



Winter | 2011

CONNECTION

SHINING A LIGHT ON ENERGY SAVINGS!

We recently installed Carma Submeters in all tenant suites in the building. These new meters will measure the power consumed by lighting and power outlet receptacles within your office suite, and tenant's will now pay based upon their actual usage.

This presents an opportunity for your office to realize direct savings on your electricity consumption, as well as improve your impact on the environment through conservation. By investing in such items as energy efficient appliances, computers, occupancy sensors and light switches, your office can realize real benefits. Encouraging your co-workers to switch off computers and equipment that are not in use, and turn off lights in rooms that are unoccupied is a good start in energy conservation. Building management will continue to do their part in managing the energy use in common areas such as washrooms and lobbies, and power down during peak use periods. Watch for the re-start of our "It's Cool to be in the Dark" power program this spring.

We encourage you to investigate all available options when it comes to energy savings. These investments can pay dividends to both the environment and your bottom line!

Different Name Same Great Service

On December 1, 2010
Bentall LP and Kennedy Associates Real Estate Counsel LP
joined forces to become

Bentall Kennedy LP



On December 1, 2010, Bentall LP and Kennedy Associates Real Estate Counsel LP joined forces to become Bentall Kennedy LP.

This union will make Bentall Kennedy one of North America's largest real estate investment advisors and one of its foremost providers of real estate services. Bentall Kennedy serves the interests of more than 400 clients across 130 million square feet of office, retail, industrial, residential and hotel properties totalling \$23 billion throughout North America.

For 150 King Street West tenants, this merger has changed our name but will not affect the service you receive and come to expect from your property management company.

For more information on Bentall Kennedy LP, please visit: www.bentallkennedy.com.



STAY TUNED... LUNCH & LEARN ORGANICS AT WORK

WHAT HAPPENS IN A POWER FAILURE?

When the Sun Life Financial Tower is faced with a hydro failure, the building's emergency generator automatically starts and provides power to essential life safety systems.

The impact on the building's life safety systems is as follows:

- The emergency generator starts to power the fire alarm and public address system, emergency lighting on all floors, one high rise and one low rise passenger elevator, one parking shuttle elevator, the garage doors and a domestic water pump. All other elevators automatically ground in the lobby with their doors open.
- All the electromagnetic locks in the building release which allow for stairwell doors on cross over floors to be open.
- Card readers continue to function due to their back up batteries. If the card reader controls a "strike" door as opposed to a mag lock door, that strike door continues to function normally until the batteries in the card reader run down. Once that occurs, the door remains locked and a key would be needed to open the door.

If a power failure lasts more than 60 minutes during a normal work day, the Bentall Kennedy Emergency Management Team convenes to determine the best course of emergency action. After the first 15 minutes of a power failure, Bentall Kennedy Security provides regular information updates via the public address system. For your reference, the Bentall Kennedy Security phone number is 416-585-9484. For all non-emergency Security inquiries, call 416-205-4707.

CONTACT US! HERE'S HOW:

new!

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new!

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new!

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**Bentall
Kennedy**

Our foundation is
service

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WELCOME:

African Gold Group Inc., Suite 2518
Tonbridge Power Inc., Suite 2512
Sungard, Suite 2110
Sunstone Industrial Advisors - Suite 2420
Earls Kitchen & Bar - Suite 100

TENANT EVENTS

Bentall Kennedy Working Well Program

On July 29, we hosted a lunch hour bicycle maintenance clinic, an interactive session that included information about tire repair, brake and gear adjustments, and tips for safe and daily cycling. We hope you took advantage of our recent "Working Well" offering.



100 Mile Menu BBQ

We hope you enjoyed the recent Tenant BBQ, held in early September. Our seasonal-inspired, 100-Mile menu was healthy and delicious! We featured local market produce served on biodegradable plates, with corn-based cups and utensils and single ply napkins that could all be disposed of for organic recycling! Some guests even took it one step further and brought their own mugs and utensils. Way to go!



Flu Shot Clinic

On November 25th, the Bentall Kennedy Working Well Program hosted a free of charge flu vaccination clinic. Two nurses from Life Mark were on hand to provide 132 participants a vaccination against H1N1 and two other influenza strains.

CP24 / Chum Christmas Wish Toy Drive

Thanks to your support our Toy Drive was an overwhelming success. Your generous donations were able to "Give a kid a Christmas!"



Please consider the environment before printing this newsletter