

Remarks at Sekisui Canada Modular Solutions Official
Launch Event in Burlington on August 19, 2026

Hon. Vic Fedeli, Minister of Economic Development,
Job Creation and Trade,

Hon. Karina Gould, MP of Burlington,

Ms. Natalie Pierre, MPP of Burlington, Deputy
Government Whip,

Ms. Effie J. Triantafilopoulos, MPP of Oakville North-
Burlington,

Mr. Kelvin Galbraith, Deputy Mayor, City of Burlington,

Mr. Stephen Lund, CEO of Toronto Global,

Representatives of Invest Ontario,

Mr. Kifuji Masatoshi, CEO, Mr. Ando Tetsuji and their
colleagues of Sekisui Canada Modular Solutions,

Good afternoon.

First, I would like to extend my heartfelt words of felicitation to Mr. Kifuji and his SCMS colleagues for this auspicious official launch of their Burlington operations. Welcome to Burlington, Ontario, Canada.

Burlington is known as one of the most livable cities and safest communities, which has developed wonderful friendship with its twin city partner Itabashi, Tokyo, Japan.

Ontario, the economic, demographic, and political epicenter of the country, boasts excellent business ecosystems, the biggest market in the country and robust and expanding ties with Japan.

Canada and Japan are essential partners that share

fundamental values, strategic perspectives and economic interests. They need each other, particularly in the current compounded geopolitical landscape.

I trust SCMS's advent in Burlington, Ontario, Canada goes a long way in making the relationship between us even stronger and even more fruitful.

Housing shortages and housing costs have been posing an urgent challenge. Canada needs hundreds of thousands of new housings, fast.

The federal government launched a new agency Build Canada Homes in September last year to build deeply affordable and community housing harnessing innovative housing technologies, including modular.

Ontario is in sync, launching the Building Faster Fund, Municipal Housing Infrastructure Program and Canada-Ontario Partnership to Build, and moreover, committed, in its 2025 budget, \$50 million over five years through Invest Ontario to grow the province's industrial capacity, inter alia, in modular construction to accelerate development, improve affordability and nurture home-grown industries that support quality jobs in Ontario. A high impact project like this SCMS operations will certainly help Ontario pursue its priority of speeding up growth in the modular construction sector, helping make homeownership a reality for even more families in this great province.

Yes, in Canada where construction industry labour shortages and long winters can delay construction timelines, factory-built prefabricated homes can alleviate uncertainties, shorten construction time, and reduce

costs.

In this regard, I trust Sekisui CMS will offer something special: a disciplined, system-based approach to modular construction, focusing on delivering reliable, scalable housing solutions through standardized processes, consistent execution, and a strong commitment to quality.

Sekisui Chemical, the parent company of SCMS, has a track record of supplying over 670,000 "Sekisui Heim" homes in Japan over 50 years.

SCMS believes modular construction can do more than accelerate delivery. It can create a more dependable path to building high-quality homes with greater consistency, efficiency, and control.

With its guiding principle “Excellence in the Basics,” SCMS argues that, in modular construction, long-term success does not come from shortcuts or inconsistency, but rather from discipline, repeatable processes, and doing the essential things well, every time. I trust this mindset will help SCMS become one of the most reputable companies in the industry by setting the standard for reproducible quality and on-time delivery in modular construction; serve their clients and partners well; and go a long way in its contributing to supplying quality single-story to two-story school buildings soon, as well as multi-story apartment buildings and nursing homes in future.

To take advantage of the potential benefits of modular construction, it is essential to develop the proper market environment, including the relevant legal and regulatory

framework. As the federal and provincial governments are both acutely aware of this important aspect of the matter, the relevant legal and regulatory frameworks is being developed and will be further refined in the future.

I pray that SCMS will be able to fully utilize the design expertise, manufacturing technology, and quality control system expertise for modular construction that it has cultivated to contribute to solving the housing shortage in Canada and to succeed in expanding its business in the North American market where housing demand is strong.

Thank you.