

Sudbury Peace Tower Housing Proposal

A Collaborative Approach to Providing Affordable and Serviced Housing

Prepared by:

Michael Cullen SWSE, Community Partnerships

Co-Chair, Sudbury Peace Tower Housing Project Steering Committee





February 21, 2020

Sudbury Peace Tower Housing Project

It gives me great pleasure to present our proposal for the Sudbury Peace Tower Housing Project in collaboration with the many groups both on our steering committee and other community stakeholders who have a sincere interest to provide proper, safe, comfortable and affordable housing to individuals and families in the City of Greater Sudbury.

The core driving principles on which we are presenting this proposal are founded on listening with sincere intent to the stories and successes of people with lived experience who have transformed their lives when their housing needs have been met. We fully understand and appreciate these tales of transformation and offer our partner endorsements with a true passion for making the Sudbury Peace Tower Housing Project a reality based on key relationship fundamentals.

We present this proposal as part of the Home For Good (HFG) funding guidelines which is aimed at supporting the following system-level outcomes such as:

- Increased sense of inclusion and community connection
- Improved physical, mental and emotional wellbeing
- Reduced pressure on institutions and service systems, including emergency shelters
- Improved access to other supports to meet individual needs

Our current working group is fully aligned to adopt the Home For Good criteria of both financing and developing the business case to advance the project so that it offers a sustainable operating model combined with cost effective internal supports for the tenants.

Our work will continue to build key partner alliances in the hopes that the City of Greater Sudbury and the provincial Home For Good funding see that our scope, depth and passion for the Sudbury Peace Tower Housing Project is one more step in creating healthy productive social outcomes that our city can be proud to celebrate and share.

Your Truly,

Michael Cullen

SWSE Community Partnerships/Co-Chair Sudbury Peace Tower Housing Project

Documentation

Collaborative Approach by Michael Cullen, SWSE Community Partnerships
Co-Chair Sudbury Peace Tower Housing Project Steering Committee

HFG Expression of Interest – January 20, 2020

Sudbury Peace Tower Housing Project - Letters of Support

- I Believe Network
- SW Water Tower Ltd. (SWT)
- SWSE (SW Sports & Entertainment Ltd.)
- Habitat for Humanity
- Collège Boréal
- Centreline Architecture / Company profile / Resumes
- Elgin Street Mission
- Canadian Mental Health Association (CMHA)
- Blue Door Soup Kitchen

Sudbury Peace Tower - Media Coverage

- Sudbury Peace Tower Media Release – October 28, 2019
- CBC – October 29, 2019
- Sudbury.com – October 29, 2019
- Sudbury Star – October 29, 2019
- CBC Radio – Morning North – October 29, 2019
<https://www.cbc.ca/listen/live-radio/1-41-morning-north/clip/15743783-dario-zulichs-new-vision-for-the-downtown-water-tower>
- My Algoma Manitoulin – October 30, 2019
- SWSE Articles – 50+ Lifestyle Magazine

Quotation

- TESC Contracting

Conceptual Photos

- Centreline Architecture

Sudbury Peace Tower Housing Proposal

A Collaborative Approach to Providing Affordable and Serviced Housing

Introduction and Backgrounder

The Sudbury Peace Tower Housing Proposal can best be described as a true collaborative in the making. The sole intention of this 38-unit affordable housing development is to provide a true back to basics caring service model that leverages each and every relationship from the early on community consultative approach to offering tenants a variety of options that meet or exceed the program guidelines as per the Home for Good (HFG) criteria. These services may include but not limited to the following:

- Life skills training and support (e.g., financial literacy, meal preparation)
- Employment readiness training and supports
- Personal support (e.g., counselling, personal and case support)

The concept of transforming the Sudbury Peace Tower site into a collaborative housing development came from a long-established relationship with the owner of the property and the late Reverend Jeremy Mahood. In keeping with Jeremy's desire to help our city's most vulnerable through housing and support services the concept to both dedicate and transform the former Sudbury Water Tower site was born.

In October 2019 the Sudbury Water Tower site was officially dedicated in the memory of Jeremy Mahood and is now known as the Sudbury Peace Tower. From this point forward and under the guidance of Eileen Mahood and the long standing charitable entity ***I Believe Network*** the original concept of both Eileen and Jeremy to house our at risk youth remains alive through this proposal and including the many community groups that are pledging support for this development.

In addition to the above mentioned, the offer of converting the land and site to serve both the tenants and community at no cost to the project is also being presented on behalf of the owner of the property SW Water Tower Ltd (SWT). The offer to use the land for the purpose of an affordable housing development is an example of the strength and depth of this collaborative approach.

By being able to utilize the significance of the **I Believe Network** the proposed service demographic would be in keeping with the articles of incorporation of this charitable entity. The Sudbury Peace Tower Housing Project will have a direct focus that directly aligns with the Home for Good (HFG) criteria to address the following:

- Homelessness following transition from provincially funded institutions and service systems (e.g., prisons and hospitals).
- Young Adult Homelessness
- Accessibility Needs
- Seniors

With the official property dedication complete (Oct 2019) the community development and consultation began by meeting with many like-minded groups that have a keen interest in developing both a unique affordable housing option, while at the same time being able to create a true collaborative team approach that also sees the project through a grass roots base from the design and building to the servicing of the tenants.

The conversations with dozens of groups and individuals including the City of Greater Sudbury Housing Services, Homeless Network, Sudbury Action Centre for Youth, John Howard Society, Habitat for Humanity, Collège Boréal, CMHA and many more have offered us a further understanding and clarity that this project must be a service first model based on the core partnerships, needs and dreams of an all-inclusive, innovative housing model.

Guiding Principles/Partnership

To keep the community consultation on track and focused by attaching the Sudbury Peace Tower Housing Project concept to real life experience, the entire concept has run parallel with an on the ground lived experience Ambassador Program. The Ambassador Program allows those who have suffered from homelessness, mental health and addictions to lend their voice and stories so that our working committee respects and fully appreciates how hard it can be to truly transform one's life to full independence which of course includes housing for all.

This proposal is also being guided by the Home for Good Program Guidelines. This provincial structure fully supports a supportive housing model and has stated:

“Every person in need has quality, safe and affordable supportive housing, feels empowered to live as independently as possible, and flourishes in the community of their choice”

The current working group has been working alongside the City of Greater Sudbury to fully understand the needs of our most vulnerable when it comes to providing fair, safe and affordable housing. This proposal is in keeping with the needs of our ever-changing population as directed and shared across the City of Greater Sudbury.

We are confident that our collaborative approach will lead to matching or in some cases exceeding the desired provincial outcomes that may include the following:

- Increased housing stability
- Improved access to other supports to meet individual goals
- Increased sense of inclusion and community connection
- Improved physical, mental and emotional well being

The development of any long-term collaborative takes both time and patience to develop. We are excited to share that the Sudbury Peace Tower Housing Project has both depth and scope when it comes to getting such a concept off the ground to realizing occupancy and ultimately innovative supports for all.

Partner Profiles

SWSE (SW Sports and Entertainment Ltd.) will be offering its charitable entity (to be established) the SWSE Foundation to offer employment opportunities to tenants through its sporting and entertainment venues. These programs may include skills and development training in addition to volunteer opportunities. In addition to enhanced skills and employment development a portion of the in house 50/50 revenue effective 21/22 sporting seasons will go to support and help sustain the many supports within the Sudbury Peace Tower Housing Project. Upon the completion of the actual build the SWSE Foundation may also elect to be the charitable entity that oversees the operations of the partnerships working directly with the tenants.

SWSE has a well-documented history of working alongside charitable and non-profit entities and currently has a commitment to those with hidden, developmental, physical disabilities and seniors in partnership with Collège Boréal and the Companion Program. In addition, the past three years has also seen dozens of youth groups being funded through a collaborative with the United Way North East Ontario supporting Youth Mental Health Programming.

Habitat for Humanity has a mandate to make housing affordable for all. Habitat's model is shifting somewhat to multi-residential units that offer a community, individuals and families high density housing and supports. This project has the full support of the local Habitat for Humanity Chapter through its Ontario Gateway regional operating model. This support will see dozens of volunteers to help build the housing complex using soft skills that will ultimately see a cost to build reduction so that we may be able to reduce capital construction costs.

Collège Boréal with its well-structured Health Sciences and Apprenticeship Programs have expressed interest in a long-term collaborative that could see both faculty and students alike providing experiential learning to aid in the design, construction and ultimately servicing the tenants of the Sudbury Peace Tower Housing Project. Both SWSE and Collège Boréal have made a commitment to serve the needs of those with disabilities and seniors with the launch of the Companion Program. We see Collège Boréal as a pivotal partner that will also allow all services to be offered in both official languages on and off site.

SW Water Tower Ltd. (SWT) has offered the land on which the proposed Sudbury Peace Tower Housing Project will be developed. SWT is the company that owns the Sudbury Water Tower (recently renamed the Sudbury Peace Tower as a dedication to the legacy of Jeremy Mahood.) Dario Zulich is the owner and President of SWT. Dario is a partner in one of Sudbury's largest property development/management companies and is also a partner in one of the largest construction companies in Northern Ontario. SW Water Tower Ltd. holds approximately four acres of land and Dario Zulich is offering this parcel of land to build a minimum of 38 units.

TESC Construction Since 1976, TESC has evolved into a multi-trade construction services provider specializing in industrial projects and plant/facility maintenance. Offering civil, structural, electrical, piping, millwrighting, boilermaker, and engineered scaffolding services, the construction company primarily serves the Industrial, Infrastructure and Institutional markets. TESC is also an authorized Robertson Builder for the design, supply and construction of pre-engineered buildings. A unionized contractor, its current workforce consists of approximately 250 employees, comprising the Sudbury and Saskatchewan offices, both permanent and contract employees. TESC provides value to its clients as a single-source option, allowing for more efficient project delivery. Over the last 43 years, the TESC team has successfully completed projects with several significant organizations in various markets, such as Vale, Glencore, Tahoe Canada, The Mosaic Company, Ontario Power Generation, SaskPower, and Laurentian University.

Centerline Architecture has a well-documented and disciplined creative team that has experience in working with non-profits, charities, educational institutions and municipal projects. In addition to innovative approaches to design and construction they have also lent the Sudbury Peace Tower very generous in-kind consultations that have allowed the project to move along its journey from concept stage to development. In this proposal we have provided their supporting documents, resume of qualifications and most importantly the commitment that this project will be a leading-edge building that will be energy efficient, comfortable and safe for all who reside.

Other groups that have been consulted with include the following:

Sudbury Action Centre for Youth, CMHA, Samaritan Centre, Elgin St. Mission, Blue Door Soup Kitchen, City of Greater Sudbury Homelessness Network, Elizabeth Fry Society, John Howard Society, Kina Gbezhgomi Child and Family Services, Sudbury & District Public Health

All the above-mentioned groups including many more are part of ongoing discussions so that we can continue to understand the complex needs of all who may require housing with supports and services.

Technical Description

The proposed site will be comprised of single, bachelor and one-bedroom units that meet or exceed the standard building requirements. Special attention will be given to the accessibility needs of tenants. (walk in shower, rails and other features). The building will be made up of 38 plus units that best fit the land size and architectural footprint of the property. Consideration for community space, common laundry and other essential services will be considered in the final concept.

The key to this development will also be the “service” space that is offered for small meetings, workshops and training needs. The overall development must adhere to the common needs of all who live on site.

The main housing complex will also be complimented by a generous green space that will see the base of the Sudbury Peace Tower transformed into a community, or healing garden and a playground, complete with decking and other unique outdoor recreation offerings. This dedicated space was part of the original dedication to the memory of the late Jeremy Mahood.

Design considerations will exceed AODA building codes plus other relevant regulatory standards. It will strive to incorporate Green Building and Green House mitigation initiatives. The project will be developed by the I Believe Network and steering committee in partnership with Centerline Architecture, TESC Construction and include the many community partners as directed. All will work together to ensure that the project deliverables are met on time and on budget.

The construction of the Sudbury Peace Tower Housing project will follow The Home For Good criteria as outlined under the General Program Guidelines which include the following:

- Projects must start construction within 120 days of a signed Contribution Agreement
- Written confirmation of construction start must be provided to MHO
- Site inspections will be conducted at the discretion of MHO

This proposal also recognizes that the MHO encourages the use of energy efficient features in building design and the use of ENERGYSTAR- rated projects used when available. The construction will also include the mandatory use of suite meters (as of Jan 2011).

The proponents agree to working with the City of Greater Sudbury so that all required municipal approvals such as zoning, minor variances, land severances and site plan approvals are in place in advance of the proposed development construction.

Affordability Criteria and Rents

As outlined in the Home for Good directive the Sudbury Peace Tower Housing project will adhere to the affordability which is defined to offer rents at or below 80% of CMHC at the time of occupancy. The project service model will also work towards providing greater affordability options to tenants which will also utilize rent supplements.

Next Steps

The Sudbury Peace Tower project steering committee are currently in discussions with a financial entity who has direct experience in developing similar high-density affordable housing projects. They fully understand the provincial model of social service delivery financing using the District Social Service (DSSAB) model of both planning and delivery of such projects. In addition to the above the next steps include the following:

- Secure bridge financing and guarantor (final costing of building and site preparation)
- Establish a working pro forma budget that highlights costs vs. projected rental and other income
- Develop a capital campaign concept that uses funds to establish the “service” model of operating and delivery
- Work with the City of Greater Sudbury and partners on the site plan and infrastructure services to the actual site
- Leverage each partnership that will bring the “service” model to realization through formal and well-structured agreements making the project a model of housing first.

Comments, suggestions can be directed to:

Michael Cullen, SWSE Community Partnerships (SW Sports & Entertainment Ltd.)

Co-Chair Sudbury Peace Tower Housing Project Steering Committee

michael.cullen@swse.ca

705-929-9892

SW Water Tower Ltd. / I Believe Network

January 20, 2020

Cindi Briscoe
Manager of Housing Services
City of Greater Sudbury
PO BOX 5000, Station 'A',
200 Brady St.
Sudbury, ON Canada
P3A 5P3

Dear Cindi:

Expression of Interest - Home for Good (HFG) Application

Please accept this letter on behalf of SW Water Tower Ltd. (SWT) and I Believe Network (IBN) as our expression of interest to apply for the Home for Good Capital Funding (HFG) to develop a housing project at the Sudbury Water Tower located at 87 Pearl Street, Sudbury, Ontario.

SWT is the company that owns the Sudbury Water Tower (recently renamed the Sudbury Peace Tower as a dedication to the legacy of Jeremy Mahood.) Dario Zulich is the owner of SWT, and an entrepreneur and builder of economic growth and a partner in one of the cities largest property management companies in Sudbury.

The I Believe Network is a not-for-profit charity, founded by the late Pastor of All Nations Church - Jeremy Mahood and his wife Eileen Mahood. Throughout Jeremy's life-time he was involved in many community programs including inter-generational housing for seniors and families (The Landmark); chaplain for the Sudbury Police Services; Paul Harris Fellow of the Rotary Club; The Living Nativity – providing an opportunity for the community to celebrate Christmas. Also, he was the life coach and chaplain of the Sudbury Wolves, and thoroughly enjoyed attending games and supporting the young hockey players and coaches.

Eileen is the Vice Chairperson for the All Nations Family Housing Corporation (ANFHC), known as the Landmark. This 64-unit building (32 seniors / 32 families) provides 52 rent geared to income and 12 market rent units. As President of the I Believe Network, she operated First Steps for several years which provided supportive transition to people in need. It encouraged positive changes in people's lives. Part of the IBN purpose is to continue do social good in the community.

Both organizations, believe in the vision that every person in need should have quality, safe and affordable supported housing, and that people feel empowered to live as independently as possible in the Community of Greater Sudbury.

According to the Home for Good Program Guidelines, the organizations plan to build 38-50 bachelor units with a common area and meeting space for programing to support homelessness. This initiative would help the 2,000 units shortage of single dwelling units within the City of Greater Sudbury.

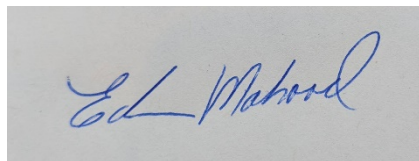
SW Water Tower Ltd. and I Believe Network together, in collaboration with the Habitat for Humanity – Ontario Gateway North, CMHA Sudbury, Sudbury Action Centre for Youth (SACY), and Centerline Architecture together will participate in this housing project as an initial advisory board. Together we can help eliminate chronic homelessness in our Community.

Thank you for your consideration of this expression of interest and we look forward to hearing from you.

Yours sincerely,



Dario Zulich
SW Water Tower Ltd.
874 Lapointe Street
Sudbury, ON P3A 5N8
705-688-6327



Eileen Mahood
I Believe Network
1816 Marie Avenue
Sudbury, ON P3E 2X8
705-919-1778

I Believe Network

February 20, 2020

Re: Peace Tower Housing Project

The Peace Tower Housing project will support City of Greater Sudbury residents, creating a homegrown solution to the issue of homelessness in our community. Further, while it is always difficult to ascertain the precise number of individuals affected by homelessness, the 38 units in this project will undoubtedly do much to address this issue in the City of Greater Sudbury.

The I Believe Network (IBN) is supportive of the scope of this project and its potential contribution to a homelessness solution. Housing, while critically important, is often only the first step in addressing homelessness; housing should be paired with supports and services to ensure those being housed are able to maximize the opportunity for a more secure and productive future.

IBN is a not-for-profit charity, founded by the late Pastor of All Nations Church - Jeremy Mahood and me. Throughout Jeremy's lifetime we were involved in many community programs including inter-generational housing for seniors and families (The Landmark); The Living Nativity – providing an opportunity for the community to celebrate Christmas. Also, he was the life coach and chaplain of the Sudbury Wolves, and thoroughly enjoyed attending games and supporting the young hockey players and coaches.

Today, I am continuing our community focussed work as the vice-chair of The All Nations Family Housing Corporation (ANFHC), known as the Landmark. This 64-unit building (32 seniors / 32 families) provides 52 rent geared to income and 12 market rent units. And, as President of the I Believe Network, I managed the IBN program, First Steps, for many years which provided supportive transition to people in need and was funded by the federal government's Community Chaplaincy Program and donations. It encouraged positive changes in people's lives and assisted them to find safe, affordable housing navigate the social services system and become productive members of society through a job training program. Part of the IBN purpose is to continue do social good in the community.

For all of the reasons cited above, the scope of this project and its impacts on the City of Greater Sudbury homelessness, the services and supports built into the proposal, and the unique location that minimizes impact on businesses and residents, the I Believe Network offers its unconditional support of the proposed Peace Tower Housing Project.

Sincerely,



Eileen Mahood



Sudbury, February 20, 2020

Letter of Intent – Sudbury Peace Tower Housing Project

Please accept this letter of intent on behalf of SW Water Tower Ltd. (SWT) as our expression of interest to apply for the Home for Good Capital Funding (HFG) to develop a housing project at the Sudbury Water Tower located at 87 Pearl Street, Sudbury, Ontario.

SWT is the company that owns the Sudbury Water Tower (recently renamed the Sudbury Peace Tower as a dedication to the legacy of Jeremy Mahood.) I am the Owner and President of SWT. I am a partner in one of Sudbury's largest property development/management companies. I am also a partner in one of the largest construction companies in Northern Ontario.

I believe in the vision that every person in need should have quality, safe and affordable supported housing, and that people feel empowered to live as independently as possible in the Community of Greater Sudbury.

SW Water Tower Ltd. holds approximately four acres of land, and I am offering this parcel of land to build a minimum of 38 units for this homelessness housing initiative for the City of Greater Sudbury. Together we can help eliminate chronic homelessness in our Community.

Yours sincerely,

Dario Zulich, President

SW Water Tower Ltd.
874 Lapointe Street
Sudbury, ON P3A 5N8
705-688-6327

February 20, 2020

Peace Tower Housing Project

Letter of Support/Collaboration

The Peace Tower Housing Project will support City of Greater Sudbury residents, creating a homegrown solution to the issue of homelessness in our community. Further, while it is always difficult to ascertain the precise number of individuals affected by homelessness, the 38 units in this project will undoubtedly do much to address this issue in the City of Greater Sudbury.

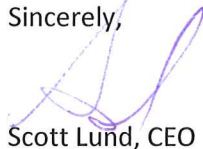
SWSE (SW Sports & Entertainment Ltd.) is supportive of the scope of this project and its potential contribution to a homelessness solution. Housing, while critically important, is often only the first step in addressing homelessness; housing should be paired with supports and services to ensure those being housed are able to maximize the opportunity for a more secure and productive future.

SWSE will be an active participant in the development and sustainability of the Peace Tower Housing Project by offering the following infrastructure support.

- Employment training and development for eligible tenants in collaboration with the Sudbury Wolves, Sudbury 5 and Sudbury Spartans
- Through the SWSE Foundation 50/50 proceeds effective 2021-22 seasons, a portion of proceeds to support the operational and training programs of tenants
- SWSE to develop, mentor and have possible subsidy opportunities for children and youth through a collaboration with Jumpstart (Canadian Tire) to support recreation/sport programming.

For all of the reasons cited above, the scope of this project and its impacts on the City of Greater Sudbury homelessness, the services and supports built into the proposal, and the unique location that minimizes impact on businesses and residents, SWSE offers its support of the proposed Peace Tower Housing Project.

Sincerely,



Scott Lund, CEO

cc: Michael Cullen, Community Partnerships

Questions relating to the Companion Program can be directed to Michael Cullen Community Partnerships Michael.cullen@swse.ca or 705-929-9892





Centreline Architecture

73 Elm Street, Suite 201
Sudbury, ON P3C 1R7

t: (705) 618.1767
e: info@c-arch.ca

centrelinearchitecture.ca

February 20, 2020

RE: PEACE TOWER HOUSING PROJECT – LETTER OF SUPPORT / COLLABORATION

To Whom It May Concern:

The Peace Tower Housing Project, a 38-unit new residence in the downtown, will be a unique and significant contributor to offering a home-grown solution to our community's homelessness crisis – housing with dignity, hope, and a future.

Housing is a basic human right and critical to the wellbeing of our citizens and it is best complimented with the necessary supports and services which would help residents have access to a more secure and productive future. In addition to the 38 residential units, the Peace Tower Housing Project will incorporate employment services, life-skills programs and workshops, and other health and social services. Residents will have 24/7 on-site staff support to provide stability, security, and a familiar face.

As an architecture firm, we bring a myriad of experience to the table. For this project, we offer full-architectural services, feasibility studies, realistic renderings, project management, and master site planning and coordination. Our enthusiasm is why we have been part of the team which developed the early concept design and images for the vision for the Peace Tower Housing Project. Our input encouraged the project to incorporate innovative design elements such as pre-fabricated components for ease and speed in construction, and; a design to meet Passive House standards which would help the building work toward becoming net-zero project.

Our office has decades of combined experience and we're getting recognized for it. Our team has been awarded the Small Enterprise Award by the Sudbury Chamber of Commerce, a 40Under40 award, was a finalist for the Best Place to Work in 2019 again by the Sudbury Chamber, received an Ontario Association of Architects award for design, and a Sudbury Rotary Paul Harris Fellowship.

Centreline Architecture has been, and continues to be a proud supporter and contributor to our community and to this important project – the Peace Tower Housing project. We live and work downtown and understand that though this may not be a route to eradicating homelessness in our city, it would be a new model of housing that provides safe shelter and the help needed for some of our city's least fortunate.

Respectfully,

Kate Bowman OAA
Partner | Architect

Rob Fleury
Partner | Certified Passive House Designer

Dan Guillemette LT.OAA
Partner | Sfr. Technologist



10 Feb 2020

Michael Cullen
Community Partnerships
SW Sports & Entertainment
240 Elgin Street / Sudbury / ON / P3E 3N6
C: 705 929-9892
Michael.Cullen@swse.ca

RE: **LETTER OF INTENT
HABITAT FOR HUMANITY ONTARIO GATEWAY NORTH
PARTNERSHIP – SUDBURY PEACE TOWER DEVELOPEMNT**

Dear Michael,

Congratulations on the progress made to date regarding the Sudbury Peace Tower development project. The aspirations of the 'I Believe' charity to partner with other appropriate, local not-for-profit organizations in the development of the Sudbury Peace Tower property, located on Pearl Street in Sudbury Ontario, is of great interest to Habitat for Humanity Ontario Gateway North. The addition of 38 affordable rental units to the supply in Greater Sudbury will undoubtedly go along way to helping local people in need of a hand up.

Habitat for Humanity works with local communities to help people build strength, stability and self-reliance through access to a safe, decent, and affordable place to call home. With our help, people are empowered to build a better life for themselves and their families.

Since the start of the organization in 1976, Habitat for Humanity has improved the shelter conditions of 3.6 million people in over 100 countries around the globe, including more than 3,000 families in Canada. Habitat for Humanity Ontario Gateway North (HFHOGN) has already partnered with more than 50 hard-working local families, allowing them to contribute to the community as homeowners when a conventional mortgage was out of their reach. New in 2019, Habitat for Humanity Ontario Gateway North is offering and supporting affordable rental units. It is in this capacity that we are writing to confirm our intent to act as a partner in support of the Sudbury Peace Tower development.

Habitat for Humanity Ontario Gateway North is proud to pledge participation in this exciting development via volunteerism. Habitat for Humanity Volunteer Build Days are popular, fun, and very helpful in keeping builds costs down. We are proud to be included in the planning of this project, which is so well aligned with our mission.

Sincerely,



Kimberley Woodcock
CEO, Habitat for Humanity Ontario Gateway North

Le 20 février 2020

À qui de droit:

Objet : Appui au Projet de la Tour de Paix sur la rue Pearl à Sudbury

Le Collège Boréal est fier d'appuyer le Projet de la Tour de Paix (Sudbury Peace Tower Project) sur la rue Pearl à Sudbury.

Le Collège Boréal offre plusieurs programmes postsecondaires en santé, services communautaires et métiers qui pourront venir appuyer ce projet, soit par l'entremise de placements pour nos étudiants, la planification du projet, la construction de l'édifice, ou encore au maintien et gestion des unités.

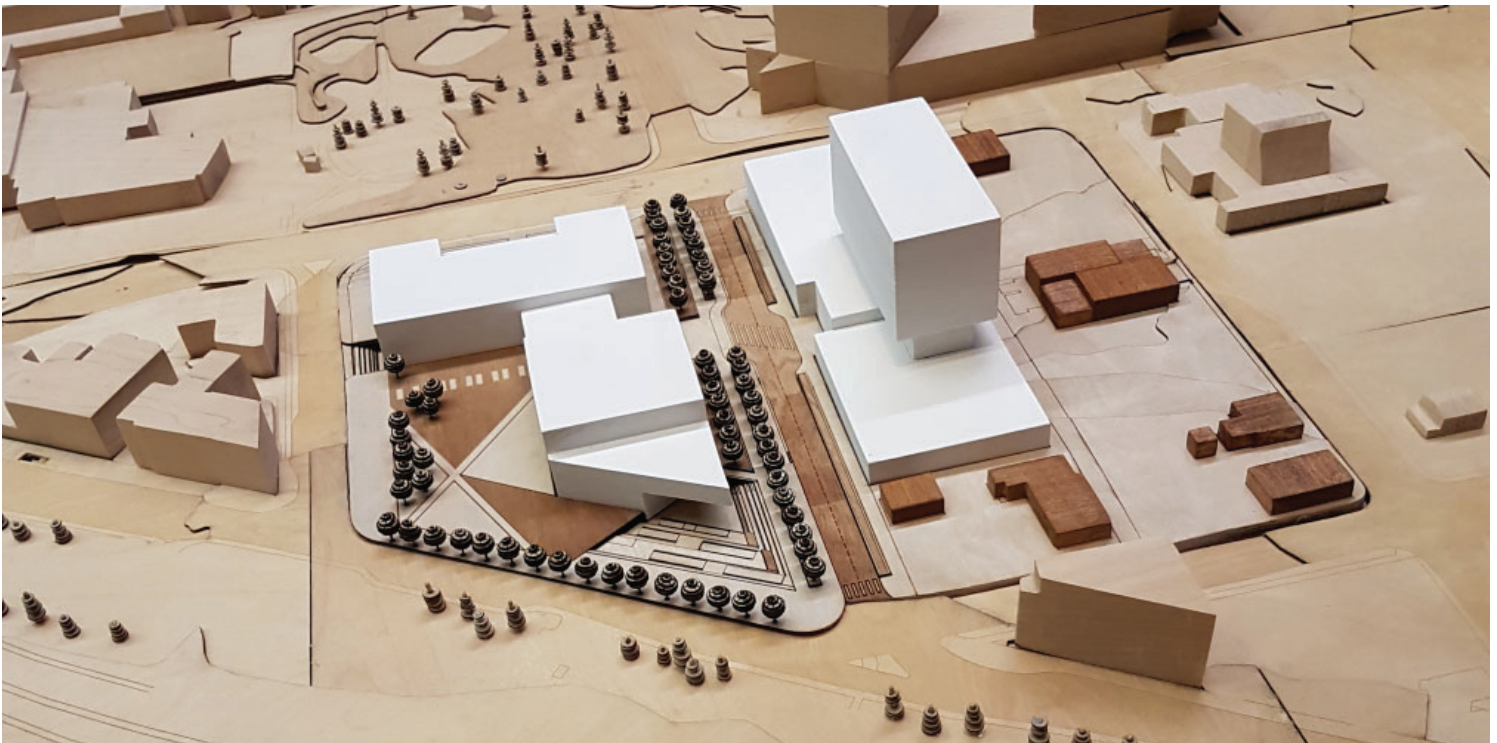
Les résidents de la Ville du Grand Sudbury vont certainement bénéficier de ce nouveau développement novateur. Grâce aux partenaires rattachés à ce projet, nos étudiants auront la chance de vivre des expériences uniques, bénéficiant d'un laboratoire vivant pour appuyer leur apprentissage.

Avec cette lettre, Collège Boréal confirme son intention d'être partenaire dans le projet de la Tour de Paix à Sudbury.

Bien à vous,



Lyne Michaud
Vice-présidente à l'enseignement



FEBRUARY 2020

PEACE TOWER HOUSING PROJECT



CENTRELINE
ARCHITECTURE

73 Elm Street, Suite 201
Sudbury, Ontario P3C 1R7

(705) 618.1767
centrelinearchitecture.ca

1

COMPANY PROFILE

HISTORY OF THE PRACTICE

2



Centreline Architecture (CA) was founded in 2007 and over the years, our work has varied in scale and type. **The company's early project of choice was residential whether it be detached, semi-detached, or multi-unit. Over the years, we have grown and expanded to offering full-architectural services to all of our clients.** Though we still maintain a residential division, it too has evolved to include more and more complex custom homes and now, Passive House designs.

Languages Spoken:
French & English

Location:
201-73 Elm Street, Sudbury

No. of Employees:
7 and counting

Years in Business:
12 plus

Combined years of Experience:
45 plus

Services:
Full-Architectural

Market Areas:
Ontario

In addition to residential, Centreline Architecture has worked on a myriad of types and scales of projects. From pre-fab industrial structures, municipal building renovations, commercial tenant fit-ups, feasibility studies, and project management, our office is able to provide insight in many directions.



Private Residence, Renovation Sudbury ON



Private Residence, Custom Design Sudbury ON



Private Multi-Residential, Custom Design Sudbury ON



Co-housing Site Plan Development Sudbury, ON

Some of our most notable projects to date include acting as the local representation on the new casino projects in North Bay and Sudbury; completing a complex site analysis for a proposed library, art gallery, and convention centre in downtown Sudbury; and most recently, working for the Sudbury Housing Corporation to help them begin to explore a model for multi-unit passive homes throughout the city.

Our staff's experience vary almost as much as our current project load. Rob, for example, our Passive House designer and partner, spent much of his early career in Petawawa working for the Canadian Armed Forces. You'll see on his resume the extent of work he completed while there. He gained great insight during this time and is proud of the work he was part of. Neil, our Project Manager and Associate Partner, has over twenty years of construction experience under his belt having worked with one of the largest construction companies in Ottawa as well as running his own successful construction

business here in Sudbury. Neil is a Red Seal carpenter by trade and is now completing his PMP. You'll see more experience in our team's CVs.

Clients often praise our efforts as an office for being nimble and energetic. **In fact since 2016, we have been celebrated with a 'small enterprise' award and a finalist for both 'best customer service' and 'best place to work' categories at the Sudbury Chamber of Commerce Bell Business Excellence Awards where we often find ourselves up against icons in the Sudbury business world.** We may be young, but we're proving to be mighty, efficient, and able.

In order to best serve northern Ontario, we take great pride in being a fully bilingual firm.



Private Residence Custom Design Sudbury ON

2

PROJECT SAMPLES

SINGLE FAMILY DWELLING, MODERATE CUSTOM

4

Private Dwelling, New Construction Thornbury, ON

Role:

**Prime Consultant,
Permit Set Development**

Consultant Fees:

**Construction Drawings (Arch. only):
\$3,000.00**

Construction completed

Project Type:

**Custom Home
Single Detached
New Construction**

Area:

1,600 sq. ft.

Construction Cost:

\$625,000.00

Completion Date:

Early Fall 2019

Reference:

Mr. Ron Beltrame

Owner

103 Stuart Drive

Thornbury, ON

1 (705) 207-0471

ronbeltrame@gmail.com





2

PROJECT SAMPLES

SINGLE FAMILY DWELLING, HIGH-END CUSTOM

6

Private Dwelling, New Construction Thornbury, ON

Role:
Full Architectural Services

Consultant Fees:
Prime Consultant (Arch. only): \$25,000.00

Project Type:
**Custom Home
Single Detached
New Construction**

Area:
2,400 sq. ft.

Construction Cost:
\$1,300,000.00

Completion Date:
Planned for Fall 2020

Reference:
**Guy and Roxanne Mongeon
Owners
671 Jupiter Court
Sudbury, ON
1 (705) 522-2031
mongeor@rainbowschools.com**





2

PROJECT SAMPLES

MULTI-UNIT (14) PASSIVE HOUSE

8

Multi-unit Social Housing Sudbury, ON

Role:

Prime Consultant
Schematic Design

Consultant Fees:

Schematic Design (Arch. only): \$5,250.00

Project seeking funding for next steps

Project Type:

Multi-unit (14) Residential
Passive House

Area:

15,780 sq. ft.

Construction Estimate:

\$5,411,000.00

Completion Date:

N/A

Reference:

Mr. Patrick Wittmann
Manager of Capital Planning and Construction
Services,
Sudbury Housing
1 (705) 674-5175 x6301
patrick.wittmann@sudburyhousing.org



PROJECT SAMPLES

MULTI-UNIT (14) PASSIVE HOUSE

KATE BOWMAN B.A.S., M.ARCH., O.A.A.

PARTNER | ARCHITECT



Kate is an expert project manager who is committed to visionary designs for vibrant communities. Following a six year commitment to help the McEwen School of Architecture come to life in downtown Sudbury, and three years as an Intern Architect with Yallowega Bélanger Salach Architecture, Kate joined Centreline Architecture. She is now a Partner and helps to provide clients full architectural services. Most recently, Kate was recognized by the community for her efforts with a 40 Under 40 award as well as a Paul Harris Fellowship, presented by Rotary Sudbury.

PROFESSIONAL

Centreline Architecture, Partner/ Principal Architect Sudbury, ON | 2017 - Present
McEwen School of Architecture, Visiting Critic Sudbury, ON | 2014 - Present
McEwen School of Architecture, Adjunct Professor Sudbury, ON | 2017 - 2018
Yallowega Bélanger Salach Architects, Intern Architect Sudbury, ON | 2013 - 2016
McEwen School of Architecture, Project Manager Sudbury, ON | 2008 - 2013
Lieux Architects, Intern Architect Toronto, ON | Sept. 2005 - Dec. 2005.
Peter Hossack & Associates Architects, Intern Architect Mississauga, ON | Jan. 2005 - Apr. 2005
HLW International LLP, Student Architect New York, NY | Jan. 2004 - Aug. 2004
Carruthers Shaw & Partners Inc., Student Architect Toronto, ON | May. 2003 - Aug. 2003
Kohn Pederson & Fox, Student Architect New York, NY | Sep. 2002 - Dec. 2002

EDUCATION

University of Waterloo, Master of Architecture with Commendation Waterloo, ON | 2005 - 2007
University of Waterloo, Bachelor of Architectural Studies Waterloo, ON | 2001 - 2005
University of Waterloo Rome Program Rome, IT | 2004

SELECT PROJECTS

Centreline Architecture

Twenty-Unit Residential Conversion, Full Services Downtown Sudbury, ON
Sweetfern Cohousing Site Development, Schematic Design Sudbury, ON
Design de Plume Tenant Fit-up, Full Services Sudbury, ON
1310 Spark Street Multi-unit Passive House, Schematic Design Sudbury, ON
Compass (Child and Family Centre) Interior Upgrades, Full Services Sudbury, ON
The Junction Integrated Site Plan, Phase 1 and 2, Site Study Sudbury, ON
Mirarco Interior Upgrades, Full Services Sudbury, ON
City of Greater Sudbury Atrium Finish Upgrades, Full Services Sudbury, ON
City of Greater Sudbury 199 Larch Street Improvements, Full Services Sudbury, ON
Indie Cinema, Project Management Sudbury, ON
St. Anthony's Exterior Alterations, Full Services Sudbury, ON
46 North Brewery Tennant Fit-up, Full Services Sudbury, ON
Harley Davidson Millwork, Permit Package Sudbury, ON
Gateway Casino Interior Upgrades, Full Services Sudbury, Woodstock, Sault Ste. Marie, ON
Howard Armstrong Recreation Centre, Interior AODA Upgrades, Full Services Hanmer, ON
Kingsway Master Planning, Site Development Sudbury, ON
Espanola Animal Hospital, Design Development Espanola, ON
Holy Redeemer Reroofing, Full Services Sudbury, ON
Science North, Condition Review Sudbury, ON

Yallowega Bélanger Salach Architects

Health Sciences North - Medical Learners, Construction Documents Sudbury, ON
CSCNO College Notre Dame Library Renovation, Full Services Sudbury, ON
CSCNO Ecole Sacre Coeur Library Renovation, Full Services Sudbury, ON
Laurentian University Cliff Fielding Research Centre, Construction Documents Sudbury, ON
Science North - Various Projects, Full Services Sudbury, ON
Out-of-the-Cold Shelter Renovation, Full Services Sudbury, ON

RECOGNITION

Paul Harris Fellowship, Rotary Sudbury 2019
Sudbury 40 Under 40 Award 2020
Chamber of Commerce, Best Place to Work Finalist 2019
Ontario Association of Architects, Award of Excellence 2009
Alpha Rho Chi Bronze Medal for Professional Promise 2008

COMMUNITY

She&Her Panelist 2020
Sudbury Chamber of Commerce, Director 2019 - Present
McEwen Architecture Steering Committee 2013 - 2016
Northern Ontario School of Architecture, Board Member 2013 - Present
City of Greater Sudbury, Cultural Action Committee 2013 - Present
WoodWorks! Ontario, Awards Juror 2011

DAN GUILLEMETTE LT OAA, BILINGUAL

FOUNDING PARTNER | SN. TECHNOLOGIST



Dan is the founding partner of Centreline Architecture. He began the company in 2007 out of his home, dedicating himself to design residences throughout northern Ontario. Since that time, Dan estimates that he has worked on nearing 1,000 homes and counting ranging from detached, semi-detached, multi-unit, and more. Early in his experience, Dan found himself working at one of the largest architectural firms in Northern Ontario, Yallowega Bélanger Salach Architecture, as a co-op student. After completing his studies with honours at Algonquin College in Ottawa, Dan returned to YBSA where he quickly advanced to become a Senior Technologist, playing a significant role in many of their most prominent buildings. Dan has worked extensively on projects of all scales - large commercial buildings, hospitals, casinos, schools, residential projects, and many municipal developments.

PROFESSIONAL

Centreline Architecture, Founding Partner/ Senior Technologist Sudbury, ON | 2007 - Present
Yallowega Bélanger Architects, Senior Technologist Sudbury, ON | 2000 - 2001, 2003 - 2004, 2004 - 2014
David Mailing Architects, Junior Technologist Ottawa, ON | 2004

EDUCATION

Algonquin College of Applied Arts & Technology with Honours Ottawa, ON | 2001 - 2004

SELECT PROJECTS

Centreline Architecture

Maple Syrup Farm Barn and Private Residence, Full Services Sudbury, ON
Season's Pharmacy Tenant Fit-up, Full Services Sudbury, ON
YMCA Child Care Renovation, Full Services Sudbury, ON
Family Vision Centre Upgrades, Full Services Sudbury, ON
Gateway Casino North Bay, Construction Administration North Bay, ON
Zulich Multi-Residential, Permit Packages Sudbury, ON
Dr. Keenan Dental Tenant Fit-up, Full Services Sudbury, ON
CHHA Dream Home 2018, Permit Package Sudbury, ON
Sudbury Prosthetics Renovation, Full Services Sudbury, ON
Ripe Restaurant Renovations, Full Services Sudbury, ON
Hatch Interior Office Renovation, Full Services Sudbury, ON
Cimino Triplex, Permit Package Sudbury, ON
Howard Armstrong Recreation Centre, Interior AODA Upgrades Hanmer, ON
Sudbury Main Library Washroom Renovations Sudbury, ON
Dowling Community Centre interior renovations Dowling, ON

Yallowega Bélanger Architects

Cambrian College Sustainable Energy Centre Sudbury, ON
Sudbury Secondary School Renovation and Addition Sudbury, ON
Holy Cross Catholic Elementary School Sudbury, ON
St. Benedict Secondary School Renovation and Addition Sudbury, ON
Northern Watersport Centre Sudbury, ON
St. Bernadette Daycare Renovation Sudbury, ON
Countryside Arena Renovation and Addition Sudbury, ON
Princess Anne Public School Renovation and Addition Sudbury, ON
Jean Paul II - Phase 2 Renovation and Addition Garson, ON
Val Caron School Renovation and Addition Val Caron, ON
Ministry of Natural Resources Garson, ON
Willet Green Miller Centre Renovation Sudbury, ON
Norcat Main Offices Sudbury, ON

RECOGNITION

Chamber of Commerce, Best Place to Work Finalist 2019
Chamber of Commerce, Small Enterprise Award 2016

COMMUNITY

Sudbury Farmer's Market Steering Committee 2018 - Present
Northern Society of Architects, Member 2015 - Present
UPHere Festival, Artist Selection Committee 2015 - 2016
Delki Dozzi Community Garden, Designer 2010 - Present
College Boreal Arch. Tech. Program Consultation Committee 2010

QUALIFICATIONS

Licensed Technologist, OAA 2013 - Present
Certified Building Code Designer, BCIN 2007 - 2013
Certified Associate, OAAAS 2010
Certified Applied Science Technologist, OACETT 2010

ROB FLEURY

DIP. ARCH. TECH, CPD

PARTNER | SN. TECHNOLOGIST

Prior to joining to the CA team, Rob had been working in the custom home business throughout Ontario and has since developed an extensive knowledge and the unique needs of each and every client. Rob graduated from Algonquin College with honours in architectural Technology. His education allowed him to also work in commercial and institutional construction in addition to residential; even putting his skills to test working with the Department of National Defence in Petawawa, Ontario. Prior to joining the Centreline team, Rob worked at the City of Greater Sudbury as part of the Capital Projects team. As a Building Services Technician, Rob was revered for his patience and knowledge to handle the often challenging work assigned to him. Most recently, Rob was successful in become a certified Passive House Designer (CPD). With this certification, Rob is now able to design homes that are 75% more efficient than traditional construction.



PROFESSIONAL

Centreline Architecture, Partner/ Sr. Technologist/ Arch. Designer Sudbury, ON | 2012 - Present
City of Greater Sudbury, Building Services Technician Sudbury, ON | 2012 - 2015
Department of National Defence, Architectural Designer Petawawa, ON | 2009 - 2012
The Design House, Jr. Technologist, Architectural Designer Pembroke, ON | 2005 - 2009

EDUCATION

Algonquin College of Applied Arts & Technology with Honours Ottawa, ON 2001 - 2004

SELECT PROJECTS

Centreline Architecture

Private \$1.2m Residential, Full Services Sudbury, ON
Howard Armstrong Recreation Centre, Interior AODA Upgrades Hanmer, ON
Sudbury Main Library Washroom Renovations Sudbury, ON
Dowling Community Centre interior renovations Dowling, ON

City of Greater Sudbury

Twelve Arena Structural Upgrades Sudbury, ON
Demolition of Kingsway Hotel Sudbury, ON
Provincial Tower Re-Roofing (Tom Davies) Sudbury, ON
Upgrades to six Water Pumping Stations Sudbury, ON
HVAC Upgrades to the Main Water Filtration Building Sudbury, ON
HVAC Upgrades to Various Arenas Sudbury, ON

Department of National Defense

30-Unit Barracks Re-Design -Living and Sleeping Space Petawawa, ON
Renovation of Officers Mess Bar and Restaurant Petawawa, ON
Renovation of Soldiers Mess Bar and Game Room Petawawa, ON
Renovation of Soldiers Mess Hall and Bar Area Petawawa, ON
Renovation of Special Forces Security Building Petawawa, ON
Re-Roofing of Five Various DND Buildings Petawawa, ON
Design of New Golf Course Storage Building Petawawa, ON
Environmental Assessment of Roads and Proposed Building
for New Heavy Lift Helicopter Buildings Petawawa, ON
Design and Material Sourcing for 53,000 sq.ft. Field House Petawawa, ON

The Design House

Far Hills Thornbury: 36 residential Units, Two 3-Storey Condos (24 Units each) and a Recreational Community Centre Thornbury, ON
\$2m Private Residence on Kempeufelt Bay Barrie, ON
\$1.5m Private Residence in a Luxury Estate Subdivision Innisfil, ON
\$4m Model Home Design for Executive Home Builders Barrie, ON

RECOGNITION

Chamber of Commerce, Best Place to Work Finalist 2019
Chamber of Commerce, Small Enterprise Award 2016
Sudbury Living Magazine - Northern Ontario Business 2019

COMMUNITY

Delki Dozzi Community Garden, Designer 2010 - Present
College Boreal Arch. Tech. Program Consultation Committee 2010

QUALIFICATIONS

Certified Passive House Designer 2019 - Present
Candidate - Licensed Technologist, OAA 2013 - Present
Certified Building Code Designer, BCIN 2007 - 2013
Technologist, OAAAS 2010

JULIE VACHON B.AS., M.ARCH., FRANCOPHONE

Intern Architect

As our newest hire, Julie joins Centreline after completing her Masters of Architecture at the McEwen School of Architecture. Julie completed an 8-month co-op with Centreline and in that time, excelled in all aspects. She was quickly trusted with small projects on her own with supervision and inviting her back as a full-time employee was an easy decision. Julie will now be interning at Centreline with the intent in gaining her full licence to practice architecture in Northern Ontario.



PROFESSIONAL

Centreline Architecture, Intern Architect Sudbury, ON | 2019 - Present
Centreline Architecture, Student Architect Sudbury, ON | Jan. 2018 - Aug. 2018
Collège Boréal, Part-time Sessional Teacher Sudbury, ON | Sep. 2017 - Feb 2018
Laurentian University McEwen School of Architecture, Teaching Assistant Sudbury, ON | 2016 - 2019
Laurentian University McEwen School of Architecture, Library Assistant Sudbury, ON | 2015 - 2019
Greenboro Landscaping Ltd., Landscape Labourer Ottawa, ON | May 2014 - Sep. 2014

EDUCATION

Laurentian University, Master of Architecture Sudbury, ON | 2017 - 2019
Laurentian University, Bachelor of Architectural Studies with Honours, *Cum laude* Sudbury, ON | 2013 - 2017

SELECT PROJECTS

Centreline Architecture

Twenty-Unit Residential Conversion, Full Services Downtown Sudbury, ON
Design de Plume Tenant Fit-up, Full Services Sudbury, ON
1310 Spark Street Multi-unit Passive House, Schematic Design Sudbury, ON
St. Anthony's Exterior Alterations, Full Services Sudbury, ON
46 North Brewery Tenant Fit-up, Full Services Sudbury, ON
Dr. Keenan Dental Tenant Fit-up, Full Services Sudbury, ON
CHHA Dream Home 2018, Permit Package Sudbury, ON
Sudbury Prosthetics Renovation, Full Services Sudbury, ON
Howard Armstrong Recreation Centre, Interior AODA Upgrades, Full Services Hanmer, ON

RECOGNITION

YBSA Graduate Thesis Award for Northern Landscape and Community-Design 2019
Ontario Graduate Studies Scholarship Award 2017
Ontario Association of Architects, Academic Average Award 2014, 2015, 2016 and 2017

COMMUNITY

Sudbury Women's Recreational Hockey League, Team Representative 2018 - Present
"Ouss qu'on s'en va" Student Architecture Symposium Université de Montréal, LU Delegation Leader 2015
"Ouss qu'on s'en va" Student Architecture Symposium McGill and Laval University, Participant 2016 and 2017
Canadian Centre for Architecture "Reassembling the North" Design Charette, Participant 2017
Team Roots/OUR Guatemala, Humanitarian Trip 2016

QUALIFICATIONS

Candidate - Licensed Architect, OAA 2019 - Present
Certificate of Bilingualism (Laurentian University) 2017

DANIELLE BILODEAU

DIP. ARCH. TECH, **BILINGUAL**

INT. TECHNOLOGIST



Danielle has been part of the Centreline team since her first co-op placement in 2016. After completing her studies at Georgian College - where she earned a diploma in Architectural Technology - she officially joined CA full-time in 2017. Danielle proves time and time again to meet all challenges thrown at her and has quickly been promoted up the ranks to Intermediate Technologist and now easily handles residential projects as the lead. Her level head, calm demeanor, and willingness to learn has allowed her to gain more and more responsibility as each day passes. Danielle estimates that she has helped close to 300 families develop their custom home.

PROFESSIONAL

Centreline Architecture, Junior Technologist/ Arch. Designer Sudbury, ON | 2017 - Present
Build North Construction Inc., Assistant to the Project Manager Sudbury, ON | 2015
Greater Sudbury Police Services, Summer Student Sudbury, ON | 2013 - 2014

EDUCATION

Georgian College Architectural Technology Advanced Diploma with Honours Barrie, ON 2014 - 2017

SELECT PROJECTS

Centreline Architecture

Various Custom Home Designs, Northern Ontario
SLV Custom Home Designs (Various), Permit Packages Sudbury, ON
1310 Spark Street Multi-Unit Passive Residential, Schematic Design Sudbury, ON
Family Vision Centre Interior Upgrades, Full Services Sudbury, ON
Kinsmen Home Custom Design, Permit Package Sudbury, ON
CHHA Dream Home Custom Design, Permit Package Sudbury, ON
Hatch Interior Office Renovation, Full Services Sudbury, ON
46 North Brewery Tenant Fit-up, Full Services Sudbury, ON
Child & Family Office Renovation, Full Services Sudbury, ON
Espanola Animal Hospital, Schematic Design Sudbury, ON

Build North Construction

Cambrian College Sustainable Energy Centre Sudbury, ON
Holy Cross Catholic Elementary School Sudbury, ON

RECOGNITION

Chamber of Commerce, Best Place to Work Finalist 2019
Chamber of Commerce, Small Enterprise Award 2016

COMMUNITY

Delki Dozzi Community Garden, Designer 2010 - Present
Kiwanis Club of Barrie, Volunteer 2016 - 2017

QUALIFICATIONS

Candidate - Licensed Technologist, OAA 2018 - Present
Certified Associate, OAAAS 2018

NEIL BLAIS PMP CANDIDATE, BILINGUAL

ASSOCIATE PARTNER | PROJECT MANAGER



Neil is a trained Red Seal Carpenter by trade and joined Centreline over a year ago and he has since proven himself to be an extremely valuable addition. Neil brings to the office over two decades of contracting experience having owned and operated a successful Sudbury construction company. Looking for a change and more regular working hours, Neil has come to CA to be our dedicated site construction manager. He has already helped to monitor the construction and progress of a number of projects and has also provided tremendous insight to projects as they develop in both design and construction drawing phases, helping the office better understand best construction practices. Neil is currently completing the PMP certification.

PROFESSIONAL

Centreline Architecture, Associate Partner Sudbury, ON | 2020
Centreline Architecture, Project Manager Sudbury, ON | 2018 - Present
Fraser Construction, Owner Sudbury, ON | 2011 - 2018
Newt Construction, Owner Sudbury, ON | 2007 - 2011
Frecon Construction, Carpenter Ottawa, ON | 1998 - 2007

EDUCATION

Algonquin College of Applied Arts & Technology Ottawa, ON 2017 - 2018

SELECT PROJECTS

Centreline Architecture

46 North Brewery Tenant Fit-up, Full Services Sudbury, ON
1310 Spark Street Multi-unit Passive House, Schematic Design Sudbury, ON
Compass (Child and Family Centre) Interior Upgrades, Full Services Sudbury, ON
Mirarco Interior Upgrades, Full Services Sudbury, ON
City of Greater Sudbury Atrium Finish Upgrades, Full Services Sudbury, ON
City of Greater Sudbury 199 Larch Street Improvements, Full Services Sudbury, ON
St. Anthony's Exterior Alterations, Full Services Sudbury, ON
Gateway Casino Interior Upgrades, Full Services Sudbury, Woodstock, Sault Ste. Marie, ON
Holy Redeemer Re-roofing, Full Services Sudbury, ON
Maple Syrup Farm Barn and Private Residence, Full Services Sudbury, ON
YMCA Child Care Renovation, Full Services Sudbury, ON
Gateway Casino North Bay, Construction Administration North Bay, ON
Dr. Keenan Dental Tenant Fit-up, Full Services Sudbury, ON
Sudbury Prosthetics Renovation, Full Services Sudbury, ON

RECOGNITION

Chamber of Commerce, Best Place to Work Finalist 2019

QUALIFICATIONS

Candidate, Project Management Professional Certification 2018 - Present
Red Seal Carpenter 1998 - Present

Elgin Street Mission
344 Elgin Street
Sudbury, ON P3E 3N9
Phone: 705-673-2163
Fax: 705-673-0560



Director/Chaplain: Pastor Brad Hale
chaplain@themission.ca
Secretary: Cheryl Perreault
administrator@themission.ca
Volunteer Coordinator: Christine
Newbury
kitchenmanager@themission.ca

Feb 20, 2020

**Peace Tower Housing
Letter of Support/Collaboration**

As we understand, the Peace Tower Housing project will support City of Greater Sudbury residents, creating a homegrown solution to the issue of homelessness in our community. Further, while it is always difficult to ascertain the precise number of individuals affected by homelessness, the 38 units in this project will undoubtedly do much to address this issue in the City of Greater Sudbury.

The Elgin Street Mission is supportive of the scope of this project and its potential contribution to a homelessness solution. Housing, while critically important, is often only the first step in addressing homelessness; housing should be paired with supports and services to ensure those being housed are able to maximize the opportunity for a more secure and productive future. The proposed Peace Tower Housing project will provide access to a variety of supports to residents of the facility, such as employment services, life-skills programs, and other health and social services.

The Elgin Street Mission strongly supports the provision of supports and programs to assist residents to transition out of supportive housing and into independence.

For all of the reasons cited above, the scope of this project and its impacts on the City of Greater Sudbury homelessness, the services and supports built into the proposal, and the unique location that minimizes impact on businesses and residents, the Elgin Street Mission offers its support of the proposed Peace Tower Housing Project.

Elgin Street Mission

Signature

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

Director/Chaplain



Canadian Mental
Health Association
Sudbury/Manitoulin
Mental Health &
Addiction Services

Association canadienne
pour la santé mentale
Sudbury/Manitoulin
Services de santé mentale
& de toxicomanie

February 20, 2020

Steve Jacques
General Manager of Community Development
City of Greater Sudbury
200 Brady St.
Sudbury, ON
P3A 5P3

RE: Letter of Support – Peace Tower Housing

The Canadian Mental Health Association – Sudbury/Manitoulin (CMHA-S/M) respectfully submits a letter of support for the Peace Tower Housing project in the City of Greater Sudbury. The proposed Peace Tower Housing project will increase affordable housing stock which is greatly needed for the vulnerable population.

We support the Peace Tower Housing project given the goal to develop 38 units specifically for our homeless and vulnerable citizens. The project aims to provide access to a variety of supports to tenants, such as employment services, life-skills programs, and other health and social services. CMHA-S/M understands that housing, while critically important, is often only the first step in addressing homelessness; housing should be paired with supports and services to ensure those being housed are able to maximize the opportunity for a more secure and productive future.

CMHA-S/M is in support of this project. As an organization, we see the benefit of additional safe and affordable housing for the vulnerable population. We would be pleased to partner with the Peace Town Housing project by providing support services to individuals, as they would greatly benefit from the stability and location of the development.

Sincerely,

Patty MacDonald
Chief Executive Officer

Feb 10, 2020

Peace Tower Housing

Letter of Support/Collaboration

As we understand, the Peace Tower Housing project will support City of Greater Sudbury residents, creating a homegrown solution to the issue of homelessness in our community. Further, while it is always difficult to ascertain the precise number of individuals affected by homelessness, the 38 units in this project will undoubtedly do much to address this issue in the City of Greater Sudbury.

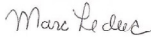
The Blue Door Soup Kitchen is supportive of the scope of this project and its potential contribution to a homelessness solution. Housing, while critically important, is often only the first step in addressing homelessness; housing should be paired with supports and services to ensure those being housed are able to maximize the opportunity for a more secure and productive future.

The proposed Peace Tower Housing project will provide access to a variety of supports to residents of the facility, such as employment services, life-skills programs, and other health and social services.

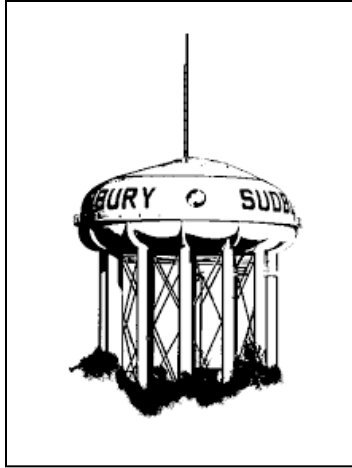
The Blue Door Soup Kitchen strongly supports the provision of supports and programs to assist residents to transition out of supportive housing and into independence.

For all of the reasons cited above, the scope of this project and its impacts on the City of Greater Sudbury homelessness, the services and supports built into the proposal, and the unique location that minimizes impact on businesses and residents, the Blue Door Soup Kitchen offers its support of the proposed Peace Tower Housing Project.

Blue Door Soup Kitchen



Marc Leduc
President



Sudbury Peace Tower Housing Project



SUBMITTED: Friday, February 21, 2020

TENDERS@TESC.COM

TESC CONTRACTING COMPANY LTD.

874 LAPOINTE STREET, SUDBURY, ON P3A 5N8 | TEL: 705-566-5702 | TOLL FREE: 1-888-578-8372



Estimate Number

Friday, February 21, 2020

Company Name

Sudbury Peace Tower Housing Project
Sudbury, ON

RE : Sudbury Peace Tower Housing Project

TESC is pleased to submit our quotation for the above noted project in the amount of: \$6,727,944.86

As per all information provided. All applicable taxes extra. Subject to review and mutual agreement of the terms and conditions of the contract.

Attachments:

1. Appendices

Clarifications:

1. TESC has not included for any overtime.

If you require any clarification with our submission, please do not hesitate to direct your inquiry to tenders@tesc.com.

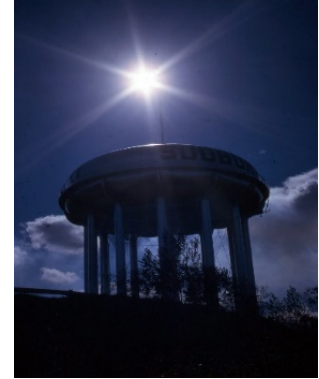
We trust the foregoing meets with your favorable consideration. We look forward to hearing from you soon.

Yours Truly,
TESC Contracting Company Ltd.

Estimator

:kr

		\$/sq. ft.	Totals	
A	Substructure	3.36%	\$5.21	\$153,645.92
A1010	Standard Foundations		\$3.12	\$92,163.88
	Foundation wall, CIP, 4' wall height, direct chute, .148 CY/LF, 7.2 PLF, 12" thick		\$1.37	\$40,487.92
	Strip footing, concrete, reinforced, load 14.8 KLF, soil bearing capacity 6 KSF, 12" deep x 32" wide		\$0.76	\$22,550.88
	Spread footings, 3000 PSI concrete, load 200K, soil bearing capacity 6 KSF, 6' - 0" square x 20" deep		\$0.99	\$29,125.08
A1030	Slab on Grade		\$1.97	\$58,250.31
A2010	Slab on grade, 4" thick, non industrial, reinforced		\$1.97	\$58,250.31
	Basement Excavation		\$0.11	\$3,231.73
	Excavate and fill, 10,000 SF, 4' deep, sand, gravel, or common earth, on site storage		\$0.11	\$3,231.73
B	Shell	20.57%	\$31.91	\$941,227.26
B1010	Floor Construction		\$13.55	\$399,872.44
	Floor, concrete, slab form, steel joists, joist girder, 1.5" 22 ga metal deck, on columns, 50'x50' bay, 32" deep, 40 PSF superimposed load, 84 PSF total load		\$11.46	\$338,178.17
	Floor, concrete, slab form, steel joists, joist girder, 1.5" 22 ga metal deck, on columns, 50'x50" bay, 40 PSF superimposed load, 84 PSF total load, for columns add		\$0.86	\$25,255.93
	Fireproofing, gypsum board, fire rated, 3 layer, 1.5" thick, 8" steel column, 3 hour rating, 23 PLF		\$1.24	\$36,438.34
B1020	Roof Construction		\$5.00	\$147,531.47
B2010	Roof, steel joists, joist girder, 1.5" 22 ga metal deck, on columns, 50'x50' bay, 40 PSF superimposed load, 59" deep, 64 PSF total load		\$4.57	\$134,903.50
	Roof, steel joists, joist girder, 1.5" 22 ga metal deck, on columns, 50'x50' bay, 40 PSF superimposed load, 59" deep, 64 PSF total load, add for columns		\$0.43	\$12,627.97
B2010	Exterior Walls		\$6.62	\$195,344.16
B2020	E.I.F.S., cement board sheathing, 1x8 fascia, R8 insulation, 6" metal studs, 16" O.C., 2" EPS		\$6.62	\$195,344.16
	Exterior Windows		\$3.24	\$95,599.33
B2030	Windows, aluminum, sliding, standard glass, 5' x 3'		\$3.24	\$95,599.33
	Exterior Doors		\$0.56	\$16,482.45
B3010	Door, steel 18 gauge, hollow metal, 1 door with frame, no label, 3'-6" x 7'-0" opening		\$0.56	\$16,482.45
	Roof Coverings		\$2.93	\$86,397.41
	Roofing, single ply membrane, EPDM, 60 mils, loosely laid, stone ballast		\$0.67	\$19,683.09
	Insulation, rigid, roof deck, extruded polystyrene, 40 PSI compressive strength, 4" thick, R20		\$1.59	\$46,947.87
	Roof edges, aluminum, duranodic, .050" thick, 6" face		\$0.46	\$13,673.22
	Gravel stop, aluminum, extruded, 4", mill finish, .050" thick		\$0.21	\$6,093.23
C	Interiors	21.34%	\$33.11	\$976,663.12
C1010	Partitions		\$7.30	\$215,324.33
	Metal partition, 5/8" fire rated gypsum board face, 1/4" sound deadening gypsum board, 2-1/2" @ 24", same opposite face, no insulation		\$5.57	\$164,230.83
	1/2" fire rated gypsum board, taped & finished, painted on metal furring		\$1.73	\$51,093.50
C1020	Interior Doors		\$9.51	\$280,425.50
	Door, single leaf, kd steel frame, hollow metal, commercial quality, flush, 3'-0" x 7'-0" x 1-3/8"		\$8.82	\$260,315.15
C1030	Doors, interior fire door, drywall frame, 1-3/8" thick, 3'-0" x 7'-0"		\$0.68	\$20,110.35
	Fittings		\$4.47	\$131,718.67
	Cabinets, residential, base, hardwood, 1 top drawer & 1 door below x 24" W		\$2.44	\$71,983.15
	Cabinets, residential, wall, two doors x 48" wide		\$1.71	\$50,522.13
C2010	Cabinets, residential, counter top-laminated plastic, stock, economy		\$0.31	\$9,213.39
	Stair Construction		\$0.70	\$20,652.20
C3010	Stairs, wood, prefab box type, oak treads, wood rails 3'-6" wide, 14 risers		\$0.70	\$20,652.20
	Wall Finishes		\$2.11	\$62,332.53
C3020	Painting, interior on plaster and drywall, walls & ceilings, roller work, primer & 2 coats		\$1.41	\$41,515.86
	Ceramic tile, thin set, 4-1/4" x 4-1/4"		\$0.71	\$20,816.67
	Floor Finishes		\$4.82	\$142,243.81
	Carpet tile, nylon, fusion bonded, 18" x 18" or 24" x 24", 24 oz		\$2.23	\$65,702.02
C3030	Carpet tile, nylon, fusion bonded, 18" x 18" or 24" x 24", 35 oz		\$1.17	\$34,625.92
	Vinyl, composition tile, maximum		\$0.33	\$9,800.99
	Tile, ceramic natural clay		\$1.09	\$32,114.88
	Ceiling Finishes		\$4.20	\$123,966.08
	Gypsum board ceilings, 1/2" fire rated gypsum board, painted and textured finish, 7/8" resilient channel furring, 24" OC support		\$4.20	\$123,966.08
D	Services	35.78%	\$55.52	\$1,637,718.11
D1010	Elevators and Lifts		\$6.14	\$181,259.01
	Hydraulic passenger elevator, 3500 lb., 3 floors, 10' story height, 125 FPM		\$6.14	\$181,259.01
D2010	Plumbing Fixtures		\$7.18	\$211,913.78
	Kitchen sink w/trim, countertop, stainless steel, 19" x 18" single bowl		\$1.60	\$47,141.79
	Laundry sink w/trim, plastic, on wall or legs, 18" x 23" single compartment		\$0.23	\$6,853.70
	Service sink w/trim, PE on CI, corner floor, 28" x 28", w/rim guard		\$0.47	\$13,823.70
D2020	Bathroom, three fixture, 2 wall plumbing, lavatory, water closet & bathtub, stand alone		\$4.88	\$144,094.59
	Domestic Water Distribution		\$8.28	\$244,270.88
D2040	Electric water heater, commercial, 100< F rise, 50 gallon tank, 9 KW 37 GPH		\$8.28	\$244,270.88
	Rain Water Drainage		\$0.61	\$18,059.50
D3010	Roof drain, DWV PVC, 4" diam, diam, 10' high		\$0.36	\$10,557.53
	Roof drain, DWV PVC, 4" diam, for each additional foot add		\$0.25	\$7,501.97
D3030	Energy Supply		\$8.46	\$249,624.87
	Apartment building heating system, fin tube radiation, forced hot water, 20,000 SF area,200,000 CF vol		\$8.46	\$249,624.87
D4010	Cooling Generating Systems		\$9.06	\$267,364.99
	Packaged chiller, air cooled, with fan coil unit, medical centers, 20,000 SF, 46.66 ton		\$9.06	\$267,364.99
D4010	Sprinklers		\$3.83	\$112,861.93
	Wet pipe sprinkler systems, steel, light hazard, 1 floor, 5000 SF		\$1.71	\$50,560.67
	Wet pipe sprinkler systems, steel, light hazard, each additional floor, 5000 SF		\$2.11	\$62,301.26
D5010	Electrical Service/Distribution		\$2.32	\$68,513.73
	Overhead service installation, includes breakers, metering, 20' conduit & wire, 3 phase, 4 wire, 120/208 V, 800 A		\$0.48	\$14,078.80
	Feeder installation 600 V, including RGS conduit and XHHW wire, 800 A		\$1.11	\$32,856.45
	Switchgear installation, incl switchboard, panels & circuit breaker, 120/208 V, 3 phase, 800 A		\$0.73	\$21,578.48
D5020	Lighting and Branch Wiring		\$8.35	\$246,193.22
	Receptacles incl plate, box, conduit, wire, 10 per 1000 SF, 1.2 watts per SF		\$3.45	\$101,695.06
	Wall switches, 2.5 per 1000 SF		\$0.65	\$19,215.42
	Miscellaneous power, 2 watts		\$0.62	\$18,355.49
	Central air conditioning power, 3 watts		\$0.71	\$20,896.03
	Motor installation, three phase, 200 V, 15 HP motor size		\$0.13	\$3,839.50
	Incandescent fixtures recess mounted, type A, 1 watt per SF, 8 FC, 6 fixtures per 1000 SF		\$2.79	\$82,191.72
	Communications and Security		\$1.28	\$37,656.20
D5030	Communication and alarm systems, fire detection, addressable, 25 detectors, includes outlets, boxes, conduit and wire		\$1.05	\$30,852.05
	Fire alarm command center, addressable without voice, excl. wire & conduit		\$0.23	\$6,804.15
	Internet wiring, 2 data/voice outlets per 1000 S.F.		\$0.00	
E	Equipment & Furnishings	8.34%	\$12.94	\$381,645.83
E1090	Other Equipment		\$13.88	\$381,645.83
	38.00-Refrigerator, residential appliances, no frost, 10 to 12 C.F., minimum		\$0.94	\$27,793.20
	38.00-Cooking range, residential appliances, free standing, 1 oven, 30" wide, minimum		\$0.96	\$28,256.42
	38.00-Microwave ovens, residential appliances, minimum		\$0.46	\$13,479.74
	38.00-Dishwasher, residential appliances, built-in, 2 cycles, minimum		\$1.12	\$33,120.42
	1.00-Closed circuit television system (CCTV), surveillance, one station (camera & monitor)		\$0.05	\$1,584.70
	3.00-Closed circuit television system (CCTV), surveillance, for additional camera stations, add		\$0.08	\$2,267.34
	1.00-Hydraulic, passenger elevator, 3500 lb, 2 floors, 100 FPM		\$3.21	\$94,722.60
	1.00-Hydraulic passenger elevators, for number of stops over 2, add		\$0.36	\$10,544.35
	38.00-Laundry equipment, dryers, gas-fired residential, 16 lb capacity, average		\$1.65	\$48,638.10
	38.00-Laundry equipment, washer, residential, 4 cycle, average		\$2.12	\$62,534.70
	38.00-Bed sets with dressers, average		\$1.60	\$47,116.86
	38.00-Living room / dining room sets, average		\$1.33	\$39,380.60
F	Building Sitework	10.62%	\$16.47	\$485,933.00
F1	Storm Sewer		\$2.76	\$81,500.00
F2	Sanitary Sewer		\$2.07	\$61,000.00
F3	Watermain		\$2.80	\$82,500.00
F4	Road Construction		\$3.79	\$111,933.00
F5	Miscellaneous Additional Surface works		\$5.05	\$149,000.00
SubTotal		100.00%	\$155.15	\$4,576,833.24
Soft Costs		18.00%	\$27.93	\$823,829.98
Architectural Fees		9.00%	\$13.96	\$411,914.99
Contingency Allowance		20.00%	\$31.03	\$915,366.65
Total Building Cost			\$177.96	\$6,727,944.86



Mahood's Legacy brings PEACE to Sudbury.

In honour of the late Pastor Jeremy Mahood, Dario Zulich renames the Sudbury Water Tower, the **SUDBURY PEACE TOWER** in his memory.

"Jeremy Mahood was a dear friend and the Manager of Soul for our Sudbury Wolves Sports & Entertainment (SWSE) teams. His legacy and vision will bring PEACE to our community as we revitalize this Tower as a Beacon of Hope," said Dario Zulich.

The Sudbury Peace Tower encompasses 4 acres which will eventually become an open community space as a tourist attraction. The first phase is to clean up the green space, put up lighting and paint the Tower. The second phase will be to create a community open space with a park, botanical gardens, a playground and a walking trail.

Jeremy's ultimate vision was to build a **House of Hope for At Risk Youth**. In the third phase, we hope to build a transitional place that will incorporate living space and social enterprise to teach youth life skills to help lift them up and give them renewed HOPE!

"Jeremy's Jeep was known as the Hope mobile to many. His license plate said it all – Hope 4 U. He believed that for every person he came in contact with in the Sudbury community he loved," said Eileen Mahood.

Through community partnerships and the I Believe Network (ibn) Charity established by Jeremy and Eileen Mahood in 2003, we will raise capital to enlighten his vision and someday perhaps even build an observation deck up top that could be utilized for meeting space and tourists. A memorial dedication plaque in Jeremy's name will be unveiled at the Sudbury Peace Tower in the Spring.

"In keeping with Jeremy's passion for our community's youth, today's message of Hope and Peace is exactly what is needed both in his memory and across our City. Jeremy also understood the importance of collaboration and working together as a community to share the message of hope across all streams. His work as mentor, leader, coach, brother and friend must be passed on so that we never lose sight that HOPE is real and measurable. Today we would also like to thank Centerline Architects for bringing Jeremys dreams of hope for all to life," said Michael Cullen, Community Partnerships, SWSE.

For more information:

Michael Cullen, Community Partnerships, SWSE michael.cullen@swse.ca 705-929-9892
www.sudburypeacetower.com / Facebook Sudbury Peace Tower



DARIO ZULICH



NEWS

Sudbury water tower renamed and will be transformed

SHARE ON: [f](#) [t](#) [g+](#) [p](#)

 Rosalind Russell, staff  Wednesday, Oct. 30th, 2019

ACCEPT COOKIES & PRIVACY POLICY?

We use technologies, such as cookies, to customise content and advertising, to provide social media features and to analyse traffic to the site. By continuing to use our website you consent to our Cookie and Privacy Policy.

[More information](#) **CLOSE**



📷 It looks a bit rough and run down right now, but the Sudbury water tower will be getting a complete transformation to go with its new name: the Sudbury Peace Tower. Photo Youtube

Sudbury Wolves owner Dario Zulich has renamed the Sudbury water tower the Sudbury Peace Tower in honour of the late Pastor Jeremy Mahood.

Zulich says Jeremy Mahood was a dear friend and his legacy and vision will bring peace to the community as they revitalize the tower as a beacon of hope.

The Sudbury Peace Tower encompasses four acres in the downtown core, which will eventually become an open community space as a tourist attraction.

The first phase is to paint it, install lighting and clean up the grounds, the second to create a community open space with a park, garden, playground and a walking trail.

And, the third is to build a gathering place to teach youth life skills.

Zulich adds a memorial dedication plaque in Mahood's name that will be unveiled at the site next Spring.

ACCEPT COOKIES & PRIVACY POLICY?

We use technologies, such as cookies, to customise content and advertising, to provide social media

platforms and to manage our site. By clicking 'I agree' to use our website you consent to our Cookie and Privacy Policy.





Add a comment...

≡ menu



Sandra Hurley- Hodgson

Well deserved memorial to a community Pastor. My concern is that it will be taken over by drugs and paraphernalia, used needles.

[Like](#) · [Reply](#) · 15w

Facebook Comments Plugin



RECENT POSTS

Sagamok-Anishnawbek First Nation withdraws from UOI

Thursday, Feb. 20th, 2020

ACCEPT COOKIES & PRIVACY POLICY?

We use technologies, such as cookies, to customise content and advertising, to provide social media features and to analyse traffic to the site. By continuing to use our website you consent to our Cookie and Privacy Policy.

Two local First Nations protest pipeline – southern Ontario protest shuts down eastern Canada

Thursday, Feb. 20th, 2020

[More information](#)

[Close](#)

Manitoulin OPP lay a charge of assault with a weapon involving a vehicle

Thursday, Feb. 20th, 2020



ACCEPT COOKIES & PRIVACY POLICY?

We use technologies, such as cookies, to customise content and advertising, to provide social media features and to analyse traffic to the site. By continuing to use our website you consent to our Cookie and Privacy Policy.

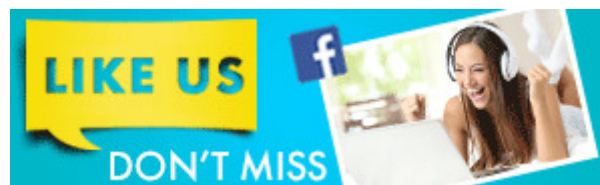
SPONSORED ARTICLES

LOCAL CONNECTIONS

[More information](#)

CLOSE

7 Reasons Why Local Connections Is A Great Way To Reach Your Business Goals



ACCEPT COOKIES & PRIVACY POLICY?

We use technologies, such as cookies, to customise content and advertising, to provide social media features and to analyse traffic to the site. By continuing to use our website you consent to our Cookie and Privacy Policy.

[More information](#)

CLOSE

-19°C SUNNY ›
Powered by Vista Radio Ltd.



≡ menu



ACCEPT COOKIES & PRIVACY POLICY?

We use technologies, such as cookies, to customise content and advertising, to provide social media features and to analyse traffic to the site. By continuing to use our website you consent to our Cookie and Privacy Policy.

[NEWS](#) | [WIN](#) | [EVENTS](#) | [CONTACT US](#)

[Privacy Policy](#) | [Terms Of Service](#)

[ADVERTISE](#) | [CAREERS](#)

Radioplayer
CANADA

Download on the
App Store

ANDROID APP ON
Google Play

[More information](#)

CLOSE

-19°C SUNNY ›

Powered by Vista Radio Ltd.

≡ *menu*

ACCEPT COOKIES & PRIVACY POLICY?

We use technologies, such as cookies, to customise content and advertising, to provide social media features and to analyse traffic to the site. By continuing to use our website you consent to our Cookie and Privacy Policy.

[More information](#)

CLOSE

Sudbury water tower to be named in honour of Jeremy Mahood



Donald Macdonald

[More from Donald Macdonald \(https://www.thesudburystar.com/author/dmacdonald\)](https://www.thesudburystar.com/author/dmacdonald)

Published on: October 29, 2019 | Last Updated: October 29, 2019 6:14 AM EDT



Sudbury Peace Tower/Centerline Architects

Peace Tower Fly Around



In life, Pastor Jeremy Mahood often towered over his church and even the community.

Now, the Sudbury water tower in downtown Sudbury will be renamed The Sudbury Peace Tower in the late clergyman's honour.

And perhaps more importantly, his dream of building a transitional house for young people is still very much alive.

"Jeremy Mahood was a dear friend and the manager of soul for our Sudbury Wolves Sports & Entertainment (SWSE) teams," Dario Zulich said in a release. "His legacy and vision will bring peace to our community as we revitalize this (water tower) as a beacon of hope," Zulich.

Zulich owns both Sudbury Wolves Sports & Entertainment and the water tower.

STORY CONTINUES BELOW

**CANADA'S
TRUSTED VOICE**

GET YOUR FREE 14-DAY*
EPAPER TRIAL

START TODAY! » **NATIONAL POST**

*Conditions apply

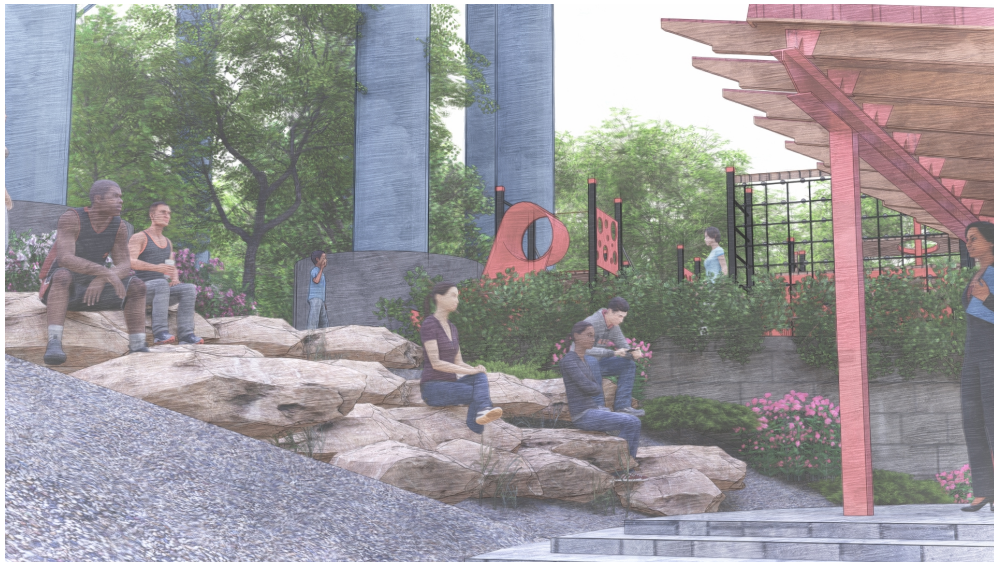


In this file photo, Sudbury Wolves owner Dario Zulich, left, snaps a selfie with team chaplain and friend Jeremy Mahood while volunteering at the Elgin Street Mission in Sudbury, Ontario. Photo supplied *JPG, SU*

Mahood died suddenly in June, a few days before his 70th birthday. Mahood worked across the community, as pastor to the Sudbury police department, and chaplain to the Sudbury Wolves. He became the head pastor of All Nations Church in 1978.

Mahood, who was an entertainer before turning to religion, was also the author of two books: *The Relationship Depot: Building Relationships That Last a Lifetime* and *The Character of Christ in You: Developing Spiritual Maturity*.

As for the water tower, which the city no longer operates, its previous owner had hoped to develop condos and other uses, but the project never got off the ground, in part because he became ill. Zulich then stepped in and bought the tower in 2016.



The first phase of this new project is to clean up the green space, put up lighting and paint the tower, Zulich said. The second phase will be to create a community open space with a park, botanical gardens, a playground and a walking trail.

Zulich said Mahood's ultimate vision was to build a House of Hope for At Risk Youth, so in the in the third phase of the water tower project, "we hope to build a transitional place that will incorporate living space and social enterprise to teach youth life skills to help lift them up and give them renewed hope."

Mahood's wife, Eileen, said the project is a fitting legacy for her husband.

"Jeremy's Jeep was known as the Hope mobile to many. His license plate said it all – Hope 4 U. He believed that for every person he came in contact within the Sudbury community he loved," said Eileen Mahood.



Centerline Architects

Through community partnerships and the I Believe Network (IBN) Charity established by Jeremy and Eileen Mahood in 2003, "we will raise capital to enlighten his vision and someday perhaps even build an observation deck up top that could be utilized for meeting space and tourists. A memorial dedication plaque in Jeremy's name will be unveiled at the Sudbury Peace Tower in the spring. "

Michael Cullen, who leads community partnerships for Sudbury Wolves Sports & Entertainment, thanked Centerline Architects for its work on the project, which he said is needed in Greater Sudbury.

"In keeping with Jeremy's passion for our community's youth, today's message of hope and peace is exactly what is needed both in his memory and across our city," Cullen said.

“Jeremy also understood the importance of collaboration and working together as a community to share the message of hope across all streams. His work as mentor, leader, coach, brother and friend must be passed on so that we never lose sight that hope is real and measurable.”

TRENDING IN CANADA

0

◀ Previous

Next ▶



Comments

1 Comment



Add a comment...



Max A. Gray

This has to be the weirdest idea that I have seen since moving to Sudbury. It's an old water t

[Like](#) · [Reply](#) · 2 · 16w



Glen Gaffney

agree with you max better idea have a street renamed

[Like](#) · [Reply](#) · 1 · 16w



Judy Sanders

Actually the worst so far is the multi painted hosp. Yes,a street close to his church w

[Like](#) · [Reply](#) · 16w

Facebook Comments Plugin

(<http://www.4matmedia.com/thesudburystar>)

[Classifieds \(http://classifieds.thesudburystar.com\)](http://classifieds.thesudburystar.com)

[Obituaries \(http://thesudburystar.remembering.ca\)](http://obituaries.thesudburystar.remembering.ca) [Careers \(http://www.working.com\)](http://www.working.com)

[Flyer City \(http://flyercity.thesudburystar.com\)](http://flyercity.thesudburystar.com) [Driving \(http://driving.ca\)](http://driving.ca)

[The Growth Op \(https://www.thegrowthop.com/\)](https://www.thegrowthop.com/) [Canada.com \(http://canada.com\)](http://canada.com)

[Advertise \(http://www.postmediasolutions.com/\)](http://www.postmediasolutions.com/)

(<https://www.postmedia.com>)

© 2020 Sudbury Star. All rights reserved.
A member of Sun Media Community
Newspapers part of Postmedia Network.

Water tower renamed in honour of late Pastor Jeremy Mahood

Oct 29, 2019 1:00 PM By: Sudbury.com Staff



In honour of the late Pastor Jeremy Mahood, Dario Zulich has renamed the Sudbury Water Tower, the Sudbury Peace Tower in his memory.

In honour of the late Pastor Jeremy Mahood, Dario Zulich has renamed the Sudbury Water Tower, the Sudbury Peace Tower in his memory.

“Jeremy Mahood was a dear friend and the Manager of Soul for our Sudbury Wolves Sports & Entertainment (SWSE) teams. His legacy and vision will bring peace to our community as we revitalize this Tower as a Beacon of Hope,” said Zulich.

The Sudbury Peace Tower encompasses four acres which will eventually become an open community space as a tourist attraction. The first phase is to clean up the green space, put up lighting and paint the Tower.

The second phase will be to create a community open space with a park, botanical gardens, a playground and a walking trail.

Jeremy's ultimate vision was to build a House of Hope for at risk youth.

In the third phase, the hope is to build a transitional place that will incorporate living space and social enterprise to teach youth life skills to help lift them up and give them renewed hope.

"Jeremy's Jeep was known as the hope mobile to many. His license plate said it all – Hope 4 U. He believed that for every person he came in contact with in the Sudbury community he loved," said Eileen Mahood.

Through community partnerships and the I Believe Network (ibn) Charity established by Jeremy and Eileen Mahood in 2003, we will raise capital to enlighten his vision and someday perhaps even build an observation deck up top that could be utilized for meeting space and tourists.

A memorial dedication plaque in Jeremy's name will be unveiled at the Sudbury Peace Tower in the Spring.

"In keeping with Jeremy's passion for our community's youth, today's message of hope and peace is exactly what is needed both in his memory and across our city," said Michael Cullen, Community Partnerships, SWSE.

"Jeremy also understood the importance of collaboration and working together as a community to share the message of hope across all streams. His work as mentor, leader, coach, brother and friend must be passed on so that we never lose sight that HOPE is real

and measurable. Today we would also like to thank Centerline Architects for bringing Jeremy's dreams of hope for all to life."

Comments ⁽¹⁷⁾

Sudbury

Developer plans to turn downtown water tower into Jeremy Mahood 'Peace Tower'

Plans underway for memorial garden in honour of Rev. Jeremy Mahood

[Casey Stranges](#) · CBC News ·

Posted: Oct 29, 2019 6:30 AM ET | Last Updated: October 29, 2019



An architect's conceptual drawing of what the Jeremy Mahood Peace Tower could look like.
(Submitted by Centreline Architects)

Please know that cookies are required to operate and [enhance our services](#) as well as for [advertising purposes](#). We value your privacy. If you are not comfortable with us using this information, please [review your settings](#) before continuing your visit.

Dario Zulich says it was a "perfect storm" in his life when he met up with Reverend Jeremy Mahood.

[Learn more](#)

[Close](#)

The Sudbury property developer's comments come after unveiling his plans to transform the downtown water tower into a memorial garden for the late All Nations Church pastor.

Mahood, the pastor at All Nations Church and "manager of soul" for Zulich's Sudbury Wolves hockey team, died in June at the age of 69.

"Everyone's got their ups and downs and you know, things happen," Zulich said. "Business-wise, there was this stall with my business and the [Kingsway Entertainment District] and then there was things happening on a personal level, on a family level, on a spiritual level."



Please know that cookies are required to operate and enhance our services as well as for advertising purposes. We value your privacy. If you are not comfortable with us using this information, please [review your settings](#) before continuing your visit.

Zulich said he visited Mahood at All Nations Church. A friendship developed, and eventually Mahood taught Zulich the value of peace.

"He said 'peace for you Dario will come from within, it won't be after the next business acquisition, the next team, the next development. But from within."

Zulich said he now hopes to provide that same kind of reminder to others on the same quest, calling the water tower "a beacon" for people in the city.

His vision for the area at the base of the tower includes a garden, walking paths, and one of the "best views of the city." He said the idea is based on a similar structure devoted to John Lennon in Iceland.

But his end goal, Zulich said, was a project both he and Mahood believed in.

"Some say the KED is my final project. That's not the case," Zulich said. "My final project is to build a home for the homeless. That's always been my end goal."

"And I was going to name it for St. Jude, for personal reasons, as the patron saint of desperate people, of hopeless causes. And Jeremy had the same kind of vision and so we just connected."

- ['Skoden' graffiti covered up from Sudbury water tower](#)
- [Sudbury water tower sold to new owner](#)

Please know that cookies are required to operate and [enhance our services](#) as well as for [advertising purposes](#). We value your privacy. If you are not comfortable with us using this information, please [review your settings](#) before continuing your visit.

[Learn more](#)

[Close](#)

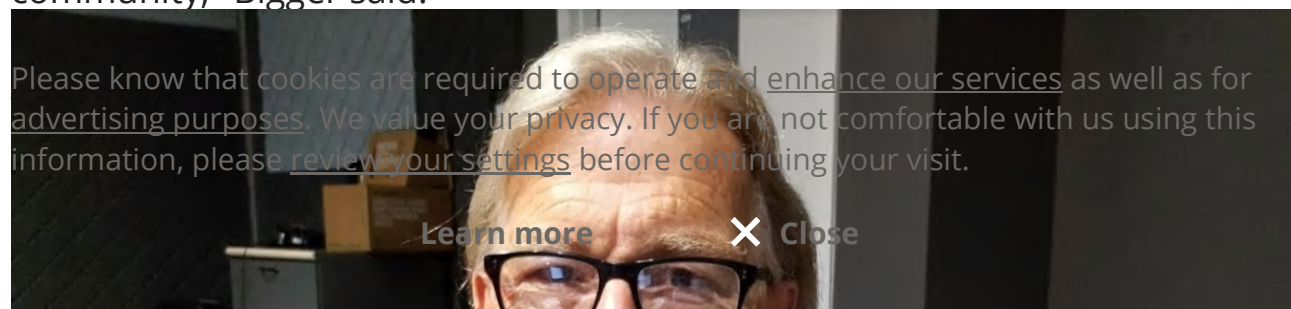
Reverend Jeremy Mahood was the pastor at All Nations Church. (Roger Corriveau/CBC)

At an event to honour Mahood Sunday night, Sudbury mayor Brain Bigger and Coun. Michael Vagnini also announced that the city would be renaming a portion of St. Raphael Street to Jeremy Mahood Way.

The idea was floated to the mayor by prominent Liberal fundraiser and funeral home owner Gerry Loughheed. Since the portion of the street was on All Nations Church's property, changing the name was not difficult, the mayor said.

- [Sudbury pastor Jeremy Mahood dies](#)
- [One on One with Markus - Reverend Jeremy Mahood](#)

"I think where there's an opportunity to recognize the work of community leaders such as Jeremy, we'll do what we can to put something in place so future generations can reflect on the impact they've had on our community," Bigger said.





Please know that cookies are required to operate and enhance our services as well as for advertising purposes. We value your privacy. If you are not comfortable with us using this information, please review your settings before continuing your visit.

[Learn more](#)

[Close](#)

NOTHING LIKE COMPANIONSHIP!

By Michael Cullen

It's no secret that our population is aging at a rapid pace. This shift is not only going to strain the health care system and in almost all cases challenge the family dynamic where the children, brothers and sisters are submersed in the immediate care of their older adult loved ones.

In many cases of developmental, hidden, or physical disability regardless of age, it's the parents and other family members taking care of the loved ones. In either circumstance, we as a business community must do our part so that all who live in the "care provider" or the "recipient of care" world are offered equal opportunity at every turn no matter where or what the event.

In many public facilities, infrastructures are often grandfathered in as ok to use. But the accessibility and equality must not be status quo. Some simply say, "we are doing our part to accommodate those who may need it". In the opinion of SW Sports & Entertainment and its sporting affiliates (Sudbury Wolves, Sudbury FIVE Basketball, Sudbury Spartans) this issue is being addressed for the 2019/20 sporting seasons and every season thereafter making the safety and wellbeing of the fan experience a top priority regardless of social, physical circumstance, or age.

The program is based on tackling issues around social isolation, inclusion, and promoting companionship



Michael Cullen,

Community Partnerships

SWSE

(SW Sports & Entertainment)

Sudbury Wolves,

Sudbury FIVE Basketball,

Sudbury Spartans

Along with the recent public launch of our Companion Program in partnership with College Boreal, we are now more acutely aware how important every single fan/guest experience is and can be including for those with barriers or accessibility issues. The program is based on tackling issues around social isolation, inclusion, and promoting companionship so that all who subscribe feel invited and part of what our teams and sporting interests have to offer.

The most rewarding part of both the planning and delivery of our Companion Program is the conversations with the families, social groups, residences, nonprofits, and charities that serve our fans. Ideas shared, magical moments, and mutual satisfaction should be the mission of all who operate under any business model.



INCLUSIVITY IS KEY

Introduction Michael Cullen
and co-written by Robert McCarthy

As a follow up to our Companion Program, I am pleased to share that we are indeed seeing more fans from seniors' groups to those with certain disabilities attend our games. Over the past couple of seasons, I have had the privilege to meet and socialize with a few fans that do have disabilities, so I thought for this edition I would keep it real and ask one of our diehard fans to share his thoughts, to share his lived experience. It gives me great pleasure to introduce Robert McCarthy



Michael Cullen,

Community Partnerships

SWSE

(SW Sports & Entertainment)
Sudbury Wolves,
Sudbury FIVE Basketball,
Sudbury Spartans

Contribution by Robert McCarthy

The most important aspect of any community is involvement, and in order to have involvement, the community needs inclusivity. Greater Sudbury is no different. Being inclusive means that everyone in the community, from all walks of life, are able to participate in every event they can and enjoy it to the best of their ability, and it is the responsibility of the community and its partners to provide an enjoyable and inclusive experience.

In many cases, several people with all types of disabilities, from developmental, physical, and more, need a companion to come with them to events such as concerts, sporting events, and the like, to help them with the care they need such as helping them to use the washrooms and even getting to their seats.

In many cases, businesses around the community install a ramp outside of their establishment or an automatic door so that anyone can easily get inside their business. They believe this makes their location accessible to everyone. Unfortunately, it isn't that simple. In order to truly understand what it means to be accessible, businesses need to work in partnership with people of disabilities of all types and ask them what is needed to ensure that everyone can enjoy what the community has to offer.

I have a physical disability myself and have encountered many challenges over the years, from no ramp access, to automatic doors not working, and more. Over the years, the city has made a more concerted effort to improve that and the Sudbury Wolves and the Sudbury Five are a huge part of that improvement, this season in particular with the launch of the Companion Program in partnership with College Boreal. They are working hard not only in providing essential services to everyone who may have challenges with disabilities of all sorts, but they are always asking people with disabilities how things can be improved, and that is the most important part.



SWSE









