



## Message from Scott

Dear Investor,

Covid 19 – Wave number three!! The end is so near and yet so far! No doubt we are all experiencing the same level of exhaustion with the subject but let's keep pulling!

The ballistic trajectory of our real estate market continues to keep me transfixed. It seems to know no bounds, and any prediction of its continued ascent, or catastrophic crash is really beside the point. It will do what it will do within the economic parameters that are present not only in Canada, but all over the world. Cheap debt and supply and demand rule the day.

The other week I looked at a series of international news outlets online. Literally pick a spot on the map, and you will find a similar story. Yes, some places have their special circumstances but by and large the story is the same, Real Estate is on a tear.

In the meantime, Governments around the world are in lockstep on their spending spree with the latest Federal Budget printing cash by the bagful and shoving it out the door of their helicopter. Its raining grants, subsidies, and programs. Its likely my three dogs will also qualify for some form of government support soon and I have all of their necessary information ready to make the applications.

On a serious note, I do believe that of all times, this is the time that governments are taking the time to think about a recovery that benefits every segment of society. If there is a silver lining to the pandemic its this, that we can re package and re imagine how everyone will participate in our future economy.

From a project perspective we have been very fortunate to be able to keep working to continue to provide much needed housing.

A quick rundown of some project info:

### URBN Lofts

- Occupancy scheduled for May 1 and the building is looking fabulous (Great work Project Team)
- Current prelease over 50%, this is a record for us on a General Market project and speaks to the depth of demand for Triple "A" locations!!

### Joseph's Place

- 100% Leased!  
Amazing response to this product and we are beyond pleased with the results!

APRIL 2021

## IN THIS ISSUE

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- RHP New Team Member
- New Projects
- Current Projects

## Message from Scott – cont.....

The W (Sherwood Forest)

- Construction continues on our last phase
- Leasing is steady given the ups and downs of lockdowns and school information.

A steady stream of excellent projects continue to present themselves. All of them are off market deals that are a result of work and connections to different people. I'm really grateful to be working with a Team that is second to none at bringing these to life!

As a follow on from my last newsletter introducing the Nashville venture, we continue to do our Due Diligence on a number of excellent projects, we will keep you updated as they roll out.

Stay safe everyone!!

Scott

### Meet Anthony Vecchiarelli – Assistant Project Manager for R.H.P.

RHP Team Member



As an Assistant Project Manager, Anthony works alongside the Director of Development & Construction; Melissa, and Project Coordinator, Garrett, to assist in coordinating the General Contracting and various Consultants during development and construction.

Anthony brings over 12 years of construction related experience to the team, working on drawing development, project coordination and estimating. Prior to Reid's Heritage Properties, Anthony worked at BJC Architects as an Architectural Technician assisting in the development of construction drawings. From there, Anthony moved to RHC where he worked as a Project Coordinator, Project Manager, Estimator and Estimating Manager in his 10 years with the company.

Over this time, Anthony has worked on a number of mid-rise buildings much like the products provided by RHP.

Anthony is a graduate from Conestoga College where he completed the Construction Engineering Technology – Architecture program. In addition to this diploma, Anthony has also received a post-graduate certificate in Construction Project Management from Conestoga College.

Anthony lives in Guelph with his wife, daughter and son and is an avid cyclist. When Anthony is not working or spending time with his family, he can often be seen on his bike or working on a number of [wood](#) working projects.

# RHP PROJECTS

## URBN Lofts 2 Guelph

URBN2  
LOFTS

- 57 Unit 6 storey total precast structure
- Mix of 1 & 2 bedroom units
- Zoning document development underway
- 2 levels of underground parking
- Branding selected: URBN 2



## Woolwich Street Guelph



- Updated floor plans being created by architect for townhouses
- VanMar hired to manage townhouse construction. Mirtren Construction brought onto manage Beer Store construction,
- Second SPA submission complete.
- Branding selected: Marquis Modern Towns

## Vale Station (Westhill) Waterloo



- 87 unit 4.5 storey total precast structure
- Mix of 1, 1+ den & 2 bedroom units
- OPA/Plan of Subdivision/Zoning to go to Public Meeting in April 2021
- SPA document development underway
- Updated rendering to meet City requirements
- Branding selected: Vale Station Suites





# RHP PROJECTS

## Sarnia Road London



- 142 Units, 8 Storey
- Mix 1 & 2 bedroom units
- Awaiting City comments on Site Plan Pre Con application
- Branding selected: horiZEN

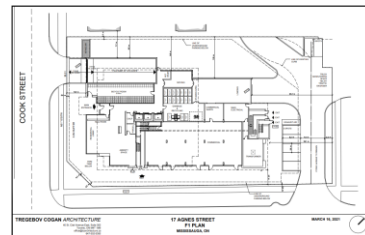


## Vaughan Street Guelph

LOGO ON ITS WAY!

- 2.5-acre site
- Prime south-end location
- Midrise and possible townhome mix
- Waived on both properties as of March 2021
- Potential closing on site, Summer 2021

## Agnes Street Mississauga



- Zoning By-law Application approved
- Site plan submission end of April
- Anticipated sale launch date – summer 2021

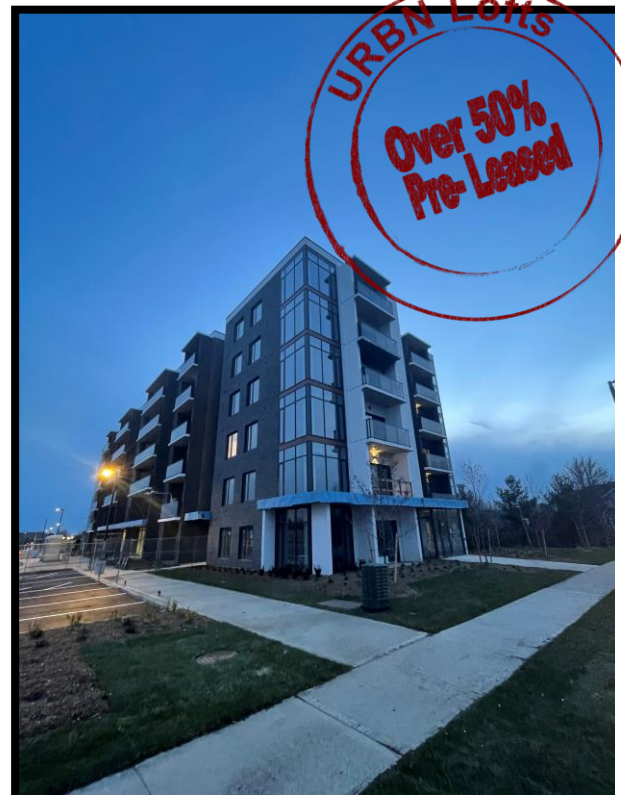
# RHP PROJECTS

## Joseph's Place Breslau





## URBN Lofts Guelph

- First move-ins scheduled for May 1<sup>st</sup> from 10am - 6pm
- 42 Units leased
- Final cleaning underway
- Sales suite opening on May 1st



1515 GORDON STREET  
UNIT 203, GUELPH, ON N1L 1C9

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# RHP PROJECTS

## URBN Lofts cont. Guelph

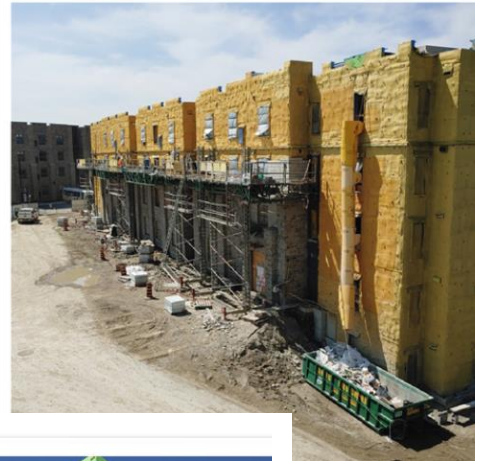


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# RHP PROJECTS

## Sherwood Forest London



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