



Overall Certifications

- Achieve Minimum LEED® Gold certification
- Achieve Fitwel certification
- Include design and construction elements that satisfy preconditions for WELL certification



Location and Sites

- Provide 5% of total parking spaces as preferred parking, with striping for carpools and green vehicles
- Pre-wire 5% of total parking as electric vehicle-ready spaces
- Provide an outdoor recreation, fitness, rest, or amenity space



Energy

- Reduce whole-building energy consumption 25% below the ASHRAE 90.1-2010 baseline
- Meet the prescriptive levels of thermal insulation for building envelopes based on city and/or state code
- Reduce on-site peak demand levels by 10% by using battery storage
- Design all new projects with pre-wiring to be solar ready



Water

- Reduce outdoor potable water consumption to 50% below UPC baseline
- Reduce indoor potable water consumption to 35% below UPC baseline
- Provide accessible water bottle-filling ability at water outlets on every floor



Smart and High-Performance Buildings

- Develop a master metering strategy for energy and water that enables whole-building consumption readings, and provide submetering to tenants that lease 25,000 rentable square feet or more
- Conduct 12-months of post-occupancy performance monitoring, measurement, and verification
- Engage a third-party commissioning agent for enhanced and retro commissioning for one year of services



Materials and Waste

- Procure 25% of sustainable project materials from sustainable sources
- Procure 10% of project materials regionally
- Divert 65% of project construction and demolition waste from landfills
- Specify and include project products to achieve 10 Environmental Product Declaration or Health Product Declaration points



Indoor Environmental Quality

- Exceed ASHRAE 62.1-2010 guidelines for ventilation rates
- Plan and implement an Indoor Air Quality Management Plan
- Design workplaces to make natural daylight accessible from a majority of workspaces, and provide views of nature from the majority of workspaces
- Select low-emitting materials that achieve the relevant thresholds for three LEED categories



Physical Activity and Wellness

- Provide interior stairs that are accessible during regular business hours and clearly visible from the building's main entrance
- Provide a multi-purpose room that can be scheduled for wellness activities or on-site exercise by all regular occupants