

DRAFT Sustainable Development Policy Proposal – Overview

03/27/11

	New Construction Major Additions & Alterations	Tenant Improvements	Green Leases	Sites	Existing Buildings
Applicability	City owned and financed buildings*	Privately leased space w/in city owned buildings City tenant space w/in privately owned buildings	City as tenant or landlord	City owned facilities	City owned buildings
Large scale projects	2012 – LEED Gold w/ specific point criteria for energy, water, waste, & alt. transportation 2017** – LEED Platinum w/ specific point criteria	2012 – LEED Gold w/ specific point criteria for energy, water, waste, & alt. transportation 2017 – LEED Platinum w/ specific point criteria	Leasing templates to incorporate guidelines for environmental performance	Citywide best management practices	Citywide Portfolio Targets Reduce Energy: 2015-10% 2020-20% 2030-40% Reduce Water: 2015-10%; 2020-15%; 2030-30%
project scope:	5,000 SF or greater	5,000 SF or greater -and- includes mechanical, electrical and plumbing	New or renewing leases	All landscaped areas	All buildings
Small scale projects	FAS Capital Green**	FAS Capital Green	N/A	N/A	N/A
project scope:	Less than 5,000 SF and non-LEED eligible projects	All other projects			
Pilot	Living Building Challenge	N/A	N/A	Sustainable Sites Initiative: expand current pilot	LEED for Existing Buildings Operations & Maintenance

*Projects with city financing to meet equivalent standards. OH projects to meet State Evergreen Standard. Exemptions for non-LEED eligible projects.

**Consistent with the next CIP cycle.