the Honourable Ravi Kahlon and the Honourable George Chow**

---

From: dan.battistella@ilma.com  
To: Minister, JERI JERI:EX <JERI.Minister@gov.bc.ca>  
Cc: TRD.Minister@gov.bc.ca, Minister, TRD JERI:EX <trd.minister@gov.bc.ca>  
Sent: February 26, 2021 2:48:55 PM PST  
Attachments: image003.png

**[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.**

Thank-you for the note Minister Kahlon. I'm looking forward to being involved in this exciting new advisory council. I know you are aware that one of our members have invested heavily in Mass Timber, but we also have other members actively pursuing and creating opportunities with CLT, LVL and CLV. I look forward to bringing many fresh ideas forward to help make this a strong pillar among the many other high-value products we advocate for.

Sincerely,

Dan Battistella, President  
Interior Lumber Manufacturers' Association  
[Dan.Battistella@ILMA.com](mailto:Dan.Battistella@ILMA.com)  
250-319-4119 (c)



Interior Lumber  
Manufacturers'  
Association

---

**From:** Minister, JERI JERI:EX  
**Sent:** February 26, 2021 11:51 AM  
**To:** Dan.Battistella@ILMA.com  
**Subject:** Letter from the Honourable Ravi Kahlon and the Honourable George Chow

Please find attached a letter from the Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation, and the Honourable George Chow, Minister of State for Trade.

Thank you,

Office of the Minister  
Ministry of Jobs, Economic Recovery and Innovation

## RE: MLA Glumac- request for briefing on mass timber

---

From: Westgate, Rachael IGRS:EX <Rachael.Westgate@gov.bc.ca>  
To: Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>  
Cc: Windrim, Craig IGRS:EX <Craig.Windrim@gov.bc.ca>  
Sent: March 2, 2021 1:36:01 PM PST  
Attachments: image001.jpg

Thanks Michelle! I have confirmed MLA Glumac's availability for Friday, March 19 at 1:00pm via teams. The invite will come from Silas Brownsey's calendar, but note that both Silas and Sheena McConnell will be optional attendees. Craig will join the meeting with ADM Vasey and MLA Glumac. As Craig mentioned, Mr. Glumac appreciates a briefing note in advanced of the meeting. Are you able to provide to our office by Wednesday, March 17?

Thanks,

R

---

**From:** Beattie, Michelle MAH:EX  
**Sent:** March 2, 2021 12:41 PM  
**To:** Westgate, Rachael IGRS:EX  
**Cc:** Windrim, Craig IGRS:EX  
**Subject:** RE: MLA Glumac- request for briefing on mass timber

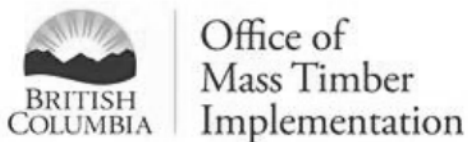
Hi Rachael,

ADM Vasey would be happy to brief MLA Glumac on Mass Timber. He has the following available for 30 mins:

- March 17: between 9 - 12pm, or 1 – 4pm
- March 18: between 9:30 – 12pm
- March 19: between 1 – 3pm

Hoping we can make something work.

Kind regards,  
*Michelle Beattie*  
*Executive Administrative Assistant*  
*for Assistant Deputy Minister Jeff Vasey*  
*lphone: 778.677.7747*



---

**From:** Windrim, Craig IGRS:EX <Craig.Windrim@gov.bc.ca>  
**Sent:** February 26, 2021 3:57 PM  
**To:** Beattie, Michelle MAH:EX <Michelle.Beattie@gov.bc.ca>  
**Cc:** Westgate, Rachael IGRS:EX <Rachael.Westgate@gov.bc.ca>  
**Subject:** Re: MLA Glumac- request for briefing on mass timber

Thanks Michelle! Have a great weekend.

Sincerely,

**Craig Windrim**

Manager, U.S. Relations

Intergovernmental Relations Secretariat | Government of British Columbia

+1 (250) 508-3264

620 Superior Street, Victoria, BC, V8V 1V2

On Feb 26, 2021, at 3:13 PM, Beattie, Michelle MAH:EX <[Michelle.Beattie@gov.bc.ca](mailto:Michelle.Beattie@gov.bc.ca)> wrote:

Good afternoon Craig,

I have forwarded this request through to Tara Cameron in our DMO. We will be in touch early next week to discuss timing.

Thank you,

*Michelle Beattie*

*Executive Administrative Assistant*

*for Assistant Deputy Minister Jeff Vasey*

*Iphone: 778.677.7747*

---

**From:** Windrim, Craig IGRS:EX <[Craig.Windrim@gov.bc.ca](mailto:Craig.Windrim@gov.bc.ca)>

**Sent:** February 26, 2021 1:37 PM

**To:** Beattie, Michelle MAH:EX <[Michelle.Beattie@gov.bc.ca](mailto:Michelle.Beattie@gov.bc.ca)>; Vasey, Jeff MAH:EX <[Jeff.Vasey@gov.bc.ca](mailto:Jeff.Vasey@gov.bc.ca)>

**Cc:** Westgate, Rachael IGRS:EX <[Rachael.Westgate@gov.bc.ca](mailto:Rachael.Westgate@gov.bc.ca)>

**Subject:** MLA Glumac- request for briefing on mass timber

Hi Michelle, Jeff,

Subsequent to our last conversation in early December, MLA Glumac has been appointed Premier's Liaison on Washington State Files which involves him advocating for BC priorities with Washington counterparts. The role is still relatively new and he's in the process of getting briefed up on items like trade policy, border closure, etc.

His role is overseen by Silas Brownsey and the Premier's Office. All agree that, if you are able, MLA Glumac would greatly benefit from a briefing on mass timber innovation in the near future. He appreciates a 30-minute face to face (Teams) accompanied by a standard BN to read. The purpose would be to arm him with an understanding of the technology and innovation, opportunities and importance of the file to the province and speak effectively to it.

Would you or a staff person be able to brief Mr. Glumac on the status of the file? I've copied Rachael in our DMO to help set up a time if this is agreeable.

Many thanks, have a great weekend.

Sincerely,

Craig

---

**From:** Windrim, Craig IGRS:EX

**Sent:** December 8, 2020 3:27 PM

**To:** Beattie, Michelle MAH:EX <[Michelle.Beattie@gov.bc.ca](mailto:Michelle.Beattie@gov.bc.ca)>

**Cc:** Vasey, Jeff MAH:EX <[Jeff.Vasey@gov.bc.ca](mailto:Jeff.Vasey@gov.bc.ca)>

**Subject:** RE: As requested | Mass Timber Implementation materials for Dec 9th meeting

This is terrific, thank you so much.

All the best.

Sincerely,

Craig

---

**From:** Beattie, Michelle MAH:EX <[Michelle.Beattie@gov.bc.ca](mailto:Michelle.Beattie@gov.bc.ca)>

**Sent:** December 8, 2020 2:47 PM

**To:** Windrim, Craig IGRS:EX <[Craig.Windrim@gov.bc.ca](mailto:Craig.Windrim@gov.bc.ca)>

**Cc:** Vasey, Jeff MAH:EX <[Jeff.Vasey@gov.bc.ca](mailto:Jeff.Vasey@gov.bc.ca)>

**Subject:** As requested | Mass Timber Implementation materials for Dec 9th meeting

Good afternoon Craig,

Jeff asked me to send this to you on his behalf.

Kind regards,

*Michelle Beattie*

*Executive Administrative Assistant*

*for Assistant Deputy Minister Jeff Vasey*

*Iphone: 778.677.7747*

~~~~~  
From: "Windrim, Craig IGRS:EX" <Craig.Windrim@gov.bc.ca>

Date: December 4, 2020 at 2:14:43 PM PST

To: "Vasey, Jeff MAH:EX" <Jeff.Vasey@gov.bc.ca>

Subject: mass timber info request

Hi Jeff,

I'm working with MLA Rick Glumac who represents BC (and is vice president) at the Pacific Northwest Economic Region (PNWER). He is interested in getting some background on mass timber and the value it presents to BC (as it has been prioritized in mandate letters), so he can advocate for it in this regional forum.

Would your team happen to have a background note available that I can share with him? We have an executive meeting on December 9, for which this information would be helpful.

Thank you in advance.

Sincerely,

Craig Windrim

Manager, U.S. Relations

Intergovernmental Relations Secretariat | Government of British Columbia

+1 (250) 508-3264

620 Superior Street, Victoria, B.C., V8V1V2

RE: Request to meet

From: Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>
To: Adrian Mitchell <adrian@kreomodular.com>
Cc: Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>
Sent: March 2, 2021 1:53:12 PM PST
Attachments: image001.jpg

Good afternoon Adrian,

Wonderful. This meeting is now confirmed for **Thursday, March 18th at 3-3:30pm**. Here is the MS Teams link:

Microsoft Teams meeting

Join on your computer or mobile app

[Click here to join the meeting](#)

[Learn More](#) | [Meeting options](#)

Please let me know if there is anything else I can do for you. Cheers!

Rebecca Ponting

Administrative Assistant

To The Honourable Ravi Kahlon | Minister of Jobs, Economic Recovery and Innovation

From: Adrian Mitchell

Sent: March 2, 2021 1:36 PM

To: Ponting, Rebecca JERI:EX

Cc: Duguay, Ilene JERI:EX

Subject: RE: Request to meet

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hi Rebecca,

Thank you for reaching out in order to help schedule this meeting with Parliamentary Secretary Bailey and Minister Chow.

Lets go with March 18th at 3:00pm, it will just be myself from Kreo on this call.

Regards,

Adrian Mitchell



Kreo Software North America
VP Sales & Business Development

(604) 906.2277

adrian@kreomodular.com

KREO.net

From: Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>
Sent: Tuesday, March 2, 2021 11:27 AM
To: Adrian Mitchell <adrian@kreomodular.com>
Cc: Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>
Subject: FW: Request to meet

Hello Adrian,

I am happy to assist in finding a time for this meeting. Minister George Chow (Minister of State for Trade) would like to join as well, as he does quite a bit of work regarding Mass Timber.

Parliamentary Secretary Bailey and Minister Chow would be available the following dates:

Thursday, March 18: 3:00-4:00PM

Thursday, March 25: 2:00-4:00PM

Please let me know if you have availability for a **30 minute MS Teams call** in either of those windows. Once we confirm the meeting time, I can issue an MS Teams link. Also, if you could please let me know who would be attending from Kreo at your earliest convenience. Please note, PS Bailey and Minister Chow will be supported by Ministry staff.

Much appreciated!

Rebecca Ponting

Administrative Assistant

Ministry of Jobs, Economic Recovery and Innovation

From: Adrian Mitchell <adrian@kreomodular.com>
Sent: Friday, February 26, 2021 3:21:15 PM
To: Bailey.MLA, Brenda <Brenda.Bailey.MLA@leg.bc.ca>
Subject: Request to meet

Hi Brenda,

Thanks for the note on LinkedIn.

You suggested I email you in order to set up a meeting.

As per my note, I'm based in Olympic Village / Mt Pleasant and my company is an AI based tech business. Our technology is helping Mass Timber and Modular construction achieve scale. I'd love to chat with you about it, as we can help the forest industry get more value add on local projects here!

Looking forward to meeting you!

Regards,

Adrian Mitchell



Kreo Software North America

(604) 906.2277

adrian@kreomodular.com

KREO.net

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

MEETING NOTE

Cliff #: 152701

Date: March 3, 2021

PREPARED FOR: Honourable George Chow, Minister of State for Trade

MEETING WITH: Council of Forest Industries (COFI)

DATE AND TIME OF MEETING: Tuesday, March 9, 1:30pm-2:00pm via MS Teams

ATTENDEES:

- Honourable George Chow, Minister of State for Trade
- Susan Yurkovich, President & CEO of COFI
- Michael Armstrong, Vice President, Policy & Operations of COFI
- Alexa Young, Vice-President, Government & Public Affairs of COFI
- Jeff Vasey, ADM of Office of Mass Timber Implementation (OMTI)

ISSUE(S): Meet and greet with COFI

BACKGROUND:

COFI is the voice of the B.C. forest industry, which supplies softwood lumber to B.C.-based mass-timber companies as well as many other domestic and foreign buyers. Susan Yurkovich is a member of MTAC and a strong proponent of mass timber.

DISCUSSION:

COFI is a key partner on MTAC,^{s.13}

COFI is aligned with the Provincial position that mass timber is a way to support the forest industry, support forest-dependent communities in B.C., and shift towards more high-value forest product manufacturing.

SUGGESTED RESPONSE/KEY MESSAGING:

- I look forward to working with you on MTAC.
- The Province is committed to supporting B.C.'s mass-timber industry.
- Minister Ravi Kahlon is accountable for developing and implementing the cross-government Mass Timber Action Plan.
- I'm pleased to support that work through my new role as Chair of the proposed Mass Timber Advisory Council.
- Thank you for sharing your insights and concerns.

ADM Contact: Jeff Vasey, 250 361-6673

Prepared by: Jeremy Caradonna, Senior Policy Analyst, OMTI

Reviewed by		
Dir: THM	ED: JH	ADM: JV

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

MEETING NOTE

Cliff #: 152699

Date: March 4, 2021

PREPARED FOR: Honourable George Chow, Minister of State for Trade

MEETING WITH: Adera Development

DATE AND TIME OF MEETING: Thursday, March 11, 3:00pm to 3:30pm

ATTENDEES:

- Rocky Sethi, Chief Operating Officer, Adera Development
- Jeff Vasey, ADM, Office of Mass Timber Implementation

ISSUE(S): Meet and greet with Adera Development.

BACKGROUND:

Adera Development (Adera) is a top B.C. multi-disciplinary real estate organization with a diversified development portfolio that includes over 10,000 homes, town homes, and condos, as well as over 3.5 million square feet of commercial buildings space. Adera is headquartered in Vancouver, B.C. and has operated in the province for almost 50 years. The company has a reputation for strong values around environment, sustainability, and innovative building design.

Adera has invested in mass timber construction projects. Cross Laminated Timber (CLT) is a key component of Adera's SmartWood technology method, which is a more efficient, sustainable, and carbon-friendly building process than traditional materials (e.g. concrete and steel). Adera has partnered with Structurlam, a primary supplier for mass timber building materials based in Penticton.

DISCUSSION:

Adera is a key partner on MTAC, ^{s.13}

Adera is a major player and potential influencer in the B.C. development and construction industry and has the ability to help shift mass timber construction from niche to mainstream.

SUGGESTED RESPONSE/KEY MESSAGING:

- I look forward to working with you on MTAC.
- The Province is committed to supporting B.C.'s mass-timber industry.

- Minister Ravi Kahlon is accountable for developing and implementing the cross-government Mass Timber Action Plan.
- I'm pleased to support that work through my new role as Chair of the proposed Mass Timber Advisory Council.
- Thank you for sharing your insights and concerns..

ADM Contact: Jeff Vasey, ADM, 250 361-6673
 Prepared by: Mica Munro, Senior Policy Analyst, OMTI

Reviewed by		
Dir: THM	ED:	ADM: JV

FW: 152630 Meeting Req: Geric Construction

From: Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>
To: maccrimsolutions@gmail.com
Sent: March 8, 2021 12:33:39 PM PST

Good afternoon Richard,

Thank you very much for your interest in meeting with Minister Ravi Kahlon. Please note that Minister Kahlon has received a high volume of meeting requests, resulting in a delay in the processing and scheduling of meetings.

We welcome the opportunity to learn more about the Tesah Mass Timber development project, and thus have referred this meeting request to Ministry staff, who will be able to meet sooner than Minister Kahlon.

Our staff will reach out to you in the coming days to schedule a meeting. We sincerely appreciate your patience.

Office of the Minister of Jobs, Economic Recovery and Innovation

From: Richard Michaels <maccrimsolutions@gmail.com>
Date: Thursday, February 18, 2021 at 2:26 PM
To: "Kahlon.MLA, Ravi" <Ravi.Kahlon.MLA@leg.bc.ca>
Subject: Geric Construction Zoom meeting

Hello Ravi,

My name is Richard Michaels. I serve on the Victoria Chamber Board of Directors with Ceo Bruce William. I also am President of Maccrim Solutions a Real Estate Land Development Consulting firm located in Saanich BC.

I want to thank you for your insight and update today on the Economic Recovery and Innovation zoom meeting. I really enjoyed it.

It was good to know how keenly informed and aware of the Mike Geric Construction Tresah Mass Timber development project on Speed Street across from Mayfair mall.

I work directly with Ed Geric, President of Mike Geric Construction as a land development consultant. I work in all aspects of project development including but not limited to land acquisitions, residential assembly, commercial and industrial property procurement. I and assist as needed in the municipal approval process. I also am heavily involved in the marketing and promotions of unit sales.

One of the primary reasons I enjoy working with Geric Construction is because of Ed Geric's forward-thinking and willingness to be at the leading edge of new building technology applications applied to sustainable new housing project developments.

Ed informed me that he and a couple of other team members met with you prior to the last election regarding mass timber. We would like to schedule a zoom meeting with you at your availability next week to give you an update on Tresah and discuss a couple of other relevant topics.

Ravi at Ed's request if you would kindly provide me with the dates and times of your availability to meet next week on a Zoom call with us I will have my assistant set everything up in a calendar invite link.

I have scheduled a meeting with Lana Popham for Ed and me which takes place tomorrow.

Once again great meeting today!

I look forward to hearing from you at your earliest convenience.

Regards,

Richard Michaels



Richard Michaels
MACCRIM Solutions
Chief Executive Officer
maccrimsolutions.com
ph. (250) 516-5207
cell. (250) 886-9132



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Letter from the Honourable Ravi Kahlon

From: Minister, JERI JERI:EX </o=BCGOVT/ou=Exchange Administrative Group (FYDIBOHF23SPDLT)/cn=Recipients/cn=JTIMIN>
To: jcote@newwestcity.ca
Sent: March 8, 2021 3:22:47 PM PST
Attachments: 152228 Signed.pdf, Letter from Mayor Jonathan Côté

Please find attached a letter from the Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation.

Thank you,

Office of the Minister
Ministry of Jobs, Economic Recovery and Innovation



Ref: 152228

March 8, 2021

His Worship Mayor Jonathan X. Côté
Corporation of the City of New Westminster
511 Royal Avenue
New Westminster, BC V3L 1H9
Email: jcote@newwestcity.ca

Dear Mayor Côté:

Thank you for your letter dated January 25, 2021, congratulating me on my appointment as Minister of Jobs, Economic Recovery and Innovation.

I am honoured to be appointed Minister and to serve the citizens of British Columbia (BC). I look forward to working with you and all British Columbians to build the clean, innovative economy of the future.

I appreciate you sharing your perspective on where Provincial and City of New Westminster priorities align. Supporting local and small businesses to overcome the challenges of operating during a global health pandemic, continuing to build a low-carbon economy, and expanding the production and use of mass timber in BC are all very important to me.

One of my favourite sayings is “government does not have the monopoly on good ideas” and I rely on feedback like yours to do things better. An example of this is recent updates to the Small- and Medium-Sized Business Recovery Grant program to make it easier for businesses to qualify, and to increase support for those in the hard-hit tourism sector. We launched the program in September 2020, and after feedback from industry groups, businesses, and staff, we made significant changes in December 2020, to make it easier to apply and to get this important StrongerBC grant. The program runs until August 31, 2021 or until funds are fully allocated. I encourage your support for this program and look forward to seeing businesses in your community benefit. If you would like more information or promotional materials to help amplify this program, please reach out to our team by email at: businessrecoverygrantprogram@gov.bc.ca.

.../2

**Ministry of Jobs,
Economic Recovery
and Innovation**

Office of the Minister

Mailing Address:
PO Box 9071 Stn Prov Govt
Victoria BC V8W 9E2
Phone: 250 356-2771
Fax: 250 356-3000

Location:
Room 301
Parliament Buildings
Victoria BC
www.gov.bc.ca

His Worship Mayor Jonathan X. Côté

Page 2

I appreciate your interest in working together to build a low-carbon economy. Clean economic growth is top of mind for Government, as we work to support British Columbians through the pandemic and continue laying the foundation for a thriving, clean, and innovative economy of tomorrow.

I am delighted to hear that mass timber will be featured in the New Westminster Aquatic Centre and Community Facility. As Minister responsible for advancing Government's mass timber action plan, I recognize the important role that local governments play in supporting creative and innovative mass timber building solutions, ultimately increasing demand and supporting manufacturing growth in BC. I encourage City staff to reach out to Jarrett Hutchinson, Executive Director, Office of Mass Timber Implementation, to share details about the new facility. Jarrett can be contacted by email at: Jarrett.Hutchinson@gov.bc.ca.

This pandemic has reminded us that we are strongest when we work together. I encourage you to stay in touch on shared initiatives and challenges towards building an economic recovery that is inclusive and works for everyone.

Thank you again for taking the time to write to me.

Sincerely,

A handwritten signature in black ink, appearing to be 'Ravi Kahlon', written in a cursive style.

Ravi Kahlon

Minister

Meeting

From: Caen, TDJEXaenE. @v.@ cD.JEXaenE-Caen, R , odul 3 ey
so: St , t e3TVEEnE. @v.@ cVEnE-St , t e3R , odul 3 ey
DEnJ 0 erl a 1T7P7Mp:77:ph i 0 i Ds
Hi Ilene,

Can you reach out to:

Dan Bastiella President Interior Lumber Manufacturers Association Dan.Batistella@ILMA.com

to schedule a meeting in the next 2 weeks? He's a member of Mass Timber Advisory Council. The meeting is for Minister Chow to introduce himself as chair of MTAC before the inaugural meeting. 30 minutes.

Thanks,

D.JEXaenE Caen,
Ministerial Advisor to the Hon. George Chow, Minister of State for Trade
0 4 J3 ol . ouf T@ onom\$ g B odEr3 en| vnnodeJen B5C i er2emEnJ5t 4 4, f g m P7-
D.JEXaenE-Caen, R , odul 3 e B0 ouE: 78P611h68447

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

INFORMATION NOTE

Cliff #: 152841

Date: March 8, 2021

PREPARED FOR: Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation, and Honourable George Chow, Minister of State for Trade

ISSUE: Status update - Mass Timber Advisory Council inaugural meeting

KEY POINTS:

- The inaugural meeting of the Mass Timber Advisory Council is scheduled for Wednesday, April 7th from 10:00 am – 12:00 pm via MS Teams.
- A draft Terms of Reference and proposed agenda are included for review.

DISCUSSION:

A membership of 15 people is proposed for the Mass Timber Advisory Council (MTAC). To date, 14 members have confirmed their interest in joining. This includes Brian Frenkel, President of the Union of BC Municipalities however the internal UBCM process to confirm his role on MTAC is still underway. All 14 confirmed members have been notified of the April 7th meeting and 12 members have accepted the meeting invitation to date. Headshots and biographies have been requested and will be added to the final Terms of Reference for distribution prior to the meeting.

s.13; s.16

Draft Terms of Reference for the committee are attached for review (see Attachment 1). A draft agenda has also been prepared for review (see Attachment 2). The overall goals of the first meeting include (1) demonstrating government's commitment to mass timber, (2) sharing the vision for the Mass Timber Action Plan, and (3) providing an opportunity for members to share their expertise.

Once the agenda is deemed final, OMTI will provide a more complete annotated agenda to assist Minister Chow in his role as Chair. OMTI will also provide speaking notes for Ministers Kahlon and Chow, and coordinate with Minister Conroy's office for her speaking notes. It is proposed that ADM Vasey will deliver the Powerpoint presentation during the meeting to introduce the Mass Timber Action Plan and set the stage for a discussion about how each member can play a role in this work. A copy of the slides will be provided to Ministers Kahlon and Chow in advance of the meeting.

NEXT STEPS: Minister Kahlon's office to review draft Terms of Reference and proposed agenda.

ATTACHMENTS:

1. Draft Terms of Reference – March 8
2. Draft agenda – March 8

ADM Contact: Jeff Vasey, 250-361-6673

Prepared by: Carolyn Gisborne, Senior Policy Analyst, OMTI

Reviewed by			
Dir: THM	ED: JH	ADM:	DM: BP

Page 168 of 305 to/à Page 171 of 305

Withheld pursuant to/removed as

s.13

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

MEETING NOTE

Cliff #: 153012

Date: March 9, 2021

PREPARED FOR: Honourable George Chow, Minister of State for Trade

DATE AND TIME OF MEETING: March 16, 2021 from 3:00pm – 3:30pm

ATTENDEES:

- Honourable George Chow, Minister of State for Trade
- Dan Battistella, President, Interior Lumber Manufacturers Association (ILMA)
- Jeff Vasey, ADM, Office of Mass Timber Implementation

ISSUE(S): Meet and greet with ILMA

BACKGROUND:

ILMA represents independent and family-owned mills in communities across the southern interior of B.C. Members of ILMA are specialist manufacturers who create high-value products. Their stated goal is to encourage the creation and maintenance of policy that supports the success of their members, suppliers, and communities who depend on them.

DISCUSSION:

ILMA is a key partner on the Mass Timber Advisory Council (MTAC),^{s.13}
s.13 . ILMA is aligned with the Provincial position that mass timber is a way to support the forest industry, support forest-dependent communities in B.C., and shift towards more high-value forest product manufacturing.

SUGGESTED RESPONSE/KEY MESSAGING:

- Thank you for sharing your insights and concerns.
- The Province is committed to supporting B.C.'s mass timber industry.
- Minister Ravi Kahlon is accountable for developing and implementing the cross-government Mass Timber Action Plan.
- I'm pleased to support that work through my new role as Chair of the Mass Timber Advisory Council.
- I look forward to working with you on the Mass Timber Advisory Council.

ADM Contact: Jeff Vasey, 250 361-6673

Prepared by: Carolyn Gisborne, Senior Policy Analyst, OMTI

Reviewed by		
Dir: THM	ED: JH	ADM: JV

RE: Your follow up meeting request with Minister Kahlon/Chow - Mass Timber

From: Beattie, Michelle MUNI:EX <Michelle.Beattie@gov.bc.ca>
To: Domenico Iannidinardo <domenico@mosaicforests.com>
Cc: Karin Doherty <Karin.Doherty@MosaicForests.com>
Sent: March 12, 2021 1:13:42 PM PST
Attachments: image001.jpg

Hi Domenico,

I was just made aware that you had met with Paul Pawlowski (CID) and the Minister last. Someone from Paul's office will be in touch to schedule a follow up meeting with you.

Our apologies,
Michelle

From: Domenico Iannidinardo
Sent: March 12, 2021 11:12 AM
To: Beattie, Michelle MUNI:EX
Cc: Karin Doherty
Subject: RE: Your follow up meeting request with Minister Kahlon/Chow - Mass Timber

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hi Michelle,
Thank you.
We will respond to these suggested times asap.
Domenico



Domenico Iannidinardo, RPF, RPBio, PEng
VP Forest & Logistics and Chief Forester
#201 – 648 Terminal Avenue
Nanaimo, BC V9R 5E2
T 250-716-3778 | C 250-715-7387
E Domenico@MosaicForests.com

From: Beattie, Michelle MUNI:EX <Michelle.Beattie@gov.bc.ca>
Sent: 12-Mar-21 10:50
To: Domenico Iannidinardo <domenico@mosaicforests.com>
Subject: Your follow up meeting request with Minister Kahlon/Chow - Mass Timber

This email comes from an external sender.

Good morning Domenico,

Jeff Vasey, Assistant Deputy Minister responsible for the implementation of Mass Timber would be happy to have a follow up meeting with you on behalf of Minister Kahlon and Minister Chow.

Jeff has the following available for 30 minutes:

- March 22 or 23: between 2 – 4:30pm
- March 26: between 9 – 11am or 1 – 3pm

Please let me know if one of these will work for you and I will send you an invitation for a virtual call.

Kind regards,
Michelle Beattie
Executive Administrative Assistant
for Assistant Deputy Minister Jeff Vasey
Iphone: 778.677.7747



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FW: MLA Glumac Meeting Request with Minister Kahlon

From: Fomhang, rshae pi J E R I , rshae Fomhan <.o@bXhc>
>o: ToatS. gJ DvDbbh pi J E R I J DvDbbh ToatS. <.o@bXhc>
uDat: y hrbl kBgP1Pk kk:8k:kB Ay T2>
Atthbl mDat0: Shh. D11k4a.

From: Chang, Stephanie JERI:EX
Sent: March 1, 2021 4:11 PM
To: Glumac.MLA, Rick LASS:EX
Cc: Flamank, Brittany JERI:EX ; Parmar, Ravi JERI:EX
Subject: RE: MLA Glumac Meeting Request with Minister Kahlon

Hi Simon,

Thanks for getting back to me so quickly with the details. I'm cc'ing our admin coordinator Brittany to find a 30-minute window in Minister Kahlon's schedule in the next two weeks.

Brittany – can you coordinate with Simon and request staff from DMO. No need to request a meeting note. MGC will also attend if his schedule permits.

Best,

utD4l ha\$3l ha.

Ministerial Advisor to the Hon. George Chow, Minister of State for Trade

y \$Stre o7pov0gi boaoM\$ J Dbo@re haM@aotSa s, 3 Thr\$imDat , f \$Va. 0 J m 1Pd
utD4l ha\$3l ha. <.o@bXhc> sy ov\$D: PB1|55-|B66P

From: Glumac.MLA, Rick <Rick.Glumac.MLA@leg.bc.ca>
Sent: March 1, 2021 4:03 PM
To: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Subject: RE: MLA Glumac Meeting Request with Minister Kahlon

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hi Stephanie,

Just confirming some details after I spoke with MLA Glumac. This is indeed regarding Mass Timber Construction. We have a two councillors who are very forward thinking on this issue and want to move forward with making Port Moody a leader in it.

MLA Glumac is wanting to discuss what Provincial Government supports are available and what programs could be put in place for it. I believe that one of the councillors who would be joining this meeting is looking to move a motion to push this forward within Port Moody within the next few weeks.

Hope that gives some background!

Let me know if you need anything else from me.

Simon

Simon Bushell | Constituency Assistant
Rick Glumac, MLA | Port Moody-Coquitlam



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From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Sent: March 1, 2021 12:10 PM
To: Glumac.MLA, Rick <Rick.Glumac.MLA@leg.bc.ca>
Subject: FW: MLA Glumac Meeting Request with Minister Kahlon

Hi Simon,

Could you give me a quick call about this? 250-886-5442. Thanks!

utD4l ha\$3l ha.

Ministerial Advisor to the Hon. George Chow, Minister of State for Trade
y \$Stre o7pov0gi boaoM\$ J Dbo@tre haM@aot@a s, 3 Thr\$imDat , f \$A. 0 J m 1Pd
utD4l ha\$3l ha. < . o@yb%h sy ov\$D: PB1|55-|B66P

From: Meehan, Patrick JERI:EX <Patrick.Meehan@gov.bc.ca>
Sent: February 26, 2021 4:53 PM
To: Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>
Cc: Truong, Tesicca JERI:EX <Tesicca.Truong@gov.bc.ca>; Sidhu-Umar, Kiran JERI:EX <Kiran.Sidhu-Umar@gov.bc.ca>; Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Subject: FW: MLA Glumac Meeting Request with Minister Kahlon

Hey Rav,

This looks like something we could easily setup a briefing for MLA Glumac?

MLA Glumac is looking to get a briefing on wood frame construction in Port Moody, along with some city councillors present, so I was thinking MRK would want to be there as well.

Happy to defer to Stephanie to manage if you want, or I could work with Brittany to get it setup, just let me know.

From: Glumac.MLA, Rick <Rick.Glumac.MLA@leg.bc.ca>
Sent: February 26, 2021 4:46 PM
To: Meehan, Patrick JERI:EX <Patrick.Meehan@gov.bc.ca>
Subject: MLA Glumac Meeting Request with Minister Kahlon

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hi Patrick,

I hope you're well. I was trying to reach Kiran with this email but apparently that email address isn't in the directory yet!

Are you able to help with the following request?

MLA Glumac has already spoken to Minister Kahlon regarding a meeting about Wood Frame Construction within Port Moody. He was wondering if he would be able to set up some time for a briefing on the issue along with having a few members of the Port Moody Council present.

Let me know what times are available if Minister Kahlon is available for the briefing and we can arrange something.

Many thanks

Simon

Simon Bushell | Constituency Assistant

Rick Glumac, MLA | Port Moody-Coquitlam

2708 St. Johns Street | Port Moody, BC | V3H 2B7 | Ph: 604-936-8709



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MEETING NOTE

Cliff #: 152794

Date: March 9, 2021

PREPARED FOR: Honourable George Chow, Minister of State for Trade; Brenda Bailey, Parliamentary Secretary for Technology and Innovation

MEETING WITH: Kreo Software North America

DATE AND TIME OF MEETING: Thursday, March 18, 2021 at 3:00pm to 3:30pm

ATTENDEES:

- Adrian Mitchell, VP Sales & Business Development, Kreo Software North America
- Jeff Vasey, ADM, Office of Mass Timber Implementation

ISSUE(S): Discussion on how Kreo Software can support mass timber and modular construction scale-up into mainstream construction building.

BACKGROUND:

Kreo Software (Kreo) offers AI-assisted construction software solutions that support design, estimate and planning to the Architecture, Engineering, and Construction (AEC) industry. Kreo's two main solutions include:

- Kreo Modular: modular construction software for real estate developers, contractors, and manufacturers for the full life cycle of a construction project
- Kreo Takeoff: AI-powered material and cost estimating tool

Kreo is headquartered in London, England and has a regional office in Metro Vancouver, Kreo Software North America.

Kreo construction software solutions are integrated into the emerging Building Information Modelling (BIM) trend in the AEC industry. BIM is the concept of digitizing all trades and professionals via technology applications (e.g. 3D modelling, AI, robotics, data analytics) into a single information sharing model for any given project. BIM has tremendous potential to transform the AEC industry, which has traditionally relied on 2D drawings for feasibility studies, costs/time estimates and design/construction processes.

DISCUSSION:

Kreo's software solutions have high potential to help shift mass timber from niche to mainstream by addressing opportunities and barriers to growth. Modular and prefabrication applications is a competitive advantage for mass timber technology over

traditional building materials like concrete and steel. Project cost and time estimates is considered a risk associated with mass timber due to lack of industry knowledge and experience. Kreo's presence in the province will support B.C. businesses to adopt and integrate BIM into their practices and investment priorities.

SUGGESTED RESPONSE:

- The Province is committed to supporting B.C.'s mass timber industry.
- Minister Ravi Kahlon is accountable for developing and implementing the cross-government Mass Timber Action Plan.
- We are pleased to support that work through our roles as Chair of the Mass Timber Advisory Council and Parliamentary Secretary of Technology and Innovation.
- Thank you for sharing your insights and concerns.

ADM Contact: Jeff Vasey, 250 361-6673

Prepared by: Mica Munro, Senior Policy Analyst, The Office of Mass Timber Implementation.

Reviewed by			
Dir: TH	ED: JH	ADM: JV	DM:

FW: Announcement on Infrastructure Grant - Castlegar Passive House Certified Building - Mass Timber - Request for Information on Coordination

From: Brunner, Angelika <Angelika.Brunner@leg.bc.ca>
To: Sidhu, Kiran <Kiran.Sidhu@leg.bc.ca>, Cardona, Diego TACS:EX <Diego.Cardona@gov.bc.ca>, Sidhu, Kiran LASS:EX <Kiran.Sidhu@leg.bc.ca>
Cc: Minister, JERI E JERI:EX <JERI.Minister@gov.bc.ca>, Minister, TACS TACS:EX <TACS.Minister@gov.bc.ca>, Yunkws, Cyra <Cyra.Yunkws@leg.bc.ca>, Minister, JERI JERI:EX <JERI.Minister@gov.bc.ca>, Yunkws, Cyra LASS:EX <Cyra.Yunkws@leg.bc.ca>
Sent: March 18, 2021 9:15:01 AM PDT
Attachments: NR - Castlegar Sicamous 2 GIS (New Passive House Building Community Bio-Heat) Projects_FINAL.docx, image001.png, 2019-04-04 New Render - Wood Option.jpg

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hi Kiran and Diego,

I wanted to make sure this inquiry is on your radar. s.13
s.13

I would like to add that the Executive Director, Tammy Verigin, is also on the TAC Tourism committee.

s.22 if there is anything you need from the constituency office during that time, Cyra can assist.

Thanks for any assistance!

Angelika Brunner, Constituency Assistant

(she/her)

 bcgeu

s.22

Katrine Conroy, MLA | Kootenay West | #2, 1006 3rd Street | Castlegar, BC | V1N 3X6 | Public line: 250-304-2783

I am most easily reached on our private line: **250-304-2784** (not for public distribution)

----- Forwarded message -----

From: **Castlegar Chamber** <cdcoed@castlegar.com>

Date: Wed, Mar 17, 2021 at 3:03 PM

Subject: Announcement on Infrastructure Grant - Castlegar Passive House Certified Building - Mass Timber - Request

for Information on Coordination

To: <JEDC.Minister@gov.bc.ca>, <TAC.Minister@gov.bc.ca>

Cc: Conroy.MLA, Katrine <Katrine.Conroy.MLA@leg.bc.ca>

Good afternoon Honorable Ravi Kahlon and Honorable Melanie Mark,

I am contacting you as the Executive Director of the Castlegar and District Chamber of Commerce which is the umbrella organization for our Destination Marketing Organization, Economic Development and the Visitors Centre.

We have just been notified that we were successful in our application for the Investing in Canada Infrastructure Program - Clean BC Communities Fund for our new Passive House Building "The HUB of Economic Development and Tourism". (The press release and rendering attached). Our intention for this building is to showcase mass timber as much as financially feasible. Due to our positioning on Highway #3 we feel we can offer high exposure and set a significant precedence for future development in the use of Mass Timber and Green Infrastructure in the province of B.C..

Honorable Katrine Conroy suggested I reach out to you for advice on the next steps of how we can obtain some government input on the possibility of coordinating a mass timber showcase in this new building. We have secured over 60% of this funding for the project to date. We will be partnering with Kalesnikoffs, a local mass timber company on options for application of their products.

Our timeline for breaking ground on this endeavor is Spring/Summer of 2022.

We would greatly appreciate your advice and guidance on how we can showcase mass timber in combination with the green infrastructure for this exciting project.

I look forward to your response.

Best regards,

Tammy

Tammy Verigin-Burk - Executive Director, MA

Castlegar & District Chamber of Commerce

1995-6th Ave

Castlegar, BC V1N 4B7

P: (250) 365-6313

F: (250) 365-5778

W: www.castlegar.com

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News release

For immediate release

Canada and British Columbia invest in innovative green infrastructure projects

Castlegar, British Columbia, March 12, 2021—The safety and well-being of Canadians are top priorities of the governments of Canada and British Columbia. Investments in green infrastructure during this extraordinary time create jobs, stimulate economic growth, and encourage innovations that help communities be more energy efficient, cleaner, and more resilient.

The Honourable Catherine McKenna, Minister of Infrastructure and Communities and the Honourable George Heyman, B.C. Minister of Environment and Climate Change Strategy, announced funding for the construction of a new Passive House certified building in Castlegar, to serve as a Hub of Tourism and Economic Development, and for the construction of a Biomass Energy Centre in the District of Sicamous.

The Government of Canada is investing more than \$1.7 million in these two projects through the Green Infrastructure Stream of the Investing in Canada plan. The Government of British Columbia is contributing more than \$1.1 million.

Hub of Tourism and Economic Development

The Castlegar and District Chamber of Commerce will construct a new Passive House certified building to accommodate several organizations vital to the City. Passive House is a leading standard for low-energy efficient buildings. To meet the standard, constructions use the “passive” influences in a building—like sunshine, shading and ventilation—instead of heating and cooling systems, coupled with very high levels of insulation and airtightness.

The Castlegar hub will include a co-working and large collective space for community events, gatherings, and tech charging stations, and will also be accessible for public use. It is hoped that the project will inspire other local trades and businesses.

The Government of Canada is investing more than \$1.4 million in this project; the Government of British Columbia is providing more than \$924,000; and the Castlegar and District Chamber of Commerce is contributing over \$2.7 million.

Biomass Energy Centre

The District of Sicamous will build a Biomass Energy Centre, consisting of a biomass heating boiler system and a boiler house. This innovative technology uses wood waste, which is repurposed as fuel for the biomass system. The Biomass Centre will provide thermal heat to several buildings in the District of Sicamous. In addition to generating more clean energy, the project will help decrease greenhouse gas emissions throughout the District.

The Government of Canada is investing more than \$264,000 in this project; the Government of British Columbia is contributing over \$220,000; and the District of Sicamous is providing over \$176,000.

Quotes

"Investing in cleaner infrastructure is key to our economic recovery and tackling climate change. Innovative projects, like the new Passive House certified building in Castlegar and the Sicamous Community Biomass Energy Centre, will support community development, save money, create jobs and help protect the environment by improving energy efficiency and reducing emissions. Canada's infrastructure plan invests in thousands of projects, creates good jobs across the country, and builds cleaner, more inclusive communities."

The Honourable Catherine McKenna, Minister of Infrastructure and Communities

"Through our CleanBC plan we're working with communities across B.C. to build cleaner, better infrastructure that supports people and local economies. By investing in these projects, communities in Castlegar and Sicamous will benefit from buildings that reduce emissions through new bio-heat technology and save money through the highest energy-efficiency standards and use of natural landscape heating and cooling opportunities."

The Honourable George Heyman, B.C. Minister of Environment and Climate Change Strategy

"On behalf of the Castlegar and District Chamber of Commerce, we would like to express our immense gratitude for this considerable contribution toward our highly-anticipated green-conscious building. This project will set a new precedent for environmentally conscious rural infrastructure, thus significantly impacting the Castlegar community and surrounding West Kootenay region. Ultimately, we are incredibly proud to be taking a substantial step in creating green infrastructure."

Tammy Verigin-Burk, Executive Director, Castlegar and District Chamber of Commerce

"The District of Sicamous is proud to partner with CleanBC by adopting an alternative heating system for our industrial/commercial users. The abundant wood waste that surrounds our community will be redirected to this facility delivering on two key initiatives — 1) reducing/redirecting the threatening fuel source to the bio-heat facility; and 2) reducing our carbon footprint and GHG emissions."

Terry Rysz, Mayor of District of Sicamous

Quick facts

- Through the Investing in Canada plan, the federal government is investing more than \$180 billion over 12 years in public transit projects, green infrastructure, social infrastructure, trade and transportation routes, and Canada's rural and northern communities.
- \$26.9 billion of this funding is supporting green infrastructure projects.
- Across B.C., the Government of Canada has invested more than \$4.3 billion in over 544 infrastructure projects under the Investing in Canada plan.
- The CleanBC Communities Fund invests in public infrastructure owned by local governments, Indigenous communities, not-for-profits and projects in partnership with for-profit entities.
- Together, the federal and provincial governments have committed more than \$110 million to the first and second intakes of the CleanBC Communities Fund.

Associated links

Investing in Canada Plan Project Map:
<http://www.infrastructure.gc.ca/map>

Federal infrastructure investments in British Columbia:
<https://www.infrastructure.gc.ca/plan/prog-proj-bc-eng.html#1>

Investing in Canada: Canada's Long-Term Infrastructure Plan:
<http://www.infrastructure.gc.ca/plan/icp-publication-pic-eng.html>

More information on the CleanBC Communities Fund is available at:
www.gov.bc.ca/cleanbc-communities-fund

Read about the Government of B.C.'s CleanBC plan:
www.cleanbc.gov.bc.ca

- 30 -

Contacts

Chantalle Aubertin

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Web: InfrastructureCanada.ca

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Meeting Outcome – MACCRIM Solutions
March 17, 2021 – 11:30am to 12:15pm

Ref: 152630

PREPARED FOR: Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation

ATTENDEES:

- Michael Richards, President, MACCRIM Solutions
- Ed Geric, Ed Geric Construction
- Jeff Vasey, ADM, OMTI
- Jarrett Hutchinson, Executive Director, OMTI

ISSUE:

Provide an update on the Tresah project on Speed Avenue in Victoria

DISCUSSION:

- They have started with the 6-storey wood frame building on the site.
- Planning on starting the mass timber tower in March 2022. (Submitted for Building Permit with City of Victoria a few weeks ago.)
- 6-storey will perhaps use CLT as the floor plate for future projects but not on the Speed Avenue project. (Ed has heard the DB Services in Langford has used CLT floor plates on their last few mid-rise rental housing buildings.)
- Using Kalesnikoff for CLT and Western Arch for the glulam. All wood coming from B.C. It was a stipulation of Ed's contract. Ed would not have moved on mass timber if the wood was coming from Europe or the U.S.
- Important for Ed to bring on the suppliers very early.
- Ed is using 50% of the Mayfair Mall presentation sales space for education purposes.
- Pre-sales are going better in the 12 storey MT tower than the 6-storey wood frame. Concerns about fire, seismic, etc. have not been a factor.
- Seems like the project is attracting a different market segment. Buyers with environmental values.
- Buyer desire for exposed is driving up cost (ex. more effort and design needed to control acoustics and meet regulatory requirements) currently, drywall encapsulation is cheaper.
- Ed requested that we make City of Victoria building department aware that the Province is standing by to provide technical support to the 21 early adopter communities as needed.
- Ed requested that we keep the lines of communication open, perhaps quarterly, and invited us to attend when the first columns and CLT panels are installed.

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

MEETING NOTE

Cliff #: 151356

Date: March 23, 2021

PREPARED FOR: Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery, and Innovation

DATE AND TIME OF MEETING: Thursday, April 1, 11:00–11:30 am via MS Teams

ATTENDEES:

- Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation
- Don Kayne, President and CEO of CANFOR,
- Jeff Vasey, ADM of Office of Mass Timber Implementation (OMTI)

ISSUE(S): Meet and greet with CANFOR

BACKGROUND:

CANFOR is an integrated forest products company based in Vancouver. The company employs 3,700 people in B.C. and supports value-added forestry products. CANFOR is a major supplier of timber to mass-timber manufacturers in B.C., and states its commitment to green building, developing low-carbon technologies, supporting B.C.'s economy and Indigenous partnerships.

DISCUSSION:

s.13

s.13

CANFOR is aligned with the Provincial position that mass timber is a way to support the forest industry, support forest-dependent communities in B.C., and shift towards more high-value forest product manufacturing. The correspondence suggests that the President and CEO wishes to meet the Minister, learn a bit about the vision for mass timber, and find ways for CANFOR to work in partnership with JERI and OMTI.

SUGGESTED RESPONSE/KEY MESSAGING:

- I look forward to finding ways of partnering with CANFOR.
- The Province is committed to supporting B.C.'s mass-timber industry.
- I am overseeing the development and implementation of the cross-government Mass Timber Action Plan.
- The Honourable George Chow, Minister of State for Trade, with whom I work closely, will serve as Chair of the Mass Timber Advisory Council, which will be a sounding board for Provincial mass timber policy.
- Thank you for sharing your insights and concerns.

ADM Contact: Jeff Vasey, 250 361-6673
Prepared by: Jeremy Caradonna, Senior Policy Analyst, OMTI

Reviewed by			
Dir: THM	ED: JH	ADM: JV	DM: BP

Meeting Summary: 152651 Meeting Req: Mosaic Forest Management

From: Wensink, Alison JERI:EX <Alison.Wensink@gov.bc.ca>
To: Wensink, Alison JERI:EX <Alison.Wensink@gov.bc.ca>
Sent: March 26, 2021 2:21:13 PM PDT

From: Pawlowski, Paul JERI:EX <Paul.Pawlowski@gov.bc.ca>
Sent: March 24, 2021 4:59 PM
To: Wensink, Alison JERI:EX <Alison.Wensink@gov.bc.ca>
Cc: Harvey, James JERI:EX <James.Harvey@gov.bc.ca>
Subject: RE: 152651 Meeting Req: Mosaic Forest Management

Hi Alison – I have summarized my notes on the Mosaic meeting below and have identified some action items:

Mass Timber

- Mosaic is interested in exploring opportunities to get involved in Mass Timber and would appreciate some introductions within government
- **AI** – Paul will make appropriate introductions. E-mailed Jeff Vasey to obtain appropriate contact person for Mosaic

s.13

Paul Pawlowski, P.Eng, MBA

Executive Director – Investment Analysis & Policy
Ministry of Jobs, Economic Recovery and Innovation
(c): 778-873-7037

Re: MRK meeting with Mayor Stewart

From: Vasey, Jeff MUNI:EX <Jeff.Vasey@gov.bc.ca>
To: Nicol, Lee A JERI:EX <Lee.Nicol@gov.bc.ca>
Cc: Beattie, Michelle MUNI:EX <Michelle.Beattie@gov.bc.ca>
Sent: April 8, 2021 9:35:26 AM PDT

Thanks for intel Lee

Sent from my iPhone

On Apr 8, 2021, at 9:17 AM, Nicol, Lee A JERI:EX wrote:

Hello Jeff,

Please find below a little more context for MRK's meeting with Mayor Stewart this afternoon. Overall, staff are not sure what specifically the mayor will want to raise, but they anticipate it will be high level and positive. Note that the Mayor will want to also talk about economic support for the downtown core, so mass timber will not be the only topic discussed.

- Per the MO, the Mayor wishes to discuss a range of possibilities to expedite mass timber buildings in Vancouver, p.13; s.16; s.17
s.13; s.16; s.17
-
- Overall, the City is aligned with the Province that mass timber is good for economic development and CleanBC/Climate Emergency; and will (eventually) lead to more affordable construction.
- Actions the City has taken to support mass timber are allowing 12 storey wood and providing 7" additional height per floor for mass timber buildings above 7 storeys to maintain ceiling height and sale value.
- City staff (and presumably Mayor) are very pleased that four of the twelve demonstration projects are in Vancouver.
- Staff are also excited about the research announcements. This is the type of research that was identified as needed to support the City's work on new policy and code changes.

One of the people who will be supporting the mayor at the meeting is Theresa O'Donnell, the Acting GM of Planning, Urban Design and Sustainability. She stepped into the role that Gil Kelley vacated. I have had a few interactions with her – she seems very personable and engaging. Theresa has let me know that if she gets any last minute information she will give me a quick heads up, which I will pass on to you right away.

Please let me know if there's anything else you need.

Lee

Lee Nicol | Office of Mass Timber Implementation
Tel: 778 698-3405
Cell: 250 213-7563

From: Vasey, Jeff MUNI:EX
Sent: April 6, 2021 2:49 PM
To: Nicol, Lee A JERI:EX
Subject: Re: MRK meeting with Mayor Stewart

Any intel is good -s.13
s.13

Sent from my iPhone

On Apr 6, 2021, at 2:47 PM, Nicol, Lee A JERI:EX <Lee.Nicol@gov.bc.ca> wrote:

Jeff,

Per Michelle's update from the MO below, please see the high-level overview (yellow highlight) of the topics Mayor Stewart would like to discuss with MRK on Thursday. Please let me know if you would like more detail and I can follow up with my contacts at the City.

Regards,
Lee

From: Beattie, Michelle MUNI:EX <Michelle.Beattie@gov.bc.ca>

Sent: April 1, 2021 3:42 PM

To: Nicol, Lee A JERI:EX <Lee.Nicol@gov.bc.ca>

Subject: RE: MRK meeting with Mayor Stewart

Update from MO: Per further direction from Mayor Kennedy's office, discussion topics have been amended: s.13; s.17

s.13; s.17

s.13; s.17

Would also like to talk about the restart of

Vancouver's downtown.

FYI, in case this affects Jeff Vasey's preparation for the meeting. Thanks!

From: Nicol, Lee A JERI:EX <Lee.Nicol@gov.bc.ca>

Sent: April 1, 2021 3:28 PM

To: Beattie, Michelle MUNI:EX <Michelle.Beattie@gov.bc.ca>

Subject: MRK meeting with Mayor Stewart

Hi Michelle,

I was speaking to Jeff earlier today and he mentioned that MRK will be meeting with Mayor Stewart next week. Apparently, the Mayor is interested in discussing "mass timber", but we don't know much more than that. I understand that you might have more information about the meeting request. If so, could you forward to me?

Thanks,
Lee

RE: MRK Notes on Mass Timber

From: Potheary, Meagan JERI:EX <Meagan.Potheary@gov.bc.ca>
To: Beattie, Michelle MUNI:EX <Michelle.Beattie@gov.bc.ca>, Rondeau, Alyson JERI:EX <Alyson.Rondeau@gov.bc.ca>
Cc: Liu, Teresa JERI:EX <Teresa.Liu@gov.bc.ca>, Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>
Sent: April 8, 2021 12:59:56 PM PDT

Good afternoon,

This meeting is now scheduled for MRK/MGC/Jeff on Monday April 26th 2:30-3:00pm. Calendar invite to follow.

Michelle, I noticed Jeff taking April 20th as well. Can you confirm?

Thanks,
Meagan

From: Beattie, Michelle MUNI:EX
Sent: April 1, 2021 3:45 PM
To: Rondeau, Alyson JERI:EX
Cc: Potheary, Meagan JERI:EX ; Liu, Teresa JERI:EX ; Cameron, Tara D JERI:EX
Subject: RE: MRK Notes on Mass Timber

Sure – thanks!

Noting that Jeff will be interviewing for our ED Band 5 on April 12 and on STIIP April 15/16/19.

From: Rondeau, Alyson JERI:EX <Alyson.Rondeau@gov.bc.ca>
Sent: April 1, 2021 3:42 PM
To: Beattie, Michelle MUNI:EX <Michelle.Beattie@gov.bc.ca>
Cc: Potheary, Meagan JERI:EX <Meagan.Potheary@gov.bc.ca>; Liu, Teresa JERI:EX <Teresa.Liu@gov.bc.ca>; Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>
Subject: FW: MRK Notes on Mass Timber

Hi Michelle,

Another thing to put on your radar. In the next few weeks, MO would like to schedule a meeting on the questions posed below with Jeff.

MP will lead from our side in setting this up.

Thank you!

Alyson

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Sent: April 1, 2021 3:28 PM
To: Rondeau, Alyson JERI:EX <Alyson.Rondeau@gov.bc.ca>
Cc: Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>
Subject: MRK Notes on Mass Timber

Hi Alyson,

MRK wanted to pass along the message that the AG is interested in supporting our work with mass timber. One of his proposals is that s.13; s.17 . He

wanted Jeff's advice on if this approach can be an effective incentive to drive up demand, and if yes, will BC's suppliers have the capacity to match the demand?

Secondly, he mentioned that he is interested s.13

s.13

that can go beyond just

mass timber, but also include other clean aspects of building as well.

Can we schedule a meeting with MRK, MGC and Jeff in the coming weeks to chat about these questions?

Thanks,
Stephanie Chang
Ministerial Advisor

Ministry of Jobs, Economic Recovery and Innovation | BC Parliament Buildings Rm 027 | Mobile: 250-886-5442

FW: Introductions re ULI

From: F0mhang, r\$hae pi J E I R I , r\$hae F0mhan< . o@vXhc
>o: Toat\$. gJ DvDbbh pi J E I R I J DvDbbhToat\$. < . o@vXhc
uDat: Ayr\$ kgkBl k:Pk:Pl T1 T8>

From: Chang, Stephanie JERI:EX

Sent: April 1, 2021 10:37 AM

To: Duncan Wlodarczak

Cc: Michael Gardiner ; Flamank, Brittany JERI:EX ; Spencer, Brad GCPE:EX ; Parmar, Ravi JERI:EX

Subject: RE: Introductions re ULI

Hi Duncan,

Minister Kahlon will be happy to speak to ULI BC on BC's economic recovery and mass timber (one of his favorite topics!).

I've cc'd our administrative coordinate Brittany here to figure out a date/time. Someone from our communications team will also reach out regarding logistics and details.

Let me know if there's anything else I can help with.

Best,

Stephanie

utDy2ha\$02ha.

Ministerial Advisor

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From: Duncan Wlodarczak <duncan.wlod@gmail.com>

Sent: March 31, 2021 10:52 AM

To: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>

Cc: Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>; Michael Gardiner <michaelg@strategies360.ca>

Subject: Re: Introductions re ULI

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Thanks Michael, and nice to meet you, Ravi and Sephanie.

As Michael mentioned, I am involved with the Urban Land Institute of British Columbia (ULI BC - Vice-Chair), and I think it would be great if the Minister was willing to join us for a (zoom) event in the coming weeks whenever his schedule permits.

If you are not familiar with ULI, it is an international, education and research based non-profit, focused on what I will call 'excellence in city building'. Our membership spans all individuals/professions that are related to city building, including real estate developers, urban planners, architecture, non-profit operations, and so on.

ULI BC has hosted a number of public sector speakers over the years, including several Provincial Ministers.

As the Province and those of us working in 'city building' start shifting out attention to 'post COVID' and back to the various urban challenges our region and province faces, I thought it would be great to have the Minister to join us and speak to our membership about 1) the Provinces focus on economic recovery and what role cities and related sectors may play, and 2) an extra focus on the role 'Mass Timber' can play in both economic recovery and tackling climate action goals. We're keen to hear how we can work with all levels of government as an active, productive partner.

Over the past 9 months or so we have hosted a number of events either on 'embodied carbon' or Mass Timber specifically, including discussion of case studies, challenges with adoption, and discussion around how to incentive more uptake of the product. It would be great to have a bit of time focused on this particular product from the Province's perspective, and have an opportunity to have the audience ask some questions/share some insights.

That said, I also think a discussion more broadly on economic recovery as a starting point, and how we all can work with the province to create jobs and 'build back better' would be great.

I'd be happy to jump on a call/zoom to provide any further details on either ULI or the suggested topic(s) if needed.

Thanks very much and looking forward to working with you!

Regards,

Duncan

On Wed, Mar 31, 2021 at 10:32 AM Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca> wrote:

Thanks Michael. Looking forward to the details on this event.

utDy2ha\$02ha.

Ministerial Advisor

1 33tre o3pov4gi boaoM\$ J Dbo@re ha7 Eao@t\$ a M 0 Thr\$ mDat , s\$\$. 4 J m Bkf Ml ov\$\$. kdB|55- |d66k

From: Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>

Sent: March 30, 2021 6:08 PM

To: Michael Gardiner <michaelg@strategies360.ca>

Cc: Duncan Wlodarczak <duncan.wlod@gmail.com>; Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>

Subject: Re: Introductions re ULI

Thanks Michael. Including my colleague Stephanie who holds the Mass Timber file in our office.

R

Ravi Parmar | Senior Ministerial Advisor

Honourable Ravi Kahlon | Minister of Jobs, Economic Recovery and Innovation

Ph: [1-250-356-2771](tel:1-250-356-2771)

E: Ravi.Parmar@gov.bc.ca

Sent from my iPhone

On Mar 29, 2021, at 4:24 PM, Michael Gardiner <michaelg@strategies360.ca> wrote:

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Ravi,

Duncan heads up the ULI in BC and has been doing a lot of work raising mass timber in broader ULI circles (Raymond Lui is Chair). Duncan is interested in having the Minister speak at an upcoming ULI discussion. I'll leave it to Duncan to provide details.

Over to you both.

Kind regards,

Michael

MICHAEL GARDINER

President, S360 Canada

C 778.836.2108

1285 PENDER ST WEST
SUITE 570
V6E 4B1

STRATEGIES360.CA

--

Duncan Wlodarczak

Email: duncan.wlod@gmail.com

Cell: 604-970-5555

Twitter: @duncanwlod

BC Government Mass Timber Investments

From: ccampbell@concretebc.ca
To: JEDC.Minister@gov.bc.ca, Minister, JERI JERI:EX
<JERI.Minister@gov.bc.ca>
Cc: Racy Sidhu <racy@yaat.ca>, Tyson Craiggs
<tyson.craiggs@terusconstruction.ca>
Sent: April 14, 2021 3:08:55 PM PDT
Attachments: image003.png, image001.jpg, image004.jpg, image005.png, image006.png,
Response to Minister Kahlon 04.14.21.pdf, image002.png

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Dear Minister Kahlon,

On behalf of our Chairman Racy Sidhu and BCSSGA President Tyson Craiggs, please find attached a letter from the BC concrete and aggregate industries concerning your government's recent press release mass timber projects in the province.

We ask that our government and our province give due consideration to our concerns. We are committed to working with you, and we look forward to meeting with you to discuss further.

Sincerely,



**Carolyn
Campbell**
Executive Director,
Concrete BC
Mobile: 250-859-3532
www.concretebc.ca



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April 14, 2021

Honourable Ravi Kahlon
Minister of Jobs, Economic Recovery and Innovation
PO Box 9071 Stn Prov Govt
Victoria, BC V8W 9E2
Via email: JEDC.Minister@gov.bc.ca

RE: Support for Made-In-BC Manufacturing and Construction

Dear Minister:

We read with concern your news release of April 7, 2021 titled, *"Mass timber investments to change face of BC construction."* Concrete BC represents the concrete, cement, and aggregate members throughout the province. Our concrete members operate over 110 plants in BC that employ 9,500 people and generate an annual impact of \$1.5 billion. British Columbians work at these facilities. More British Columbians make their living by supplying these facilities with BC raw materials sand, gravel, and water. And cement comes to these community facilities from BC's two cement plants, where more people work. Over 23,000 direct and indirect workers, with a direct, indirect, and induced economic contribution of over \$11 billion annually to the province. Growing the concrete, cement and aggregate industries *too* is "key to building a strong and sustainable economic recovery that reaches everyone."

Provincial funds should not advance the use of a particular product over other construction materials or artificially provide preferences for any building material. Promoting mass timber over wood and steel is a "zero sum game" economically - it seeks to protect jobs in one sector at the expense of those working in another. Providing an artificial benefit to any one material can only reduce value for money in construction projects, a cost that legislatures should not impose. Legislators should not use taxpayer dollars to manipulate the construction materials market, ignoring free-market principles.

Concrete is a local product with local jobs. Durable, ready mixed concrete, for example, must be produced near its customers. That is, local provincial jobs, taxpayers, and voters. Ready mixed concrete both has a low value-to-weight ratio and is highly perishable—it absolutely must be discharged from the truck before it hardens. For the same reason, foreign trade in ready-mixed concrete is essentially nonexistent. Highly skilled concrete jobs have produced some of the most spectacular buildings in British Columbia.

Despite Government's one-sided narrative, these mass timber projects will require other building materials and as an industry we are prepared to help the government green these projects with the most innovative, sustainable, and resilient solutions for the concrete components. However, we are being excluded from the conversation with your and the Clean BC teams. **Please reach out to us and bring our expertise to the table on these projects. As industry experts, employers, taxpayers, and British Columbians we deserve to participate!**

Sincerely,

Racy Sidhu
Chairman, Concrete BC
YAAT Concrete

Tyson Craiggs
President, BCSSGA
Terus Construction

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

MEETING NOTE

Cliff #: 153076

Date: April 26, 2021

PREPARED FOR: Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation

DATE AND TIME OF MEETING: May 3, 2021, 10:30AM – 12:00PM

ATTENDEES: Consuls General in British Columbia (B.C.)

ISSUE(S): Briefing to Consular Corps on Economic Recovery Plan.

KEY POINTS:

- The Consular Corps receives an annual briefing on Government priorities.
- The Economic Recovery Plan and specific programs, including the launch of InBC Investment Corp., agritech, advanced manufacturing and mass timber demonstration, and an update on B.C.'s international network are of interest to the consular corps members.
- The Consular Corps will be interested in information about key relevant mandate pieces, including: Trade Diversification Strategy, Low Carbon and Environmental, Social and Governance brand development, Industrial and Manufacturing Strategy and other activities that support JERI's vision of a sustainable, inclusive and innovative economy and economic recovery.
- There are 20 minutes allocated for Minister's remarks including Q&A. The meeting will be attended by four Ministers and the Lieutenant Governor.

BACKGROUND:

- Minister Ralston is responsible for the Government's relations with the Consular Corps of B.C.
- The Consular Corps is made up of Consuls General and Honorary Consuls. It is the official body comprising senior foreign representatives resident in the province, representing over 80 countries.

DISCUSSION:

Below are the several programs under StrongerBC's Economic Recovery Plan that may form the basis of Minister Kahlon's presentation.

InBC

- The purpose of InBC Investment Corp., a new \$500 million strategic investment fund, is to invest in high growth potential businesses, growing and anchoring talent, intellectual property and jobs in B.C.
- By providing a local source of patient capital, InBC will help B.C. businesses scale up, and make sure talent, intellectual property, and family-supporting jobs stay in the province. As well, InBC's investments will contribute to positive environmental, economic and societal impacts in the province.
- These impacts may include: distributed growth, scaling small and medium-sized businesses, anchoring intellectual property in B.C., supporting the development of an innovative low-carbon economy, investing in Indigenous businesses, and fostering an inclusive economy that benefits diverse groups of peoples.
- To achieve those goals, InBC must operate within investment parameters that address financial as well as environmental, economic, and social policy goals.
- Bill 5, the *InBC Investment Corp. Act*, was tabled in the legislature on April 27th 2021. As of April 29, the legislation was at Second Reading.
- The legislation will enhance InBC's accountability to British Columbians, and includes stringent reporting requirements, ensuring investment decisions are made by an independent Chief Investment Officer.

Agritech Grant Program

- The Agritech Grant Program is a \$7.5 million grant program announced in December 2020.
- The program is intended to accelerate the growth of B.C.'s Agritech sector providing one-time grant funding for companies to scale up, or to anchor within the province.
- The program promotes B.C.'s reputation as an ideal jurisdiction for agritech, by contributing to company or industry-led research, demonstration, testing or knowledge transfer activities.
- A total of 21 companies were awarded Agritech Grants.
- The Province also established the Agritech Concierge program to provide dedicated service to agritech companies.

Supply Chain Resiliency and Value-Added Manufacturing

- This is a \$16.25 million project with three components.
- The first component is a \$6 million Supply Chain Resiliency Grant program that provides a one-time funding of up to \$400,000 to organizations towards projects that strengthen manufacturing supply chains in the province.
 - The program had 24 successful grant recipients that have wide-ranging projects across all regions of the province.
- The second component is a \$10 million Accelerating Manufacturing Scale-Up Grants program that provides:
 - cost-shared funding of up to \$250,000 to eligible "individual" businesses;

- up to \$500,000 to eligible “groups of businesses” working together on a project to accelerate innovative capacity, strengthen critical supply chains, and create new, sustainable economic opportunities.
 - Pricewaterhouse Coopers LLP is delivering the program and the application intake period is currently open until the end of May 2021.
- Third, the Province is investing \$250,000 to analyze ways to strengthen strategic B.C. supply chains to increase competitiveness and resiliency. This will help share the future Industrial and Manufacturing Strategy.

Mass Timber Demonstration Program (MTDP):

- MTDP is a \$3 million program that provides funding to eligible applicants for the design, research, construction and demonstration of mass timber buildings.
- The program was designed and delivered with support from the Office of Mass Timber Implementation and Forestry Innovation Investment (FII).
- The program focuses on growing B.C.’s mass timber industry including design and engineering services, technical research, and the adoption of virtual design and prefabrication practices.
- There are two components of the program:
 - \$0.5 million mass timber technical research and testing project.
 - \$2.5 million demonstration project support.
- Due to strong interest in the program, a decision was made to fund three additional demonstration projects. Funding required above the initial \$3 million was secured by re-profiling \$1.2 million of FII’s budget.
- The combined investment of \$4.2 million will fund 8 demonstration projects and 4 research projects.
- The projects focus on addressing technical barriers to advancing the use of mass timber.
- They include mid-rise, tall multi-family residential, mixed-use commercial, institutional, as well as industrial buildings located across the Okanagan, Lower Mainland, and Southern Vancouver Island.

Other Economic-Recovery Related Programming

- The \$345 million Small and Medium Sized Business Recovery Grant program provides fully funded grants to businesses that employ up to 149 B.C. residents. Grants of \$10,000 to a maximum of \$30,000 are available, with up to an additional \$5,000 to \$15,000 available to tourism-related businesses.
- The time to apply for the Small and Medium Sized Business Recovery Grant program has been extended from March 31, 2021 to August 31, 2021.
- The Launch Online Grant program provides funding to businesses to create an online shop and/or improve their existing online operations to attract new local customers and expand to new markets.
- The grant will pay for up to 75% of eligible expenses, up to a maximum of \$7,500.

- Up to 30% of funds are reserved for Black, Indigenous and people of colour owned businesses and those operating outside of the Lower Mainland and Greater Victoria.

B.C. International Trade and Investment Network

- B.C. maintains a network of 16 trade and investment offices globally in Asia, Europe and the United States.
- Trade and investment representatives promote B.C. origin exports, and attract foreign direct investment to the province.
- B.C. engages regularly with our in-market staff, and these representatives can support collaboration efforts between B.C. and our trading partners.

SUGGESTED RESPONSE/KEY MESSAGING:

- Appreciate the opportunity to update the Consular Corps on key programs under StrongerBC's Economic Recovery Plan.
- Grateful for all the support and collaboration from the Consular Corps during pre-COVID times, and in particular, during this last 2020-21 year.
- Look forward to strengthening trade and investment ties with our global partners to ensure mutual economic recovery efforts are successful.

ATTACHMENTS:

Attachment 1 – Agenda

Attachment 2 – Attendees (Separate Attachment)

Attachment 3 – PowerPoint Presentation with Speaking Notes

Attachment 4 – Potential Questions and Answers

ADM Contact: Selena Basi, Assistant Deputy Minister, TID (778) 974-5951

Prepared by: Sila Sahin, U.S. Senior Manager, Global Markets Team (236) 877-2537

Reviewed by			
Dir: WH	ED: LT	ADM: SB	DM: BP

AGENDA

Spring 2021 - Virtual Consular Corps Briefing, May 3rd

Time	Description
9:55am	Virtual sign in for event opens to test connections, etc.
10:00am	All participants sign in
10:05am	Welcome by Lucy Lobmeier, Chief of Protocol - housekeeping items, review agenda
10:10am	Introduction of special guests by Chief of Protocol.
10:12am	Remarks - <u>The Honourable Janet Austin</u> , Lieutenant Governor of B.C.
10:17am	Briefing by <u>Hon. Bruce Ralston</u> , Minister of Energy, Mines & Low Carbon Innovation and Minister responsible for government's relationship with the Consular Corps On low carbon innovation/Cleantech and overview of LNG/Liquid Hydrogen.
10:37am	Briefing by <u>Hon. Murray Rankin</u> , Minister of Indigenous Relations and Reconciliation Overview of importance of reconciliation with the First Nations and Indigenous peoples of British Columbia.
10:57am	Briefing by <u>Hon. Ravi Kahlon</u> , Minister of Jobs, Economic Recovery & Innovation On the Economic Recovery Plan including progress on specific programs, including agritech, advanced manufacturing and mass timber.
11:17am	Briefing by <u>Hon. Sheila Malcolmson</u> , Minister of Mental Health & Addictions On B.C.'s Mental Health and Addiction response/strategy in context of COVID-19 pandemic.
11:37am	Briefing by <u>Hon. George Heyman</u> , Minister of Environment & Climate Change Strategy B.C.'s Climate Change strategy and participation by B.C. in COP 26.
11:57am	Consular Corps Remarks, <u>Dean of the Consular Corps</u> .
12:00pm (approx.)	Closing Remarks by the Hon. Bruce Ralston .
	End of Program

Consular Corps Attendees List

April 26, 2021

12:18:56 PM

Country	Category	Prefix	FirstName	LastName	Organization	Title
	Cabinet Minister	The Honourable	Ravi	Kahlon	Ministry of Jobs, Economic Recovery and Innovation	Minister of Jobs, Economic Recovery and Innovation
	Cabinet Minister	The Honourable	Sheila	Malcolmson	Ministry of Mental Health and Addictions	Minister of Mental Health and Addictions
	City of Vancouver	Ms.	Lesley	Matthews	City of Vancouver	Chief, External Relations and Protocol
	Intergovernmental Relations Secretariat	Mr.	Silas	Brownsey	Intergovernmental Relations Secretariat	Deputy Minister
	Intergovernmental Relations Secretariat	Ms.	Nicole	Vinette	Intergovernmental Relations Secretariat	Manager, International Relations
	Intergovernmental Relations Secretariat / Office of Protocol	Mr.	Manjit	Khaira	Intergovernmental Relations Secretariat	Protocol Manager, Office of Protocol
	Intergovernmental Relations Secretariat / Office of Protocol	Mrs.	Lucy	Lobmeier	Intergovernmental Relations Secretariat	Chief of Protocol & Executive Director
Albania	Consular Representative	Mr.	Edison L.	Heba	Consulate of Albania	Honorary Consul of Albania
Argentina	Consular Representative	Mr.	Ricardo	Arredondo	Consulate General of Argentina	Consul General of Argentina
Austria	Consular Representative	Mr.	David	Haber	Consulate General of Austria	Honorary Consul General of Austria
Bangladesh	Consular Representative	Mr.	Nayem Uddin	Ahmed	Consulate General of Bangladesh	Consul General
Belgium	Consular Representative	Ms.	Monique	Poncelet-Gheleyns	Consulate of Belgium	Honorary Consul of Belgium
Chile	Consular Representative	Mr.	Aldo	Giovanni Famolaro	Consulate General of Chile	Consul General of Chile

Country	Category	Prefix	FirstName	LastName	Organization	Title
China	Consular Representative	Madam	Xiaoling	Tong	Consulate General of the People's Republic of China	Consul General of China
Costa Rica	Consular Representative	Mr.	Antonio	Arreaga-Valdés	Consulate General of Costa Rica	Honorary Consul General of Costa Rica
Croatia	Consular Representative	Mr.	Manjot S.	Hallen	Consulate of Croatia	Honorary Consul of Croatia
Ecuador	Consular Representative	Mr.	Etienne E.V.	Walter	Consulate General of Ecuador	Honorary Consul General of Ecuador
El Salvador	Consular Representative	Mr.	Cesar Augusto	Orellana Murillos	Consulate General of El Salvador	Consul General of El Salvador
Estonia	Consular Representative	Mrs.	Evaleen	Jaager Roy	Consulate of Estonia	Honorary Consul of Estonia
Fiji	Consular Representative	Mr.	Pradeep Keshva	Naicker	Consulate of Fiji	Honorary Consul of Fiji
Finland	Consular Representative	Mr.	Tom Mikael	Nyberg	Consulate of Finland	Honorary Consul of Finland
France	Consular Representative	Mr.	Philippe André Joseph	Sutter	Consulate General of France	Consul General of France
Greece	Consular Representative	Mrs.	Eleni	Georgopoulou	Consulate General of Greece	Consul General of Greece
Guatemala	Consular Representative	Mr.	Oscar Adolfo	Padilla Lam	Consulate General of Guatemala	Consul General of Guatemala
Hungary	Consular Representative	Mr.	Valér	Palkovits	Vice-Consulate of Hungary	Consul General (Toronto)
India	Consular Representative	Mr.		Manish	Consulate General of India	Consul General of India
Ireland	Consular Representative	Mr.	Frank	Flood	Consulate General of Ireland	Consul General of Ireland
Italy	Consular Representative	Mr.	Fabio	Messineo	Consulate General of Italy	Consul General of Italy

Country	Category	Prefix	FirstName	LastName	Organization	Title
Japan	Consular Representative	Mr.	Takashi	Hatori	Consulate General of Japan	Consul General of Japan
Jordan	Consular Representative	Mr.	Thomas Richard	Turner	Consulate of Jordan	Honorary Consul of Jordan
Kenya	Consular Representative	Mr.	George	Imbenzi	Consulate of Kenya	Honorary Consul of Kenya
Luxembourg	Consular Representative	Mr.	Ron L.	Bozzer	Consulate of Luxembourg	Honorary Consul of Luxembourg
Malaysia	Consular Representative	Mr.	Shamsul Nizam	Bin Shamsuddin	Consulate General of Malaysia	Consul General of Malaysia
Malta	Consular Representative	Mr.	Stephen D.	Holmes	Consulate of Malta	Honorary Consul of Malta
Mauritius	Consular Representative	Dr.	Nittin Kumar	Reebye	Consulate of Mauritius	Honorary Consul of Mauritius
Mexico	Consular Representative	Mrs.	Ana Berenice	Díaz Ceballos Parada	Consulate General of Mexico	Consul General of Mexico
Montenegro	Consular Representative	Mr.	Kaare Glenne	Foy	Consulate of Montenegro	Honorary Consul of Montenegro
Netherlands	Consular Representative	Mr.	Hendrik	Snoeken	Consulate General of the Netherlands	Consul General of the Netherlands
New Zealand	Consular Representative	Mr.	Matthew	Ritchie	Consulate General of New Zealand	Consul General of New Zealand
North Pacific Anadromous Fish Commission	International Organization	Dr.	Vladimir	Radchenko	North Pacific Anadromous Fish Commission	Executive Director
Pacific Salmon Commission	International Organization	Mr.	John	Field	Pacific Salmon Commission	Executive Secretary
Pakistan	Consular Representative	Mr.	Janbaz	Khan	Consulate General of Pakistan	Consul General of Pakistan

Country	Category	Prefix	FirstName	LastName	Organization	Title
Panama	Consular Representative	Mrs.	Edel Marie	Garcia Castillo	Consulate General of Panama	Consul General of Panama
Paraguay	Consular Representative	Mr.	Luis Fernando	Villalba Ocampo	Consulate of Paraguay	Honorary Consul of Paraguay
Philippines	Consular Representative	Mrs.	Maria Andrelita S.	Austria	Consulate General of the Philippines	Consul General of the Philippines
Poland	Consular Representative	Mr.	Andrzej Emeryk	Mankowski	Consulate General of Poland	Consul General of Poland
Portugal	Consular Representative	Ms.	Marta Sofia	Machado Garcia Ribeiro Cowling	Consulate General of Portugal	Consul General of Portugal
Romania	Consular Representative	Mr.	Ovidiu	Grecea	Consulate General of Romania	Consul General of Romania
Russia	Consular Representative	Mrs.	Erin Elizabeth	Chutter	Consulate of the Russian Federation	Honorary Consul of the Russian Federation
Singapore	Consular Representative	Mr.	Terrance Kamil	Salman	Consulate General of Singapore	Honorary Consul General of Singapore
Slovenia	Consular Representative	Ms.	Margaret	Rudolf	Consulate of Slovenia	Honorary Consul of Slovenia
Solomon Islands	Consular Representative	Mr.	Ashwant Ashish Kumar	Dwivedi	Consulate General of Solomon Islands	Honorary Consul General of Solomon Islands
Sweden	Consular Representative	Mr.	Kjell Thomas	Gradin	Consulate of Sweden	Honorary Consul of Sweden
Switzerland	Consular Representative	Mr.	Andreas	Rufer	Consulate General of Switzerland	Consul General of Switzerland
The Commonwealth of Learning	International Organization	Professor	Asha S.	Kanwar	The Commonwealth of Learning	President & CEO
Tunisia	Consular Representative	Mr.	Lyall D.	Knott, QC	Consulate of Tunisia	Honorary Consul of Tunisia

Country	Category	Prefix	FirstName	LastName	Organization	Title
Turkey	Consular Representative	Mr.	Mehmet Taylan	Tokmak	Consulate General of Turkey	Consul General of Turkey
United Kingdom	Consular Representative	Ms.	Nicole April	Davison	Consulate General of the United Kingdom	Consul General of the United Kingdom
United States of America	Consular Representative	Mr.	D. Brent	Hardt	Consulate General of the United States of America	Consul General of the United States of America
Uruguay	Consular Representative	Ms.	Silvana	Montes De Oca Abal	Consulate General of the Republic of Uruguay	Consul General of the Republic of Uruguay

A STRONGER B.C.

Post-pandemic & Beyond

Annual Consular Corps Briefing

Minister of Jobs, Economic Recovery and
Innovation

May 3, 2021

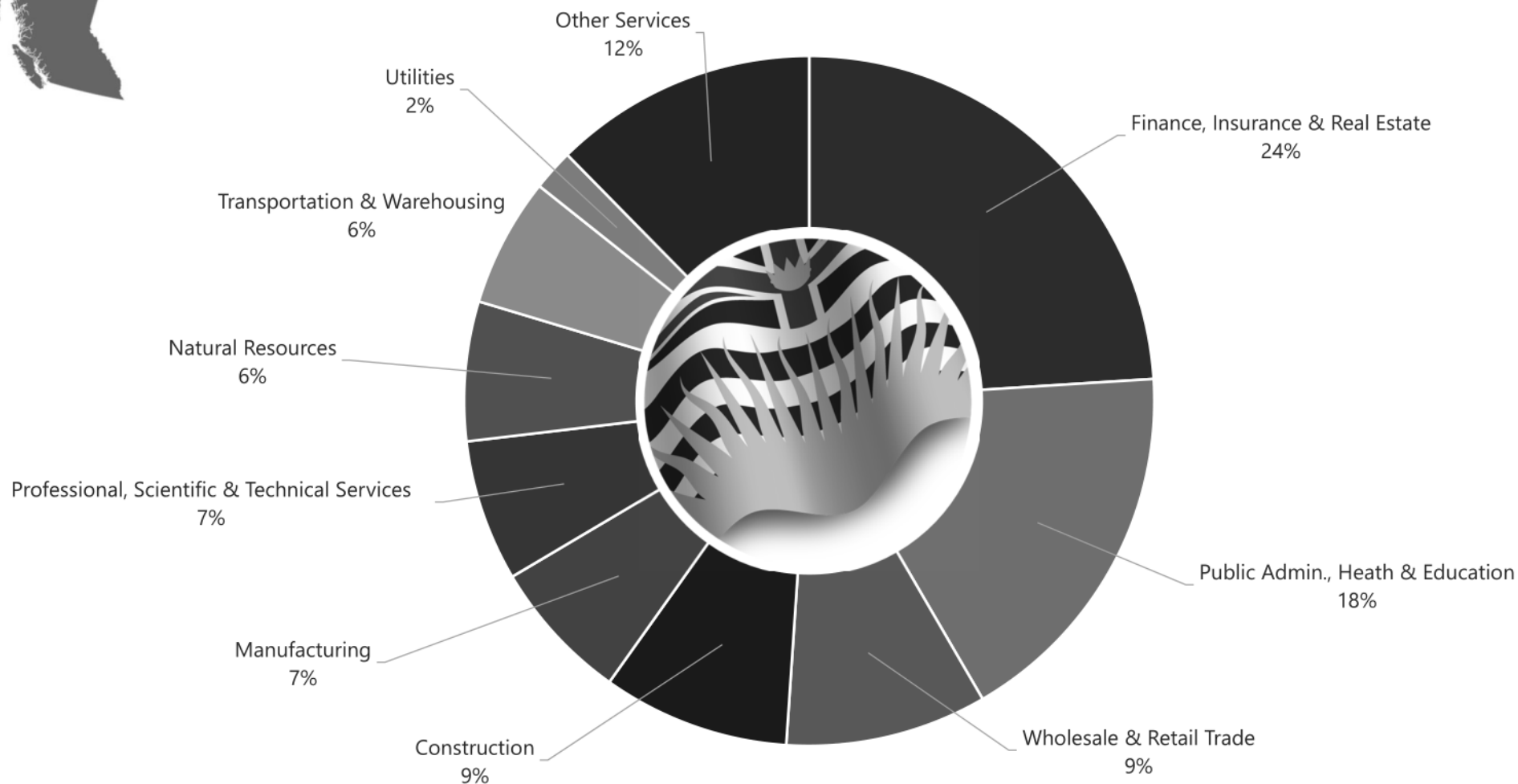


Agenda

- Context B.C. Economy
- Timelines of Government StrongerBC
- Overview of Economic Recovery Programs
 - InBC Investment Corp.
 - Agritech Grant Program
 - Supply Chain Resiliency and Value-Added Manufacturing
 - Mass Timber Demonstration Program
 - Other Economic-Recovery Related Programming
- Forward-looking Vision and Initiatives
- Q&A



GDP – B.C.'s TOP CONTRIBUTING SECTORS

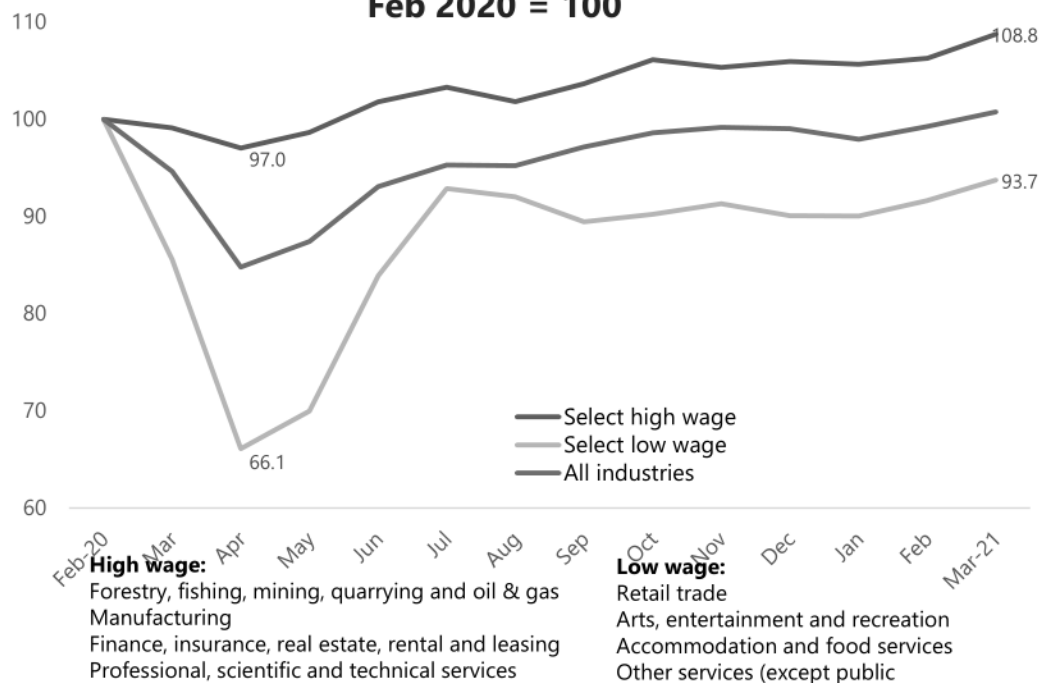


EMPLOYMENT RECOVERY

B.C. has recovered to 100.8% of pre-pandemic employment but uneven outcomes persist...

Employment recovery by *select* high- and low-wage industries

Feb 2020 = 100



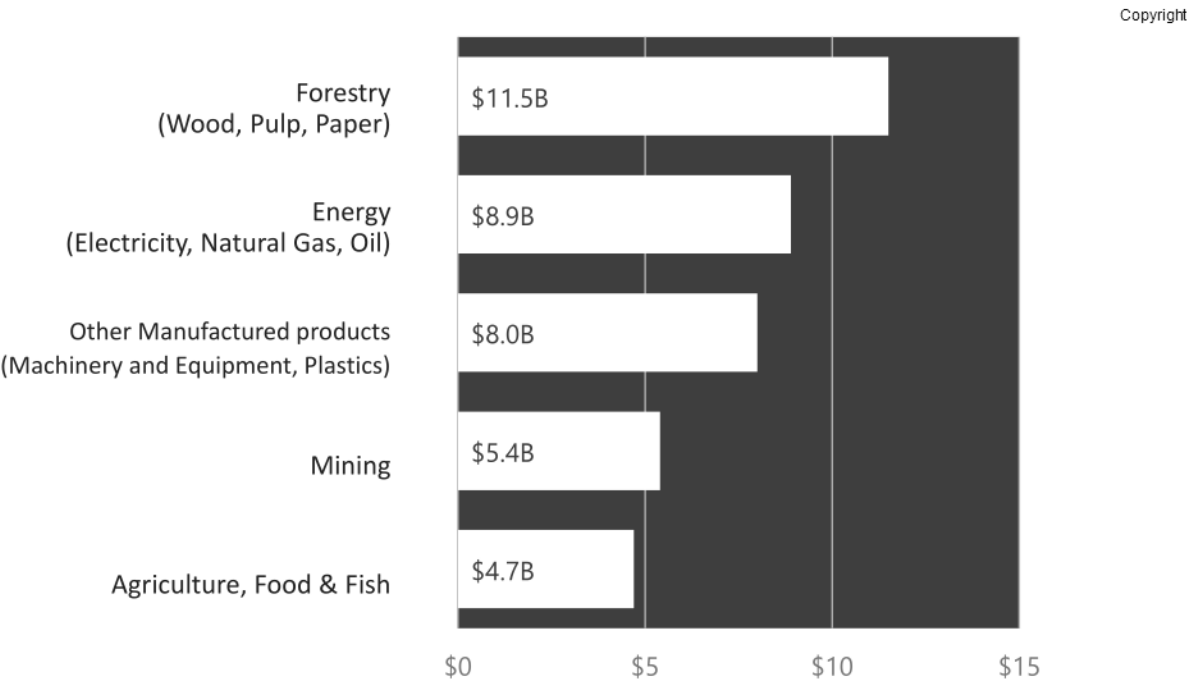
- Industries hardest hit by the pandemic are still lagging in employment recovery; these industries also pay lower wages.
- Like employment recovery, recovery of hours worked in low-wage industries is lagging at 83.4% compared to high-wage industries at 113.3%.
- The expanded unemployment rate is 10.7%, a decrease of 0.5 points since last month.
- Responding to a survey, 8.9% of businesses expect to increase their number of employees, 9.7% expect to decrease, and 74.9% expect to make no change to May 2021.

B.C. IS AN EXPORT-DRIVEN ECONOMY

A SMALL OPEN ECONOMY

SELECT 2020 INTERNATIONAL EXPORTS

\$39.9 billion to international markets



2020 goods exports are down 8% from 2019

Government's Response

StrongerBC: from input to action



InBC Investment Corp.

- \$500 million strategic investment fund announced in September 2020.
- Aim: ***Invest in high potential B.C. businesses to help them scale and grow here, and build a more innovative low-carbon economy.***
- InBC will have a 'triple bottom line' mandate:
 - Impact investing to achieve both (1) a financial return and (2) social, economic and (3) environmental policy objectives.
- Bill 5: legislation introduced in April 2021 to support this initiative.
- InBC Investment Corp. will be ready to invest by Fall 2021.

Agritech Grant Program

- \$7.5 million grant program announced in December 2020.
- Aim: ***Accelerate the growth B.C.'s agritech sector by supporting high growth potential companies to rapidly scale.***
- 21 companies awarded agritech grants (of up to \$500,000)
 - Projects include advancing technologies in:
 - Innovative greenhouse production
 - Automation, including for speciality crops like mushrooms and berries
 - Nutrient management/recovery technologies
 - Precision agriculture

Supply Chain Resiliency and Value-Added Manufacturing

\$16.25 million project with three components:

Aim: ***Ensure our core sectors can come back stronger after COVID-19, and support the establishment of new supply chain opportunities to advance emerging sector opportunities (agritech, value added forestry, advanced manufacturing).***

1. \$6 million Supply Chain Resiliency Grant program (*grants up to \$400,000*).
2. \$10 million Accelerating Manufacturing Scale-Up Grants program (*grants up to \$250,000 – currently open for intake*).
3. \$250,000 investment to analyze ways to strengthen strategic B.C. supply chains to increase competitiveness and resiliency and unlock opportunity.

Mass Timber Demonstration Program

- \$4.2 million program providing funding for design, research, construction and demonstration of mass timber buildings.
- Aim: ***Grow B.C.'s mass timber industry by supporting innovative projects that can advance the possibilities of mass timber in increasingly complex building types; showcasing possibility for other jurisdictions.***
- 12 innovative building projects funded across B.C.

Other Recovery-Related Initiatives*

- \$345 million Small and Medium Sized Business Recovery Grant program
- Launch Online Grant program

*Note: these are programs delivered by JERI only; full suite of programs available at www.strongerbc.gov.bc.ca

Current Focus

- Implementation of recovery programming
- Economic Plan and Vision – Fall 2021
 - Focus on building an innovative, sustainable and inclusive economy
- Trade Diversification Strategy & Industrial and Manufacturing Strategy
- Continuing to build on values of *sustainability, inclusiveness* and *innovation* and develop opportunities for our core and emerging industries to be competitive in world markets, while supporting jobs and revenue growth in B.C.

Map of our International Network



Q&A

Contact

Selena Basi, Assistant Deputy Minister

Selena.Basi@gov.bc.ca

Spring 2021 - Virtual Consular Corps Briefing, May 3rd

Questions & Answers

General-Economic Recovery

1. Is there any evidence that StrongerBC is working?

Since the economic low point of COVID-19 last April, B.C. has seen job growth for ten consecutive months, bringing our employment levels to more than 99% (99.4%) of pre-pandemic levels. This is the highest job recovery rate of any of the four largest provinces in Canada.

2. What are you doing to create more jobs?

We have an aggressive job creation strategy under StrongerBC that is focused on skills training for people and supports for businesses. Some examples are the \$10 million Work Experience Opportunities Grant, the \$12.4 million Women in Trades Training Program and the \$345 million Small and Medium Sized Business Recovery Grant.

3. For questions to which we might not have immediate answers.

“My staff will be happy to follow-up with you after with further details.”

International Network

1. Does the Ministry have plans to expand the trade network to other regions of the world (i.e. Latin America, Africa, Middle East)?

Diversifying our trade partners is important. For this reason, the Ministry is working on a Trade Diversification Strategy which will guide our approach.

2. How can the consular corps work together with your trade network?

We have seen success working together on initiatives in areas of mutual interest to promote trade and investment in both directions. For example, our trade office in Europe, worked with the Dutch Consulate on an event focused on agritech collaboration. We would welcome the opportunity to collaborate on similar initiatives.

Mass Timber

1. What is mass timber?

Mass timber refers to engineered wood products that combine smaller layers of wood together to make a larger structural element. This process substantially increases structural and fire performance. A mass timber building is one that has a primary structural system made of solid or engineered wood. A building that uses mass timber as an accent only is not considered a mass timber building.

2. Why is the Mass Timber Demonstration program important for economic recovery?

Mass timber innovation is a key component of Government's strategy to increase high-value forest products featured in B.C.'s Economic Framework. Local engineered wood production has the potential to drive an overall transition from high volume to high value forest products, as well as support the integration of mass timber construction into the mainstream. Centralized, strategic oversight is necessary to expand and coordinate cross-Ministry efforts designed to drive these key transitions.

3. Who assessed the applications?

A technical advisory panel made up of representatives from the building design and construction industry, as well as senior government staff.

4. Has there been any consultation on this program with the forest industry?

There is widespread support for mass timber industry development in B.C. There have been ongoing consultations on mass timber with forest industry associations, including the Council of Forest Industries, Canadian Wood Council, the federal government, and the design community and developers.

Supply Chain and Value-Added Manufacturing

1. What types of products could be manufactured as a result of the Accelerating Manufacturing Scale-Up grants?

The Accelerating Manufacturing Grant Program is open to all industries and sectors in the province that manufacture or process value-added products. The Program will provide priority for applications in specific sectors that have been identified as directly aligned with strategic government objectives. These priority industry sectors include aerospace, shipbuilding, food processing and forestry.

2. How will this project benefit B.C. businesses and what are the expected outcomes?

This project will strengthen B.C. supply chains, increase B.C. manufacturing competitiveness, and support manufacturing growth and sustainability. The project will also help businesses prepare for what their competitive advantage and productivity strategies can be in a post-pandemic world.

3. Do businesses have to pay back the money?

No, these are grant programs, not a loan.

Agritech Program

1. What is agritech?

Agritech is the application of technology to improve all elements of the farming and growing process. For example, placing a smart sensor in the soil to communicate back to the farmer about soil conditions, or using software that tracks satellite imagery to help map and manage farmland.

2. How can the grant funding be used?

There are a variety of ways that the funding can be used. For example, companies can use the funding to build their team, develop new technology, commercialize their products or services, conduct research and attract investment.

3. Who reviewed applications?

Applications were reviewed by subject matter experts at the Ministry of Jobs, Economic Recovery and Innovation and the Ministry of Agriculture, Food and Fisheries and industry, as well as a review committee with industry and technology experts.

4. How big is B.C.'s agritech sector?

B.C. is home to over 150 agritech companies, with the largest companies employing over 100 people. In 2019, B.C.'s agritech sector generated approximately \$500 million in revenue.

InBC Investment Corp.

1. How will InBC benefit British Columbians?

InBC is about planning for the future of our province and will be instrumental in moving our economy beyond recovery towards long term growth and prosperity. Through this fund, critical capital will be provided to B.C.-based companies so that they can grow and stay in the province. The fund will invest in B.C.-based businesses that create family-supporting jobs in all regions of the province. InBC will help establish B.C. as a globally competitive low-carbon jurisdiction.

2. Where does the \$500 million come from to start this fund?

Budget 2021 stated that InBC will receive \$100 million in financing this fiscal year, \$200 million in financing in 2022/2023, and a final \$200 million in 2023/2024.

3. What problem is InBC solving?

Too many B.C. businesses find themselves unable to scale up successfully. We lose talent, jobs and intellectual property when B.C. businesses are acquired by companies from outside B.C. When this happens, it means British Columbians don't realize fair value for their investments. That's why our government has launched this \$500 million strategic investment fund to invest in small and medium sized B.C. businesses to help them scale up, and to anchor talent, intellectual property, and good jobs. The fund will also attract other investments from the private and public sectors, and help B.C. businesses scale up.

4. Can you tell me how women and Indigenous peoples, as well as other underrepresented groups, are included in this investment fund?

InBC has been developed to provide for financial returns, while also advancing government's priorities, such as innovation, sustainability and inclusiveness. Government will provide InBC with a mandate letter that will set out government's policy priorities for the fund. These could include supporting women-led businesses and supporting Indigenous businesses throughout the province.

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

KEY POINTS

Cliff #: 152636

Date: April 6, 2021

PREPARED FOR: Bobbi Plecas, Deputy Minister, Ministry of Jobs, Economic Recovery and Innovation

MEETING WITH: Ministry of the Environment, Department of the Built Environment – Helsinki, Finland

DATE AND TIME OF MEETING: April 6, 2021 from 8:30am – 9:30am

ATTENDEES:

- Petri Heino, Program Director, Wood Building Program, Ministry of the Environment, Department of the Built Environment – Helsinki, Finland [external]
- Jeff Vasey, Assistant Deputy Minister, Office of Mass Timber Implementation [internal]
- Jarrett Hutchinson, Executive Director, Office of Mass Timber Implementation [internal]

KEY POINTS:

- Shared our respective initiatives on increasing the use of mass timber for economic and environmental benefits.
- Governments' role in promoting use of wood in construction. There is a growing trend in Europe and governments and ministries are taking action. Regulations, financial incentives, and/or actions of influence are carried out within jurisdictions (inter-ministry) and also between nations.
- Petri spoke of the need for co-operation between governments to learn and hear more of the measures taken in different countries. The Holzbau Forum in Austria is a preeminent example. <https://www.tradecommissioner.gc.ca/austria-autriche/events-evenements/0011362.aspx?lang=eng> Finland has been invited to present at that forum and he wanted to know B.C.'s interest in being involved.
- Petri spoke of an emerging need to support European countries that are still beginners in using wood.
- Branding can be powerful. He shared the new European example: https://europa.eu/new-european-bauhaus/index_en
- Petri was impressed with the political commitment in B.C. as well as the resource potential of the Office of Mass Timber Implementation – he has been providing leadership in Finland for well over a decade and they fluctuate from a maximum team of four to just him.

Reviewed by			
Dir:	ED: JH	ADM: JV	DM:

Re: ULI BC: Economic Recovery and Mass Timber Virtual Event

From: Shannon Paterson <Shannon.Paterson@ULI.org>
To: Duncan Wlodarczak <dwlodarczak@onni.com>, Duncan Wlodarczak <duncan.wlod@gmail.com>, Flamank, Brittany JERI:EX <Brittany.Flamank@gov.bc.ca>, jedc.minister@gov.bc.ca, ravi.parmar@gov.bc.ca, Patti Glass <Patti.glass@grosvenor.com>, Perzoff, Lara GCPE:EX <Lara.Perzoff@gov.bc.ca>, stephanie.chang@gov.bc.ca, Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>, Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>, Minister, JERI JERI:EX <JERI.Minister@gov.bc.ca>
Sent: May 5, 2021 1:44:50 PM PDT

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Good afternoon,
On behalf of ULI BC, I would like to thank you Minister and Patti for your time today and the amazing discussion that was had! Very insightful and lots of topics to dive deeper into for future discussions! 😊 And to our fearless leader, Duncan, as always, a great job with questions and hosting!
Here is a link to the recording of the chat. Please know that this will be distributed to all registrants of today's virtual event.

<https://uli.zoom.us/rec/share/mgQljCHIVUaWBINTjtdp-d41fi7ThkepLOR4xnKJPiX7UrIBxdZWDKSJNsSKligP.NOWIUY3nO1YADeR>

Thank you very much again!

Shannon

ULI British Columbia

From: Shannon.Paterson@ULI.org

When: 11:45 AM - 1:00 PM May 5, 2021

Subject: ULI BC: Economic Recovery and Mass Timber Virtual Event

Location: Zoom (see individual links below in body of calendar invite)

Virtual background options attached for speakers. Agenda is also below.

Webinar ID: 913 6557 1701

Passcode: 597230

Unique Link for Panelists: (This is unique to you only – please do not share it with others and make sure you sign in using the email attached to your name):

Minister Kahlon join via [this link](#).

Ravi Parmar join via [this link](#).

Lara Perzoff join via [this link](#).

Brittany Flamank join via [this link](#).

Stephanie Chang join via [this link](#).

Patti Glass join via [this link](#).

Duncan Wlodarczak join via [this link](#).

Shannon (ULI BC) join via [this link](#).

Phone Dial In (if the WIFI is not stable/audio does not come through properly)

Dial (British Columbia) : +1 778 907 2071

Minister Kahlon ID: 185064

Ravi ID: 192543

Lara ID: 196520

Brittany ID: 188092

Stephanie: 199284

Patti ID: 194487

Duncan ID: 183502

General Public to join via [this link](#).

Agenda (approximately timeframe):

12:00pm Duncan welcomes guests and provides brief introduction

12:05pm Minister Kahlon keynote (state of BC's economic outlook, recovery means for BC cities, areas of opportunity)

12:25pm Duncan rejoins and introduces moderator Patti Glass with Grosvenor

12:26pm – 12:45pm Patti leads moderated 'fireside chat' discussion

12:45pm Duncan facilitates with Patti Q&A from audience (taken through Q&A function of Zoom webinar)

12:58pm Duncan invites Minister Kahlon for any closing remarks

1:00pm Event concludes

Scan From <Device Name>

From: RPONTING <Rebecca.Ponting@gov.bc.ca>
To: jedc.minister@gov.bc.ca, Minister, JERI JERI:EX <JERI.Minister@gov.bc.ca>
Sent: May 11, 2021 1:10:22 PM PDT
Attachments: Scan_20210511.pdf



Carpenters' District Council of Ontario

United Brotherhood of Carpenters & Joiners of America

222 Rowntree Dairy Road, Woodbridge, ON L4L 9T2

t: 905 652-4140 f: 905 652-4139



Tony Iannuzzi
Executive Secretary Treasurer

Mike Yorke
President

May 5, 2021

Honourable Ravi Kahlon
Minister of Jobs, Economic Recovery and Innovation
Delta North Room
301 Parliament Buildings
Victoria BC V8V 1X4

RE: Contact/Mass Timber Sector

Dear Minister:

I am watching with real interest your Government's investment in Innovation and the forest sector via the one dozen Mass Timber demonstration and research projects to be funded by the government of BC. I believe that this program sets a high benchmark in this country in the development and growth of the Mass Timber Sector.

Linking in the land development and construction sectors to resource extraction, manufacturing, processing and the design and architectural communities will have solid economic development impacts – and drive prosperity. The symbiotic relationship between resource based communities and the construction industry in our country's urban centres has huge potential and your approach is building on this potential.

The Ontario Carpenters union has great links with the carpenters in British Columbia and everywhere across North America and we share a commitment to the next generation through training and skills development that promote excellence on the jobsite.

Here in Toronto we have initiated one of the first Mass Timber training programs in Canada and our next generation of Carpenters are enthusiastic about learning Mass Timber skills and also putting them to use building the infrastructure, homes and schools our communities need.

Please review the docs specific to Mass Timber that I have included for your perusal. I wish you much success in your current initiatives.

Feel free to reach out at anytime.

Yours truly,


Mike Yorke
President, Carpenters' District Council of Ontario

www.thecarpentersunion.ca



FW: MO Request: Mass Timber

From: Albrecht, Christine JERI:EX <Christine.Albrecht@gov.bc.ca>
To: Liu, Teresa JERI:EX <Teresa.Liu@gov.bc.ca>
Cc: Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>, Potheary, Meagan JERI:EX <Meagan.Potheary@gov.bc.ca>
Sent: May 20, 2021 1:38:28 PM PDT

Teresa – Can you please assign an IN from OMTI?

From s.13; s.16

Due to DMO June 3

Christine Albrecht

Issues Manager

Office of the Deputy Minister

Ph: 250 387-0661

NEW NUMBER Cell: 250 507-9453

tTCc nAlbrecht, Christine JERI:EX

F: uenMay 20, 2021 12:26 PM

bCnBeattie, Michelle JERI:EX <Michelle.Beattie@gov.bc.ca>

j SnVasey, Jeff JERI:EX <Jeff.Vasey@gov.bc.ca>; Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>

Fr omSenMO Request: Mass Timber

Hi Michelle (and Jeff),

1. Can you please have staff explore s.13; s.16

s.13; s.16 Perhaps you may want to prepare an IN but let us know

Thanks,

Christine Albrecht

Issues Manager

Office of the Deputy Minister

Ph: 250 387-0661

NEW NUMBER Cell: 250 507-9453

tTCc nChang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>

F: uenMay 20, 2021 9:50 AM

bCnCameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>

j SnAlbrecht, Christine JERI:EX <Christine.Albrecht@gov.bc.ca>

Fr omSenMass Timber

Hi Tara,

MRK wanted to relay to ADM Vasey that he'd like to s.13; s.16

s.13; s.16

Thanks,

Stephanie Chang

Ministerial Advisor

Ministry of Jobs, Economic Recovery and Innovation | BC Parliament Buildings Rm 027 | Mobile: 250-886-5442

MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

KEY POINTS

Cliff #: 153717

Date: May 20, 2021

PREPARED FOR: Jeff Vasey, ADM, Office of Mass Timber Implementation

MEETING WITH:

- *Tyson Craiggs, President, BCSSGA*
- *Racy Sidhu, Chairman, Concrete BC*
- *Dani Miller, Manager Mainland Construction*
- *Eric Anderson, Director of Lafarge Canada Ltd*

DATE AND TIME OF MEETING: May 26, 2021, 1:00pm - 1:45pm

KEY POINTS:

- Government's press release dated April 7, 2021, "Mass timber investments to change face of B.C. construction" is not meant to diminish the role played by B.C.'s concrete industry.
- Concrete will continue to play a vital role in construction and will continue to play a major role in buildings.

BACKGROUND

- Concrete BC is a lobby group representing members that operate over 110 plants in B.C. that employ 9,500 people and generate an annual impact of \$1.5 billion.
- The BC Stone Sand and Gravel Association (BCSSGA) represents B.C.'s aggregate industry.
- Both organizations called for this meeting in reaction to the press release of April 7, 2021 announcing the mass timber demonstration projects and the Mass Timber Advisory Council (MTAC).
- They want to participate in conversations about greening the built environment through CleanBC, and to showcase how concrete can contribute to low carbon buildings.

DISCUSSION

- s.13

s.13

- s.13; s.17

- s.13

s.13

s.13; s.17

Reviewed by			
Dir: THM	ED: JH	ADM: JV	DM:

Prepared by: Jeremy Caradonna, Senior Policy Analyst, OMTI, JERI

Notes from the meeting:

- Attended by Jeff Vasey and Jarrett Hutchinson from OMTI
- ConcreteBC representatives: Tyson sent regrets all others attended

s.13

s.13

Your letter to Minister Kahlon dated May 5, 2021

From: Beattie, Michelle JERI:EX <Michelle.Beattie@gov.bc.ca>
To: myorke@thecarpentersunion.ca
Sent: June 4, 2021 1:27:22 PM PDT

Ref: 154399

Mike Yorke, President
Carpenters' District Council of Ontario (CDCO)
222 Rowntree Dairy Road
Woodbridge Ontario L4L 9T2
Email: myorke@thecarpentersunion.ca

Dear Mike Yorke:

Thank you for your letter of May 5, 2021, to the Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation, regarding the Carpenters' District Council of Ontario's (CDCO) implementation of a mass timber training programs. As Assistant Deputy Minister in the Office of Mass Timber Implementation, I am pleased to respond on behalf of Minister Kahlon.

I want to thank you for taking the time to write and for including the materials that you did. I found the op-ed that you wrote particularly enlightening and was pleased to note that the CDCO is interested in expanding the mass timber industry in Ontario. As you mention, there are new tall wood developments in Toronto and Vancouver that are achieving national and international recognition, and the mass timber demonstration projects, which you referenced, will add even more exposure to this growing construction sub-sector.

I appreciate learning about the strong connections that the CDCO has with carpentry unions in B.C. and your organization's extensive knowledge in training and skills development. I will keep this information in mind as we develop our approach to supporting the upskilling and training of a mass timber workforce. Our office is keen to develop connections with organizations across the country who are interested in supporting mass timber in diverse ways.

I invite you to keep apprised of developments in the Office of Mass Timber Implementation, as we finalize our mass timber action plan over the next year. Further, I invite you to stay in touch with our office, as we are delighted to have the CDCO as part of our extended network.

Thank you again for writing.

Respectfully,
Jeff Vasey
Assistant Deputy Minister
Office of Mass Timber Implementation
Ministry of Jobs, Economic Recovery and Innovation

SPEAKING NOTES

CLIFF: 154903

Date: June 21, 2021

PREPARED FOR: Honourable George Chow, Minister of State for Trade

EVENT: Urban Development Institute Capital Region Webinar

DATE AND TIME OF MEETING: June 30, 2021 – 12:50 pm – 2:00 pm

- 12:50 – Join webinar through unique link in calendar invite
- 1:00 – Start webinar, moderator to introduce sponsor and panelists
- 1:10 – Minister Chow to provide remarks
- 1:20 – Orlagh McHugh (Mass timber specialist, Structurlam) to provide remarks
- 1:30 – Q&A discussion
- 1:50 – Moderator to provide final thoughts
- 2:00 – Moderator to thank attendees and close webinar

SPEAKING NOTES:

Introduction

- Thank you for having me today.
- I am pleased to be joining you virtually as the Minister of State for Trade in the Ministry of Jobs, Economic Recovery and Innovation.
- I work with Minister Kahlon in leading the cross-government work on mass timber.
- I am also the chair of the new Mass Timber Advisory Council, which provides cross-sector advice to government.
- I'm happy to speak today about the Province's initiatives on promoting mass timber.

Background

- First, I'd like to provide a bit of background as to why the Province is undertaking these initiatives.
- Mass timber offers economic, environmental, and social benefits.
- Most notably, increasing mass timber construction will enable B.C. to sustainably grow the value of our forests while producing high quality buildings and jobs for British Columbians.
- The development and construction sectors also stand to benefit from an increased use of mass timber. Using building information management software,

prefabricated building materials and shorter construction timelines on-site can all drive down project costs.

- There is also exciting potential for spin-off industries along the supply chain, such as shifting toward building deconstruction instead of demolition.
- From an environmental perspective, mass timber offers an advantage as a low carbon building material.
- Constructing more wood buildings will help decarbonize the built environment and contribute to the provincial target of net zero emissions by 2050.
- The production and use of mass timber can also offer unique opportunities for rural and Indigenous communities.

Provincial initiatives

- Ultimately, the Province is mobilizing and working with industry partners to accelerate mass timber construction from its current niche market to the mainstream.
- The Province established the Office of Mass Timber Implementation, or OMTI, last June as a cross-sectoral hub to support growth in mass timber production and use.
- OMTI is currently developing a Mass Timber Action Plan in partnership with other provincial ministries
- The Action Plan is a living document that will focus on changing complex, dynamic systems that span B.C.'s construction, development and forest product manufacturing sectors.
- I am also the Chair of the Mass Timber Advisory Council, a select group of thought-leaders who are providing advice on the Province's development of the Mass Timber Action Plan.
- There are some real challenges to address before widespread mass timber construction can become the norm.
- This includes issues like insurance for mass timber buildings, professionals and trades who are appropriately trained, and unwarranted barriers in the building code, to name a few.
- The Mass Timber Action Plan will address these and many other issues and build on early wins.
- Significant accomplishments have already been made, and many more are taking shape.
 - The Mass Timber Demonstration Program invested \$4.2 million into 8 demonstration buildings and 4 research projects.
 - The Building Innovation Fund invested \$8 million to support research, commercialization and demonstration of innovation in the building sector. Half of these projects include a mass timber component.
 - Our government has been investing in mass timber projects for student housing and new health care facilities.
 - 21 B.C. communities are early adopters of mass timber for taller wood buildings, up to 12 storeys.
 - In partnership with BCIT, OMTI helped develop a new micro-credential on lifecycle analysis.

Summary

- Working with the development industry will be an invaluable part of shaping and carrying out the Mass Timber Action Plan.
- UDI is part of the Mass Timber Advisory Council, an important forum for cross-sectoral discussion and feedback.
- The Province is also interested to hear your feedback through more informal channels, like this webinar. What are the successes and challenges you have faced in these types of projects?
- I look forward to hearing more from you today and to sharing further details of the Mass Timber Action Plan as it continues to take shape.
- Thank you.

Reviewed by			
Dir: Lee Nicol	ED:	A/ADM: JH	DM:

Cross-government collaboration for the Mass Timber Action Plan

From: Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>
To: Brown, Stephen R HLTH:EX <Stephen.Brown@gov.bc.ca>, Manwaring, Richard G FLNR:EX <Rick.G.Manwaring@gov.bc.ca>, Bond, Allison MCF:EX <Allison.Bond@gov.bc.ca>, Krishna, Kaye TRAN:EX <Kaye.Krishna@gov.bc.ca>, Pokorny, Peter HLTH:EX <Peter.Pokorny@gov.bc.ca>, Cooke, Angela AG:EX <Angela.Cooke@gov.bc.ca>, Mihlar, Fazil EMLI:EX <Fazil.Mihlar@gov.bc.ca>, MacDonald, Scott E CLBC:EX <Scott.MacDonald@gov.bc.ca>, Mayhew, Neilane TACS:EX <Neilane.Mayhew@gov.bc.ca>, Sieben, Mark PSSG:EX <Mark.Sieben@gov.bc.ca>, Wood, Heather FIN:EX <Heather.Wood@gov.bc.ca>, Brouwer, Shauna CITZ:EX <Shauna.Brouwer@gov.bc.ca>, Yuma Morisho, Okenge MUNI:EX <Okenge.YumaMorisho@gov.bc.ca>, Baskerville, Shannon AEST:EX <Shannon.Baskerville@gov.bc.ca>, Fyfe, Richard J AG:EX <Richard.Fyfe@gov.bc.ca>, Jardine, Kevin ENV:EX <Kevin.Jardine@gov.bc.ca>
Cc: May, Cheryl OHCS:EX <Cheryl.May@gov.bc.ca>, Sanderson, Melissa FLNR:EX <Melissa.Sanderson@gov.bc.ca>, Harvey, James JERI:EX <James.Harvey@gov.bc.ca>, Bain, Nancy TRAN:EX <Nancy.Bain@gov.bc.ca>, Twyford, Philip HLTH:EX <Philip.Twyford@gov.bc.ca>, Vasey, Jeff JERI:EX <Jeff.Vasey@gov.bc.ca>, Volk, Kevin TRAN:EX <Kevin.Volk@gov.bc.ca>, Faganello, Tara MUNI:EX <Tara.Faganello@gov.bc.ca>, Byers, Rob A MCF:EX <Rob.Byers@gov.bc.ca>, Lesiuk, Tim JERI:EX <Tim.Lesiuk@gov.bc.ca>, Nicholls, Diane R FLNR:EX <Diane.Nicholls@gov.bc.ca>, Basi, Selena JERI:EX <Selena.Basi@gov.bc.ca>, Fraser, Sarah W FLNR:EX <Sarah.Fraser@gov.bc.ca>, MacLaren, Les EMLI:EX <Les.MacLaren@gov.bc.ca>, Hewitt, Jeremy ENV:EX <Jeremy.Hewitt@gov.bc.ca>, Hopkins, Jim FIN:EX <Jim.Hopkins@gov.bc.ca>, Nash, Laurel ENV:EX <Laurel.Nash@gov.bc.ca>, Dhaliwal, Sunny CITZ:EX <Sunny.Dhaliwal@gov.bc.ca>, Bawa, Reg R EDUC:EX <Reg.Bawa@gov.bc.ca>, Spaven, Teri CITZ:EX <Teri.Spaven@gov.bc.ca>, Brewster, Kevin AEST:EX <Kevin.Brewster@gov.bc.ca>, Sawchuk, Bindi AEST:EX <Bindi.Sawchuk@gov.bc.ca>, Lemmer, Nicola I AEST:EX <Nicola.Lemmer@gov.bc.ca>
Sent: June 25, 2021 4:53:39 PM PDT
Attachments: 155094 BN I Cross-government collaboration for the Mass Timber Action Plan.pdf

Colleagues,

I'd like to kick-off cross-government discussions about the new Mass Timber Action Plan my ministry is leading. The attached briefing note outlines the planned scope and an approach for collaborating to shape and refine draft action items.

Mass timber is a cross-cutting topic. The Action Plan's scope draws together the work of 15 ministries and 5 Crown Agencies to advance government's agenda for leveraging mass timber to achieve economic growth and climate action goals. Some of you have a direct interest (e.g. construction, climate action, bioeconomy, workforce readiness, public-sector procurement), while others have a less direct but still meaningful interest (e.g. low carbon innovation, local government, wildfire risk reduction).

I've cc'd ADMs that will likely be interested in collaborating. Jeff Vasey, ADM, Office of Mass Timber Implementation will follow up with them shortly. Please share this with any of your ADMs I may have missed.

I look forward to working with you on this project.

Bobbi

INFORMATION NOTE

Cliff #: 155094

Date: June 24, 2021

PREPARED FOR:

- Rick Manwaring, Deputy Minister, FLNRORD
- Kevin Jardine, Deputy Minister, ENV
- Shannon Baskerville, Deputy Minister, AEST
- Richard Fyfe, Deputy Attorney General, AG
- Angela Cooke, Associate Deputy Minister, AG
- Okenge Yuma Morisho, Deputy Minister, MUNI
- Heather Wood, Deputy Minister, FIN
- Shauna Brouwer, Deputy Minister, CITZ
- Fazil Mihlar, Deputy Minister, EMLI
- Mark Sieben, Deputy Solicitor General, PSSG
- Scott MacDonald, Deputy Minister, EDUC
- Neilane Mayhew, Deputy Minister, TACS
- Stephen Brown, Deputy Minister, HLTH
- Peter Pokorny, Associate Deputy Minister, HLTH
- Allison Bond, Deputy Minister, MCFD
- Kaye Krishna, Deputy Minister, TRAN

ISSUE: Upcoming cross-government collaboration to shape the Mass Timber Action Plan

KEY POINTS:

- A draft Mass Timber Action Plan (the Action Plan) has been prepared based on industry consultation conducted in Summer and Fall 2020, preliminary discussions across government, and policy analysis by the Office of Mass Timber Implementation (OMTI).
- The scope, outlined in Attachment 1, has been endorsed by the Honourable Ravi Kahlon, Minister for Jobs, Economic Recovery and Innovation (MRK) and the Honourable George Chow, Minister of State for Trade (MGC).
- OMTI will create opportunities for partner ministries to collaborate on building and refining action items this Summer, and a draft will be shared with staff shortly. Please note the draft is not set in stone, and cross-government input is welcomed and needed.
- The Action Plan is being aligned with other major government strategies underway, including the Economic Plan and CleanBC 2.0.
- s.12; s.13

BACKGROUND:

- MRK is providing provincial leadership to expand the production and use of mass timber through the new Mass Timber Action Plan.
- MGC is supporting MRK by chairing the Mass Timber Advisory Council.
- OMTI was established in June 2020^{s.12} and is positioned in the Ministry of Jobs, Economic Recovery and Innovation.

DISCUSSION:

OMTI's role and collaboration approach

- OMTI is government's mass timber "centre of excellence," tasked with accelerating the use and production of mass timber, and leveraging success to achieve broader provincial objectives. The focus is on driving change, carving out opportunities for mass timber, and facing challenges head-on.
- Successfully advancing government's mass timber agenda depends on mobilizing government to change complex, dynamic systems that span B.C.'s large and traditionally siloed forestry and land development/ construction sectors.
- Mass timber is a cross-cutting topic that relates to the mandates of 15 ministries and 5 Crown agencies. Some are related due to a complimentary policy area, other ministries build capital projects and have been directed to use mass timber where possible.
- OMTI will coordinate with ministries to work toward the common vision of transformed development, construction, and forest product manufacturing sectors.
- Ministers will retain all statutory authorities and related responsibilities, and will be invited to collaborate with MRK in shaping and implementing the Action Plan. Ministries will be asked to share general responsibilities (e.g. leveraging their mandates and partnerships, collaborating to shape activities and facilitate acceptance and progress, and being involved in action-specific joint project teams).
- The Mass Timber Advisory Council (MTAC) was established in April 2021 to act as a strategic discussion forum and sounding board to inform and provide advice on the Action Plan. There are 16 members representing a wide range of sectors and interests, including urban planning and development, First Nations, forest products industry, environmental non-profits, academia and government. See news release for more information:
<https://news.gov.bc.ca/releases/2021JERI0025-000646>

NEXT STEPS:

OMTI will be reaching out to Ministry staff shortly to schedule collaborative working sessions to shape and refine action items.

ATTACHMENTS:

1 – Mass Timber Action Plan Overview and Objectives

ADM Contact: Jeff Vasey, (250) 361-6673

Prepared by: Trilby Hoffman-McGaw, Director of Policy, OMTI

Reviewed by			
Dir: THM	ED:	A/ADM: JH	DM: BP

Attachment 1 – Mass Timber Action Plan Overview and Objectives

s.13

Page 247 of 305

Withheld pursuant to/removed as

s.13

RE: Tallwood Project

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
To: Ron McDougall <rmcdougall@structurlam.com>
Cc: Orlagh Mchugh <omchugh@structurlam.com>, Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>
Sent: June 30, 2021 11:01:08 AM PDT

Hi Ron,

Great! It will be nice to have Orlagh join, the more the merrier!

Right now is looking like the afternoon will work best, between 3-5. This is subject to change as we are currently planning an in-person announcement regarding intake opening for the next round of provincially funded mass timber demonstration projects on the same day.

I'm wondering if you know of any mass timber buildings that are mid-construction with the timber exposed that would make for a good back drop for this announcement?

s.13

Thanks,
Stephanie

From: Ron McDougall <rmcdougall@structurlam.com>
Sent: June 30, 2021 10:07 AM
To: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Cc: Orlagh Mchugh <omchugh@structurlam.com>
Subject: RE: Tallwood Project

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hello Stephanie,

I will speak to the developer and keep you posted. I expect this will be very welcomed!

Is there a time during the day that would be preferable?

Both myself and colleague Orlagh (cc'd) would like to join you.

Thanks,

Ron

 **Ron McDougall**
Mass Timber Specialist
Structurlam
T 250.492.8912
F 250.492.8906
M 250.462.5548
structurlam.com

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Sent: Tuesday, June 29, 2021 2:45 PM
To: Ron McDougall <rmcdougall@structurlam.com>
Subject: Tallwood Project

Hi Ron,

It was great to see you in person at the Adera event. I hope you are staying cool this week.

Minister Chow wanted to see if he could tour the Tallwood Project on Friday, July 16th? He is planning on traveling to the island that day, but still to be confirmed. He asked me to explore the possibility of a tour.

Thanks,
Stephanie

From: Ron McDougall <rmcdougall@structurlam.com>
Sent: June 2, 2021 5:07 PM
To: Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>
Subject: RE: Follow-up w/Minister George Chow

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hello Ilene,

I wanted to give you and George a heads up that I will be visiting the Tallwood Project in Langford BC on the morning of June 10th. Minister Chow would be welcome to join me if he wishes. Please let me know.

Thanks,

Ron

 **Ron McDougall**

Mass Timber Specialist

Structurlam

T 250.492.8912

F 250.492.8906

M 250.462.5548

structurlam.com

-----Original Appointment-----

From: Ron McDougall

Sent: Wednesday, February 3, 2021 11:56 AM

To: Duguay, Ilene JEDC:EX

Cc: Orlagh Mchugh

Subject: Accepted: Follow-up w/Minister George Chow

When: Wednesday, February 10, 2021 2:00 PM-2:45 PM (UTC-08:00) Pacific Time (US & Canada).

Where: Microsoft Teams Meeting

Hello Ilene,

Some items I'd like to discuss;

- Insurance rates for Mass Timber Projects are 6 to 7 times higher than concrete
- Site Specific regulations, how they work and how to stream line this process
- How to leverage the success story of Mass Timber
- European Suppliers
- Etc. etc.

On the insurance topic our CEO Hardy Wentzel is involved in a committee reviewing this matter. Other participants include Woodworks and FII. Would it be beneficial to have him participate in our call?

Thanks,

Ron

FW: Tallwood Project

From: Albrecht, Christine JERI:EX <Christine.Albrecht@gov.bc.ca>
To: Hutchinson, Jarrett JERI:EX <Jarrett.Hutchinson@gov.bc.ca>, McKenzie, Millie JERI:EX <Millie.McKenzie@gov.bc.ca>
Cc: Beattie, Michelle JERI:EX <Michelle.Beattie@gov.bc.ca>, Vasey, Jeff JERI:EX <Jeff.Vasey@gov.bc.ca>, Liu, Teresa JERI:EX <Teresa.Liu@gov.bc.ca>
Sent: June 30, 2021 1:43:40 PM PDT

Good afternoon Jarrett/Millie,
Just flagging that MGC has been invited to a tour of a tall wood project in Langford by mass timber company Structurlam. Date is still TBC but aiming for July 16.
Staff is not required but welcome if there is an interest in attending. A formal assignment will be coming down shortly.

Thanks,
Christine Albrecht
Issues Manager
Office of the Deputy Minister
Ph: 250 387-0661
NEW NUMBER Cell: 250 507-9453

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Sent: June 30, 2021 1:30 PM
To: Albrecht, Christine JERI:EX <Christine.Albrecht@gov.bc.ca>
Cc: Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>; Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>
Subject: FW: Tallwood Project

Hi Christine,
The mass timber company Structurlam has invited MGC to tour a tall wood project out in Langford. MGC would like to attend and I wanted to flag with OMTI staff. We're looking at Friday, July 16th but to be confirmed.
Ilene — can you cliff and request a meeting note? No staff is required, but always welcome in interested.
Thanks,
Stephanie

From: Ron McDougall <rmcdougall@structurlam.com>
Sent: June 30, 2021 10:07 AM
To: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Cc: Orlagh Mchugh <omchugh@structurlam.com>
Subject: RE: Tallwood Project

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Hello Stephanie,
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Is there a time during the day that would be preferable?
Both myself and colleague Orlagh (cc'd) would like to join you.
Thanks,
Ron

Ron McDougall
Mass Timber Specialist
Structurlam
T 250.492.8912
F 250.492.8906
M 250.462.5548
structurlam.com

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Sent: Tuesday, June 29, 2021 2:45 PM

To: Ron McDougall <rmcdougall@structurlam.com>

Subject: Tallwood Project

Hi Ron,

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Minister Chow wanted to see if he could tour the Tallwood Project on Friday, July 16th? He is planning on traveling to the island that day, but still to be confirmed. He asked me to explore the possibility of a tour.

Thanks,

Stephanie

From: Ron McDougall <rmcdougall@structurlam.com>

Sent: June 2, 2021 5:07 PM

To: Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>

Subject: RE: Follow-up w/Minister George Chow

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hello Ilene,

I wanted to give you and George a heads up that I will be visiting the Tallwood Project in Langford BC on the morning of June 10th. Minister Chow would be welcome to join me if he wishes. Please let me know.

Thanks,

Ron

 **Ron McDougall**

Mass Timber Specialist

Structurlam

T 250.492.8912

F 250.492.8906

M 250.462.5548

structurlam.com

-----Original Appointment-----

From: Ron McDougall

Sent: Wednesday, February 3, 2021 11:56 AM

To: Duguay, Ilene JEDC:EX

Cc: Orlagh Mchugh

Subject: Accepted: Follow-up w/Minister George Chow

When: Wednesday, February 10, 2021 2:00 PM-2:45 PM (UTC-08:00) Pacific Time (US & Canada).

Where: Microsoft Teams Meeting

Hello Ilene,

Some items I'd like to discuss;

- Insurance rates for Mass Timber Projects are 6 to 7 times higher than concrete
- Site Specific regulations, how they work and how to stream line this process
- How to leverage the success story of Mass Timber
- European Suppliers
- Etc. etc.

On the insurance topic our CEO Hardy Wentzel is involved in a committee reviewing this matter. Other participants include Woodworks and FII. Would it be beneficial to have him participate in our call?

Thanks,

Ron

FW: OMTI Update Follow-up Qs

From: Albrecht, Christine JERI:EX <Christine.Albrecht@gov.bc.ca>

Sent: July 2, 2021 10:56 AM

To: Hutchinson, Jarrett JERI:EX <Jarrett.Hutchinson@gov.bc.ca>; Vasey, Jeff JERI:EX <Jeff.Vasey@gov.bc.ca>

Cc: Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>; Cascaden, Lori R GCPE:EX <Lori.Cascaden@gov.bc.ca>;

Beattie, Michelle JERI:EX <Michelle.Beattie@gov.bc.ca>; Potheary, Meagan JERI:EX

<Meagan.Potheary@gov.bc.ca>; Liu, Teresa JERI:EX <Teresa.Liu@gov.bc.ca>

Subject: RE: OMTI Update Follow-up Qs

Hi Jarrett and Jeff – Some further notes/actions from MO in regards to the feedback Jarrett had previously provided, pasted just below – MO comments in **BLUE**.

Teresa - can you please assign down to OMTI for an IN, due back to DMO by July 16.

Ravi P also asked if ADM Vasey has time for a 30 -minute chat with him and I to discuss the mass timber action plan this week or early next week? **s.13; s.17**

s.13; s.17

If possible, it would best to plan for this meeting during the week of July 5 **s.22** . Millie McKenzie is backfilling in for Michelle Beattie as Jeff's EA this week and next. Perhaps she could assist with scheduling.

In the meantime, I can confirm that one of the 7 topics in the MTAP tackles both these ideas head on: **s.13; s.17**
s.13; s.17

s.13; s.17

We hope to spend the summer gauging interest and shaping the idea

further.

Can we have a note on the **s.13; s.17**

^ drafted for MRK and MGC to consider

before our next discussion on July 21 to prep them for the conversation?

Christine Albrecht

Issues Manager

Office of the Deputy Minister

Ph: 250 387-0661

NEW NUMBER Cell: 250 507-9453

RE: Minister of Trade George Chow

From: Rebecca McKay <rebecca@dbsvictoria.com>
To: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>, Ron McDougall <rmcdougall@structurlam.com>
Cc: Gary Lahnsteiner <gary@dbsvictoria.com>, Matthew McKay <matt@dbsvictoria.com>, marg@dbservices.com, Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>
Sent: July 6, 2021 3:44:24 PM PDT

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Good afternoon all,

Thank you for all the introductions. We are also very excited to share Tallwood 1 and District 56 with you and recognize the successes and challenges of our industry.

We are happy to facilitate a tour on Friday, July 16 and are happy to host if any event is planned concurrently. Please let us know what the timing of the day would look like, as well as any requirements or protocols we should be aware of.

We very much appreciate the opportunity and look forward to the day!

Best regards,

REBECCA MCKAY

Special Projects & Marketing

Office: 250-474-7020

Mobile: 403-619-5600

DESIGN BUILD SERVICES

www.dbsvictoria.com

Office: 507-2840 Peatt Road, Victoria, BC V9B 3V4

Please note our new address:

507-2840 Peatt Rd.

Victoria, B.C.

V9B 3V4

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>

Sent: Tuesday, July 6, 2021 2:22 PM

To: Ron McDougall <rmcdougall@structurlam.com>; Rebecca McKay <rebecca@dbsvictoria.com>

Cc: Gary Lahnsteiner <gary@dbsvictoria.com>; Matthew McKay <matt@dbsvictoria.com>; marg@dbservices.com; Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>

Subject: RE: Minister of Trade George Chow

Hi All,

Nice to meet you all by e-mail. Thank you Ron for connecting us. Minister Chow is very excited to tour the beautiful Tallwood Project we have heard so much about. For some context, Minister Chow is the chair of the government's mass timber advisory committee, and our Ministry has created a cross-government mass timber implementation office with the main goal of taking mass timber from niche to mainstream. [https://news.gov.bc.ca/releases/2021JERI0025-](https://news.gov.bc.ca/releases/2021JERI0025-000646)

[000646](https://news.gov.bc.ca/releases/2021JERI0025-000646)

s.13

s.13

I'm suggesting that Minister Chow go ahead and tour the building on the afternoon of

July 16th if that works for your team. I've cc'ing our admin coordinator Ilene in the chain to work with you on scheduling details.

Best,

Stephanie

Stephanie Chang

Ministerial Advisor

Ministry of Jobs, Economic Recovery and Innovation | BC Parliament Buildings Rm 027 | Mobile: 250-886-5442

From: Ron McDougall <rmcdougall@structurlam.com>

Sent: July 5, 2021 8:42 AM

To: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>; Rebecca McKay <rebecca@dbsvictoria.com>

Cc: gary@dbsvictoria.com; MATTHEW MCKAY (matt@dbsvictoria.com) <matt@dbsvictoria.com>; marg@dbservices.com

Subject: FW: Minister of Trade George Chow

[EXTERNAL] This email came from an external source. Only open attachments or links that you are expecting from a known sender.

Hello Stephanie,

I'm introducing the Tallwood Developers to you by way of this email.

Please feel free to correspond with the DB Services team directly while planning the July 16 visit.

I am happy to assist in any way I can.

Thanks,

Ron

Ron McDougall

Mass Timber Specialist

Structurlam

T 250.492.8912

F 250.492.8906

M 250.462.5548

structurlam.com

From: Gary Lahnsteiner <gary@dbsvictoria.com>

Sent: Saturday, July 3, 2021 3:23 PM

To: Margaret McKay <marg@dbsvictoria.com>; Rebecca McKay <rebecca@dbsvictoria.com>

Cc: Matthew McKay <matt@dbsvictoria.com>; Ron McDougall <rmcdougall@structurlam.com>

Subject: Fwd: Minister of Trade George Chow

Margaret/Rebecca

Please see Ron's request below. I have no Problem with this. Do we have someone assigned to work in the visit, Ron can then connect MR Chow's EA with us to start planning.

Gary

Get [Outlook for iOS](#)

From: Ron McDougall <rmcdougall@structurlam.com>

Sent: Friday, July 2, 2021 8:46:01 AM

To: Gary Lahnsteiner <gary@dbsvictoria.com>

Cc: Matthew McKay <matt@dbsvictoria.com>

Subject: RE: Minister of Trade George Chow

Good morning Gary,

s.13

Right now they are trending to be there from 3PM till 5PM on the 16th, not great timing for a Friday afternoon.

I will keep you posted. Alternatively, should I loop in your team directly with Minister Chow's EA?

Ron

From: S rent T

Mass Timber Specialist

Structurlam

T 250.492.8912

F 250.492.8906

M 250.462.5548

structurlam.com

Cc: Gary Lahnsteiner <gary@dbsvictoria.com>

Re: Wednesday, June 30, 2021 11:31 AM

Re: Ron McDougall <rmcdougall@structurlam.com>

Re: Matthew McKay <matt@dbsvictoria.com>

Re: RE: Minister of Trade George Chow

Ron

This is great news. We welcome the opportunity, so 'yes'.

What we will do is assign someone from our business section to be our liaison with Mr Chow's team and yours.

Again, that's for putting this together so quickly.

Gary

Cc: Ron McDougall <rmcdougall@structurlam.com>

Re: Wednesday, June 30, 2021 10:05 AM

Dr b Gary Lahnsteiner <gary@dbsvictoria.com>

g: Matthew McKay <matt@dbsvictoria.com>

jea **R:** Minister of Trade George Chow

Hello Gary,

July 16th Minister of State for Trade (and government official in charge of advancing mass timber) George Chow has requested a tour and meeting at Tallwood.

Please let me know if this is acceptable and I will start to build out the itinerary. If acceptable would early afternoon work for you?

s.13

Please let me know and I will let Mr. Chow's EA know we are a go.

I will attend, along with Derek and Orlagh.

Thanks,

Ron

From: Brent T

Mass Timber Specialist

Structurlam

T 250.492.8912

F 250.492.8906

M 250.462.5548

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QUESTIONS & ANSWERS
Mass Timber Demonstration Program Second Intake (StrongerBC)
Ministry of Jobs, Economic Recovery and Innovation
Updated: July 15, 2021

Top Messages

- We are developing our vision for a stronger BC – a sustainable province that is more inclusive, resilient and innovative.
- As part of this work, we continue to prioritize investments that help businesses throughout the province prepare for a strong recovery.
- We are investing an additional \$2 million into the Mass Timber Demonstration Program to support a second intake for successful eligible applicants who want to advance their mass timber project.
- This investment comes on the heels of our successful first intake delivered by Forestry Innovation Investment.
- The first intake invested \$4.2 million to support eight mass timber demonstration projects and four research projects in the province.
- The Mass Timber Demonstration Program provides grants to accelerate the use of mass timber in B.C. to support jobs in research, design, engineering, construction and forestry.
- British Columbia has the opportunity to become a world leader in mass timber.
- This program will provide the skills and knowledge in design, development and construction practices necessary for success.
- Mass timber is part of the manufacturing sector and is a significant economic driver for the province, providing approximately 166,000 jobs and generating more than \$17 billion annually for B.C.'s economy.
- Outside of its economic benefits, it helps advance our CleanBC climate goals by encouraging the construction of buildings with smaller carbon footprints.
- It also provides significant opportunity to reduce emissions from the built environment producing fewer greenhouse gases over the life cycle of a building.

Q&A

Announcement Mass Timber Building Demonstration Program

1. What are you announcing today?

- Today, we are announcing the second intake for the Mass Timber Demonstration Program that provides \$2 million to successful eligible applicants to support the design development, research, permitting and construction for mass timber projects.
- This investment comes on the heels of our successful first intake delivered by Forestry Innovation Investment that invested \$4.2 million to support eight mass timber demonstration projects and four research projects in B.C.
- Applications are now open and close on October 8, 2021, at 8 p.m.
- Successful applicants will be notified by December 2021.
- Individual projects can receive up to \$500,000.
- To learn more, visit: <https://www.masstimberbc.ca/how-to-apply/>

2. What is mass timber?

- Mass timber uses state-of-the-art technology to glue, nail or dowel lumber together in layers to create large structural panels, posts and beams that are exceptionally strong and versatile.

3. What are the benefits of Mass Timber?

- By investing in mass timber, we are advancing the construction of climate smart buildings that are built with a renewable and sustainable product. This work gets us one step closer to building a more inclusive, resilient and innovative B.C. economy.
- Mass timber products are engineered for high strength, fire and seismic ratings similar to concrete and steel, but are significantly lighter in weight and can reduce carbon emissions by at least 25%.
- Trees naturally draw large amounts of carbon dioxide from the atmosphere and this remains locked inside wood for the life of a building.
- Mass timber can offer five to seven times more economic value than traditional dimensional lumber, like two-by-fours, when factoring in production of mass timber products, design services, and prefabrication of structural components.
- Our plan to grow mass timber in B.C. is a cross-ministry effort focussed on developing the building industry's knowledge of mass timber construction, expanding the mass

timber workforce through education and practical training and developing links between B.C.'s tech sector and the building industry.

- Mass timber aligns with the Province's goal of transitioning the forest sector from high volume to high-value production, maximizing the value of our renewable forest resources.

4. Why is the Mass Timber Demonstration Program important to British Columbia?

- We have a unique opportunity to be a leader in mass timber technology and production.
- We need to accelerate this process to move this industry from niche to mainstream.
- The Mass Timber Demonstration Program will encourage investment in new manufacturing facilities and support jobs in research, design, engineering, construction and forestry.
- As our economy builds back from the COVID-19 pandemic, we want to do everything we can to create a more diverse and resilient forest sector and support new jobs in the green economy.
- The innovations and best practices developed under the mass timber program will be broadly shared with the development and construction community to advance mass timber use provincewide.
- This program is part of our government's work to get people back to work, support businesses and help communities build a stronger future.

5. Who is eligible to apply?

- Eligible applicants include:
 - For-profit building sector organizations registered in British Columbia;
 - Not-for-profit organizations incorporated as a not-for-profit corporation or society;
 - B.C. local governments (i.e. municipalities and regional districts); and
 - First Nation governments and organizations.

6. What kinds of activities are being funded in the second intake of this program?

- Eligible activities include:
 - Design development, permitting and construction planning.

- Construction and related activities, including training.
- The applicant's main structural building system must be mass timber or mass timber-hybrid (for example, mass timber-wood frame or mass timber-concrete or -steel).

7. What buildings are eligible?

- Eligible buildings are broken up by building use and height. Eligible building heights are:
 - Multi-family Residential (7+ stories);
 - Mixed-use Commercial (3+ stories);
 - Institutional (2+ storeys); and
 - Industrial (1+ storey).

8. How can the money be spent?

- The funding can be spent on a number of incremental costs associated with the projects.
- These include professional services such as consulting and technical services, salaries and benefits, data and technical material acquisition, incremental insurance, promotional services and other unique expenses.
- Any costs associated with the production or purchase of any building materials such as mass timber or softwood lumber products are not eligible under this program.

9. Does the money have to be paid back?

- Successful applicants do not need to pay back the money.
- The only exception to this would be if any of the information submitted in the application was untrue, or if the applicant used the funds for purposes not eligible under the program.

10. How long will it take to process applications and for grants to be distributed to the chosen applicants?

- The program intake period is from July 16, 2021 to October 8, 2021.

- Review of applications will take approximately two months, with applicants notified by December 2021.

11. Who assesses the applications?

- The applications are assessed by a technical advisory panel made up of representatives from the building design and construction industry, as well as senior government staff.

If pressed:

- The technical advisory panel includes representatives from the Ministry of Jobs, Economic Recovery and Innovation, Ministry of Attorney General (responsible for housing, building and safety standards), Wood *WORKS!* BC, Natural Resources Canada and members of the mass timber design and construction industry.

12. How is the Mass Timber Demonstration Program helping B.C.'s mass timber industry grow?

- As part of the program, we will share lessons learned, results and research findings to help support future mass timber projects in the province.
- Information will be shared as case studies through the Mass Timber BC website: <https://www.masstimberbc.ca/resources/>.
- While more and more building codes internationally are accommodating mass timber construction, there can still be barriers such as a lack of knowledge around its application, technical performance, constructability and incremental costs.
- This will provide a significant benefit to all who follow the progress and outcomes of the program, ensuring that the research and costs of lessons learned will not need to be incurred again.

13. Has there been any consultation on this program with the forest industry?

- There have been ongoing consultations on mass timber with forest industry associations, including the Council of Forest Industries, Canadian Wood Council, the federal government, and the design community and developers.
- There is widespread support for mass timber industry development in B.C.

14. How will you ensure that forest-dependent communities across B.C. benefit from this program? Why are so many of the funded buildings located in Vancouver?

- To support mass timber innovation across the province, applicants outside of the Lower Mainland / Southern Vancouver Island may submit proposals for buildings that do not meet the building height requirements if the proposed building is uniquely innovative in their specific context or location.
- The objective is to be inclusive in determining that innovation comes in various shapes and size, and that what can be innovative in a regional community may be different from an urban community.
- It's important to remember that our economy here in B.C. is interconnected.
- For example, when Brock Commons was built at UBC, the fibre that was used to make the cross-laminated timber products in that building came from the Interior region of the province.
- We are committed to a strong economic recovery in all parts of B.C.
- This program allows for increased demand in mass timber, with increased expertise to be shared in the design, development and construction practices of mass timber.

15. Will B.C. mass timber products be used by the successful applicants?

- We expect that B.C. suppliers will be used for the majority of the work on these projects, but that can't be confirmed until all tendering is complete.
- We recognize that B.C.'s mass timber sector is still growing, and while encouraged, it may not be possible for every project to source all of its products locally.
- As the sector develops, more and more local supply options are anticipated.

16. Will greater use of mass timber mean greater protection for old growth forests in building applications?

- B.C. practices sustainable forestry, with some of the most comprehensive practices in the world.
- Currently, mass timber products are made from spruce-pine-fir (SPF), hemlock and Douglas-fir.
- Each of these species can be found in a range of ecological zones impacted by regional climate, site type and disturbance patterns such as forest fires.

- In addition to some of the world's most rigorous regulatory frameworks, 98% of British Columbia's Crown forestland are certified by one of three independent bodies.
- These third-party certifications provide additional documented verification that a B.C. forestry company is operating legally and meeting internationally recognized standards for sustainable forest management.

17. What other government programs are funding mass timber demonstration projects? Can applicants receive funding from multiple sources?

- Receiving funding from another program does not disqualify a project from receiving funding from the Mass Timber Demonstration Program.
- There are currently two other government programs focusing on wood innovation, including mass timber demonstration projects:
 - The B.C. Ministry of Energy, Mines and Low Carbon Innovation's CleanBC Building Innovation Fund (CBBIF); and
 - Natural Resources Canada's Green Construction through Wood Program.
- Should a project receive funding from any other program, the Mass Timber Demonstration Program will ensure that its funding supports costs not already covered by another program.
- The CleanBC Building Innovation Fund (CBBIF) provides funding for projects that accelerate the availability and affordability of low-carbon building solutions including advanced building components and designs, new construction methods and digital technologies.
- The federal Green Construction through Wood Program provides funding to offset the incremental costs of innovative uses of wood products and systems.

18. What is the difference between the CleanBC Building Innovation Fund and the Mass Timber Demonstration Project?

- The Mass Timber Demonstration Program is focused on supporting the incremental or first-time costs of using mass timber a new and innovative building material.
- The CleanBC Building Innovation Fund provides funding for projects that accelerate the availability and affordability of low-carbon building solutions including advanced building components and designs, new construction methods and digital technologies.

Other government initiatives related to mass timber

- Our plan to grow mass timber in B.C. is a cross-government effort focussed on developing the building industry's knowledge of mass timber construction, expanding the mass timber workforce through education and practical training, developing links between B.C.'s tech sector and the building industry, and reducing the carbon footprint of buildings.
- Initiatives that will further this effort include:
 - The B.C. Building Code changed to accommodate mass timber construction up to 12 storeys in 2019 in 21 early-adopter jurisdictions.
 - Province-wide adoption of the mass timber provisions is anticipated in 2022.
 - Mass timber being used in current and future provincial government funded capital projects such as student housing, affordable housing and replacement of the Royal BC Museum.

Examples:

- Last month, our government and Okanagan College announced student residence projects in Kelowna, Vernon and Salmon Arm that will be built using mass timber, including 376 student homes across five new energy efficient buildings.
- In fall 2020, the B.C. government and BCIT announced a new 12 storey mass timber student housing project that will create direct and indirect jobs in local communities through the manufacturing process.
- Since B.C. changed its building codes to accommodate mass timber technology for buildings up to 12-storeys, 21 communities across the province have signed on.
- The Ministry of Energy, Mines and Low Carbon Innovation launched the CleanBC Building Innovation Fund, which supports the commercialization and demonstration of energy-efficient and low-carbon building products and technologies that are made in B.C.
- The Ministry of Advanced Education has invested in new micro-credential programs, including studies in mass timber construction, that focus on closing training gaps identified by the industry.
- In addition, the Crown corporation Forestry Innovation Investment (FII), funds a number of mass timber research projects.
- FII also funds programs that provide technical support and education to early adopters of mass timber technologies, and showcases mass timber projects, technologies and best practices to international markets.

First Intake

19. Can you provide project examples from the first intake of the program?

- Previously funded projects reflected a range of different building types and approaches to using mass timber to demonstrate the versatility and performance of this building material.
- These included a firehall with strict post-disaster requirements, an Indigenous health administration and cultural centre, and low-cost housing on Vancouver's downtown east side.
- There have been eight demonstration projects and four research projects funded from the first intake.
- Six of the demonstration projects are in the Greater Vancouver Area, one is in the Greater Victoria Area and one is in Kelowna.
- Of the research projects, three are in the Vancouver area while the remaining one is split between the Vancouver area and Ottawa.
- Research projects that were funded in the first intake of the program are investigating mass timber's fire safety performance, costs relative to steel and concrete, and carbon benefits.

First Intake Project List				
Recipient	Project	Location	Funding amount	Project Status
Happy Harvest Inc.	Description 11-storey multi-family residential building that demonstrates the use of a hybrid mass timber/steel for affordable rental buildings Community benefits Proposed design includes 120 affordable homes and includes a learning space and community theatre	Vancouver	\$475,000	First progress report pending approval.
077333BC Ltd. c/o	Description 10-storey mixed use building that	Vancouver	\$500,000	First progress report pending approval.

BentallGreenOak (Canada) LP	<p>demonstrates an innovative use of timber brace framing to withstand the effects of earthquakes in a tall building application</p> <p>Community benefits Design combines commercial space with social spaces such as childcare and wellness areas; project will hold to high environmental standard</p>			
Reliance Properties Ltd.	<p>Description 6-storey mixed use commercial building that demonstrates an innovative use of mass timber to renovate a historic building</p> <p>Community benefits Built on an existing two-story historic warehouse, the four-storey mass timber addition will provide more density and new commercial office space for the area</p>	Vancouver	\$500,000	First progress report pending approval.
District of Saanich	<p>Description The redevelopment of Fire Station #2 will demonstrate how mass timber can be used in a post-disaster building</p> <p>Community benefits The project will accommodate a training tower and emergency vehicles</p>	Saanich	\$500,000	First progress report pending approval.
First Nations Health Authority (FNHA)	<p>Description 6-storey building that will demonstrate</p>	North Vancouver	\$500,000	First progress report pending approval.

	<p>institutional use supporting health and cultural activities</p> <p>Community benefits The design will evoke the plank house tradition to pay homage to the Coast Salish people; space will be used for FNHA employees and will also contain social spaces for gatherings, cultural activities and education; will target Rick Hansen Foundation certification for accessibility</p>			
Bellevue Properties Partnership	<p>Description 8-storey multi-family residential building that will demonstrate innovative use of mass timber-hybrid systems in tall multi-family housing</p> <p>Community benefits Will target Passive House certification to meet carbon emissions goals</p>	West Vancouver	\$500,000	First progress report pending approval.
Westbank	<p>Description 21-storey rental building that will demonstrate mass timber-steel-concrete use in a tall building</p> <p>Community benefits Will demonstrate cost-effective design solutions using materials for their highest value; their learnings will be shared</p>	Vancouver	\$500,000	First progress report pending approval.

	as open-source; aiming for the City of Vancouver's Zero Emissions Building Plan standard			
Faction Projects	<p>Description 4-storey mixed-use building will demonstrate the feasibility of local trades, rather than factories, to produce mass timber panels</p> <p>Community benefits Local production will create local jobs and reduce supply-stream risks and will use this project to educate the insurance and lending industries on mass timber to reduce premiums associated with mass timber buildings; pursuing Step Three of the BC Energy Step Code, the highest level for buildings of this type in the Okanagan</p>	Kelowna	\$137,000	First progress report pending approval.
Research Projects				
Canadian Wood Council, GHL Consultants, CHM Fire Consultants	<p>Mass timber demonstration fire tests To educate key stakeholders about the performance of mass timber construction. Test data will support future code change proposals and new fire suppression systems. Lessons learned will be shared with other jurisdictions in Canada.</p>	Lower Mainland & Ottawa	\$300,000	A series of Pilot Scale fire tests were completed in Richmond, BC on June 16 to help inform the full-scale testing to take place in Ottawa later this year.

Fast + Epp, GH Consultants	Assess transferability of international tall wood building codes to B.C./Canada To advance the next generation use of wood in buildings in B.C. and Canada.	Vancouver/B.C.	\$92,000	Assessment completed - analysis and recommendations distributed to the key stakeholders in British Columbia (Building Safety and Standards Branch, City of Vancouver) and at the national level (Natural Resources Canada, National Research Council of Canada, Canadian Wood Council, FPInnovations) to help inform national code development in Canada.
Morrison Hershfield	Develop costing data on mass timber construction For wider use by developers, builders and other decisionmakers. This will be especially pertinent as the B.C. Energy Step Code increases energy efficiency in order to meet CleanBC goals	Vancouver/B.C.	\$105,000	Mid-project progress report pending approval.
Athena Sustainable Materials Institute	Lifecycle assessment research To demonstrate carbon benefits of mass timber and encourage wider adoption by building designers, policymakers	Vancouver/Ottawa	\$70,000	Final reports pending.

	and other decision makers			
Total		\$4,179,000		

NEWS RELEASE

For Immediate Release
2021JERI0044-001383
July 16, 2021

Ministry of Jobs, Economic Recovery and Innovation

Mass timber innovation investment continues to propel industry

VANCOUVER – Building on the success of the first intake of the Mass Timber Demonstration Program, the B.C. government is investing an additional \$2 million to open a second intake.

The funding will support the advancement of mass timber projects that will help drive economic recovery and change the face of construction in the province.

Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation, George Chow, Minister of State for Trade, and Melanie Mark, Minister of Tourism, Arts, Culture and Sport, visited the new head office of structural engineering firm, Fast + Epp. The hybrid mass timber building located near downtown Vancouver is among the first office buildings in the city to use mass timber as structural material.

The Fast + Epp building demonstrates the type of mass timber innovation that the Mass Timber Demonstration Program is designed to advance in B.C. The results are buildings that will position the province as a global leader in sustainable design and construction innovation.

“Innovation is key to helping the province move forward with a strong economic recovery that will benefit people, communities and businesses throughout B.C.,” Kahlon said. “Mass timber is our triple-word score. By investing in mass timber through the demonstration program, we are advancing the construction of climate-smart buildings that are built with a renewable and sustainable product. This work gets us one step closer to building a more inclusive, resilient and innovative B.C. economy that works for everyone.”

Mass timber uses state-of-the-art technology to glue, nail or dowel lumber together in layers. The results are large structural panels, posts and beams that are engineered to be exceptionally strong and versatile.

The \$2-million investment will support eligible applicants with incremental or one-time costs associated with design development, permitting and construction activities in mass timber building construction. Individual projects can receive up to \$500,000.

The second intake follows a successful first intake that contributed \$4.2 million to support eight mass timber demonstration projects and four research projects in B.C.

Mass timber construction plays an important role to help advance CleanBC climate goals by encouraging the construction of buildings with a lighter carbon footprint that lasts throughout the life of the building.

“This investment will further advance the mass timber sector in B.C., while fostering leadership in sustainable management of the environment,” Chow said. “The Mass Timber Demonstration

Program will help position B.C. as a worldwide hub and leader in the field, with the knowledge and talent to drive the sector forward in B.C. and around the world.”

As part of the program, successful developers will share lessons learned and results to help support future mass timber projects in the province.

“B.C. is well positioned to be a world leader in design and construction innovations that can elevate our economy and positively support our environment,” said Paul Fast, founder of Fast + Epp and a member of the Mass Timber Advisory Council. “By funding projects like these, government is helping advance mass timber construction and adding value to our provincially harvested forest products.”

The Mass Timber Advisory Council supports the work of the Mass Timber Demonstration Program. The advisory council is a group of experts from urban planning and development, First Nations, forest products industry, environmental non-profits, academia and local governments. The council provides advice and guidance toward establishing B.C. as a leader in the production and use of mass timber, as well as the creation of a B.C. mass timber action plan.

The Mass Timber Demonstration Program is delivered by Forestry Innovation Investment (FII) on behalf of the Province. Expressions of interest will be accepted between July 16, 2021, and Oct. 8, 2021. Successful applicants will be notified by December 2021.

Supporting mass timber construction brings the province closer to its goal to build a more sustainable, inclusive and innovative economy for people, businesses and communities throughout B.C.

Quotes:

Katrine Conroy, Minister of Forests, Lands, Natural Resource Operations and Rural Development –

“B.C. continues to demonstrate its leadership in Canada and around the world using wood as a building material of choice. Mass timber is being used as a key structural component in increasingly taller and larger wood structures because we have taken steps to advance the use of locally sourced B.C. wood to support our economy and local communities.”

George Heyman, Minister of Environment and Climate Change Strategy –

“Our government is working together with the forestry sector, municipalities and experts to increase the use of mass timber to support new opportunities in the clean economy. By building with mass timber, we are reducing the carbon footprint of our built environment and creating good jobs for people in communities across our province.”

Quick Facts:

- Over \$6 million has been allocated for the Mass Timber Demonstration Program.
- For the first intake, \$3 million came from StrongerBC funding and \$1.2 million was provided by FII. This investment is supporting eight demonstration projects and four research projects.
- An additional \$2 million has been provided by the Province in 2021-22 to support a

second intake.

- The Province has committed that government-funded buildings will be constructed with mass timber to the greatest extent possible. The Royal B.C. Museum's new collections and research facility in Colwood and the new BCIT and Okanagan College student housing will use mass timber construction.
- Wood products like mass timber have a lighter carbon footprint than other commonly used building materials such as steel and concrete. More than 370 buildings in B.C. feature mass timber.

Learn More:

To learn more about the Mass Timber Demonstration Program and to apply, visit:

<https://www.masstimberbc.ca/>

To learn about the first Mass Timber Demonstration Program intake and the successful recipients, visit: <https://news.gov.bc.ca/releases/2021JERI0025-000646>

For information on StrongerBC, visit: <https://strongerbc.gov.bc.ca>

To learn more about Fast + Epp, visit: <https://www.fastepp.com/>

For translations, visit: <http://news.gov.bc.ca/releases/2021JERI0044-001383#translations>

Contact:

Lori Cascaden
Communications Manager
Government Communications and Public
Engagement
Ministry of Jobs, Economic Recovery and
Innovation
lori.cascaden@gov.bc.ca
778 698-2892

Connect with the Province of B.C. at: news.gov.bc.ca/connect

RE: Letter from MRK/MGC to Municipalities

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
To: Albrecht, Christine JERI:EX <Christine.Albrecht@gov.bc.ca>, Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>, Correspondence Services JERI:EX <JERI.Correspondence@gov.bc.ca>
Cc: Vasey, Jeff JERI:EX <Jeff.Vasey@gov.bc.ca>, Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>, Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>, Gotto, Sarah F JERI:EX <Sarah.Gotto@gov.bc.ca>, Liu, Teresa JERI:EX <Teresa.Liu@gov.bc.ca>
Sent: July 21, 2021 2:06:34 PM PDT

Hi Christine,

No worries. We're hoping to have this letter out before the 30th so that it provides municipalities time to share with their stakeholders. Can we get a draft by next Weds, latest? Please send the letter to Ravi P for approval in my absence.

Thanks,
Stephanie

From: Albrecht, Christine JERI:EX <Christine.Albrecht@gov.bc.ca>

Sent: July 21, 2021 2:02 PM

To: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>; Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>; Correspondence Services JERI:EX <JERI.Correspondence@gov.bc.ca>

Cc: Vasey, Jeff JERI:EX <Jeff.Vasey@gov.bc.ca>; Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>; Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>; Gotto, Sarah F JERI:EX <Sarah.Gotto@gov.bc.ca>; Liu, Teresa JERI:EX <Teresa.Liu@gov.bc.ca>

Subject: RE: Letter from MRK/MGC to Municipalities

Hi Stephanie – Sorry I was catching up s.22

just getting to this one now.

Looping in correspondence and Teresa to assign to OMTI to prepare joint minister sig letter. Do you have a due date for this?

Christine Albrecht

Issues Manager

Office of the Deputy Minister

Ph: 250 387-0661

Cell: 250 507-9453

From: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>

Sent: July 19, 2021 10:43 AM

To: Cameron, Tara D JERI:EX <Tara.Cameron@gov.bc.ca>; Albrecht, Christine JERI:EX <Christine.Albrecht@gov.bc.ca>

Cc: Vasey, Jeff JERI:EX <Jeff.Vasey@gov.bc.ca>; Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>; Ponting, Rebecca JERI:EX <Rebecca.Ponting@gov.bc.ca>; Gotto, Sarah F JERI:EX <Sarah.Gotto@gov.bc.ca>

Subject: Letter from MRK/MGC to Municipalities

Hi Tara and Christine,

Ravi would like staff to draft a letter from MRK and MGC to all of BC's municipalities to promote the mass timber demo program intake #2 opening. Could you please action for staff to draft? Let me know if this needs to be cliffed.

Thanks,

Stephanie

Stephanie Chang

Ministerial Advisor

Ministry of Jobs, Economic Recovery and Innovation | BC Parliament Buildings Rm 027 | Mobile: 250-886-5442



BRIEFING NOTE FOR INFORMATION

DATE: July 26, 2021

PREPARED FOR: Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation

ISSUE: Meeting with Forest Associations Coalition Table

BACKGROUND:

- The Forest Associations Coalition Table (FACT) is a newly formed group, composed of 6 separate forest industry associations:
 - BC Wood
 - Interior Logging Association
 - Interior Lumber Manufacturers's Association
 - Independent Wood Processors Association of B.C.
 - North West Loggers Association
 - The Truck Loggers Association
- Appendix 1 provides a summary of each of the member associations

DISCUSSION:

The FACT, in their presentation, will identify that the challenge is to create more value while diversifying our forest industry. They applaud government's bold vision to modernize forest policy to achieve this goal. Their view is that initiatives to move the forest sector forward are; land base certainty, improved access points to wood fibre, and supporting the development of more value. To achieve more value they are promoting parallel policies for the value-added sector, creating a branch of government that advocates for a higher value industry and establishing industry advisory panels that include their member associations.

Some of the member associations are also involved in the Supply Chain Resiliency Grant (SCRG) program. The SCRG program provided one-time funding for B.C. manufacturing projects that support strengthened supply chain and economic recovery needs in response to COVID-19. A total of 10 forestry projects were funding, including 4 projects by FACT members (Appendix 2 provides a summary each of the 4 projects).

MINISTRY RESPONSE:

- We know many of the companies that launched in BC want to stay in BC, and we support this. We are committed to continuing to work with companies, and Indigenous Nations alike as we focus on diversifying the industry.
- Through the Modernizing Forest Policy framework we will be establishing a New Wood Secretariat to work with value-added representatives to understand what and where the province can act to support competitive value-added businesses. In addition, we will be developing a program for BC Timber Sales with a focus on the value-added sector, prompting the use of wood and mass timber, and advancing a process to minimize burning of slash piles so this fibre is available for manufacturing.



- Our government is committed to end past divisiveness regarding old growth forests. We remain committed to the independent panel report recommendations and note that the panel recognized the importance of old forests for the economy, conservation and for Indigenous values.
- We will ensure support for a transition into a new approach to old forests, including socio-economic impacts, is fully considered. In particular, recommendation 14 which identifies the need for support to forest sector workers and communities as they adapt to changes resulting from new forest management systems.
- I am looking forward to the results of the projects we have funded through the Supply Chain Resiliency Grants and would like to hear your thoughts on how we build on the work currently being done.
- I know my colleague, Minister Conroy continues to engage industry on what they need to re-tool their mills to a future timber supply and more diverse product portfolio.

Attachment(s): Appendix 1 Overview of Forestry Associations
Appendix 2 Supply Chain Resilience Projects

PREPARED BY:

Jennifer Burleigh
Director
Economics and Trade Branch
(250) 480-8170

REVIEWED BY:

	Initials	Date
DM		
DM, LNRO		
Associate DM		
ADM		
Program Dir/Mgr.	JS	July 26 th , 2021



Appendix 1. Summary of FACT Member Associations

BC Wood Specialties Group

A not-for-profit trade association that has represented British Columbia's value-added wood products industry for over 20 years. BC Wood currently has representative offices and staff in Japan, China, Europe, Korea and the US. The mandate is to help grow export opportunities for our members with programs designed to educate and elevate our members' capabilities to enter new – and expand current export markets.

Key Contact: Brian Hawrysh, CEO (bhawrysh@bcwood.com)
Tel: 604-882-7100, Ext 244
Suite 200, 9292 – 200th Street, Langley, BC V1M 3A6

Independent Wood Processor Association of BC

The Independent Wood Processor Association of BC represents family owned non-tenured remanufacturing companies to Government, Industry, and the Public.

Key Contact: Brian Menzies, Executive Director (brianmenzies@iwpabc.com)
PO Box 38642 Metropolitan Post Office, North Vancouver, BC V7M 3N1

Members:

54 Reman	Akhurst Machinery Ltd.	Andersen Pacific
Aquila Cedar Products	Axis Insurance Managers Inc.	B&L Forest Products
BP Wood	Bakerview Forest Products	C&C Wood Products
Canadian Wood Products	Canyon Lumber	CarlWood Lumber
Cedarland Forest Products	Central Cedar	Centurion Lumber
Channel-ex Corporation	Coastland Wood Industries	Dakeryn Industries
Deep Cove Forest Products	Delta Cedar Products	Doubletree Forest Products
Errington Cedar Products	Fraserview Cedar Products	Furtado Forest Products
Goldwood Industries	Greendale Industries	Haida Forest Products
Harmac Pacific	HUB International	Hudson Mitchell & Sons
Lumber		
Jasco Forest Products	Jhajj Lumber Corporation	Julius Becker Forest
Leslie Forest Products	Lignum Forest Products	Lyle Forest Products
Metrie PWP	Mid Valley Lumber Specialities	N. American Forest Products
Olympic Industries	Oregon Canadian Forest Products	Pacific Lumber Reman
Pacific Western Wood Works	Parallel Wood Products Ltd	Pine Ideas
Pioneer Pallet & Lumber	Power Wood Corp	Quadra Wood Products
Rielly Industries Lumber	Sawame Lumber Co.	Sigurdson Forest Products
Skana Forest Products	Surrey Cedar Ltd	Synergy Pacific Engineered
Timber		
Terminal Forest Products	Tyee Timber Products	Vancouver Specialty Cedar
Visscher Lumber	West Bay Forest Products	Westminster Industries Ltd
Woodtone Specialties		



Interior Logging Association

ILA members are from the Southern Interior to Princeton and the East Kootenays to Williams Lake and is the voice of the independent loggers' interests throughout the region. The ILA promotes the benefits of a robust and sustainable industry, raises awareness and educates youth about the importance of forestry and ensuring its members continue to be a strong economic force in the province.

Members include: Our members include: Logging Contractors and Sub-Contractors, Road Building Contractors, Independent Trucking Companies, Logging / Highway Truck Owner-Operators, Forestry Consultants, Major Mills, Wood Processors, Silviculture Contractors, Suppliers of Goods & Services

Key Contact: Todd Chamberlain, General Manager (todd@interiorlogging.org)
Tel: 250-503-2199
3204 – 39th Avenue, Vernon, BC V1T 3C8

Interior Lumber Manufacturers' Association

The Interior Lumber Manufacturers' Association represents independent and innovative lumber manufacturers in the southern interior of B.C. The members are specialist manufacturers, creating high-value products, and are among the last independent, family-owned operations. It represents nine member mills and dozens of associate member companies.

Key Contact: Dan Battistella, President (dan.battistella@ilma.com)

Members:

Aspen Planers
Brisco Wood Preservers
Gold Island Forest Products
JH Huscroft
McDonald Ranch & Lumber
Stella-Jones
Woodco

Atco Wood Products
Galloway Lumber Co.
North Enderby Timber
Kalesnikoff Lumber Co.
Porcupine Wood Products
Vaagen Fibre Canada

70 + Associate members

Northwest Loggers Association

A diversified group --along with the traditional contractors, log haulers and associated industries, the NWLA has welcomed licensees, small sawmillers, log brokers & silviculture companies, and many First Nation Band Corporations -- a strong united voice when talking to Regulatory Bodies, Government Officials and Politicians.

Key Contact: John Nester, General Manager (jnester@telus.net)
Tel: 250-641-7101
P.O. Box 606, Terrace, BC V8G 4B5



The Truck Loggers Association

The Truck Loggers Association represents independent harvesting contractors, independent sawmills, small tenure holders and industry suppliers located across the province (focus on Coast). Represents over 500 member companies across the B.C.

Key Contact: Bob Brash, Executive Director (bob@tla.ca)
Tel: 604-684-4291
Suite 725 – 815 West Hastings St, Vancouver, BC V6C 1B4

Appendix 2. Summary of FACT Member Supply Chain Resiliency Projects Funded by Government

Name of Lead Applicant	s.13; s.17
Independent Wood Processors of British Columbia	
BC Wood	
Independent Wood Processors of British Columbia	
Interior Lumber Manufacturers Association	

Second intake open for British Columbia's Mass Timber Demonstration Program

From: Minister, JERI JERI:EX <JERI.Minister@gov.bc.ca>
Cc: Minister, TRD JERI:EX <trd.minister@gov.bc.ca>
Sent: August 3, 2021 9:55:41 AM PDT

Ref: 155358

Dear Mayors:

As the Minister of Jobs, Economic Recovery and Innovation, I am pleased to be writing to you to share some important work being done by the Government of British Columbia. In this ministry, the Office of Mass Timber Implementation is leading the provincial action plan to expand the use of mass timber in British Columbia (BC). I am working closely with my colleague, the Honourable George Chow, Minister of State for Trade, who chairs the Mass Timber Advisory Council. By encouraging greater use of mass timber, we are supporting jobs in research, design, engineering, construction, and forestry using BC expertise and materials. I am pleased to share the latest exciting funding opportunity for mass timber projects.

Building on the success of the first intake of the Mass Timber Demonstration Program (MTDP), the BC Government is investing an additional \$2 M to create a second intake, which is now open to applicants. Successful applicants may be eligible to receive up to \$500,000 towards the incremental costs in the design and construction of buildings that showcase emerging or new mass timber or mass timber hybrid building systems and construction processes. The second intake follows a successful first intake that contributed \$4.2 M to support eight mass timber demonstration projects and four research projects in BC. The MTDP is delivered by Forestry Innovation Investment (FII) on behalf of the Province. Expressions of interest will be accepted between July 16, 2021 and October 8, 2021. Successful applicants will be notified by December 2021. See the following News Release for more information:

<https://news.gov.bc.ca/releases/2021JERI0044-001383>.

BC has the opportunity to become a world leader in mass timber, and this program builds on the innovative work that local Governments across BC have undertaken. For more information, please contact Opreet Kang, Director, Industry Innovation by visiting: www.masstimberbc.ca/contact.

Sincerely,

Ravi Kahlon

Minister of Jobs, Economic Recovery
and Innovation

cc: Honourable George Chow
Minister of State for Trade

Re: Discussion re: Tall Wood Mass Timber Building

From: Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>
To: Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>
Cc: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Sent: August 12, 2021 3:13:07 PM PDT
Attachments: image001.jpg

I haven't reached out to Jeff. Please ask staff to meet.

R

Ravi Parmar | Senior Ministerial Advisor
Honourable Ravi Kahlon | Minister of Jobs, Economic Recovery and Innovation
Ph: 1-250-356-2771
E: Ravi.Parmar@gov.bc.ca
Sent from my iPhone

On Aug 12, 2021, at 2:49 PM, Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca> wrote:

Hello Ravi:

I see you mentioned below that you reached out to ADM Jeff Vasey to meet with Rocky. As per your direction on Tuesday to cliff and ask for staff to meet and report back to you and Stephanie, shall I go ahead with this direction and note that you did reach out to ADM Vasey?

Thank you,

Ilene

From: Rocky Sethi <rockys@adera.com>

Sent: August 11, 2021 6:22 AM

To: Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>; Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>

Cc: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>

Subject: Re: Discussion re: Tall Wood Mass Timber Building

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Great to hear. Thanks Ravi.

I do want to connect with Minister Kahlon, even in September if you can arrange for that.

I'll look forward to hearing from Jeff.

Thanks,

Rocky Sethi | Chief Operating Officer

d [604.637.4301](tel:604.637.4301) | c [778.928.2726](tel:778.928.2726) | t [604.684.8277](tel:604.684.8277) | rockys@adera.com | [LinkedIn](#)

Suite 2200 1055 Dunsmuir Street | Four Bentall Centre, PO Box 49214 | Vancouver BC V7X 1K8

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From: Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>
Sent: Tuesday, August 10, 2021, 10:19 p.m.
To: Rocky Sethi; Duguay, Ilene JERI:EX
Cc: Chang, Stephanie JERI:EX
Subject: RE: Discussion re: Tall Wood Mass Timber Building

Hi Rocky,
It's nice to hear from you, I hope you and everyone at Adera is doing well.
I have asked Jeff Vasey our ADM responsible for Mass Timber to meet with you as Minister Kahlon's calendar is packed for the month of August. Someone from Jeff's office should be reaching out to you.
I look forward to touching base one day soon.
Cheers,

R
Ravi Parmar | Senior Ministerial Advisor
Honourable Ravi Kahlon | Minister of Jobs, Economic Recovery and Innovation
Phone: 1-250-356-2771
E-mail: Ravi.Parmar@gov.bc.ca

From: Rocky Sethi <rockys@adera.com>
Sent: August 9, 2021 2:28 PM
To: Duguay, Ilene JERI:EX <Ilene.Duguay@gov.bc.ca>; Parmar, Ravi JERI:EX <Ravi.Parmar@gov.bc.ca>
Cc: Chang, Stephanie JERI:EX <Stephanie.Chang@gov.bc.ca>
Subject: FW: Discussion re: Tall Wood Mass Timber Building

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Ilene and Ravi,
See below.
Look forward to hearing from you on this!
Cheers.

Rocky Sethi | Chief Operating Officer
c 778.928.2726 | d 604.637.4301 | t 604.684.8277 | rockys@adera.com
BUILDINGS FOR BETTER LIVES at adera.com
Please consider the environment before printing this email - Adera Cares

From: Rocky Sethi
Sent: Monday, August 9, 2021 2:27 PM
To: Stephanie.Chang@gov.bc.ca
Subject: Discussion re: Tall Wood Mass Timber Building

Hi Stephanie,
I would like to schedule a call with Minister Kahlon and Chow in regards to an exciting mass timber tall wood building Adera is working on. We have a site selected for a 20+ storey tower, and I want to discuss this with the Province at this early stage to gauge feedback for support.
As part of my past efforts with Minister Kahlon, he was aware of our aspirations to support the Province's efforts in this matter, which is something reiterated to Minister Chow recently at our events.
If you can please schedule a time with them to connect, I will ensure I make myself available accordingly.

<[image001.jpg](#)>
Rocky Sethi | Chief Operating Officer
d 604.637.4301 | t 604.684.8277 | rockys@adera.com

Suite 2200 1055 Dunsmuir Street | Four Bentall Centre, PO Box 49214 | Vancouver BC V7X 1K8
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RE: OMTI/Adera: Mass Timber Projects

From: Beattie, Michelle JERI:EX <Michelle.Beattie@gov.bc.ca>
To: Hutchinson, Jarrett JERI:EX <Jarrett.Hutchinson@gov.bc.ca>
Sent: September 21, 2021 3:27:33 PM PDT

Thanks!

From: Hutchinson, Jarrett JERI:EX <Jarrett.Hutchinson@gov.bc.ca>

Sent: September 21, 2021 3:23 PM

To: Beattie, Michelle JERI:EX <Michelle.Beattie@gov.bc.ca>

Subject: FW: OMTI/Adera: Mass Timber Projects

Jarrett Hutchinson | Executive Director

Office of Mass Timber Implementation

250-208-7277

From: Rocky Sethi <rockys@adera.com>

Sent: September 8, 2021 2:48 PM

To: Vasey, Jeff JERI:EX <Jeff.Vasey@gov.bc.ca>; Hutchinson, Jarrett JERI:EX <Jarrett.Hutchinson@gov.bc.ca>

Cc: 'racton@actonostroy.ca' <racton@actonostroy.ca>; 'ah@ghl.ca' <ah@ghl.ca>; Beattie, Michelle JERI:EX <Michelle.Beattie@gov.bc.ca>

Subject: RE: OMTI/Adera: Mass Timber Projects

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Jeff/Jarrett,

Thanks again for making the time to connect yesterday, zoom is a powerful tool to connect, particularly when there's already an established relationship.

I have attached the presentation prepared by the team at AOA in conjunction with Fast + Epp and GHL. Adera is proud to bring this top tier group of professional consultants to work on such an exciting project. We are hoping that OMTI and BSSB along with the BG government will support our joint efforts to bring this "*legitimate, viable, repeatable mass timber and steel hybrid structure*" to fruition. BC is at a precipice of mass timber, and it is incumbent upon those in leadership in the private and public sector to continue the momentum created by Brock Commons and leverage that local expertise along with regional resources to drive our economy forward, and address our regional housing crisis.

We had a meeting with the team at UBC this afternoon, and they were very complimentary of the project, and supportive of the concept. I would ask that your office use the attached package to garner that same level of support from within the top ranks of our provincial government and not let this project die on the vine. We have the right team, the right AHJ, and the right project. We are very excited about this.

From our conversation, I understand that OMTI is s.12; s.13; s.17

s.12; s.13; s.17

If you have any questions, feel free to contact me directly.

Cheers,

Rocky Sethi | Chief Operating Officer

c 778.928.2726 | d 604.637.4301 | t 604.684.8277 | rockys@adera.com

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-----Original Appointment-----

From: Beattie, Michelle JERI:EX <Michelle.Beattie@gov.bc.ca>

Sent: Tuesday, August 17, 2021 2:36 PM

To: Beattie, Michelle JERI:EX; Rocky Sethi; 'ah@ghl.ca'; 'racton@actonostroy.ca'; Vasey, Jeff JERI:EX

Subject: OMTI/Adera: Mass Timber Projects

When: Tuesday, September 7, 2021 10:00 AM-10:30 AM (UTC-08:00) Pacific Time (US & Canada).

Where: Microsoft Teams Meeting

Jarrett to meet obo MRK/MGC. Jeff to join if UBCM schedule allows.

To discuss a mass timber tall wood building Adera is working on. We have a site selected for a 20+ storey tower, and I want to discuss this with the Province at this early stage to gauge feedback for support.

Microsoft Teams meeting

Join on your computer or mobile app

[Click here to join the meeting](#)

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INFORMATION NOTE

Cliff #: 151959

Date: January 20, 2021

PREPARED FOR: Honourable David Eby, Attorney General and Minister for Housing, and Honourable Ravi Kahlon, Minister of Jobs, Economic Recovery and Innovation

ISSUE: Mass timber and B.C.'s building regulatory system

KEY POINTS:

- B.C. is taking a leadership role in supporting the emerging mass timber industry.
- The Building Act regulatory environment is well suited to support mass timber adoption and demonstration in B.C.
- Collaboration across government is essential to successfully implement the mass timber action plan—both the Ministry of Jobs, Economic Recovery and Innovation and the Ministry of Attorney General will have a key role in the plan.

BACKGROUND:

Mass timber is a relatively new, high-performance construction technology that uses “value-added” engineered or composite wood products as structural components in buildings (see attachment 1 for more information). In terms of benefits to B.C.'s economy, it is superior to commodity lumber. It can match or exceed the structural performance of concrete and steel. It can reduce carbon emissions in the built environment by up to 45%^[1]. Within construction systems that have an historical bias for concrete and steel, mass timber is often viewed as a disruptive technology.

Several bold steps have been taken to establish B.C. as a global innovator and early adopter of mass timber construction. The flexibility of the Building Act has been leveraged to support this. The Building Act allows for the Minister to establish building codes generally (the B.C. Building Code), per geographic region (jurisdiction specific regulations), and site by site (site-specific regulations). These methods have been deployed in several notable ways:

- 2014 – The Wood Innovation Design Centre in Prince George was the first mass timber building in North America.
- 2017 – UBC's Brock Commons was the tallest mass timber building in North America, and informed new 18-storey mass timber provisions in the 2021 International Building Code.

^[1] RBC report *Imagine 2025: Mass Timber, Build it, and they will come* (September 2020)

- 2019 – New provisions for 12-storey encapsulated mass timber construction in the national model building code were adopted early into the B.C. Building Code for 20 jurisdictions (13 in December 2019, and a further 7 in September 2020).
- 2020 – a 15-storey mass timber building with affordable housing is planned for a site in Colwood.

DISCUSSION:

In Spring 2020, Cabinet supported the establishment of a centralized, cross-government leadership hub to advance mass timber implementation, and the appointment of an elected champion and an ADM lead. Post-election, the mandate was amplified and formalized as a key priority across government. Positioned in the Ministry of Jobs, Economic Recovery and Innovation, Minister Ravi Kahlon is accountable for advancing a new cross-sectoral, cross-government mass timber action plan that requires the partnership of 13 ministries.

s.13

- s.13

-

-

-

Opportunities to leverage building regulations will continue. It's proposed that both public and private sector demonstration be featured in the action plans.

s.13

s.13

s.13

-

-

-

s.13; s.16

The roles of each level of government in implementing the updated Building Codes are essential to the successful growth and competitiveness of the emerging B.C. mass timber industry. Specifically:

- Federal: research, code development, public review, and financing
- Provincial: regulates code, develops implementation policy, and delegates authority to enforce code and standards
- Local: enforce codes via bylaws and administer permits and inspections

NEXT STEPS:

- OMTI and BSSB to continue to collaborate and coordinate on supporting mass timber demonstration projects.

ATTACHMENTS:

Attachment 1 – naturallywood mass timber factsheet

ADM Contact: Jeff Vasey, 250 361-6673

Prepared by: Mica Munro, Office of Mass Timber Implementation

Reviewed by		
Dir: TH	ED: JH	ADM: JV

MASS TIMBER IN BRITISH COLUMBIA

Page 291 of 305 to/à Page 297 of 305

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MINISTRY OF JOBS, ECONOMIC RECOVERY AND INNOVATION

MEETING NOTE

Cliff #: 154793

Date: June 10, 2021

PREPARED FOR: Honourable George Chow, Minister of State for Trade

MEETING WITH: Mass Timber Demonstration Fire Test Event – Richmond Demonstration Burns

DATE AND TIME OF MEETING: June 16, 2021 at 3:30 PM to 4:30 PM

ATTENDEES:

- See Attachment 1 for current list of invitees (RSVP list not yet finalized)

ISSUE(S): Minister Chow is attending the Richmond Demonstration Burns as part of the Mass Timber Fire Demonstration Test Project

BACKGROUND:

On April 7, 2021, the Province announced StrongerBC funding for eight mass timber demonstration projects and four mass timber research projects, including \$300,000 for the Mass Timber Demonstration Fire Test Project (MTDFTP). The purpose of the MTDFTP is to educate key stakeholders about the performance of mass timber construction. Test data will support future code change proposals and new fire suppression systems.

The MTDFTP consists of two separate burn events: a pilot-scale fire test in Richmond taking place on June 16, 2021 (with a possibility of postponing to June 17, 2021, weather depending), and a full-scale test in Ottawa in the fall. Details for the full-scale test are still being finalized.

Cost shared with Natural Resources Canada, National Research Canada and other provincial governments, lessons learned from the fire test will be shared with other jurisdictions in Canada. The Canadian Wood Council, GHL Consultants, and CHM Fire Consultants are leading this project, with the active participation of representatives from regulators, mass timber manufacturers, and the insurance industry, amongst others.

DISCUSSION:

Pilot-scale demonstration – Richmond Demonstration Burns

The Richmond Demonstration Burns are a pilot-scale demonstration intended to represent typical construction fire scenarios. The intent is that the pilot scale demonstrations concentrate on 'during construction' to inform the Fire Code committee, firefighters, and insurance representatives on concerns during construction.

Four different assemblies will be tested using three different burn situations representing potential fire emergencies during the course of construction. The first three assemblies are 10ft x 10ft x 9ft and are of a similar configuration.

1. Light Wood Frame: representing the early stage of construction, with exposed wood components
2. Protected Light Wood Frame: representing the near completion of the construction, with gypsum board protection of the wood components
3. Mass Timber (1): representing the early stage of construction with exposed mass timber
4. Mass Timber (2): representing the middle stage of a project under construction, the fourth structure to be burned is an L- shaped larger Mass Timber structure.

It is anticipated that the Mass Timber and Protected Light Wood Frame structure will perform well. Further details on the burn scenarios are provided in Attachment 2.

Attendees

Due to COVID-19 restrictions, in-person attendance at the event is limited. There will be a maximum of 50 people on site, most of them researchers and fire officials and some code officials. The event will be recorded and not live-streamed.

Invitees of note include:

- Tim Ryce, Chief Building Official for the City of North Vancouver and member of the Mass Timber Advisory Council (attendance to be confirmed)
- Acting Mayor Chak Au, City of Richmond, and
- Councillor Bill McNulty, City of Richmond

In addition to the list of attendees in Attachment 1, there will be staff and support by Richmond Fire Services, Adera Development (contractor on the site), Wood WORKS! BC and GHL Consultants.

SUGGESTED RESPONSE/KEY MESSAGING:

Note: GCPE will be preparing speaking notes in preparation for this event.

- The Province is pleased to be supporting the Mass Timber Demonstration Fire Test Project.
- The information gathered during this event will be invaluable for advancing our knowledge on mass timber construction.
- Thank you to everyone involved in organizing this event.

ATTACHMENTS:

1. List of invitees to the Richmond Demonstration Burns event
2. Richmond Demonstration Burns – additional information

ADM Contact: Jeff Vasey, Phone: 250-361-6673

Prepared by: Lee Nicol, Director Partnerships and Engagement, Office of Mass Timber Implementation

Reviewed by			
Dir: Lee Nicol	ED:	ADM: Jeff Vasey	DM:

Attachment 1 - List of invitees to the Richmond Demonstration Burns event

Invitee	Role/Position	City/Organization
John McKearney	Fire Chief	Whistler
Paul Chiang	Coordinator, Permits and Plan Review	Richmond
Tony Buric	Building Inspector	Richmond
Fred Tewfik	Manager of Building Inspections	Richmond
Jerry Worobec	Manager and Chief Building Inspector	Langford
Lance Caven	Langford Fire Rescue	Langford
Tim Ryce	Chief Building Official	City of North Vancouver
Kevin Spooner	Senior Manager of Permits, Inspections and Land Development	District of West Vancouver
Scott Abrahamson	Fire Chief	Colwood
Chris Royle	Deputy Fire Chief, City of Victoria	Victoria
Ed (Edmond) Lin	Chief Building Official, UBC	Burnaby
Brian Paulson	Fire Prevention Captain, Burnaby	Burnaby
Ron Beatty	Fire Inspector Captain, Coquitlam	Coquitlam
Perry Halabuza	Supervisor Plans Examination	Coquitlam
Rick Cheung	Assistant Chief Fire Protection Engineer	Vancouver
Kevin Lau	Building Policy Engineer	Vancouver
Serena Trachta	New Westminster Building	New Westminster
Isabella Li and/or Tim Armstrong	Fire Protection Engineer	New Westminster
Stephen Gamble	Fire Chief	Township of Langley
Kameliya Tencheva-Hristova	Director, Campus Development Division	BCIT
Tim O'Connor	VP Construction	BFL
Jason Tcheng	Risk Services Specialist	Northbridge Insurance
Chak Au	Acting Mayor of Richmond	Richmond
Bill McNulty	City Councilor	Richmond

MASS TIMBER DEMONSTRATION FIRE TEST PROGRAM

Pilot Scale Demonstrations
Richmond, BC

June 1, 2021
GHL File 8000.00

1. Introduction – Pilot Scale Demonstration

A series of fire performance demonstrations are proposed to be carried out to represent typical construction fire scenarios. The intent is that the Pilot Scale Demonstrations concentrate on ‘during construction’ to inform the Fire Code committee, firefighters, and insurance representatives on concerns during construction.

2. Background

The National Fire Code prescribes requirements for encapsulation of Encapsulated Mass Timber Construction (EMTC) buildings during construction. The ‘*encapsulate as you go*’ is proving problematic in terms of moisture management and is found to be economically unfeasible.

The National Fire Code does suggest alternative measures may be developed; however, to do so, there is a need to understand how Mass Timber buildings will perform during construction.

3. Objective – Pilot Scale Demonstrations

The objective of this program is to support the approval of fire safety measures during construction of buildings in Canada through the following mechanisms:

- Design and execution of a series of fire performance demonstrations on a Mass Timber structure under construction to which key stakeholders can be invited in order to witness the fire performance of Mass Timber structures during construction.
- Identify the differences to be expected by firefighters between light wood frame and Mass Timber construction.
- Reporting and analysis of data collected from the tests to be used to support future Code change proposals to the National Fire Code.
- Development of an educational program for regulatory officials in North America to increase the level of confidence in Mass Timber construction.
- Inform insurance industry of the fire safety for mass timber during course of construction.



4. Pilot Scale Demonstrations in Vancouver

The following are proposed for the Pilot Scale Demonstrations:

Assembly Name	Assembly Size	Floor	Ceiling	Walls
Light Wood Frame – Construction (LWF)	10ft x 10ft x 9ft	Plywood sheathing with 2x10in joist	Plywood sheathing with 2x10in joist	<ul style="list-style-type: none"> Wood studs 12in o.c. on three sides with back wall enclosed with plywood on exterior side and half of one side wall enclosed with plywood on exterior side. Perimeter of ceiling to be enclosed with 2x10 for heat collection.
Protected Light Wood Frame (PLWF)	10ft x 10ft x 9ft	Plywood sheathing with 2x10 in joist covered with one layer of 5/8in Type X gypsum board	Plywood sheathing with 2x10 joist protected with one layer of 5/8in Type X gypsum board on interior side	<ul style="list-style-type: none"> Wood studs 12in o.c. on three sides walls with one layer of 5/8in Type X gypsum board on interior and plywood sheathing on exterior side. The interior side of the ceiling will be covered with one layer of 5/8in Type X gypsum board.
Mass Timber 1 (MT1)	10ft x 10ft x 9ft	Mass Timber Panel (3 ply)	Mass Timber Panel (5 ply) with 8in x 8in glulam column where needed	<ul style="list-style-type: none"> Open front and two side walls. 5 ply Mass Timber back wall and half of one side wall enclosed with steel stud 12in o.c. and gypsum board on exterior side. Perimeter of the rest wall will be provided with 8in x 8in glulam beam.
Mass Timber 2 (MT2)	20ft x 20ft x 9ft (L-Shape)			<ul style="list-style-type: none"> Back wall with steel stud and 1 layer of ½in gypsum board. Half of the long leg side wall (½ of 20ft = 10ft) will be of Mass Timber panel (5 ply). Wood stud 12in o.c. as demising wall at center perpendicular to the back wall. Perimeter of the rest walls will be provided with 8in x 8in glulam beam for heat collection.

Notes to Table:

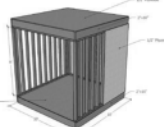
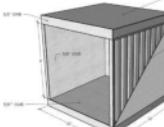
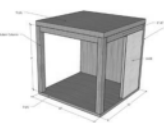
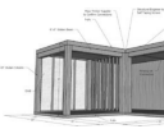
- The Mass Timber material will be subject to material availability with preference of Cross Laminated Timber (CLT).
- Additional bracing may be required for shipping and structural design.



Fire Scenarios: Three fire scenarios are proposed to be performed on the assemblies representing potential fire emergencies during the course of construction.

Fire Scenario	Fire Size	Rationale
Noncombustible garbage can with wood debris	Expected peak HRR at 450kW	This fuel load is typical in a Mass Timber construction site and will represent the most probable fire scenario. Ventilation will be provided with holes at the bottom of the garbage can and the amount of the fuel load will be determined by NRC.
Wood Cribs	80cm x 80cm x 60cm (2 cribs for MT1 and 6 cribs for MT2)	This fuel load is to represent a larger fuel load condition with storage of material on site.
Damaged Propane Burner	Off Shelf propane burner Remove flame shield for open flame condition	This scenario is to represent the site condition for heating and drying during construction. Propane burner will be against CLT wall of MT 1 for 10min to demonstrate that with heat source removal, fire on CLT will decay.

Expected Demonstration: Following the preliminary procedure, expected results are proposed:

Fire Scenario	Expected Burn Time	LWF	PLWF	MT1	MT2
					
Garbage Can Fire	~30min	Assembly expected to be destroyed	<ul style="list-style-type: none"> Minor damage to gypsum board. Fire expected to be burned out. 	<ul style="list-style-type: none"> Minor charring on the assembly. Fire expected to be burned out. 	
Wood Cribs 1	20min	If not destroyed in Garbage Can fire, will be subject to this demonstration.	Fire expected to be burned out with damage on the gypsum board.	Fire expected to be burned out with charring on the assembly.	
Wood Cribs 2	40min				<ul style="list-style-type: none"> Fire expected to be burned out with charring on the assembly.
Propane Burner	10min	-		-	<ul style="list-style-type: none"> Heat source for 10min to observe the performance of the assembly.

Notes to Table:

- It is expected to have (**LWF, PLWF and MT1**) burning at the same time.



5. **Proposed Demonstration Day Schedule**

June 16th (with June 17th as backup)

8:00am - Sign-in, COVID check, staging and preparation, weather check

8:30am – Introduction to the Day. Start of the Demonstration: Burn 1 and Burn 2 (LWF, PLWF and MT1 at same time)

1:00pm – Start of the Demonstration: Burn 3 and Burn 4 in the afternoon. Burn Reviews and Discussion.

5:00pm – Closing Note

*Lunch will be provided.

Enclosures

CY/AH/kl/clk

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