

LEED® Initiatives in Governments and Schools

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See www.usgbc.org – Resources – Government for the most current list.

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FEDERAL INITIATIVES [\[top\]](#)

Department of Agriculture:

On June 19, 2006, the Department of Agriculture issued an agency-wide building policy that requires new or major renovation construction of covered facilities to achieve LEED Silver certification.

<http://www.ocio.usda.gov/directives/doc/DR5500-001.pdf>

Department of Agriculture- Forest Service:

U.S. Forest Service requires LEED registration and certification at the Silver level for all new construction of office buildings, visitor centers, research facilities, and climate controlled warehouses 2,500 GSF or greater in size.

Contact: Bill Hamele, PE, Forest Service Engineering; (703) 605-4522; whamele@fs.fed.us

Department of Energy:

The Department of Energy supported the development of the LEED Green Rating System, training workshops, and reference materials.

High Performance Buildings website: <http://www.eere.energy.gov/buildings/highperformance/>

Contact: Mark Ginsberg; 202-586-1394; mark.ginsberg@ee.doe.gov

Department of Health and Human Services:

The Department of Health and Human Services requires that all construction projects build with Federal funds over \$3 million will achieve LEED certification or Green Globes certification.

Department of Interior:

The Department of the Interior signed a Memorandum of Understanding with the USGBC supporting the use of LEED for Existing Buildings by its facilities. The DOI also signed a memorandum with the GSA and the USGBC supporting LEED for all partnered projects.

Contact: Heather S. Davies; heather_davies@ios.doi.gov

Department of State:

The Department of State has committed to using LEED on the construction of new embassies worldwide over the next 10 years and has worked with the USGBC to coordinate a green charrette for the project teams in early 2001. The Department has several project registered for LEED certification.

Contact: Donna McIntire; (703) 875-5336

Environmental Protection Agency:

As of FY 2006, the Environmental Protection Agency requires all its new facility construction and new building acquisition projects 20,000 square feet or larger achieve LEED Gold certification. The Agency currently has multiple projects registered for LEED for New Construction certification and supported the development of LEED for Existing Buildings. The Agency requires GSA to provide new major office leases that meet the Energy Star requirements. For updates from EPA on greening its buildings, visit: [EPA Green Buildings](#).

EPA's Chelmsford, MA lab is the first Gold-rated federal building.
<http://www.epa.gov/greeningepa/>

EPA's Green Buildings Vision and Policy Statement: <http://www.epa.gov/oaintmnt/projects/policy.htm>

Contact: Cathy Berlow, (202) 564-3739; berlow.cathy@epa.gov

General Services Administration:

The General Services Administration requires that all building projects meet the LEED Certified level with a target of LEED Silver. To support this policy, the GSA signed a Memorandum of Understanding with the Department of the Interior and USGBC supporting the use of LEED on all new partnered (GSA-DOI) projects. The GSA strongly encourages projects to apply for certification. The department has 24 projects registered including federal courthouses, laboratories, border stations, and office buildings. The GSA is the nation's largest landlord, managing space in over 8,000 owned and leased buildings for over one million federal employees. GSA was the Council's first federal member and supported the development of LEED for Commercial Interiors.

http://www.gsa.gov/Portal/gsa/ep/contentView.do?contentType=GSA_BASIC&contentId=14167&noc=T

Contact: Don Horn; donald.horn@gsa.gov

National Aeronautics and Space Administration:

New construction and major renovations of NASA facilities projects planned for FY2006 and beyond are required to meet LEED Silver certification, and strive for LEED Gold. FY2004 and FY2005 projects will strive to meet LEED Silver certification. All other building projects will strive to follow the LEED rating system as much as possible. The LEED [goal](#) for NASA facilities projects will be reviewed, renewed, or changed every three years.

[NASA Policy Directive](#)

Contact: Calvin Williams, Facilities Engineering and Real Property Division; (202) 358-2322;
calvin.williams@nasa.gov

Smithsonian Institution:

On November 13, 2006, the Smithsonian Institution issued "Smithsonian Directive 422" in response to Executive Order 13123: Greening the Government through Efficient Energy Management. The directive articulates the Smithsonian's goal to design, build, and maintain facilities that are eligible for, and that obtain, LEED certification. Initially, the Smithsonian requires all new buildings and renovation work to aim for a minimum of LEED certification. In addition, the Smithsonian will integrate the LEED checklist and guidelines into the planning, engineering, design, construction, deconstruction and maintenance of Smithsonian facilities.

Contact: <http://www.ofeo.si.edu/>; kelsonm@si.edu

U. S. Air Force:

The Air Force has developed a LEED Application Guide for Lodging projects and has conducted LEED training seminars for its design and construction personnel. The Air Force encourages the use of LEED for new or major renovations for MILCON projects and has created an online design guide for sustainable development structured after LEED. An online Sustainable Training course is also being developed.

Contact: Boyce Bourland; (210) 536-5483

The Sustainable Development Guide: <http://www.afcee.brooks.af.mil/dc/dcd/arch/rfg/index.html>

The LEED Application Guide for Lodging: <http://www.afcee.brooks.af.mil/dc/DCD/arch/leed/leedguide.pdf>

The Air Force Policy Letter for Sustainable Development:
<http://www.afcee.brooks.af.mil/green/resources/policymemo.pdf>

U. S. Army:

The Army adopted LEED into its Sustainable Project Rating Tool (SPiRiT), but does not require certification of its projects. In January, 2006, the Army issued a memorandum stating that it will transition from SPiRiT to LEED beginning in FY2008. All new vertical construction projects will achieve LEED Silver certification. Additionally, the Army will adopt LEED for Homes when it is released.

U.S. Army Sustainability: <http://www.sustainability.army.mil/>

Contact: Richard Schneider, U. S. Army Engineering Research & Development Center; 217-373-6752
r-schneider@cecer.army.mil

Construction Engineering Research Laboratory:
<http://www.cecer.army.mil/SustDesign>

U.S. Navy:

The Navy was the first federal agency to certify a LEED project: the Bachelor Enlisted Quarters at the Great Lakes Naval Training Center (LEED for New Construction pilot). The Navy continues to pursue sustainable development in its facilities requiring all applicable projects to meet the LEED Certified level, unless justifiable conditions exist that limit accomplishment of the LEED credits necessary for achieving the LEED Certified level. Submission to the USGBC for certification is not a requirement, but is recommended for high visibility and showcase projects. The Navy uses LEED as a tool in applying sustainable development principles and as a metric to measure the sustainability achieved. The Navy has provided support for the development of the LEED for Homes and has participated in the LEED Existing Buildings and Multiple Buildings committees.

Contact: Dennis Talton, R.A.; (757) 322-4211

taltondo@efdlant.navy.mil

STATE INITIATIVES [\[top\]](#)

- Arizona:** On Friday, Feb 11, 2005, Governor Janet Napolitano signed Executive Order #2005-05 requiring all state-funded buildings to achieve LEED Silver certification. The Executive Order also requires newly constructed state-funded buildings to incorporate renewable energy. This makes the state the first governmental entity in Arizona to adopt a mandatory green building standard.
- Executive Order: http://www.governor.state.az.us/eo/2005_05.pdf
- Contact: Mick Dalrymple, Desert Moon Productions, Inc. (602) 321-7265; md@desertmooninc.com.
- Arkansas:** Governor Mike Huckabee signed Act 1770 in July 2005 encouraging all state agencies to use green design strategies, including LEED. The bill also creates a "Legislative Task Force on Sustainable Building Design & Practices" which is to meet and continue to review, discuss and advise on issues related to sustainable building design.
- Act 1770: <http://www.arkleg.state.ar.us/ftproot/acts/2005/public/act1770.pdf>
- Contact: Mark Robertson, MESA Landscape Architects, Inc., (501) 372-6092; marobertson@mesainc.net
- Martha Jane Murray, The Wilcox Group, (501) 666-4546; mmurray@thewilcoxgroup.com
- California:** Governor Schwarzenegger signed [Executive Order #S-20-04](#) on December 14, 2004, requiring the design, construction, and operation of all new and renovated state-owned facilities to be LEED Silver. The state is pursuing LEED for New Construction for its projects and the Silver certification level, and LEED for Existing Buildings certification for existing facilities.
- Green California: <http://www.green.ca.gov/default.htm>
- Contact: Dan Burgoyne, State of California, Department of General Services; (916) 376-5010; daniel.burgoyne@dgs.ca.gov
- Colorado:** On April 16, 2007, Governor Bill Ritter signed [Senate Bill 51](#) into law requiring any new or renovated building whose total project cost includes 25 percent or more in state funds to be designed and built to a high performance green building standard. The new law requires the State Architect to select an independent third-party certification program, such as LEED. The project must achieve the highest level performance certification possible, which is determined by calculating whether the increased initial costs can be recouped from decreased operational costs within 15 years.
- Contact: Melanie Smith, Public Policy Coordinator, Alliance for Sustainable Colorado; 303-325-6188; msmith@allianceforcolorado.org
- On July 15, 2005, Governor Owens signed [Executive Order # D005 05](#) adopting LEED for Existing Buildings and incorporating LEED for New Construction practices for all state buildings. The order also creates a Colorado Greening Government Coordinating Council to develop and implement conservation policies.
- Contact: Linda Smith, Governor's Office of Energy Management & Conservation; 303-866-2264; Linda.Smith2@state.co.us
- Connecticut:** On June 4, 2007, Governor Rell signed [House Bill 7432](#), stating that not later than January 1, 2007, the Secretary of the Office of Policy and Management, in consultation with the Commissioner of Public Works, the Commissioner of Environmental Protection and the Commissioner of Public Safety, shall adopt regulations, in accordance with the provisions of chapter 54 of the general statutes, to adopt building construction standards that are consistent with or exceed the silver building rating of LEED for new commercial construction and major renovation projects, as established by the U.S. Green Building Council, or an equivalent standard, including, but not limited to, a two-globe rating in the Green Globes USA design program, and thereafter update such regulations as the secretary deems necessary.
- Contact: Bob Maddox; (203) 266-7973; bmaddox@sterlingplanet.com
- Florida:** On July 13, 2007, Governor Crist issued [Executive Order #07-126](#) adopting LEED-NC for any new building constructed for or by the State. New construction projects must strive for Platinum certification, the highest level possible. The Executive Order also required the Department of Management Services to implement LEED-EB across all buildings currently owned and operated by the department on behalf of client agencies. In addition, agencies and departments were instructed to only enter into new leasing agreements for office space that meets Energy Star building standards, unless no other viable alternative exists.
- The Department of Environmental Protection has committed to administratively working with other state agencies to improve energy diversity, sustainability, efficiency and conservation statewide as part of Florida's [Energy Plan](#), released in January 2006. The commitment includes requiring that all new state government buildings meet the

LEED standard.

- Hawaii:** On June 26, 2006, Governor Lingle signed [HB #2175](#), thus requiring each state agency to design and construct buildings to meet the LEED Silver certified level, or a comparable standard.
- The Hawaii state legislature amended its provisions to Hawaiian counties with [HRS 46 19.6](#), requiring priority processing for all construction or development permits for projects that achieve LEED Silver or equivalent.
- Illinois:** On August 24, 2007, the Illinois State Senate amended the School Construction Law ([Public Act #95-0416](#)) with the governor's approval, directing the Capital Development Board to only issue grants to school projects with LEED for Schools or comparable rating system certification, or to projects that meet the standards set forth by the Capital Development Board's Green Building Advisory Committee.
- On August 21, 2007, Governor Blagojevich signed the "The Green Neighborhood Grant Act," becoming the first state to create incentives for LEED for Neighborhood Development. This Act ([Public Act 95-0325](#)) directs the Department of Commerce and Economic Opportunity to fund up to 1.5% of total development costs for up to three (3) applicable neighborhoods per year, funds permitting. Applicable neighborhood developments will have achieved LEED-ND certification.
- Contact: Lisa Mattingly, P.E., State of Illinois Capital Development Board; (217) 524-6408; lisa.mattingly@illinois.gov
- Kentucky:** On August 30, 2007, Governor Fletcher signed HB1 into law, a bill that included an addition to KRS 56.776 that would instruct the Finance and Administration Cabinet to use LEED or other rating systems to develop green building incentives for private development in the Commonwealth of Kentucky.
- <http://www.lrc.ky.gov/record/07S2/HB1.htm>
- Maine:** Governor John Baldacci issued an Executive Order in November 2003 directing all new or expanding state buildings to incorporate LEED guidelines provided that standards can be met on a cost-effective basis.
- Executive Order: http://www.maine.gov/governor/baldacci/news/executive-orders/EX_ORDER_11_24_03.doc
- Contact: Wendy Porter; (207) 876-3331
- Maryland:** Maryland's governor issued an Executive Order in October 2001 calling for all capital projects greater than 5,000 square feet to earn LEED certification. The House and Senate passed [legislation](#) in April 2005 requiring a green building standard, such as LEED (Silver), be used for state capital projects.
- The state also approved a green building tax credit for commercial developers:
<http://business.marylandtaxes.com/taxinfo/taxcredit/greenbldg/default.asp>
- MD Green Building Council contacts:
Sean McGuire, Environmental Design; (410) 260-8727; www.dnr.state.md.us/ed
- Steve Gilliss, MD Dept. of General Services; (410) 767-4675; sgilliss@dgs.state.md.us
- Massachusetts:** On April 18, 2007, Governor Deval Patrick signed [Executive Order 482](#), "Leading by Example - Clean Energy and Efficient Buildings." The order instructed all agencies involved in the construction and major renovation projects of over 20,000 square feet to meet LEED certification as well as energy performance 20% better than the Massachusetts Energy Code, independent 3rd party commissioning, and outdoor water reduction requirements.
- Contact: John DiModica, Dept. of Capital Planning; (617) 727-4030; John.DiModica@dcp.state.ma.us
- Barbra Batshalom, The Green Roundtable; (617) 374-3740; bb@greenroundtable.org
- Michigan:** On April 22, 2005, Governor Granholm signed [Executive Order #2005-4](#) requiring all state-funded new construction and major renovation projects over \$1,000,000 to be LEED certified.
- Minnesota:** On May 25, 2007, Governor Pawlenty signed into law the [Next Generation Energy Act of 2007](#) setting a roadmap towards a smarter energy future and requiring utilities provide technical assistance for commercial or residential projects that incorporate green building principles in their construction. By December 31, 2010, the Act established a goal of 100 commercial buildings achieving LEED certification, or equivalent, by December 31, 2010.
- New Jersey:** Governor James E. McGreevey signed [Executive Order #24](#) in July 2002 requiring all new school designs to incorporate LEED guidelines. The New Jersey Economic Schools Construction Corporation is encouraging the use of LEED but not requiring certification of new projects built under its \$12 billion public school construction program.
- Contact: Ted Huesing; (908) 281-5385

New Mexico:

In April 2007, Gov. Bill Richardson signed [SB463](#) into law. The omnibus bill included a sustainable building tax credit to promote the construction of high performance, green design and construction. The credit applies to LEED for New Construction, Silver and higher; LEED for Existing Buildings, Silver or higher; LEED for Core and Shell, Silver and higher; LEED for Commercial Interiors, Silver or higher; and LEED for Homes, Silver or higher. The credit increases commensurate with the level of LEED certification achieved. The total amount of tax credits shall not exceed an aggregate amount of \$5 million with respect to commercial buildings and an aggregate amount of \$5 million with respect to residential buildings.

On January 16, 2006, Governor Bill Richardson signed [Executive Order #06-001](#) requiring all public buildings over 15,000 ft² to be LEED Silver certified.

Contact: Karen Leigh Cook, President, EECOM, Inc.; (505) 842-9596; karen@ecominc.com

New York:

On August 28, 2007, the Dormitory Authority, New York State's building and construction agency, announced its commitment to register all new construction and major renovations projects with USGBC beginning in 2008, striving for LEED Silver. View the [press release](#).

Governor Pataki issued Executive Order #111 in June 2001 encouraging but not requiring state projects to incorporate LEED Criteria and seek LEED Certification where possible. New York State Energy Research and Development Authority (NYSERDA) awards incentives and technical assistance to help state agencies achieve the Executive Order objective. NYSERDA also offers incentives for owners and design teams of any privately owned and operated buildings in the state for energy efficiency measures and whole buildings that achieve a LEED rating with at least two points in Energy and Atmosphere Credit 1, Optimizing Energy Performance. NYSERDA's New Construction and Green Buildings Program offers a 10% increase on incentives for energy efficiency measures that reduce the use of electricity if the building achieves LEED plus 2 points in Energy and Atmosphere Credit 1 and a 25% increase in incentives if the building achieves 4 points in Energy and Atmosphere Credit 1. NYSERDA program funds up to \$800,000 per building in Upstate New York and up to \$1.5 million per project in New York City. NYSERDA will also buy down the interest rate on loans (4% below market rate) for energy efficiency measures and measures that assist in attaining a LEED credit. A low-interest loan may cover up to \$1.5 million in energy and green measures.

[The New York State Green Building Tax Credit](#) Program provides an income tax incentive to commercial developments incorporating specific green strategies informed by LEED. New York Green Building Tax Incentive Program:

The New York Executive Order, [Green and Clean State Buildings and Vehicles](#).

Contacts: Craig Kneeland, NYSERDA; (518) 862-1090 ext. 3311; cek@nyserda.org

Charle-Pan Dawson, NYSERDA; 518-862-1090, x.3244 cad@nyserda.org

Nevada:

On June 15, 2007 Governor Gibbons approved [AB621](#), amending previous green building tax abatement legislation passed in August, 2006 and June of 2005, making various changes in the provision of tax abatements and exemptions based upon the use of energy and repealing certain prospective energy requirements for public buildings. Companies that had planned construction projects by December of 2005 and received State approval by February 2007 will not be affected by the change. AB621 creates a three tiered property tax exemption plan, with a maximum of 35% for any private building achieving LEED Silver certification or higher, excluding single-family homes and residential structures three stories or fewer. AB621 also removes sales tax exemptions for products or materials used in the construction of eligible buildings.

On August 16, 2006, the Nevada Commission on Economic Development adopted the process and resolution to allow property tax abatement to any private building achieving LEED Silver certification or higher, excluding single-family homes and residential structures three stories or fewer.

On June 17, 2005 Governor Guinn signed [AB3](#) requiring all state funded buildings be LEED Certified or higher in accordance with LEED or an equivalent standard. During each biennium, at least two occupied public buildings whose construction will be sponsored or financed by the State of Nevada must be designated as a demonstration project and be equivalent to a LEED Silver or higher certification, or an equivalent standard. The bill also provides tax abatements for property which has an eligible LEED Silver building and tax exemptions for products or materials used in the construction of a LEED Silver building.

Contact: Lance Kirk, Lucchesi Galati Architects; (702) 263-7111; ljkirk@lgainc.com

North Carolina:

On August 2, 2007, the State of North Carolina enacted [Senate Bill 581](#), formally granting permission to cities and counties to encourage green building practices in their jurisdictions through the use of reduced permitting fees or partial rebates for construction projects that achieve LEED certification or certification from other rating systems.

Oregon:

Oregon's LEED [Business Energy Tax Credit](#) (BETC), administered by the state Office of Energy, is tied to the level of LEED certification achieved. LEED for New Construction, Core and Shell, or Commercial Interiors projects achieving a minimum Silver certification will be eligible.

Contact: Ann Grim, Oregon Office of Energy; (503) 378-4912

Pennsylvania: In July 2005, the Pennsylvania legislature passed [House Bill 628](#), amending the Public School Code to provide a financial incentive to public school districts that achieve LEED Silver certification.

Buildings currently under construction on behalf of the Department of Environmental Protection and the Department of Conservation and Natural Resources are seeking LEED Silver certification.

Four state funds including the \$20 million Sustainable Energy Fund provide grants, loans and "near-equity" investments in energy efficiency and renewable energy projects in Pennsylvania.

Contact: Maureen Guttman, Governor's Green Government Council; mguttman@state.pa.us

Rhode Island: On August 22, 2005, Governor Donald Carcieri signed [Executive Order # 05-14](#) requiring all new constructions and renovations of public buildings to meet LEED Silver certification or higher.

South Carolina: On June 20, 2007, the South Carolina legislature passed [H3034](#) requiring that all state-owned and state-funded construction greater than 10,000 ft² and any major renovation projects of greater than fifty percent of total building space or value achieve LEED-NC Silver certification or comparable standard. With a focus on energy efficiency, the legislation specifically requires a minimum of four credits earned in Energy & Atmosphere Credit 1, "Optimize Energy Performance."

Virginia: On April 5, 2007 Gov. Tim Kaine signed [Executive Order 48](#), "Energy Efficiency in State Government," which set out to reduce non-renewable energy purchases and increase overall energy savings.

As part of instituting the energy saving goals, the order instructs all state agencies and institutions constructing state-owned facilities over 5,000 gross square feet in size, and renovations of such buildings valued at 50% of the assessed building value, shall be designed and constructed consistent with the energy performance standards at least as stringent as LEED or EPA's Energy Star rating.

In addition, the order instructs the Commonwealth to encourage the private sector to adopt energy-efficient building standards by giving preference when leasing facilities for state use to facilities meeting LEED or Energy Star.

Washington: On April 8, 2005, Gov. Christine Gregoire signed into law [ESSB 5509](#) requiring state-funded projects over 5,000 sq ft, including school district buildings, to achieve LEED Silver certification. Washington was the first state in the country to adopt LEED legislation.

The Dept. of Corrections has made LEED Silver a requirement and certification is also required for buildings down to 5,000 sq ft.

Community Colleges, Dept. of General Administration, The Evergreen State College, and several other smaller agencies have made LEED Silver the standard for design and construction, however certification is not required.

New Energy Life Cycle Cost Analysis Guidelines (ELCCA) went into effect January 2005 requiring that all new and remodeled public projects over 25,000 square feet in Washington State analyze a LEED Silver building* as part of this process. This includes completing and submitting a LEED* Scorecard during schematic design that reflects a LEED* Silver building. This is one of the submittals required under the mandatory ELCCA process.

** or equivalent rating system as approved by WA State Dept. of General Administration.*

Department of General Administration green building webpage:

www.ga.wa.gov/eas/green

Contact: Stuart Simpson, Green Building Advisor, Dept. of General Administration; (360) 902-7199

Ssimpso@GA.WA.GOV

Cascadia Region Green Building Council; (503) 228-5533

Wisconsin: On April 11, 2006, Governor Jim Doyle signed [Executive Order 145](#) Relating to Conserve Wisconsin and the Creation of High Performance Green Building Standards and Energy Conservation for State Facilities and Operations. The Executive Order directs the Department of Administration to establish and adopt guidelines based on LEED for New Construction and LEED for Existing Buildings within 6 months. Any project that requests LEED certification as part of the initial project request will be supported by Department of Administration.

Contact: Sherrie Gruder, University of Wisconsin-Extension, Solid & Hazardous Waste Education Center; (608) 262-0398; gruder@engr.wisc.edu

MUNICIPAL/CITY/COUNTY INITIATIVES [\[top\]](#)

Acton, MA: On April 5, 2004, the Town of Acton adopted a [zoning by-law](#) (section 5.5B.2.2.d) allowing for a density bonus for buildings achieving LEED certification in the East Acton Village District.

Contact: Acton Planning Department; planning@acton-ma.gov

Alameda County, CA:

All county projects initiated after July 1, 2003 must be LEED "Silver" certified. This ordinance added chapter 4.38 to Title 4 of the Administrative Code of the County of Alameda.

Administrative Code website: <http://municipalcodes.lexisnexis.com/codes/alamedadmin/>

Contact: Michael Cadrecha, Architect, County of Alameda GSA-TSD; (510) 208-9589; michael.cadrecha@acgov.org.

Albuquerque, NM: Mayor Martin Chavez signed an [Executive Order 2006-001](#) on March 28, 2005 establishing high performance green building standards. All city-owned and city-funded projects 5,000 ft² and above and/or using over 50 KW electrical demand must meet a minimum rating of LEED Silver certification. This includes LEED for New Construction, LEED for Existing Buildings, LEED for Core and Shell, or LEED for Commercial Interiors rating system.

Alexandria, VA: The City's Department of General Services developed a Green Building Policy and adopted by the City Manager in February 2004. The policy establishes procedures for analyzing LEED feasibility for facilities 5,000 square feet or greater, outlines staff resource and training goals, and identifies program participation opportunities, including Energy Star, Rebuild America, and USGBC.

Contact: Jeremy McPike, Project Manager, Alexandria Department of General Services; 703-838-4770; Jeremy.mcpike@alexandriava.gov

Arlington, MA: In May 2003, the town of Arlington voted in favor of requiring all new buildings, major renovation projects, and additions to achieve a LEED Silver rating at a minimum. The measure is listed in [Section 4](#) of the Town Bylaws, under Title 1, Article 16.

Contact: Town of Arlington Permanent Town Building Committee; (781) 316-3000

Arlington County, VA:

Arlington County allows commercial projects and private developments earning LEED Silver certification to develop sites at a higher density than conventional projects.

All site plan applications for commercial projects are required to include a LEED Scorecard and have a LEED Accredited Professional on the project team regardless of whether or not the project intends to seek LEED certification.

All projects must contribute to a green building fund for county-wide education and outreach activities. The contribution is refunded if projects earn LEED certification.

Arlington sponsors a voluntary green home program that encourages builders of new single-family homes to incorporate energy efficient and other green building components in their projects. The County offers "front-of-the-line" plan review, site signs, and publicity to program participants who achieve a given number of points as outlined by Arlington's Green Home Choice program.

Contact: Joan Kelsch; (703) 228-3599; jkelsch@arlingtonva.us

Department of Environmental Services:
<http://www.arlingtonva.us/Departments/EnvironmentalServices/epo/EnvironmentalServicesEpoGreenBuildings.aspx>

Asheville, NC: On April 24, 2007, the Asheville City Council passed Resolution 07-91 that requires all new, occupied, city-owned buildings greater than or equal to 5,000 square feet will be designed, contracted and built to achieve LEED Gold, and to strive for the highest level of certification (currently Platinum) whenever project resources and conditions permit. The policy is qualified with an energy savings payback requirement on the incremental cost of no greater than ten years. If the payback period for recovering incremental construction cost is greater than ten years, City staff shall design, contract and build such a facility to be certified as LEED Silver.

In addition, all new, occupied city-owned buildings which are less than 5,000 square feet will be designed, contracted and built to incorporate measures that would allow them to be certified at a minimum of LEED Silver certification.

Contact: Mark Combs, Director of Public Works; 828-259-5935; mcombs@ashevillenc.gov

Athens, GA: On June 1, 2004 the Mayor and Commission of the Unified Government of Athens-Clarke County (ACC) Georgia adopted a [resolution](#) to seek LEED certification on all new buildings. Specifically, they directed that ACC join USGBC and that ACC would register all new projects with LEED, design them to achieve the minimum

recognizable level, and apply for certification. Since that time a Policy and Procedure statement has been prepared by staff that focuses certification efforts on all ACC-funded new construction with at least 5,000 square feet of conditioned space and intended for regular occupancy. It also covers building alterations where the work area exceeds 50 percent of the aggregate area of the building.

Contact: Richard C. Field, Ph.D, ACC Environmental Coordinator; (706) 613-3530 ext 245;
DickField@co.clarke.ga.us

Atlanta, GA: The city passed Ordinance #03-0-1693 in December 2003 requiring all city-funded projects over 5,000 square feet or costing \$2 million to meet a LEED Silver certified level. Projects exempt from this policy are required to complete a LEED checklist to assess any sustainable design techniques.

[Code of Ordinances](#) (see Chapter 75)

Contact: Benjamin Taube, Director of Government Affairs, EcoSMART Technologies; (404) 931-1518;
btaube@ecosmart.com

Austin, TX: The Austin City Council passed a [resolution](#) in June 2000 requiring LEED certification of all public projects over 5,000 square feet.

Contact: Richard Morgan, City of Austin-Green Building Program; (512) 482-5309;
Richard.morgan@austinenergy.com

City of Austin Green Building Program: <http://www.ci.austin.tx.us/greenbuilder/>

Babylon, NY: On November 29, 2006, the Town of Babylon passed a [resolution](#) adopting a local law that requires LEED certification for any new construction of commercial buildings, office buildings, industrial buildings, multiple residence, or senior citizen multiple residence over 4,000 square feet. If certification is achieved, the Town will refund the certification fees paid to USGBC by the developer.

Contact: Peter Caradonna, peterCARADONNArchitecture; (631) 689-1120; pcaradonna@pcaia.com

Baltimore County, MD:

On June 5, 2006, the County Council passed [Bill # 85-06](#) that gives a county property tax credit to any commercial building that achieves LEED for New Construction Silver certification. The duration of the tax credit is for ten consecutive years.

Bangor, ME: On September 14, 2007 the Bangor City Council adopted a [policy](#) for all new city-owned or city-funded construction and major renovation projects to achieve LEED Certified. Projects of less than 5,000 square feet will comply with the Maine State Housing Authority Green Building Standards. The policy also encourages the private sector to design, construct and operate its buildings consistent with LEED.

Contact: Wendy Warren; City of Bangor; (207) 992-4255; wendy.warren@bangormaine.gov

Bar Harbor, ME: On June 13, 2006, Bar Harbor amended its [municipal codes](#) to award a density bonus of an additional market-rate dwelling unit for construction projects in which all dwelling units meet LEED standards. This bonus applies to projects within a Planned Unit Development and compliance is determined by either application or by affidavit for adherence during construction.

Bellingham, WA: In the fall of 2005, the City passed a policy to require LEED Silver for all publicly funded new and renovated projects 5,000 square feet or greater.

Berkeley, CA: The Berkeley City Council passed [Resolution #62,284-NS](#) that requires municipal buildings over 5,000 ft² to achieve the equivalent of LEED Certified in 2004 and 2005 and a LEED Silver rating in 2006 and beyond, as determined by the Office of the City Manager.

City Council website: <http://www.ci.berkeley.ca.us/sustainabledevelopment/greenbuilding/>

Contact: Rahul Young, City of Berkeley's Green Building Coordinator; (510) 981-7535;
RahulYoung@ci.berkeley.ca.us

Boston, MA: In December 2004, Mayor Menino adopted the recommendations of his Green Building Task Force and now requires LEED Silver for all city-owned new construction and major renovation projects and LEED Certified for all city supported development projects.

Contact: Sarah D. Zaphiris, Office of the Mayor; (617) 635-2886; Sarah.Zaphiris@cityofboston.gov

Additionally, the City is adding [Article 37](#) to Section 80 of the Boston Zoning Code to require LEED for New Construction certification for all public and private development projects over 50,000 SF. At present the Boston Redevelopment Authority requires a LEED check list to be submitted with all projects.

Contact: John Dalzell, Boston Redevelopment Authority; (617) 918-4334; John.Dalzell.BRA@cityofboston.gov

Bowie, MD: The City Council passed Resolution [#R-15-03](#) requiring all municipal projects to follow green building criteria and to use LEED guidelines on a project by project basis. The city has partnered with several local, state, and federal agencies to construct the city's first green demonstration project, the Parks and Grounds Facility, with a minimum certification of LEED Silver.

Contact: Ruth Newell, City of Bowie; (301) 809-3009

Calabasas, CA: On January 7, 2004, the City Council adopted Ordinance [#2003-185](#) requiring all non-residential, city and privately-owned buildings between 500 ft² and 5,000 ft² to meet the LEED Certified level. Buildings over 5,000 ft² must meet the LEED Silver level.

Chapel Hill, NC: The Town of Chapel Hill's Code of Ordinance, Chapter 5, Article VII, states that all new construction and additions by and for the town that are 5,000 ft² and over must meet LEED Silver certification. The town encourages retrofits and renovations of existing buildings and new public housing to apply the LEED principles.

[Code of Ordinances](#) (Chapter 5, Article VII)

Chatham County, GA:

In May, 2006, the Board of Commissioners of Chatham County passed an [ordinance](#) (page 79-85) amending Chapter 7 of the county code that gives full property state and county tax abatement for commercial buildings achieving LEED Gold certification for the first five years, then tapering off by 20% each year until the tenth year. Qualifying projects are new or expanding businesses in an enterprise zone that increase employment opportunities.

Chicago, IL: The city announced in June 2004 a resolution that all new city-funded construction and major renovation projects will earn LEED certification. Numerous buildings are already being designed and constructed using LEED.

http://egov.cityofchicago.org/webportal/COCWebPortal/COC_ATTACH/ChicagoStandard.pdf

Contact: John Albrecht, City of Chicago; (312) 744-6031; jalbrecht@cityofchicago.org

The Chicago Department of Construction and Permits (DCAP) has also developed an expedited permit process for projects that incorporate innovative green building strategies, including LEED certification. Commercial projects are eligible for an expedited permit in less than 30 days if the project achieves LEED certification. Projects that achieve higher levels of LEED certification are eligible to have the consultant review fee waived as well as an expedited permit in less than 15 days.

http://egov.cityofchicago.org/webportal/COCWebPortal/COC_EDITORIAL/GreenPermitBrochur.pdf

Cincinnati, OH: On May 9, 2007, the City of Cincinnati amended legislation that established and defined The City of Cincinnati Community Reinvestment Area, adding an automatic 100% property tax exemption for developments that meet a minimum of LEED Certified for newly constructed or rehabilitated commercial or residential buildings. For buildings that meet LEED Certified, Silver and Gold, the maximum amount of abatement per dwelling unit is \$500,000 over 15 years for new construction or over 10 years for renovation/ remodel. There is no maximum for LEED Platinum. Previous legislation - [Ordinance #274-2006](#) and [Ordinance #342-2002](#) – offered the tax exemption at a maximum of 10 years and capped the maximum tax abatement amount lower than that of 2007. The latest 2007 legislation supersedes both the older 2006 and 2002 ordinances.

On September 20, 2006, the City of Cincinnati passed an [ordinance](#) requiring new municipal buildings to be LEED certified. Renovated municipal buildings should incorporate LEED principles during construction.

Clayton, MO: On September 26, 2006, the City of Clayton passed [Resolution #06-21](#) requiring new construction and major renovations over 5,000 sq ft to be LEED Silver certified.

Contact: Punit K. Jain, Cannon Design; (314) 425-8731; pjain@cannondesign.com

Cook County, IL: Cook County Commissioner Mike Quigley proposal for an ordinance requiring LEED certification of all county building projects passed on October 21, 2002. The ordinance calls for projects to earn a minimum of 8 credits in the Energy & Atmosphere category to ensure best life-cycle returns. The ordinance also calls for each retrofitted county building to achieve LEED for Existing Building certification.

Ordinance: <http://www.cookctyclerk.com/agendas/2001/020601/ordinance.htm>

Contact: Sadhu Johnson, Assistant to the Mayor for Green Initiatives; sjohnston@cityofchicago.org

Costa Mesa, CA: On September 4, 2007, the Costa Mesa City Council approved a resolution that established a green building incentive program for private development, effective September 5, 2007 through June 30, 2008. The program encourages green building practices through various incentives, including priority permitting and fee waivers for all green installations and fee reductions to cover the cost of LEED certification.

On the same day, the City established leadership by becoming the first municipality in the State of California to require all new municipal construction to achieve LEED Gold, with no size or cost minimums.

Contact: Khanh Nguyen, Building Official; City of Costa Mesa; (714) 754-5277; knguyen@ci.costa-mesa.ca.us

Cranford, NJ:

On November 15, 2005, the Township of Cranford adopted [Ordinance No. 2005-46](#) requiring all township-funded facilities projects and township-owned facilities to meet LEED Silver certification. The Township also adopted LEED for Existing Buildings for its existing facilities.

The ordinance also established a Green Building Density Incentive program whereby redevelopers who achieve LEED certification and comply with the specific program requirements may earn a development density bonus from the Township.

Contact: Nelson Dittmar, Chair; Cranford Environmental Commission; candndittmar@cs.com

Dallas, TX:

In August, 2007, the Dallas Public Works and Transportation Department issued an updated "LEED Policy," requiring all 2006 Bond Program and subsequent bond program facilities to achieve LEED Gold certification. Furthermore, the decision requires facilities to earn WEc3.1 and 3 points in EAc1 in their pursuit of LEED certification.

The City of Dallas passed Resolution 03-0367, requiring all city buildings larger than 10,000 square feet to meet LEED Silver certification at a minimum. The city is exploring ways to encourage LEED buildings in the private sector.

Contact: Jill Jordan, City of Dallas; (214) 670-5299

Denver, CO:

In his State of the City 2006 address, Mayor John W. Hickenlooper announced a new action plan to strengthen Denver's environmental and economic legacy and declared that the city will be requiring all new public buildings and major municipal renovations to be LEED Silver certified and to meet EPA Energy Star guidelines.

<http://www.denvergov.org/Mayor/1688speech.asp>

Dublin, CA:

In March 2004, the City Council approved [Ordinance 9-04](#) that all municipal projects with an estimated construction cost of \$3 million or greater must register with the USGBC and achieve LEED Silver certification. Smaller projects are required to incorporate as many green building principles as deemed appropriate by the Green Building Compliance Official.

Erie County, NY:

On August 27, 2007, the Erie County legislature passed Local Law #5-2007, requiring all new construction and major renovations of county facilities to achieve LEED Silver. Applicable projects will be 2,500 square feet or greater for new construction. The law requires compliance of major renovation projects of 2,500 square feet or greater and of greater than 50% of the assessed value of the facility. County facilities include municipal occupied spaces, including public institutions of higher education.

On the same day, the legislature also passed Local Law #4-2007, mandating the purchase of EnergyStar products where possible.

Eugene, OR:

On July 10, 2006, the City Council adopted [Resolution #4884](#) stating that all city buildings and facilities should use LEED for Existing Buildings as a guide for the sustainable operation and maintenance of City buildings. Certification of buildings under LEED for Existing Buildings rating system will be evaluated for technical and economic feasibility and pursued at the highest feasible level of certification on a case-by-case basis as funding is available.

All new construction and additions encompassing 10,000 gross square feet or more of building area should achieve a LEED for New Construction Silver certification. A higher equivalent rating (Gold or Platinum) should be sought where practicable as funding is available.

New construction encompassing less than 10,000 gross square feet of building area should achieve the equivalent of at least a LEED Silver certification level where technically feasible. Projects of any size for which certification is not feasible due to technical reasons should use LEED for New Construction as a guide to incorporate as many sustainable features as economically feasible.

Building renovation projects should use LEED for New Construction as a guide and will be evaluated for certification on a case-by-case basis, as the feasibility of incorporating sustainable features within the context of the existing building will vary widely from project to project.

Contact: Glen Svendsen, Facility Management Division Manager, Sustainable Building Task Force; (541) 682-5008; glen.l.svendsen@ci.eugene.or.us

Everett, WA:

In May 2007, the City Council passed an [ordinance](#) that requires new buildings 5,000 square feet or larger to meet LEED Silver in all new City capital improvement projects. The bill encourages appropriate departments to budget

for and attend sustainable building training and/or obtain LEED accreditation. Further, the ordinance instructs the City to encourage the use of LEED through its land use regulations, building codes, and development standards.

Contact: Allan Giffen, Director, Planning Department; (425) 257-8731; kdavis@ci.everett.wa.us

Fort Collins, CO: On September 5, 2006, the city council passed [Resolution 2006-096](#) establishing a goal that all new city-owned buildings over 5000 square feet achieve LEED Gold certification unless it is not technically or economically feasible to do so. If the incremental cost of achieving LEED Gold relative to LEED Silver has a payback period of greater than ten years for a particular building, then the City would opt to seek the LEED silver certification for that building.

Gainesville, FL: The city passed [Ordinance # 1835](#) (Chapter 6, Article 1.5) requiring government county buildings be LEED certified. Additionally, the county is providing a fast-track building permit incentive and a 50% reduction in the cost of building permit fees for private contractors who use LEED.

Contact: City of Gainesville; (352) 334-5000; <http://www.cityofgainesville.org/gov/>

Grand Rapids, MI: On January 24, 2006, city commissioners adopted an administrative [policy](#) whereby all new construction, renovations, and building operations will achieve LEED certification.

Contact: Keith Winn, Catalyst Partners; (616) 454-1111; kwinn@catalyst-partners.com

Honolulu, HI: On February 27, 2006, the City and County of Honolulu passed [Ordinance #06-06](#) requiring new city facilities over 5,000 square feet to achieve LEED Silver.

In 2004, the City and County of Honolulu passed [Bill #69 \(2004\)](#), providing an exemption from real property taxes on the building improvements for a period of one year on all new commercial, resort, hotel and industrial construction that achieves LEED Certification.

Houston, TX: The city adopted [Green Building Resolution #2004-15](#) on June 23, 2004, stating that all city owned buildings and facilities over 10,000 sq ft shall use LEED to the greatest extent practical and reasonable with a target of LEED Silver certification.

Contact: Rebecca Bryant; (713) 524-2155; rebeccab@baileyarchitects.com
Kathleen English; (713) 850-0400; kenglish@english-architects.com

Howard County, MD:

On July 30, 2007, Howard County passed Bill #47-2008, requiring all new county projects (new construction, major renovation and core & shell) to achieve LEED Silver. Private construction greater than 50,000 square feet is required to achieve LEED Certified. The bill also includes expedited permitting for projects seeking LEED Gold or Platinum.

On the same day, as part of the county's green building policy package, [Bill #49-2007](#) established a five-year property tax credit for projects that achieve LEED-NC and LEED-CS. The credit increases depending on the level of certification: 25% for LEED Silver, 50% for LEED Gold and 75% for LEED Platinum. County tax credits for buildings certified under LEED for Existing Buildings extend for three years: 10% for LEED Silver, 25% for LEED Gold and 50% for LEED Platinum. These tax credits will be available for tax years beginning after June 30, 2008.

Irvine, CA: On December 13, 2005, Irvine Mayor Krom signed into law Resolution #05-153, establishing a Green Building Program in which all new municipal buildings and major renovations of municipal structures of 5,000 square feet or larger shall be designed, constructed and certified at a minimum of LEED Certified.

[Resolution #05-153](#) can be viewed through Irvine's city records search.

Issaquah, WA: The City of Issaquah passed [Resolution #2004-11](#) in December, 2004, adopting a sustainable building and infrastructure policy. Developers intending to use LEED may receive free professional consultation and projects achieving LEED certification are placed at the head of the building permit review line.

Sustainable Building Web site: <http://www.ci.issaquah.wa.us/Page.asp?NavID=327>

Contact: David Fujimoto, City of Issaquah Resource Conservation Office; (425) 837-3412;
DavidF@ci.issaquah.wa.us

Kansas City, MO: Kansas City requires that all new city buildings be designed to meet a minimum of LEED Silver certification as per [Resolution #041222](#) passed in 2004.

Contact: Tom Bean, City Architect; (816) 513-2531
Bob Lawler; (816) 513-2532

King County, WA: King County Executive Order FES 9-3 (AEP) requires all new public construction projects to seek LEED

certification and encourages the application of LEED criteria to building retrofits and tenant improvements. There is a LEED supplement for King County projects.

<http://dnr.metrokc.gov/swd/leed/kcbldgs.asp>

King County Council established a [Green Building Grants Program](#) that offers from \$15,000 to \$25,000 in grant funding to building owners who meet a minimum of LEED Silver for new construction or major renovation in the county, but outside the City of Seattle.

Contact: Theresa Koppang, King County Solid Waste Division; (206) 296-8480; theresa.koppang@metrokc.gov

Livermore, CA: As per Ordinance #1727 passed by the City Council in 2004, all city buildings shall meet a minimum LEED Silver certification. All projects pursuing LEED are required to include a LEED Accredited Professional on the project team. The ordinance added Chapter 15.74 to the municipal code.

Ordinance: <http://64.165.218.12/weblink7/docview.aspx?id=6415>

Logan City, UT: On August 23, 2007, Mayor Randy Watts signed Ordinance #07-63 into law, requiring all city building projects to achieve LEED Silver. This ordinance applies to new construction and major renovations of facilities of greater than 10,000 square feet of occupied space, to commercial interiors and to existing buildings. The City Council is also exploring the encouragement of green building practices in the private sector.

Long Beach, CA: The City of Long Beach [Green Building Policy](#) approved in June 2003 requires LEED certification for new municipal construction over 7,500ft² with a policy goal of LEED Silver.

In November 2006, the city adopted New Green Building Guidelines for Private Development requiring residential/mixed use projects containing 50 or more housing units and private commercial/industrial projects of 50,000 square feet or more to have either registered their building with USGBC with the intent to certify or provide third-party verification that LEED requirements for certification have been met in the final building design.

<http://www.longbeach.gov/plan/pb/apd/green/default.asp#privdev>

Contact: City of Long Beach; 562-570-6555; <http://www.ci.long-beach.ca.us>

Los Angeles, CA: On April 19, 2002, the Los Angeles City Council voted in favor of requiring LEED certification of all public works construction projects 7,500 square feet or larger. As of July 2003, all building projects funded by the city are required to be LEED certified.

In July, 2007, Mayor Villaraigosa announced the city's private sector green initiative, where the city will require that all projects greater than 50,000 square feet, or 50 units, comply with LEED standards. In addition, the city is planning an expedited process incentive for projects that meet or exceed LEED Silver. The city also has plans to certify all case workers as LEED accredited professionals and create a checklist that includes all water and energy efficiency programs and incentives.

Contact: Deborah Weintraub, City Architect; (213) 847-6370

In March 2002, LEED certification of new construction projects was approved as part of the \$1.6 billion bond proposition funding building projects on the nine campuses of the LA Community College District.

In March 14, 2007, the Los Angeles Department of Water and Power Board of Commissioners, who are appointed by the Mayor and approved by the City Council, approved a policy to expedite water and electrical connections for buildings that meet LEED Silver. LADWP has also adopted a policy to require that its construction projects meet LEED Silver. In addition, builders and developers can take advantage of the LADWP Green Building Incentive that offers up to \$250,000 in financial incentives to assist a building in becoming more green and meeting LEED standards.

Contact: LADWP Energy Efficiency Team; 213-367-4134; www.ladwp.com

<http://www.ladwp.com/ladwp/cms/ladwp009184.jsp>

The LA Department of Building and Safety offers a Priority Plan Check for qualifying Green Building projects. To qualify for the Priority Plan Check, the project must be registered with USGBC at the Silver level, meeting at least 33 points on the latest version of the checklist.

<http://www.ladbs.org/permits/green%20bldg%20brochure.pdf>

Los Angeles County, CA:

On January 16, 2007, the Los Angeles County Board of Supervisors adopted a policy that requires all new County buildings over 10,000 square feet to achieve LEED Silver.

<http://lacounty.info/bos/sop/supdocs/29932.pdf>

Madison, WI: The Madison City Council adopted a policy that all municipal projects over \$1 million will achieve LEED for New

Construction certification in addition to any new commercial and multifamily buildings that receive public funding. The city will also develop municipal projects to showcase LEED for Existing Buildings.

http://www3.uwm.edu/Dept/shwec/publications/cabinet/pdf/GreenCapitalReport_Secure.pdf

Contact: Sherri Gruder, University of Wisconsin Extension, Solid & Hazardous Waste Education Center; (608) 262-0398; gruder@engr.wisc.edu

Miami-Dade County, FL:

In May of 2006, Miami-Dade County passed an ordinance to require all new municipal or publicly-funded construction to incorporate LEED guidelines and principles. The ordinance also offered expedited permit review for all private residential or commercial projects pursuing LEED certification. The policy set forth in the ordinance would not take effect until January or 2007.

Miami Lakes, FL:

On July 10, 2007, the Miami Lakes Town Council adopted [Ordinance #07-92](#), establishing the Town of Miami Lakes Green Building Program. The program combines incentives and requirements for buildings whose costs exceed \$50,000. Grants are available for residential building owners who prove minimum compliance with LEED-NC, LEED-CS and LEED-EB and homeowners who prove minimum compliance with LEED for Homes. Reduction of permitting fees is available for commercial applicants that prove minimum compliance with LEED-NC, LEED-CS, LEED-CI, LEED-EB and LEED for Schools. The ordinance requires that all new municipal construction greater than 5,000 square feet and renovations of greater than \$200,000 participate in the program, achieving a minimum of LEED Certified for the appropriate building type. Projects receiving greater than 50% funding from the Town are also required to achieve a minimum of LEED Certified.

Minneapolis, MN:

On July 21, 2006, the City of Minneapolis passed [Resolution 2006R-381](#) requiring that all city-financed municipal projects achieve LEED certification. All new construction or major renovations of municipal projects over 5,000 square feet will achieve LEED Silver certification.

Monroe County, NY:

On June 14, 2007, Monroe County Executive Maggie Brooks launched an [initiative](#) that requires adherence to LEED standards for new county buildings and major renovations of greater than 5,000 gsf. The initiative also directs the County of Monroe Industrial Development Agency to extend tax abatements from 10 to 14 years and adopt any further green building incentives to encourage the private sector to implement LEED.

Montgomery County, MD:

On November 28, 2006, the county council approved [Bill #17-06](#) requiring publicly-financed buildings of at least 10,000 square feet gross floor area to achieve LEED Silver or an equivalent standard. Private-sector, non-residential or multi-family residential buildings of at least 10,000 square feet gross floor area are required to achieve LEED Certified or an equivalent standard.

Contact: Kathleen Boucher, Senior Legislative Attorney, Montgomery County, MD; 240-777-7940; Kathleen.boucher@montgomerycountymd.gov

Morgantown, WV:

In September 2006, the City of Morgantown passed a [resolution](#) adopting the LEED Certified level as minimum for new construction and major renovation projects of city-owned, managed, or operated facilities and buildings over 10,000 square feet.

Contact: Donald Spencer, Morgantown City Council Member; dls Spencer@adelphia.net

Nashville, TN:

On June 5, 2007, Mayor Bill Purcell signed [Substitute Ordinance #BL2007-1374](#) into law, amending Title 16 of the Metropolitan Code regarding sustainable building design standards for new and renovated Metropolitan Government buildings and facilities. This bill requires all public and publicly-funded building projects of 5,000 ft² or greater (or exceeding \$2M in project costs) be designed and built to LEED Silver certification of the most appropriate LEED Rating System. The provisions of this ordinance also apply to renovations of equal size or cost, but do not apply to buildings that are mostly unoccupied or provide specialized functions. All city-funded construction projects are required to complete a LEED scorecard and are strongly encouraged to maximize use of sustainable design principles.

On Feb. 22, 2007, the Nashville Planning Commission approved a density bonus for applying LEED to construction projects in certain neighborhood districts. In the downtown area, development in the Central Business District is eligible to increase the Floor Area Ratio (FAR) cap from 15 to 17 if the project achieves LEED Silver. Projects in this district benefit from a FAR of 19 if the project achieves LEED Gold. In the SoBro neighborhoods, developments are eligible to increase the FAR cap from 5 to 7 if the project achieves LEED Silver. Projects in these neighborhoods benefit from a FAR cap of 9 if LEED Gold is achieved. Read the [report](#).

The Nashville Planning Commission's February, 2007 [report](#) also encourages, but does not require, that all new development in Downtown be LEED Certified.

Contact: Terrence L Cobb, Director; Department of Codes & Building Safety; (615) 862-6549; terry.cobb@nashville.org

New York, NY:

On October 3, 2005, Mayor Bloomberg signed [Local Law 86](#) that requires city-funded capital projects to use LEED

for New Construction, LEED for Existing Buildings, or LEED for Commercial Interiors. Non-residential capital projects costing over \$2 million must achieve LEED Silver certification. Schools and hospitals must meet the LEED Certified level. The law also requires energy cost reductions. The law became effective January 1, 2007.

Department of Design and Construction: <http://www.nyc.gov/html/ddc/html/ddcgreen/1186.html>

Normal, IL: The Town of Normal passed [Ordinance 4825](#) (Section 15.17-14) on March 18, 2002 requiring LEED certification in the Central Business District for public or private new construction over 7,500 sq. ft. at ground level.

Contact: Mercy Davison, Town Planner; mdavison@normal.org

Oakland, CA: In April 2005, the City of Oakland City Council adopted a [Green Building Ordinance](#) requiring municipal projects, including new construction and renovation with a minimum construction cost of \$3 million, to achieve LEED Silver certification. The ordinance was added to the Oakland Municipal Code under Chapter 15.35.

Oakland's 2005 Ordinance also promotes the use of green building strategies in private sector development by offering free technical assistance, green building guidelines and public promotion for qualified projects.

Contact: Ferial Mosley, Recycling Specialist, City of Oakland; (510) 238-7433; fmosley@oaklandnet.com

Oro Valley, AZ: On August 23, 2007, Mayor Loomis signed into law the city council's Resolution #07-94 requiring that all new town buildings and additions to existing town buildings be built to achieve a minimum of LEED Silver. The resolution directs the Town administration to achieve LEED Gold or LEED Platinum as project resources and conditions permit.

<http://www.townoforovalley.com/TownClerk/DocumentSearch/ArchiveSearch.htm> (Search for Resolution 07-94)

Pasadena, CA: On December 19, 2005, the City Council passed Ordinance #7031, effective April 2006, requiring all new commercial and residential construction to achieve the LEED Certified level at a minimum. This includes commercial construction of 25,000 square feet or more, residential buildings at least four stories high, and city buildings of 5,000 square feet or more. Find [Ordinance #7031](#) under title 14 chapter 14.90.

Developers who exceed the minimum certification will qualify for a rebate from Pasadena Water and Power. The PWP [High-Performance Building Program](#) matches one month's electricity savings for each percent efficiency better than code that the building performs (capped at \$100,000). Additionally, developers who include affordable housing will earn a construction tax rebate of \$1000 per unit. PWP's [Pasadena LEED Certification Program](#) offers \$15,000 grants for applicants who achieve LEED Certified (\$20,000 for Silver, \$25,000 for Gold and \$30,000 for Platinum).

Contact: Lisa Fay Matthiessen, Senior Associate, Davis Langdon; (310) 393-9411; lmattiessen@davislangdon.us

Phoenix, AZ: The Phoenix City Council passed green building guidelines for new facilities on June 21, 2005. Projects will follow the LEED rating system but certification is not required. Instead, certification will be pursued on a case-by-case basis.

<http://phoenix.gov/PAGENDAC/packhtml.html#acon2>

Contact: Mark Wilhelm, Green Ideas, Inc.; (602) 512-0558; mark@egreenideas.com

Plano, TX: On January 8, 2007, the city adopted a [policy](#) to finance, plan, design, construct, manage, renovate, and maintain its facilities and buildings to be sustainable. The city will use the LEED rating system for new construction and major remodels, and will require the highest level of LEED certification possible for all city facilities.

Pleasanton, CA: The City Council adopted [Ordinance #1873](#) in December 2002 requiring all commercial construction projects over 20,000 square feet to follow guidelines to meet LEED Certified. Formal certification with USGBC is encouraged but not required.

Contact: Heidi Kline, Associate Planner; (925) 931-5609; hkline@ci.pleasanton.ca.us

Portland, OR: Portland passed a [resolution](#) April 27, 2005, requiring all new public projects to achieve LEED Gold certification, all city-owned, occupied, existing buildings to achieve LEED for Existing Buildings at the Silver level, and all tenant improvements or leased facilities to achieve LEED for Commercial Interiors at the Silver level and/or G/Rated Tenant Improvement Guide certification. The city has also developed a Portland LEED supplement.

On June 22, 2005, the Portland Development Commission (PDC) passed Resolution #6262 adopting LEED for New Construction Silver standards for all private-sector development over 10,000 square feet that receive financial assistance from PDC and other public agencies (including value of fee or tax waivers) totaling over \$200,000 or 10% of the total project costs.

A LEED [Business Energy Tax Credit](#) (BETC) is being administered by the state Office of Energy. LEED for New Construction, Core and Shell, or Commercial Interiors projects achieving a minimum Silver certification will be eligible. Projects must also meet certain [technical requirements](#).

<http://www.portlandonline.com/osd/index.cfm?c=41481>

Contact: Office of Sustainable Development, City of Portland Green Building Program; (503) 823-7222

Portsmouth, NH: Through an update in its zoning ordinance on April 4, 2007, the City Council of Portsmouth adopted a [density bonus](#) (see page 90) for private projects that use LEED. In Central Business [district] A, projects benefit from a 0.5 increase in Floor Area Ratio that meet appropriate open space requirements and that also build to a minimum of LEED Certified.

Contact: Peter Britz, Environmental Planner, City of Portsmouth, NH; (603) 610-7215;
plbritz@ch.cityofportsmouth.com

Princeton, NJ: The Princeton Borough and Township amended their [master plan](#) in 2005 to encourage the use of LEED in the design, construction, and operation of all public facilities and publicly-funded projects.

Contact: Athena Sarafides, NJDEP; (609) 633-1161; athena.sarafides@dep.state.nj.us

Rochester Hills, MI: In the fall of 2006, the Town of Rochester Hills developed a [Master Land Use Plan](#) requiring all new construction and major renovations of municipal buildings to achieve LEED certification. Incentives for private commercial and residential construction pursuing LEED certification are being developed.

Rohnert Park, CA: In February and March, 2007 the City of Rohnert Park adopted a green building ordinance and two subsequent resolutions addressing nearly all building types. Effective July 1, new commercial buildings, retrofits and remodelings of commercial-interiors for both the public and the private sector must meet a variety of minimum standards ranging from LEED Certified or equivalent to LEED Silver based on a three-tiered matrix by project type. City-owned and city-funded projects greater than 20,000 square feet require LEED Silver. Slightly lower thresholds are required for smaller projects.

This legislation further requires compliance with other green building rating and certification systems for residential construction.

The city also passed an energy efficiency ordinance applying to all residential construction permit applicants after April 27, 2007.

<http://www.rpcity.org/content/view/468/183/>

Sacramento, CA: On September 21, 2004, Mayor Heather Fargo signed [Resolution #2004-751](#) requiring LEED certification of all city projects. For projects over 5,000 ft² the city has a goal of LEED Silver certification.

Contact: Keith Roberts, City of Sacramento General Services;
(916) 808-4726; kRoberts@cityofsacramento.org

Salt Lake City, UT: In July 2005, Mayor Anderson signed an executive order requiring all new city-constructed buildings and major renovations over 10,000 ft² to be LEED certified. On January 19, 2006, he amended the order to require LEED Silver certification for these buildings.

<http://www.slccgreen.com/pdf/execorderLEED.pdf>

Contact: Orion Goff, Building Official; (801) 535-6681; Orion.goff@slccgov.com

On November 7, 2006, the City Council passed [Ordinance #78](#) Enacting Chapter 18.95 of the Salt Lake City Code. The ordinance endorses Mayor Anderson's executive order that municipal buildings achieve LEED certification. The ordinance also requires commercial, condo, or apartments buildings funded by the city through grants, loans, or tax breaks to adhere to LEED standards.

San Antonio, TX: On April 19, 2007, the San Antonio City Council passed Resolution 1208 that requires all new buildings funded and constructed by the City to be built to LEED Silver certification level.

Ordinance: http://epay.sanantonio.gov/rfcdocs/R_1208_20070424085340.pdf

On June 15, 2006, the San Antonio City Council adopted Ordinance #2006-06-15-0722 that approves Phase II of the City's Incentive Scorecard System and authorizes administrative waiver or reduction of certain development fees for projects reaching specified scores from the scorecard. Points are awarded for projects achieving LEED for New Construction or LEED for Homes certification.

Ordinance: <http://www.sanantonio.gov/clerk/minutes/2006/20060616.mht>

Scorecard and incentives: www.sanantonio.gov/incentives

Contact: Nancy Sheppard, City of San Antonio Economic Development Department; (210) 207-8204;
nancys@sanantonio.gov

San Bernardino County, CA:

On August 28, 2007 the County Board of Supervisors passed several measures to advance green building within the county. All new county construction and major renovations will be required to meet LEED Silver. Priority plan review will also be offered to homebuilders who meet certain sustainable criteria. The county is also developing a website to educate the public on green building principles.

<http://www.greencountysb.com/>

San Diego, CA:

San Diego Mayor Dick Murphy included requiring LEED Silver certification of all municipal projects among his 10 goals for the year in his 2002 State of the City Address. The city subsequently adopted LEED for all public projects over 5,000 sq ft in April, 2002.

In addition to its public sector adoptions, in 2002 San Diego developed the [Sustainable Building Expedite Program](#) that uses LEED criteria and provides significant plan review and construction incentives. Private sector buildings registering for LEED certification may be eligible to receive technical green building training, support, and education. Commercial projects achieving LEED Silver certification will benefit from expedited discretionary processes.

<http://www.sdenergy.org/>

Contact: Tom Blair, Environmental Services; (858) 492-6001

San Francisco, CA

On May 18, 2004, the Board of Supervisors of the City and County of San Francisco, CA adopted Ordinance #88-04 (adding a new Chapter 7 to the Environment Code) requiring all municipal new construction, additions and major renovation projects over 5,000 sq ft starting conceptual design on or after September 18 to achieve a LEED Silver certification. The ordinance also requires that a LEED Accredited Professional be a member of each design team and requires achievement of the additional commissioning LEED credit for all projects.

<http://www.sfgov.org/site/uploadedfiles/bdsupvrs/ordinances04/o0088-04.pdf>

On September 28, 2006, the Director of the San Francisco Planning Department issued [Director's Bulletin 2006-02](#) giving priority permit review to all new and renovated buildings that achieve LEED Gold certification.

Contact: Mark Palmer, Green Building Coordinator; San Francisco Department of the Environment; (415) 355-3710; mark.palmer@sfgov.org

Contact: Rich Chien, Residential Green Building Coordinator; San Francisco Department of the Environment; richard.chien@sfgov.org

San José, CA:

The City of San José adopted a green building policy in 2001 requiring LEED certification of all municipal projects over 10,000 square feet.

In March 2007, the City Council unanimously voted to adopt a [revised green building policy](#) that requires all new municipal buildings over 10,000 square feet to be constructed to achieve LEED Silver at a minimum, with a goal of reaching LEED Gold or Platinum. The policy, first introduced last year, will apply to all new projects budgeted for fiscal year 2007-2008 and thereafter.

Contact: Mary Tucker, City of San Jose; (408) 975-2581; mary.tucker@sanjoseca.gov

San Mateo County, CA:

San Mateo County adopted a Sustainable Building Policy December 11, 2001. The policy requires new projects and additions that are built by the County and greater than 5000 sq. ft. to achieve certification at the highest practicable LEED rating level. Smaller projects are encouraged to follow LEED standards but are not required to submit documentation for certification.

In addition to the policy, the County offers information on green building and is developing a Countywide Green Building Program.

Sustainable Building Policy: http://www.recycleworks.org/greenbuilding/sus_building_policy.html

Contact: Jill Boone, RecycleWorks Programs Manager, Green Building Coordinator; (650) 599-1433; jill@RecycleWorks.org

San Rafael, CA:

On July 2, 2007, The San Rafael City Council approved the Planning Commission's [recommendations](#) to adopt green building standards for the City. New or renovated civic and commercial construction exceeding 5,000 square feet is required to meet the equivalent of LEED Certified, as verified by a LEED AP. New or renovated commercial construction exceeding 30,000 square feet is required to achieve LEED Silver certification. Residential projects must achieve a minimum level of Build it Green's Green Point Rated system.

Contact: Community Development Department; (415) 485-3085

- Santa Cruz, CA:** In 2005, the City of Santa Cruz adopted Ordinance #2005-29 amending the municipal code to establish a green building program. As of January 1, 2007, all residential and commercial buildings that are new, remodeled, or undergo alterations are subject to compliance with green building standards such as LEED.
- Ordinance: <http://www.ci.santa-cruz.ca.us/council/ordinance/2005/29summary.pdf>
- Santa Monica, CA:** The City Council adopted an ordinance in 2000 requiring all new city projects to achieve LEED Silver certification.
- In April 2004, the city launched the [Santa Monica Green Building LEED Grant Program](#) that provides a financial incentive for private developers who achieve LEED certification.
- In August 2005, the city passed an [ordinance](#) allowing LEED registered projects to receive expedited permitting. This includes all LEED for New Construction, Homes, Core and Shell.
- See Santa Monica's [Green Building Program website](#) for a comprehensive overview of the City's green building initiatives.
- Contact: Brenden McEaney, Green Building Program Advisor; City of Santa Monica; (310) 458-8549; brenden.mceaney@smgov.net
- Sarasota County, FL:** On March 18, 2005, the county passed a [resolution](#) mandating that all government county buildings be LEED certified. Additionally, the county is providing a fast-track building permit incentive and a 50% reduction in the cost of building permit fees for private contractors who use LEED.
- On August 22, 2006, the county approved a Green Development Incentive [Resolution](#) (#2006-174) that provides fast-track permitting for residential and commercial green developments. Incentives apply to projects pursuing LEED for Neighborhood Developments or FGBC Green Development Standards.
- Contact: Jodi L. John, Manager, Sustainable Sarasota, Sarasota County Government, (941) 861-5656; jjohn@scgov.net
- Scottsdale, AZ:** On March 23, 2005, the City Council unanimously approved Resolution #6644 requiring all new city buildings of any size to achieve LEED Gold and to strive for the highest level of certification whenever project resources and conditions permit. In addition, all future renovations and non-occupied city buildings will be designed, contracted, and built to include as many principles of both the LEED program and the City's Green Building Program as feasible.
- This resolution makes Scottsdale the first city in the U.S. to adopt a LEED Gold policy.
- Resolution #6644: http://www.ci.scottsdale.az.us/greenbuilding/LEED/LEED_ResNo6644.pdf
- City of Scottsdale Green Building Program: <http://www.scottsdaleaz.gov/greenbuilding/>
- Contact: Anthony C. Floyd, City of Scottsdale; (480) 312-4202; afloyd@scottsdaleaz.gov
- Seattle, WA:** In February, 2002, the City of Seattle passed a policy requiring LEED Silver certification of all city-owned projects and renovations over 5,000 gsf. The city is encouraging the private construction sector to incorporate LEED design standards into new and existing buildings by providing economic [incentives](#).
- On April 12, 2006, Mayor Nickels signed [zoning legislation](#) that gives a height or density bonus to commercial or residential projects that achieve at least LEED Silver certification and contribute to affordable housing.
- [Sustainable Building Policy](#)
- Contact: Peter Dobrovolny, Seattle City Light; (206) 615-1094; peter.dobrovolny@seattle.gov
- St. Louis, MO:** In February 2007, St. Louis passed an ordinance to adopt LEED for all newly constructed and renovated city-owned facilities greater than 5,000 square feet in size. Each new facility must achieve LEED Silver using the most current version of LEED. In addition, the ordinance directs the City to apply LEED principles included in LEED-NC, LEED-CI and LEED-EB during retrofit and renovation projects of current standing facilities whenever it is practicable.
- <http://stlci.missouri.org/alderman/bbDetail.cfm?BBId=1854>
- Suffolk County, NY:** On February 7, 2006, the Suffolk County Legislature passed [Resolution 1028-2006](#) that requires the Department of Public Works to achieve LEED certification of all new construction or major renovation projects over \$1 million.
- Contact: Office of Hon. Vivian Vilorio-Fisher; (631) 854-1500
- Sunnyvale, CA:** On January 26, 2004, the City of Sunnyvale adopted Ordinance #2002-0076, updating the city's building codes in

areas zoned for industrial use to allow a density bonus of 5% FAR for buildings that achieve a minimum of LEED Certified. The municipal code improvement can be found under Title 19.32.075 of the [Sunnyvale Municipal Code](#).

Contact: Steve Lynch, City of Sunnyvale; (408) 730-2793; SLynch@ci.sunnyvale.ca.us

Syracuse, NY: On September 10, 2007, the Syracuse Common Council adopted the Green Building Ordinance, requiring all new municipal construction and major renovations to meet LEED Silver. The ordinance also applies to the city's public schools.

On October 30, 2006, Mayor Matthew J. Driscoll issued a mayoral proclamation directing the City to achieve maximum energy efficiency and environmental sustainability relevant to the scope of the new construction or major renovation at the level of LEED Certified, unless this cannot be accomplished on a cost effective basis. All facilities and buildings are encouraged to achieve higher LEED rating levels, if feasible.

<http://www.syracuse.ny.us/mayorDocs/2/LEED%20Proc%20Final.pdf>

Telluride, CO: On March 29, 2005, the town council of Telluride adopted Ordinance #1236 that established the Town of Telluride [Green Building Code](#). This code requires all new residential construction, additions or remodels to comply with the Town's checklist of environmental requirements. Projects with proof of compliance with LEED requirements are compliant with the code.

Contact: Sam Samuelson, Town Building Official; (970) 728-2143; ssamuelson@telluride-co.gov

Tucson, AZ: The City of Tucson passed Resolution #20322 on April 18, 2006 requiring new city construction, major additions, or renovations over 5,000 ft² to achieve the LEED Silver certification level and to achieve a higher certification level when resources and conditions permit.

<http://www.civaneighbors.com/docs/environment/Resolution%2020322%20signed.pdf>

Contact: Vinnie Hunt, City of Tucson; (520) 791-5111 x311; Vinnie.Hunt@tucsonaz.gov

Tybee Island, GA: On May 25, 2006, the City of Tybee Island unanimously passed a [resolution](#) adopting a green building policy declaring that all new, occupied buildings will achieve the LEED Silver certification level and achieve a higher certification level when conditions and resources permit. Projects designed to the LEED Silver level must have a payback of no more than five years. If payback is anticipated to be over five years, city staff will recommend the level of LEED certification. All renovation projects and non-occupied buildings will include as many principles of LEED and the city's green building program as possible.

Contact: Paul Wolff, City of Tybee Island Council Member; tybeeduo@bellsouth.net

Vancouver, BC: On July 8, 2004, the City of Vancouver officially announced the adoption of green building standards – LEED for British Columbia (LEED-BC) for all new civic buildings greater than 500 square meters. New public buildings must achieve the LEED Gold certification. The City also mandated specific energy points in the LEED Rating System to ensure a 30% energy reduction in all new civic buildings.

<http://www.city.vancouver.bc.ca/ctyclerk/cclerk/20040708/pedec.htm>

Contact: Thomas Mueller; (604) 436-6818; thomas.mueller@gvrd.bc.ca

Washington, DC: On December 5, the City Council passed [Bill # B16-0515](#) that requires publicly-owned, non-residential, commercial projects to achieve either LEED for New Construction or LEED for Core and Shell Silver certification. Public schools will be required to achieve LEED for Schools certification after the rating system is released, or an equivalent schools rating system that requires commissioning.

In 2008, each tenant of a commercial building that improves a District-owned space of 30,000 square feet or more will be required to achieve LEED for Commercial Interiors certification.

In 2009, all new construction or major renovations to non-residential, private buildings 50,000 square feet or more must submit a green building checklist outlining green features that will be pursued. After 2012, non-residential and post-secondary educational facilities shall achieve LEED for New Construction or LEED for Core and Shell certification.

Bill #B16-0515 also called on the mayor to establish an incentive program for private residential and commercial buildings. Incentives will include an expedited permit review and may also include grants. The mayor will also establish a Green Building Fund for technical assistance and monitoring of green buildings, education, and incentive funding for private buildings.

Contact: Corey Buffo, General Counsel, District Department of the Environment; (202) 724-7859; Corey.Buffo@dc.gov

West Hollywood, CA:

On July 16, 2007, the City Council of West Hollywood passed the [Green Building Requirements and Incentives for Private Development](#) with an ordinance requiring residential and commercial projects to meet minimum energy

conservation and renewable energy requirements. Applicable projects include new construction, remodeling and tenant improvements. Applicable projects must earn a minimum number of points from the locally-developed West Hollywood Green Points program. Developments that achieve a minimum of LEED Certified are exempt from the requirements of the program. The Ordinance also calls for the establishment of a Green Buildings Resource Center at West Hollywood City Hall.

<http://www.newrules.org/electricity/solarwesthollywood.html>

In April of 2006, West Hollywood passed [Ordinance #06-733](#), requiring all new, remodeled or public tenant improvement projects of 10,000 square feet or greater to achieve a minimum of LEED Certified. All other publicly-funded buildings are encouraged to achieve the LEED Certified.

Contact: Steve Bailey, Building Safety Manager; (323) 848-6351

Whatcom County, WA:

On June 7, 2005, Whatcom County passed [Resolution #2005-028](#) that commits the county, where feasible, to meet LEED Silver for the construction of new and renovated county buildings over 5,000 square feet where the county provides the majority of funding.

The resolution also promotes the use of LEED in the private sector.

SCHOOL INITIATIVES – HIGHER EDUCATION [\[top\]](#)

Arizona State University:

The university has a LEED initiative to attain a Silver rating for all new buildings.
<http://www.asu.edu/fm/greenbuilding.htm>

Contact: Ray Tena, Facilities Management, ASU; (480) 965-1835; Ray.Tena@asu.edu

Ball State University: The University adopted a policy in September 2003 requiring new construction to be LEED certified at the highest level possible.

<http://www.bsu.edu/cote/media/pdf/091503leedsresolution.pdf>

Contact: Bob Koester, Professor of Architecture & Director; Center for Energy/Research/Education/Service; Ball State University; (765) 285-1136; rkoester@bsu.edu

Bowdoin College: Bowdoin College's 2005 Building Design Standards for Renovation Projects provides a framework for sustainable design and draw heavily from the LEED rating system. Two new residential halls are applying for LEED certification.

<http://www.bowdoin.edu/sustainablebowdoin/pdf/sustainable-design.pdf>

Brown University: The University has a goal to achieve LEED Silver for new construction and major renovation projects.

California Polytechnic State University:

On October 23, 2003, the University adopted a resolution for the Student Housing North project, the largest housing project in the history of CSU, to be LEED certified at the highest level feasible.

Resolution for use of LEED: <http://www.calpoly.edu/~acadsen/resolutions/2003-2004/AS-605-03-EC.pdf>

Associated Students, Inc. Resolution: http://www.asi.calpoly.edu/government/documents/Resolution04-03_Sustainability_and_Future_Campus_Developme..pdf

Sustainability website: <http://www.facilities.calpoly.edu/campusprojects/projects/sustainability/index3.htm>

Contact: Margot McDonald, Architecture Department, Cal Poly; (805) 756-1298; mmcdonal@calpoly.edu

Carnegie Mellon: New construction and significant renovations will achieve LEED certification with the target of LEED Silver certification. The university will also use LEED for Commercial Interiors where applicable for less extensive renovations.

http://www.cmu.edu/greenpractices/green_initiatives/leed_buildings.html

Contact: Peg Hart, Campus Design and Facility Development; (412) 268-5567; hart@andrew.cmu.edu

Clemson University: All new construction must achieve a minimum of LEED Silver certification.

<http://www.clemson.edu/leed/>

Connecticut College: The college adopted a green building policy including a goal to utilize guidelines such as LEED to evaluate the sustainability of construction projects.

<http://camel.conncoll.edu/ccrec/greennet/GreenBuildingPolicy.pdf>

Dartmouth College: All new construction must achieve LEED certification.

<http://www.dartmouth.edu/~stplan/imperatives/facilities.html>

Duke University: The university aims to have its new buildings and renovations achieve LEED Certified level at a minimum.

<http://www.duke.edu/sustainability/buildings.html>

Emory University: The University has a goal for new construction to achieve a LEED Certified level.

<http://www.fm.emory.edu/emory-std/frontend/00030.pdf>

Georgia Institute of Technology:

All buildings currently in design must utilize green features and some projects will pursue LEED certification as appropriate.

Campus Master Plan: <http://www.space.gatech.edu/masterplan.htm>

Contact: Leslie M. Saunders, Sr., Director, Capital Planning & Space Management; (404) 894-4801;
leslie.saunders@spaceplan.gatech.edu

Harvard University: The Harvard Green Campus Initiative (HGCI) works to support environmental sustainability on campus and encourages buildings to incorporate the LEED rating system where possible. Several campus buildings are pursuing and have achieved LEED certification.
<http://www.greencampus.harvard.edu/hpbs/services.php#LEED>

Contact: Mike Crowley, Manager, High Performance Building Service; Michael.Crowley@harvard.edu

Lewis and Clark College:

The university developed a green building strategy that includes constructing new LEED buildings with a goal of LEED Silver certification.

<http://www.lclark.edu/dept/lcsc/buildings.html>

Massachusetts Institute of Technology:

All new construction and renovations are required to achieve LEED Silver certification.

<http://web.mit.edu/environment/commitment/gbtf.html>

Northwestern University:

As a standard for design and construction, all new and renovated university buildings will meet the LEED Certified level. Each project will be evaluated on its ability to meet a higher LEED certification level.

http://www.northwestern.edu/fm/environmental_sustainability.htm

Omaha Metropolitan Community College:

All new Metropolitan Community College construction projects and sites must meet the minimum level of LEED certification.

Final Plans and Specifications: Policy # 91105; <http://www.mccneb.edu/bogpolicies/>

Contact: Patrick Leahy, Chair, Board of Governors of Metropolitan Community College; (402) 399-1101

Pitzer College:

Pitzer College's 2003 Housing Master Plan includes a goal to using green design strategies, including LEED. The college is pursuing LEED certification for three new residence halls as part of the Residential Life Project.

<http://www.pitzer.edu/offices/advancement/campaign/sustain.asp>

Pomona College:

The college uses the LEED rating system as one standard of reference for the construction and renovation program.

<http://www.pomona.edu/cpm/environpolicy.shtml>

Princeton University:

New construction and major renovation projects are encouraged to use LEED in the design phase and to submit their LEED scorecard to the university before official submission.

http://facilities.princeton.edu/DesignConstruction/designstandards/_pdf/1.2.pdf

Rice University:

In August 2006, the university committed to build all future, new construction projects to meet any level of LEED certification.

http://sustainability.rice.edu/index.cfm?doc_id=7318

See the [press release](#).

Santa Clara University:

The university has a goal of LEED certification on all new projects. LEED criteria are being applied to major renovations and smaller projects.

Contact: Joe Sugg; (408) 551-1606; jsugg@scu.edu

State University of New York:

All new construction is encouraged to follow LEED guidelines as per Executive Order #111, June 2001.

<http://www.nyserda.org/programs/exorder111.asp>

SUNY- University of Buffalo has created its own High Performance Building Guidelines.

<http://wings.buffalo.edu/ubgreen/guidelines.html>

University of California:

All new buildings on the University of California campuses, except for laboratories and acute care facilities,

proposed for construction after July 2004, must meet a minimum of LEED Certified level. Campuses will aim for LEED Silver whenever possible. Laboratories will aim to achieve LEED Certified rating as appropriate.

The university is exploring using LEED for Existing Buildings. <http://www.ucop.edu/facil/greenbldgs/>

University of Central Florida:

In 2006, the university adopted LEED Silver for buildings that are new or undergo major renovations. http://www.fp.ucf.edu/guides/construction_requirements.pdf

University of Cincinnati:

New construction must achieve LEED certification with a target of Gold. <http://www.uc.edu/architect/documents/design/sustain1.pdf>

University of Connecticut:

In March 2007, the Board of Trustees adopted a new Sustainable Design & Construction Policy, which requires all new building and renovation projects at the university costing \$5 million or more to meet LEED Silver.

University of Florida: The University of Florida requires all new construction and major renovation projects to be LEED certified.

<http://www.facilities.ufl.edu/sustain/index.htm>

Contact: Bahar Armaghani, University of Florida; Facilities, Planning, Construction; (352) 294-0080; barmagh@ufl.edu

University of North Carolina at Chapel Hill:

The university will use LEED guidelines to develop a sustainability program for new projects.

University of Oregon: All new construction projects must meet LEED certification.

<http://darkwing.uoregon.edu/%7Euplan/sustainable.html#sustplan>

University of Richmond:

In November of 2000, the Board of Trustees of the University of Richmond issued a Campus Master Plan (CMP) will commit "to making its construction projects environmentally responsible." The written commitment identifies that the University will devote at least 1.5% of the total construction costs for each project toward sustainable design specifications that are consistent with the LEED rating system. Certification with U.S. Green Building Council is encouraged, but not required. The CMP also directs at least one member of the University facilities staff to become a LEED AP.

Contact: Andrew McBride, AIA, LEED AP, University Architect; University of Richmond; (804) 289-8964; amcbride@richmond.edu

University of South Carolina:

The University of South Carolina has created Sustainable Design Guidelines, which provide a tool to assist decision makers, designers, and contractors as they incorporate sustainability into all future construction projects and renovations on campus. The University is committed to pursuing LEED goals in all building construction projects, and all projects are expected to apply the sustainable guidelines to the greatest extent possible.

<http://www.housing.sc.edu/sustainmain.asp>

Contact: Michael Koman, University of South Carolina; (803) 777-1986; komanmd@gwm.sc.edu

University of Tennessee at Knoxville:

On September 11, 2007 UT-Knoxville Chancellor Loren Crabtree signed the Talloires Declaration and the American College and University Presidents' Climate Commitment. As a step towards fulfilling those commitments, the Chancellor announced the University's [new policy](#) that requires all new buildings or major renovations on main campus costing a minimum of \$5 million to achieve LEED certification.

University of Vermont:

The University's policy, Environmental Design and Vermont Purchasing in New and Renovated Buildings, states that all new buildings and major renovations will achieve a LEED Certified level. <http://www.uvm.edu/%7Euvmpg/ppg/facil/greenbuilding.html>

University of Washington/Washington Community Colleges:

As per ESSB 5509 (see Washington listing above), state-funded projects over 5,000 sq ft, including school district buildings, must achieve LEED Silver certification.

ESSB 5509: <http://www.leg.wa.gov/pub/billinfo/2005-06/Htm/Bills/Senate%20Passed%20Legislature/5509-S.PL.htm>

Community Colleges, Dept. of General Administration, The Evergreen State College, and several other smaller agencies have made LEED Silver the standard for design and construction, however certification is not required.

SCHOOL INITIATIVES – K-12 [\[top\]](#)

Cincinnati, Ohio Public Schools:

On September 10, 2007, the Cincinnati Board of Education resolved to adopt “Green Guidelines” for its future public school projects. Pursuant to this resolution, all new Cincinnati public schools will strive for LEED Silver, requiring a minimum of four schools to meet LEED Silver and one additional school to achieve either LEED Gold or LEED Platinum. The resolution addresses most Segment 2 and all Segment 3 schools. The segments are part of a schedule set forth in the Board’s [Facilities Master Plan](#) that has already addressed the needs of Segment 1 schools and some Segment 2 schools. All Schedule 3 schools that are to be rehabilitated will strive for LEED Certified, while higher performance is encouraged.

The resolution also requires all certified schools to make readily available graphic information on sustainable features for educational purposes and also encourages the integration of sustainable design principles into the curriculum for the entire school district.

Contact: Mike Burson, Facilities Director; Cincinnati Public Schools; (513) 363-2000

Illinois Public Schools: On August 24, 2007, the Illinois State Senate amended the School Construction Law ([Public Act #95-0416](#)) with the governor’s approval, directing the Capital Development Board to only issue grants to school projects with LEED for Schools or comparable rating system certification, or to projects that meet the standards set forth by the Capital Development Board’s Green Building Advisory Committee.

Montgomery County, Maryland Public Schools:

The county has developed a High Performance Green Building Plan that outlines strategies to implement LEED in some county public school construction.

FY 2005 High Performance Green Building Plan:

<http://www.mcps.k12.md.us/departments/facilities/greenschoolsfocus/2004%20High%20Performance%20Green%20Building%20Plan%20for%20MCPS.pdf>

Contact: Anja Caldwell, Green Schools Program Manager; Montgomery County Public Schools; (301) 279-3475; Anja_S_Caldwell@mcpsmd.org

New Jersey Public Schools:

Governor James McGreevey signed Executive Order #24 on July 29, 2002 requiring all new schools to incorporate LEED guidelines in new construction.

<http://www.state.nj.us/infobank/circular/eom24.htm>

Pennsylvania Public Schools:

In July 2005, the Pennsylvania legislature passed [House Bill 628](#), amending the Public School Code to provide a financial incentive to public school districts that achieve LEED Silver certification.

On April 25, 2006, school districts in Allegheny, Montgomery, Perry, Philadelphia, Westmoreland, Erie and Delaware counties were awarded a grant as part of the Green Schools Grant Program. School construction projects must achieve at least a LEED Silver certification.

Green Schools Grant Program: <http://www.gggc.state.pa.us/gggc/cwp/view.asp?a=517&q=157139>

Syracuse, New York Public Schools:

On September 10, 2007, the Syracuse Common Council adopted the Green Building Ordinance, requiring all new municipal construction and major renovations, including public school projects, to meet LEED Silver. The ordinance will take effect on October 1, 2007.