Appendix A:
Agency/Department Green Building Policies

Office of Management and Budget

- OMB Circular No. A-11 (2002), Section 55 – Energy and Transportation Efficiency Management: Encourages agencies to incorporate ENERGY STAR® or LEED™ building standards into up front design concepts for new construction and/or building renovations. Agencies must report if they incur or anticipate incurring additional costs for incorporating these standards.

Army

- (4/26/00): Sustainable Design and Development (DASA, I&H)
    - Incorporate sustainability into installation planning and infrastructure, balanced with cost and customer requirements.
    - ACSIM to develop implementing policy; USACE to develop technical guidance.

- (5/26/00): Sustainable Design and Development Policy (ACSIM)
    - SUSTAINABLE DESIGN AND DEVELOPMENT defined as "the systematic consideration of current and future impacts of an activity, product or decision on the environment, energy use, natural resources, the economy and quality of life."

- (1/18/01): Deconstruction and Re-Use of Excess Army Buildings (DASA, I&E)
    - The Army will develop policy, provide technical assistance and develop technologies for building deconstruction and reuse, in cooperation with other Federal agencies.

- (5/1/01): Technical Letter ETL 1110-3-491: Sustainable Design for Military Facilities (Chief, Engineering and Construction Division, USACE)
    - Introduction of SPiRiT and additional technical guidance.
    - All USACE military facility design shall phase in SUSTAINABLE DESIGN AND DEVELOPMENT and strive for SPiRiT Bronze.

- (5/4/01): Sustainable Project Rating Tool (SPiRiT) (ACSIM)
    - As of 6/1/01, Army will begin using SPiRiT. Initial goal is for all MACOM and installation projects to achieve a minimum Bronze rating. There will also be SUSTAINABLE DESIGN AND DEVELOPMENT Showcase Projects aiming for higher ratings.

- (6/1/01): SUSTAINABLE DESIGN AND DEVELOPMENT (Director of Military Programs, USACE)
    - All new designs shall strive to achieve Bronze; when District can't achieve this, they must inform HQ.

- (3/18/02): SUSTAINABLE DESIGN AND DEVELOPMENT (Assistant Secretary, I&E)
    - Endorses and emphasizes goal.

- (12/21/02): Sustainable Project Rating Tool (SPiRiT) (ACSIM)
    - All projects beginning with FY06 will achieve Silver level.

- (2/4/03): SUSTAINABLE DESIGN AND DEVELOPMENT (Director of Military Programs, USACE)
    - Reiterates Silver goal.
    - Ten showcase projects in FY03 and increase by two every year after. Showcase projects should aim for Gold.

- (3/18/03): SUSTAINABLE DESIGN AND DEVELOPMENT (Assistant Secretary, I&E)
    - Silver rating minimum requirement for FY 2006 MILCON projects currently under design.
    - Gold rating minimum requirement for all other FY 2006 and future-year MILCON projects.
    - Gold goal for projects under the Residential Communities Initiative.

Navy

- PDPS 98-01 (6/18/98), Design of Sustainable Facilities and Infrastructure
    - Applies to all projects; no increase in first cost or design costs; key is integrated design.

- PDPS 98-02 (6/18/98), Criteria Supporting Design of Sustainable Facilities
    - Industry-based.

- PDPS 98-03 (6/18/98), Procurement of Sustainable Facilities – AE Contracts
    - Architects and engineers must demonstrate "knowledge and demonstrated experience in applying sustainability concepts and principles to facilities and infrastructure problems through an integrated design approach."

- Memo, 7/2/02, Adopting the U.S. Green Building Council's LEED Rating System™, from J.W. Wright, Chief Engineer: LEED™ (at least Certified) required as a tool and metric; submission for LEED™ certification not required.

Air Force

- (12/19/01): Sustainable Design and Development Policy (The Civil Engineer, DCS/Installations & Logistics)
    - Declares "Air Force policy to apply sustainable development concepts in the planning, design, construction, environmental management, operation,

maintenance and disposal of facilities and infrastructure projects, consistent with budget and mission requirements."

- Calls for "integrated programming and project planning" through the use of multidisciplinary teams and the selection of contractors partly on the basis of their knowledge of environmental issues.

- LEED™ is described as "the Air Force preferred self-assessment metric." At least 20 percent of each major command's projects are to be selected as LEED pilot projects in FY04, with increasing percentages of projects until FY09, when all military construction projects are to be capable of achieving LEED™ certification.

General Services Administration

- Facilities Standards for the Public Buildings Service (PBS-P100) (revised 2000) <http://policyworks.gov/org/main/mp/gsa/index.html>
  - "GSA is committed to incorporating principles of sustainable design and energy efficiency into all of its sustainable building projects." Sustainable design is defined as an "integrated, synergistic approach, in which all phases of the facility lifecycle are considered."

  - "These principles shall serve as the basis for planning, programming, budgeting, construction, commissioning, operation, maintenance, decommissioning of all new GSA facilities, and for major renovation and alteration of existing buildings and facilities."

  - All GSA buildings must be certified through LEED™, and are encouraged to achieve a Silver rating.

National Park Service

- Memorandum of Understanding Between the Secretary of Energy and the Secretary of the Interior (4/27/99) <http://www.nps.gov/renew/mou.htm>
  - Inaugurates a joint "Green Energy Parks" program.

- A98(2450): (7/13/99) Environmental Leadership (Director, NPS) <http://www.nps.gov/renew/leadership.htm>
  - "Environmental leadership" includes full compliance with environmental laws, going beyond compliance with pollution prevention and sustainability, and educating NPS staff, concessionaires and visitors on these concepts.

  - This commitment is to be codified in an implementation plan, performance goals, management policies, guidance, and environmental audits.

Environmental Protection Agency

- EPA incorporates sustainable building principles into the siting, design, and construction of all new facilities, as well as the renovation and maintenance of existing facilities. The Agency requires Silver LEED™ certification for new significant building construction or acquisition. EPA has a *Green Buildings Vision and Policy Statement* that serves as a guide for sustainable projects. http://www.epa.gov/greeningepa/p2/eppgoals.htm http://www.epa.gov/greeningepa/projects/policy.htm.

- EPA has made an effort to improve environmental performance through green lease riders, i.e., amendments to traditional lease language that emphasize energy, water, and resource efficiency. Following are links to green lease riders for buildings constructed recently in Kansas City, Kansas.
  http://www.epa.gov/greeningepa/content/energy/grider_hq.htm
  http://www.epa.gov/greeningepa/content/energy/grider_stc.htm

- EPA's Office of Administration and Resources Management supports the Laboratories for the 21st Century Program (Labs21), which assists Federal government and private laboratories in the design and operation of environmentally sustainable laboratories and is helping the U.S. Green Building Council develop environmental performance criteria for labs. http://www.epa.gov/greeningepa/labs21/index.htm

Department of Energy

- DOE Order 430.2A, Departmental Energy and Utility Management, on April 15, 2000. While emphasizing the energy efficiency strategies of Executive Order 13123, DOE Order 430.2A directed the application of sustainable design principles to new buildings and recommended the application of sustainable design principles to major alterations of existing buildings.

National Aeronautics and Space Administration

- The National Aeronautics and Space Administration (NASA) is committed to implementing sustainable designs in its Construction of Facilities (CoF) program. NASA policies stating their requirements for implementing sustainable designs recently established goals for CoF projects to meet the LEED™ rating of Silver. NASA encourages its designers to strive for the LEED™ Gold rating, if cost effective. NASA has included sustainable design factors in its overall corporate prioritization and rating process, for approving projects and obtaining CoF funding.

- NPG 8570.1, Energy Efficiency and Water Conservation Technologies and Practices: Provides guidance for accomplishing cost and energy efficient, renewable energy, and water conservation measures in NASA facilities and operations.

  - NPG 8570.1.P.1.2: "NASA Procedures and Guidelines (NPG) has been prepared to assist NASA Headquarters, Centers, and Component Facilities, Strategic Enterprises,

and Institutional Program Offices in implementing the requirements of Federal law, Executive Orders, and NASA policy related to energy and water conservation and efficiency management. This NPG serves as a practical reference and source of guidance for use by NASA managers and other responsible staff in ensuring that NASA facilities and related operations comply with the letter and spirit of NECPA and EO 13123."

  - NPG 8570.1.3.1.1: "Energy efficiency and conservation management ensure that energy and water are used effectively and judiciously. A successful program not only involves energy conservation and engineering, but every area of institutional management, including facilities and maintenance management, procurement, administration, and communications and public affairs."

  - NPG 8570.1.3.7.2: "The purpose of an energy awareness program is to eliminate energy waste by making energy users more energy conscious. An awareness program attempts to influence energy users' attitudes and behavior to reduce energy waste, promote energy efficiency, prevent pollution and reduce costs. Potential savings from awareness depends on the Center's current level of efficiency and the motivation of its personnel. An effective program targets specific audiences, involves as many energy users as possible, is widely publicized, and makes energy-saving actions and goals as concrete as possible. The program should be creative, consistent, continuous, and informative."

- NPG 8500.1, NASA Environmental Management: Provides guidance for overall environmental stewardship in NASA facilities through resource conservation, waste reduction, waste management, and remediation of toxic sites.

  - NPG 8500.1.f: "Actively partner with Federal, State, and local regulatory agencies, as appropriate, to leverage available resources and comply with environmental requirements, prevent pollution, reduce waste generation, and manage natural resources in the most efficient and effective manner possible."

- NPG 8820.2C, Facility Project Implementation Handbook (FPIH):

  - Provides a ready reference to pertinent policy and guidance for management of facility planning, budgeting, design, construction, and activation.

  - Committed to making "provisions for alternate energy sources for reasons of reliability, economy, and/or pollution control."

Department of Health and Human Services:

- Beginning in FY 2000, the HHS Energy Program and the HHS Environmental Quality Program began specifically addressing Green Buildings and sustainability. Applicable Executive Orders, directives, and initiatives were analyzed and integrated into the existing policies, programs, and projects. Policy memorandums and directives were

issued by the Assistant Secretary addressing alternative financing, renewable energy applications, Energy Star® buildings and hospitals, state funding for renewables and clean energy, and training. The operating divisions in turn incorporated the information into the existing energy and environmental programs and goals.

- Centers for Disease Control and Prevention (CDC), the Food and Drug Administration (FDA) and the National Institutes of Health (NIH) Design Policies and Guidelines include the mandated use of life-cycle costing, Energy Star and energy efficient product specification and procurement, sustainable design and development principles included in the *Whole Building Design Guide* and in the LEED™ rating system, and the analysis of renewable energy systems.

- In FY 2002, CDC joined the U.S. Green Building Council (USGBC) and is actively promoting the use of the *Whole Building Design Guide* and LEED™ rating system. Three new major construction projects were registered with USGBC in FY 2002, with a goal of achieving a LEED™ certification for these new buildings. In addition, HHS OPDIVs participate in the EPA Labs for the 21st Century program with the intent of designing and constructing more sustainable laboratories.

Department of State

- The State Department includes sustainable and green building language in its Requests for Proposals (RFPs) and is also incorporating it into the Standard Embassy Design contract requirements.

- RFP C.4.5 Sustainable Design:
  "The Contractor shall utilize the LEED Green Building Rating System (Version 2.1) as developed by the U.S. Green Building Council to earn a minimum LEED Certified Rating (26 points) for the office building(s) and compound sitework. Refer to C.5.5.1.5.2 for associated reporting requirements."

- RFP C.5.5.1.5.2 Sustainable Design Rating:
  "The Contractor shall complete the LEED™ 2.1 Reporting Format (Attachment J.2.11) for the Design Development Submittal. The Contractor shall prepare the LEED™ Certification documentation for the minimum 26 LEED™ points being earned as defined under LEED™ 2.1. When LEED™ documentation is complete, the Contractor shall transmit two copies to the USG for acceptance."