

Federal Sustainability at GSA

Society of American Military Engineers

May 4, 2011

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GSA, Region 8



Federal Building Performance Requirements

- Guiding Principles for Federal High Performance Buildings
- Executive Order 13514
- Energy Independence & Security Act (EISA) of 2007
- Energy Policy Act (EPACT) of 2005
- LEED Certification (Gold)

Executive Order 13514- Federal Leadership in Environmental, Energy & Economic Performance

- Within 90 days of order, agencies must report to Council on Environmental Quality (CEQ) Chair and Director of OMB a % reduction target for agency-wide reductions of scope 1 and 2 greenhouse gases by 2020.
- Within 240 days of order, agencies must submit a Strategic Sustainability Performance Plan and report to CEQ Chair and Director of OMB a % reduction target for agency-wide reductions of scope 3 greenhouse gases by 2020.
- **President Obama announced in January 2010 that the federal government will reduce its GHG emissions by 28% by 2020.**

EO 13514 (cont.)

- Improve water use efficiency (2%/yr to 26% by 2020)
- Promote pollution prevention/eliminate waste (50% diversion rate by 2015)
- Advance regional & local planning
- Implement high performance sustainable federal bldg. D&C/O&M
- Advance sustainable acquisition
- Promote electronic stewardship
- Sustain environmental management practices (EMS, etc.)

EO 13514 (cont.)

- Requires establishment of “Steering Committee on Federal Sustainability”
- Requires agencies to designate Senior Sustainability Officers
- Each agency shall develop, implement, and annually update Strategic Sustainability Performance Plans
- Sec 13: “Recommendations for Vendor and Contractor Emissions”

EISA 2007

Federal Building Performance

- Sec. 323(c) – Use of Energy Efficient Lighting (bldg. projects)
- **Sec. 433** – Reduce Fossil Fuel Generated Energy Consumption
 - 55% in FY 2010
 - 100% in FY 2030
- Sec. 435 – Lease only Energy Efficient Buildings (**Energy Star**)
- **Sec. 436** – Establishment of Office of Federal High Performance Green Buildings (within GSA)
- Sec. 439-Accelerate use of Efficient Lighting Technologies and Geothermal Heat Pumps in GSA facilities

Energy Policy Act of 2005

- Requires federal buildings exceed ASHRAE 90.1 2004 (now 2007) by 30%.
- Federal buildings must be metered by FY 2013
- Federal agencies must purchase renewable energy
 - Not less than 3%; 2007-2009
 - Not less than 5%; 2010-2012
 - Not less than 7.5%; 2013 and after

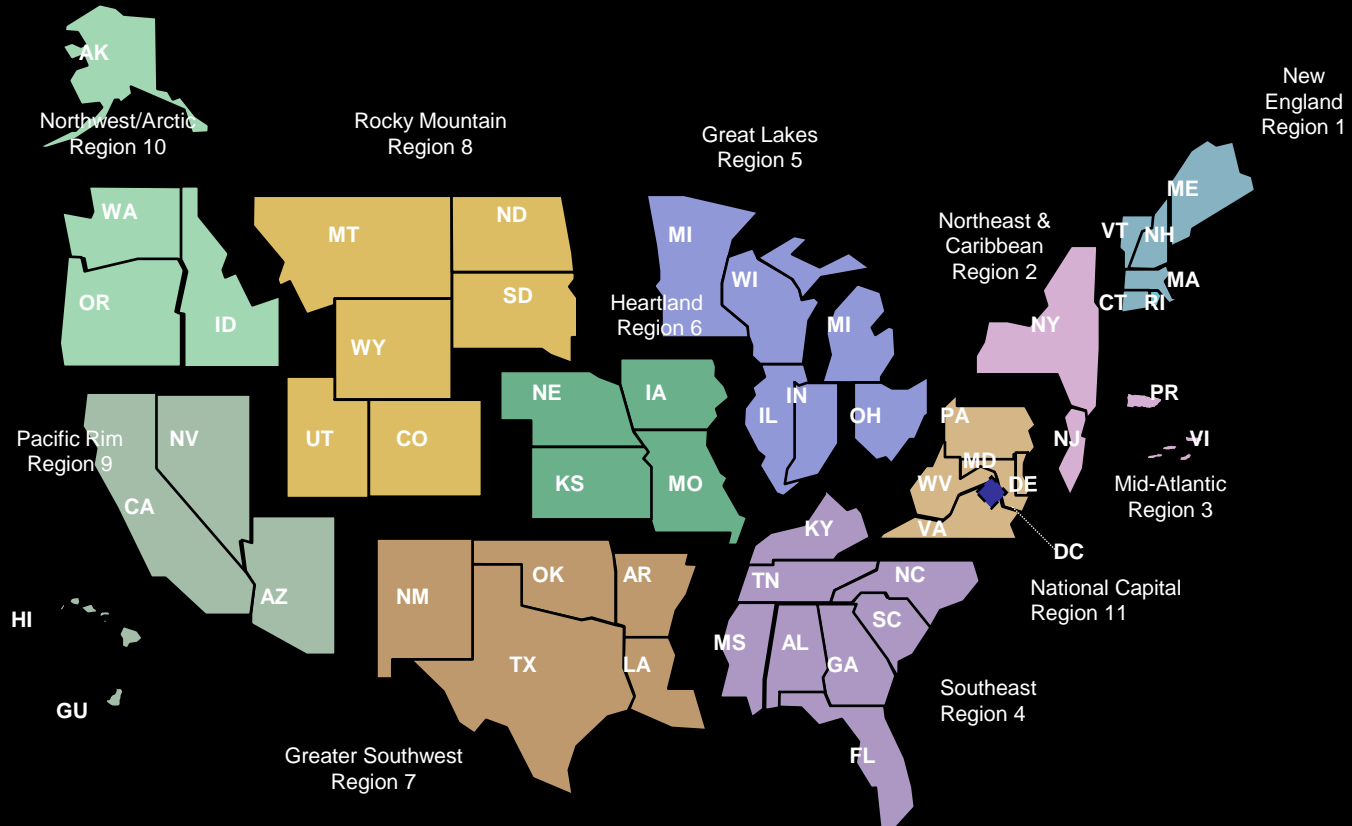
Guiding Principles on Federal High Performance Buildings

- I. Employ Integrated Design Principles
- II. Optimize Energy Performance
- III. Protect & Conserve Water
- IV. Enhance Indoor Environmental Quality
- V. Reduce Environmental Impact of Materials

GSA in Nutshell

- Public Buildings Service (PBS) – Provides space to federal agencies (tenants)
 - Federal space
 - Leased Space
- Federal Acquisition Service (FAS)
 - Multiples Award Schedules
 - Fleet
 - Travel

PBS REGIONAL ORGANIZATIONS



GSA Design & Construction

- Capital Program (larger projects)
 - Congressional Line Item Funding
 - Typically D & C contracts are project specific term contracts
 - Use IDIQ contracts for support
 - Studies, CM, Estimating, NEPA, etc.

Repair & Alterations Program

- Managed by the PBS Service Centers
- Discretionary (annual) funding
 - \$15-\$40 Million/year
 - Projects under \$3 million
- D & C contracts tend to be IDIQ

The GSA Stimulus Package

- \$5.5 Billion total funding
 - \$1.0 Billion for new construction of courthouses, land ports of entry and federal buildings
 - \$4.5 Billion for modernization and sustainability of existing buildings

GSA Region 8 has awarded all ARRA work

GSA LEED Requirements

- New Construction, Major Modernizations and Leased Build to Suit
 - LEED Silver (leases)
 - LEED Gold (new construction/major modernizations)
 - Integrated Design

GSA Green Building Initiatives

- Office of Federal High Performance Green Buildings
 - Director Kevin Kampschroer
- PBS Chief Greening Officer – Eleni Reed
 - Green Proving Ground
 - PBS Sustainability Council
- Smart Buildings Division
 - Director, Frank Santella

Office of Federal High Performance Green Buildings (OFHPGB)

- Now located in the GSA Office of Government Wide Policy
- The OFHPGB works with all real property-managing federal agencies **to identify and expand opportunities and remove barriers to sustainable facilities** and to lead the marketplace by piloting and adopting transformative sustainable practices.
- The office is also a key player in the federal government's implementation of Executive Order 13514, along with federal partners including the Office of the Federal Environmental Executive, US Department of Energy and US Environmental Protection Agency.

Office of Federal High Performance Green Buildings (cont.)

- **National Academies Report “Achieving High-Performance Federal Facilities: Strategies and Approaches for Transformational Change”**
 - <http://www.gsa.gov/portal/content/253425#>

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PBS Green Proving Ground

- The GPG program aims to increase the environmental performance of GSA's portfolio while fostering a **culture of innovation** within the agency.
- Installation, testing, monitoring and assessment of green building technologies.
 - Test Bed Projects (DOE laboratories-**16 selected**)
 - Pilot Projects (**140 submitted**)
 - Industry RFI (**Solicitation Number: GS-00P-11-CY-C-0016**)
- Measurement and Verification
- GPG Information System (in development)

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PBS Smart Buildings Division

GSA Smart Buildings successfully merge building management, building control, and IT systems to optimize system performance and simplify facility operations.

In general GSA Smart Buildings accomplish the following:

- Implement a **single optical IP backbone**
- Integrate disparate building systems so they can be controlled by a centralized common user interface
- **Use a shared network for all building-system communications**
- Maximize building performance and efficiency by **integrating building systems** such as lighting, HVAC, safety, power management, utility metering, security (access control, video surveillance, and visitor management), etc.

Smart Buildings Division (cont.)

- Use technology and strategies that **add long-term, sustainable value to the property.**
- Are high-performance buildings that provide significant benefits to the Federal Government, property/facility management professionals, and end-users

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Life Beyond the Stimulus Bill (ARRA)

- Anticipate decreased capital program
- Continued R & A program
- Portfolio restructuring
- Focus upon GHG reductions
 - Energy efficiency
 - Renewable Energy
 - New Technologies
- Next Generation Workplace
 - Decreased real estate and environmental footprint
 - “Mobile workplace”

HOW TO FIND THE WORK

- The federal government advertises all their work on

Fedbizopps <http://cbd.cos.com/>

Next Steps

- Get up to speed on EO 13514, EISA 2007, EPACT 2005, Guiding Principles and LEED certification
- Watch Fed-Biz Opps
- Look to optimize your team

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