SECTION 01 81 00 – DESIGN SUSTAINABILITY GUIDELINES

PART 1 – GUIDELINES

As part of our commitment to sustainability, Washington University has adopted a policy that, as a minimum, all new buildings and renovations will be designed and constructed to incorporate green building guidelines based upon the following:

- **Projects under $2 million**
  Green Building Guidelines shall be practiced. Design and construction practices and all material selections and their installation shall comply in strict accordance with the US Green Building Council (USGBC).

- **Projects $2 - $5 million**
  Green Building Guidelines shall be practiced and documented. Submission to the USGBC for LEED certification shall be optional, on a per project basis. Design and construction practices and all material selections and their installation shall comply in strict accordance with the US Green Building Council (USGBC).

- **Projects $5 million and above**
  Green Building Guidelines shall be adhered to, documented and submitted to the USGBC for certification and achieve a minimum level of LEED silver under one of the following rating systems:
    - LEED NC for new construction, LEED CI for commercial interiors and LEED CS for Core & Shell. Projects will be reviewed in detail on an individual basis seeking silver to platinum status. The level of potential achievement will be determined for each project during the conceptual or preliminary design phase after completing a Washington University LEED Scorecard (Appendix A). All material selections and their installation shall comply in strict accordance with the US Green Building Council (USGBC).

PART 2 – CONTRACT DOCUMENT GUIDELINES

In addition to performing basic scope of services, the architectural firm shall have on staff a LEED Accredited Professional (LEED AP) or employ a LEED AP to serve as a principle participant of the project team to serve as the principle facilitator for LEED compliance, directing the team members in achieving the highest possible rating, using the Owner’s basis of design and to coordinate and monitor the documentation of the project. The scope of work includes the documentation and submission process to the USGBC from registration through certification. The principle LEED AP team member shall be familiar with the appropriate LEED NC, CI and CS rating system and have completed a minimum of two LEED projects.

The selected engineering firm(s) must also have a LEED AP on staff or employ a LEED AP to serve as a principle participant of the engineering project team and the engineering interface facilitator. The LEED AP team member shall also be familiar with the appropriate LEED NC, CI and CS rating system and have completed a minimum of two LEED projects.

PART 3 – EXECUTION

At the beginning of each project, the architect/engineer/owner shall review the project scope, confirming the type of building, project estimated cost and the appropriate rating system to apply, followed by review and completion of the Washington University LEED Score Card (Appendix A). Implementation shall strictly adhere to Section 01 8113 – Sustainable Design Requirements.

END OF SECTION