RATING SYSTEM

BUILDING DESIGN AND CONSTRUCTION: CORE AND SHELL

SECOND PUBLIC COMMENT DRAFT
SEPTEMBER 2024

SCORECARD

IP Prerequisite: Human Impact Assessment

Required

Intent

To ensure that project development is guided by a thorough understanding of the social context of the local community, workforce, and supply chain , helping to address potential social inequities.

Requirements Tquiays

	IPp: Human Impact Assessment Achievement Pathways	Points

IP Prerequisite: Carbon Assessment

Required

Intent

To understand and reduce long-term direct and indirect carbon emissions including onm

IP Credit: Integrative Design Process

1 point

Intent

To support high-performance, cost-effective, and cross-functional project outcomes through an early analysis and planning of the interrelationships among systems. To provide a holistic framework for project teams to

IP Credit: Green Leases

1 – 6 points

Intent

To ensure the tenants complete the sustainable design and construction features started by the base building so that the completed space comprehensively addresses the rating system requirements.

Requirements

IPc: Integrative Design Process Achievement Pathways	Points
Core and Shell	1-6
Option 1. Standard Green Lease	1-6
AND/OR	
Option 2. Executed Standard Green Lease	1

- Meter or submeter additional tenant energy beyond that required in EA Prerequisite: Energy Metering and Reporting.
- Limit on-site combustion emissions.
- Disclose tracked common area water use to tenants.
- Require water efficiency fit out for tenants that improves upon WE Prerequisite: Minimum Water Efficiency.
- Meter or submeter additional tenant water beyond that required in WE Prerequisite: Water Metering and Reporting.
- Implement water management best practices.
- Implement indoor air quality best practices.
- Implement thermal comfort best practices.
- Demonstrate innovation in leasing.

Table 1. Points for incorporating best practices

LOCATION AND TRANSPORTATION (LT)

LT Credit: Sensitive Land Protection

1 point

Intent

To cultivate community resilience by avoiding the development of environmentally sensitive lands that provide critical ecosystem services and reduce the environmental impact from the location of a building on a site.

Requirements

LTc: Sensitive Land Protection Achievement Pathways	Points
Core and Shell	1
Option 1. Previously Developed Sites	1
OR	
Option 2. Non-Previously Developed Sites	1

Option 1: Previously Developed Sites (1 point)

Locate the development footprint on land that has been *previously developed.*

OR

Option 2: Non-previously Developed Sites (1 point)
Locate the development footprint on land that does not meet the following criteria for sensitive land:

- *Prime farmland.* Prime farmland, unique farmland, or farmland of statewide or local importance as defined by the U.S. Code of Federal Regulations, Title 7, Volume 6, Parts 400 to 699, Section 657.5 (or local equivalent for projects outside the U.S.) and identified in a state Natural Resources Conservation Service soil survey (NRCS) (or local equivalent for projects outside the U.S.).

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LT (Cr)-2.7(e)-7.4(di)-6.5(t)-2.9(:)-2.9(E)108(q)- ((ui)-2.2(t)-2.9(a)-7.

Employ individuals that live within the administrative district of the project site for 15% of the construction jobs created by the LEED project.

OR

Path 2. Location Efficient Affordable Housing (2 points)
For residential or mixed-use projects, include a proportion of new rental and/or for-sale affordable dwelling units priced for households earning less than the area median income (AMI). Rental units must be maintained at affordable levels for a minimum of 15 years. Existing dwelling units are exempt from requirement calculations. Meet or exceed the minimum thresholds in Table 1. Projects must meet or exceed the requirements mandated through inclusionary zoning by their local jurisdictions. Additionally, the project must achieve one of the requirements below:

- One or more classrooms;
- Playing fields and stadiums;
- Joint parking

Provide access to toilets in joint-use areas after normal school hours.

AND/OR

Path 2. Community Partnership (1 point)
In collaboration with the school authorities, contract with the community or other organizations to provide at least two types of dedicated-use spaces in the building, such as the following:

- Commercial office;
- Health clinic;
- Community service centers (provided by state or local offices);
- Library or media center;
- Parking lot;
- One or more commercial businesses

Provide access to toilets in joint-use areas after normal school hours.

Data centers, Warehouses and Distribution Centers (1 – 2 points)

Meet NC Options 1, 2, and/or 3 above.

AND

Sensitive Project Location
Locate the project building at a minimum of 300 feet (90 meters) distance from the property lines of the nearest sensitive receptors (e.g. residential areas, schools, daycare centers, places of worship, hospitals, community centers, and public parks).

Impact area alignment

☐ Decarbonization ■ Quality of Life ☐ Ecological Conservation and Restoration

LT CREDIT: COMPACT AND CONNECTED DEVELOPMENT

1 – 6 points

Intent

To conserve land and ecosystem resources by encouraging development in areas with existing infrastructure. To promote livability walkability, and transportation efficiency, including reduced vehicle distance traveled and associated emissions.

Requirements P27 .27 G1 ®ì1 † 2 PCG' äU 1 † 2 PCG' äU 1 † 2 PCG' ®EPƒ a‘Q 5ÞB.5

LTc: Compact and Connected Development Achievement Pathways	Points

22,000	5,050	7	17.5	0.5	1
35,000	8,035	12	30	0.8	2

DU = dwelling unit; FAR = floor area ratio

AND/OR

Option 2. Access to Transit (1 – 4 points)

Path 1. Public Transit Service (1 – 4 points)

AND/OR

Option 3. Walkable Location (1 – 3 points)
Locate on a site that meets the location-efficiency requirements in Table 4 via Walk Score® or proximity to *existing and publicly available* uses (see Appendix 1) within a ½-mile (800-meter) walking distance from any functional entry.

Table 4. Points for Location-efficiency

Walk Score®	Proximity to Uses	Points
60 - 69	4 - 7	1
70 - 79	8 - 10	2
80 or more	≥ 11	3

The following restrictions apply:

- A use may be counted as only one type (e.g. a retail store may be counted only once even if it sells products in several categories).
- No more than two uses in each use type may be counted (e.g. if five restaurants are within walking distance, only two may be counted).
- The counted uses must represent at least three of the five categories.

Schools (1 – 6 points)
Meet NC Options 1, 2, and/or 3 above.

AND/OR

Option 4. Surrounding Density and Development (1 – 2 points)

Path 1. Surrounding Density (1 – 2 points)
Meet *Option 1. Surrounding Density* requirements in New Construction.

AND/OR

Path 2. Connected Site (1 - 2 points)
Locate the project on a previously developed site that also meets one of the connected site conditions listed below:

- Adjacent site. *At least* a contiguous 25% of the project boundary must border parcels that are previously developed sites.
- Infill site. *At least* 75% of the project boundary must border parcels that are previously developed sites.
- Bordering rights-of-way do not constitute previously developed land; it is the status of the property on the other side of the right-of-way that contributes to the calculation. Any part of the boundary that borders a water body is excluded from the calculation.

Table 6. Points for connected site

Type of site	Points
Adjacent	1
Infill	2

AND/OR

Option 5. Access to Transit or Pedestrian Access (1 – 4 points)

A planned transportation resource must be sited, funded, and under construction by the date of the certificate of occupancy and complete within 24 months of that date.

Healthcare (1 – 6 points)
Meet NC Options 1, 2, and/or 3 above.

AND/OR

Option 7. Surrounding Density (1 point)
Locate on a site where the surrounding existing density within a ¼-mile (400-meter) offset of the project boundary meets one of the following:

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Table 1. Points for percentage of reduced parking capacity

Reduced parking percentage	Points
30% reduction from base ratios	1
60% reduction from base ratios	2
100% reduction from base ratios (no parking)	3

AND/OR

Path 2. Parking Fee (2 points)
Implement a daily, monthly, or annual parking fee at a cost equal to or greater than the local market rate for public or private parking.

AND/OR

Option 2. Active Travel Facilities (1 – 3 points)

Path 1. Bicycle Network and Storage (1 point)

Bicycle Network
Design or locate the project such that a functional entry and/or bicycle storage is within a 600-feet (180-meter) walking distance or bicycling distance of a bicycle network that meets the follow0 Td ( )-1.3(k5s-694(

Short-term Storage	At least 2.5% of all peak visitors but no fewer than four spaces per building	Meet the storage requirements for the nonresidential and residential portions of the project separately	At least two short-term bicycle storage spaces for every 5,000 square feet (465 square meters), but no fewer than two storage spaces per building
Long-term Storage	At least 5% of all regular building occupants but no fewer than four storage spaces per building, in addition to		

Impact area alignment

Decarbonization Quality of Life Ecological Conservation and Restoration

SUSTAINABLE SITES (SS)

SS Prerequisite: Minimize Site Disturbance

Required

Intent

To limit site disturbance from construction activities, and preserve existing native vegetation, healthy soils, and wildlife habitats.

Requirements

SSp: Minimize Site Disturbance Achievement Pathways	Points
Core and Shell	N/A
Erosion and Sedimentation Control Plan	
AND	
Site Assessment	

Minimize site disturbance by designing and constructing the project site to meet the following requirements:

Erosion and Sedimentation Control Plan*:* Create and implement an erosion and sedimentation control plan for all construction activities associated with the project. The plan must conform to the erosion and sedimentation requirements of the 2022 U.S. Environmental Protection Agency (EPA) Construction General Permit (CGP) or EU Taxonomy: DNSH, Pollution Prevention, Item 4 Noise and Dust, or local equivalent. Projects must apply the CGP regardless of size.

The erosion and sedimentation control plan must also include implementation of the following measures:

SS Credit: Biodiverse Habitat

1 – 2 points

Intent

To conserve existing natural areas, enhance biodiversity, restore damaged areas, and provide thriving habitats for local wildlife.

Requirements

SSc: Biodiverse Habitat Achievement Pathways	Points
Core and Shell	1-2
Option 1. Preserve and Restore Habitat	1-2
Path 1. Greenfield Sites	1
OR	
Path 2. Previously Disturbed Sites	1-2
AND/OR	
Option 2. Bird-friendly Glass	1

Option 1. Preserve and Restore Habitat (1 – 2 points)

Path 1. Greenfield Sites (1 point)
Preserve 40% of the greenfield area on the site, by protecting these areas from all development and construction activity.

OR

Path 2. Previously Disturbed Sites (1 – 2 points)
Meet the requirements of Path 1. Greenfield Sites, if such areas exist.

AND

Restore *previously disturb10.02 d 1s)*

Vegetation Restoration

Plant native and adapted vegetation that is not currently listed as invasive and includes the following:

- At least 10 species native or adapted to the project's EPA Level III ecoregion (or local equivalent for projects outside of the U.S.).
- Minimum of two out of the following categories: trees, shrubs, and ground cover. Zero Lot Line projects are exempt from this requirement.
- At least 110 square feet (10 square meters) consisting of native flowering plants appropriate for local pollinators. Plants must be in groupings of at least 10 square feet (1 square meter). Designate the pollinator habitat area with signage.

AND/OR

Option 2. Bird-Friendly Glass (1 points)

Glass used below specified heights, on the exterior of the building and site, must have a maximum threat factor of 30, as defined in the American Bird Conservancy's (ABC) Threat Factor Database.

This applies to all glass, including spandrel glass, when located:

- Below 50 feet (15 meters) measured from grade at all points.
- Below 20 feet (6 meters) measured from the finished grade of a green roof.
- Glass in guardrails and wind shields when located at any distance from grade or roof.

Impact area alignment

SS Credit: Accessible Outdoor Space

1 point

Intent

To create outdoor open space that encourages interaction with the environment, social and physical activities, and passive recreation, and incorporates elements that celebrate the community served.

Requirements

SSc: Accessible Outdoor Space Achievement Pathways	Points
Core and Shell	1
Sufficient Outdoor Space Area	1
AND	
Urban Outdoor Space	
AND	
Community Outdoor Space	

Comply with the following requirements for 1 point:

Sufficient Outdoor Space Area

Provide barrier-free and physically accessible outdoor space for persons with limited mobility that is greater

SS Credit: Rainwater Management

1 – 3 points

Intent

To reduce runoff volume and improve water quality by replicating the natural hydrology and water balance of the site, based on historical conditions and undeveloped ecosystems in the region to avoid contributing to flooding downstream in frontline communities.

Requirements

SSc: Rainwater Management Achievement Pathways	Points
Core and Shell	1-3
Option 1. Percentile of Rainfall Events	1-3

- Ensure safe walking surfaces to exterior parking areas, considering heated sidewalks with renewable energy sources.
- Specify native or adapted planting with a capacity for heavy snow loads.

Impact area alignment

Decarbonization Quality of Life Ecological Conservation and Restoration

SS Credit: Heat Island Reduction

1 – 2 points

Intent

SS Credit: Light Pollution Reduction

1 point

Intent

To increase night sky access, improve nighttime visibility, and reduce the consequences of development for wildlife and people.

Requirements

Table 1. Maximum backlight and glare ratings

- Lighting that is used solely for façade and landscape lighting in MLO lighting zones 3 and 4, and is automatically turned off from midnight until 6 a.m.
- Lighting for theatrical purposes for stage, film, and video performances.
- Government

WATER EFFICIENCY (WE)

WE Prerequisite: Water Metering and Reporting

Required

Intent

To conserve potable water resources, support water management, and identify opportunities for additional water savings by tracking water consumption.

Requirements

WEp: Water Metering and Reporting Achievement Pathways	Points
Core and Shell	N/A
Water Metering	

Install (or utilize existing) permanent water meters

For all the new and existing fixtures and fittings within the project boundary, reduce aggregate water consumption by 20% from the baseline listed in Table 2.

Table 2. Baseline water consumption of fixtures and fittings

Fixture or Fitting	Baseline installed flush or flow rate (IP)	Baseline installed flush

	Roll-in	≤ 1.5 gal/pan	≤ 5.7 liters/pan

WE Credit: Water Metering and Leak Detection

1 point

Intent

To conserve potable water resources, support water management, limit potential material waste due to water leak damages, and identify opportunities for additional water savings by tracking water consumption.

Requirements

WEc: Water Metering and Leak Detection Achievement Pathways	Points
Core and Shell	1

Path 2. Optimize Water Use for Cooling (1 – 3 points)

To be eligible for Option 2, the baseline system designated for the building using ASHRAE 90.1-2019 or

EA Prerequisite: Minimum Energy Efficiency

Required

Intent

To promote resilience and reduce the environmental and economic harms of excessive energy use and greenhouse gas emissions by achieving a minimum level of energy efficiency.

Requirements

EAp: Minimum Energy Efficiency Achievement Pathways	Points
Core and Shell	N/A
Option 1. ASHRAE 90.1-2019	
OR	
Option 2. ASHRAE 90.1-2022	

Projects registering before January 1, 2028, may comply with either Option 1 or Option 2.

Projects registering on or after January 1, 2028 must comply with Option 2.

Option 1. ASHRAE 90.1-2019

Comply with ANSI/ASHRAE/IES Standard 90.1-2019 with addendum cr. Use any applicable compliance path in ASHRAE 90.1 Section 4.2.

For projects applying the Normative Appendix G, “Performance Rating Method” compliance path, the future source energy metric may be used in place of ‘Cost:’

- Replace all references to “cost” with “future source energy.” Use an electric site-to-source energy conversion factor of 2.0 based on future projections for the U.S. A lower national average value may be usen2based on fsed on fsed “ed on fsed en2ba, 2028 mhe U.S. A fsStanAn fsed en2bawi 2019

- Future source energy.
  - Replace all references to “cost” with “future source energy.” Use an electric site-to-source energy conversion factor of 2.0 based on future projections for the U.S. A lower national average value may be used as applicable for projects outside of the U.S.
  - Replace 90.1 Table 4.2.1.1 Building Performance Factors (BPFs) with the BPFs derived for the future source energy metric in Table 2.
- Site energy or source energy documented using ASHRAE 90.1-2022 Informative Appendix I.

Table 2. 90.1-2022-equivalent Building Performance Factors for a future source energy metric

	Climate Zone																		
Building Type	**0A**	**0B**	**1A**	**1B**	**2A**	**2B**	**3A**	**3B**	**3C**	**4A**	**4B**	**4C**	**5A**	**5B**	**5C**	**6A**	**6B**	**7**	**8**
Multifamily	0.64	0.59	0.62	0.60	0.61	0.59	0.61	0.60	0.49	0.57	0.59	0.56	0.55	0.57	0.57	0.55	0.55	0.55	0.60
Healthcare/hospital	0.64	0.64	0.66	0.65	0.66	0.63	0.64	0.65	0.63	0.64	0.65	0.62	0.64	0.62	0.69	0.63	0.68	0.69	0.70
Hotel/motel	0.65	0.63	0.64	0.63	0.62	0.61	0.62	0.63	0.62	0.59	0.60	0.60	0.57	0.58	0.59	0.56	0.58	0.56	0.56
Office	0.54	0.54	0.53	0.54	0.49	0.52	0.49	0.52	0.45	0.46	0.52	0.47	0.48	0.51	0.48	0.48	0.50	0.45	0.49

EA Prerequisite: Energy Metering and Reporting

EA Credit: Electrification

1 – 4 points: 4 points are required for LEED Platinum projects.

Intent

To encourage buildings to be designed so they do not depend on burning fuel on-site, leading to better indoor and outdoor air quality and to low carbon operations as the grid decarbonizes.

Requirements

EAc: Electrification Achievement Pathways	Points
Core and Shell	1-4
Option 1. Electrification	2-4
Path 1. No On-Site Combustion	4
OR	
Path 2. No On-site Combustion Except at Low Temperatures	1-3
Path 3. No onsite combustion – limited scope	1-2
Option 2. Electrification Readiness	1

Option 1. Electrification (2 – 4 points)

For Paths 1 and 2:

- Include all heating and service hot water systems necessary to meet total building heating and service water heating load in the calculations of weighted average COP.
- Future heating or service water heating systems must be included in the calculations with a COP of 1.0.
- Future equipment may be excluded from the calculations and deemed as compliant when the applicable building code, or construction drawings for projects with tenancy confirm a weighted average COP of at least 2 for future installed equipment.

Path 1. No On-Site combustion (4 points)

Design and operate the project from start-up with no on-site combustion except for emergency support systems.

Combined weighted average equipment efficiency for space heating and service water heating must be at least 1.8 COP for 4 points and at least 1.3 COP for 3 points.

The following equipment may be excluded from the COP determination:

- Space heating equipment in climate zones 0 through 2.
- Supplemental heating equipment designed only for operation at low temperatures.
- Service hot water heating (SWH) equipment with a total project SWH capacity less than 34,000 Btu/h (10 kW).
- SWH equipment in non-residential spaces complying with the point-of-use water heater criteria in ASHRAE 90.1-2022 Section 11.5.2.3.3, W05, without exceptions.

OR

Path 2. No On-site Combustion Except at Low Temperatures (1 – 3 points)

Pursue any combination of the following cases for a maximum of 3 points:

Case /P <<022 1 m.3( )0.-3( )0.e0.6(poi)2.6(he0.6(poa]TJ1i)2.6(on)]T5(eq)6.1(u)]T02 Tc 0 T03 Tw 0.65)-7.J 08

- When electrical distribution systems are installed within the project scope, provide junction box in the same physical space as the space allocated for the future electric equipment; and dedicated electrical panel space for an appropriately phased branch circuit sized to accommodate the future electric equipment or appliances to meet the specified load.
- For portions of the building where ventilation air is not installed within the project scope of work, provide space and accommodations capable of supporting energy recovery ventilation for at least 50% of ventilation air.

District Energy. See additional guidance/requirements.

Fuel cells. Fuel cells using fossil fuel are ineligible for credit.

Low temperatures.

EA Credit: Reduce Peak Thermal Loads

1 – 5 points

Intent

To minimize demand grid resources and improve the resiliency of buildings.

Requirements

EAc: Reduce Peak Thermal Loads Achievement Pathways	Points
Core and Shell	1-5
Option 1. Infiltration	1-2
AND/OR	
Option 2. Ventilation Energy Recovery	1
AND/OR	
Option 3. Thermal Bridging	1

AND/OR

OR

Residential (2 points)
Compartmentalize each residential dwelling unit to minimize leakage between units. Perform a blower door test of residential dwelling units, following the procedures in ANSI/RESNET/ICC 380 or equivalent. For each unit tested, demonstrate a maximum leakage of *enclosure area* that is no more than 1.5 times the thresholds identified in Table 1 (enclosure area refers to all surfaces enclosing the dwelling unit, including exterior and party walls, floors, and ceilings). Demonstrate a weighted average leakage of enclosure area for the building including dwelling units that complies with the caps in the limits identified in Table 1.

AND/OR

Option 2. Ventilation Energy Recovery (1 point)
Each fan system supplying outdoor air shall have an energy or heat recovery system with a minimum 70% enthalpy recovery ratio or a minimum of 75% sensible heat recovery ratio. Provisions must be made to bypass or control the energy recovery system during moderate outside air conditions. Fan systems must supply a minimum of 50% of the ventilation air required for the project per ASHRAE Standard 62.1-2022 Ventilation Rate Procedure to qualify for this option.

In aggregate, fan systems supplying less than 15% of the project's total outdoor air can be excluded.

AND/OR

Option 3. Thermal Bridging (1 point)
Comply with the prescriptive thermal bridging requirements of ASHRAE 90.1-2022, Section 5.5.5(a) including all applicable requirements of Sections 5.5.5.1 through 5.5.5.5, without applying exceptions for projects in climate zones 0 through 3.

AND/OR

Option 4. Peak Thermal Load Reductions (1 – 3 points)
Comply with the following:
- Ventilation loads must be included in the determination of peak coincident loads.
- Measure building envelope air leakage using air leakage testing and use the measured air leakage to calculate the peak loads for Path 1, Path 2 (envelope), and Path 3.

AND

Path 1. Peak Load Intensity (1 – 3 points)
Limit the sum of peak heating load and peak cooling load per unit of treated floor area to be less than or equal to the thresholds specified in Table 2 below. Calculate peak loads using one of the following:
- Passive House Planning Package (PHPP), following the Passive House Institute (PHI) protocol to determine maximum heating load and maximum cooling load.
- WUFI Passive Design Tool, following the Passive House Institute US (PHIUS) protocol

Table 2. Points for meeting caps on the sum of peak heating and cooling loads

Points	New Construction	Major Renovation
1	16 Btu	

Path 2. ASHRAE 90.1 Trade-Off Methods (1 – 3 points)

that includes chillers, boilers, service water heating equipment, or loop pumping systems with heat rejection.

- **All other:** 1 point for every 9 incremental energy credits for all other Core and shell projects.

Eligible measures from ASHRAE 90.1-2022 section 11.5.2 for LEED points:

- HVAC measures (H01 to H07)
- Service Water Heating measures (W01 to W09)
- Lighting measures (L01 to L06)
- G07 Building Mass / Night Flush

Table 1. Points for ASHRAE 90.1-2022 Section 11 Credits

	Compliance Path
Points	

Table 2. Plug,Process, Refrigeration, and Conveyance Equipment criteria

Equipment Category

Table 5. 90.1-

EA Credit: Renewable Energy

1 – 4 points:

        - On the campus on which a project is located
        - On the site of an equity project, provided that the renewable power system is provided, installed, and commissioned at no cost to the equity entity, that the ownership of the renewable power system is transferred to the equity entity, and that the rights to the power provided be given to the equity entity.

- Tier 2. New off-site renewable electricity
    - Off-site renewable electricity produced by new generation asset(s):
        - Contracted to be operational within two years of building occupancy, OR
        - Contracted no more than five years after the renewable asset's commercial operations date (COD).

- Tier 3. Off-site renewable energy
    - Off-site renewable electricity that is Green-e Energy certified or equivalent
    - Renewable fuels that are Green-e certified or equivalent

<u>Renewable Energy Contract Length</u>

- Contract length shall be ten years or prorated across ten years for shorter contract lengths.

<u>Renewable Energy Environmental Attributes</u>

- *Ownership.* All environmental attributes (Energy Attribute Certificates (EACs) or Renewable Energy Certificates (RECs)) associated with renewable energy generation must be retired on behalf of the LEED project for the renewable energy procurement to contribute to credit achievement.
- *Project energy source.* Renewable electricity generation and EAC procurement can only be applied to project electricity use or district energy use up to 100% of total predicted building annual electricity plus district energy use. Renewable fuels can only be applied to project fuel use or district heat up to 100% of total predicted building annual fuel plus district heat use.
- *Vintage.* EACs credited to the project must be generated no earlier than 18-months before the LEED project initial submission date.
- *Location.* Tier 2 and Tier 3 renewable assets must be in the same country or region where the LEED project is located.
-

- No obstruction, such as vents, chimneys, or roof-mounted equipment shall be located in the solar zone or planned for future installation in the solar zone.
-

EA Credit: Grid-Interactive

1 – 2 points

Intent

To enhance power resiliency and position buildings as active partners contributing to grid decarbonization, reliability, and power affordability through integrated management of building loads in response to variable grid conditions.

On-site electricity generation and fuel combustion cannot be used to meet the demand-side management criteria.

Path 1. System-Level Controls (1 point)

EA Credit: Enhanced Refrigerant Management

1 – 2 points

Intent

To reduce greenhouse gas emissions by accelerating the use of refrigerants with low global warming potential (GWP) and promoting better refrigerant management practices.

Requirements

EAc: Enhanced Refrigerant Management Achievement Pathways	Points
Core and Shell	1-2
Option 1. No Refrigerants or Low GWP	1-2
Path 1. No Refrigerants	1
OR	
Path 2. Low GWP Refrigerants	1-2
AND/OR	
Option 2. Limit Refrigerant Leakage	1

Option 1. No Refrigerants or Low GWP (1 – 2 points)

Path 1. No Refrigerants (1 point)

- Installation.
    - Field-installed refrigerant piping shall use brazed or press type fittings.

- Operation.
    - Have in place a refrigerant maintenance plan and designate a responsible oversight party. The plan shall include standards for record-keeping and protocols for:
        Updating the refrigerant inventory

MR Prerequisite: Assess and Quantify Embodied Carbon

Required

Intent

To assess and quantify the embodied carbon impacts of the structure, enclosure, and hardscape of a project and identify the largest opportunities for reductions on the project.

Requirements

MRp: Assess and Quantify Embodied Carbon Achievement Pathways	Points
New Construction	

Table 2. Points for incorporating reused materials

Reuse Materials Threshold	Points
Reuse at least 15% of 1 targeted material type OR Reuse at least 15% of 2 other material types OR Reuse an equivalent weighted average of targeted and other material types	1 point
Reuse at least 30% of 1 targeted material type OR Reuse at least 15% of 2 targeted material types OR Reuse at least 15% of 4 other material types OR Reuse an equivalent weighted average of targeted and other material types	2 points

Table 3. Reuse material types and correlating units

Material Type	Unit

MR Credit: Reduce Embodied Carbon

1 – 8 points: pt 8 632(721T /Tc(0tyo260421)Tc 33) x 0.8 632(721T [5.02 0 y33e42Tc 6.) 57 0.8 632(721T /T 0 y40e42Tc 6.)

Conduct a cradle-to-grave (modules A-

Path 2	Track all fuel and utility usage for contractor and subcontractor jobsite operations	A5	2

Impact area alignment

Decarbonization Quality of Life Ecological Conservation

- The flooring product category includes all types of hard and soft surface flooring finishes (e.g. carpet, ceramic tile, vinyl, rubber, engineered wood, solid wood, stone, , laminate), raised flooring systems, entryway ("walk-off") systems, area rugs, wood subflooring, underlayments, sandwich panels, and air barrier membranes and vapor barrier/vapor retarder membranes (if used inside an air barrier membrane).
- Exclude poured concrete, composite wood subflooring (include in the composite wood category, if applicable), and wet-applied products applied on the floor.

Walls

- Non-structural wall materials, by surface area or cost, must meet the VOC emissions evaluation criteria.
- The walls product category includes all finish wall treatments (wall coverings, wall tile), finish carpentry (millwork, paneling, railings, trim/mouldings), gypsum wallboard , wall base/skirting, interior and exterior doors, non-structural wall framing, and non-structural sandwich panels.
- Exclude wet-applied products applied on the wall, case goods, cabinetry (include in the furniture category), countertops

Low-Emitting Criteria

VOC emissions evaluation criteria

- *Third-party Certification:* Product has a qualifying third-party certification, valid at the time of product purchase, that demonstrates testing and compliance according to the California Department of Public Health (CDPH) Standard Method v1.2–2017 using the private office scenario. Products used in classrooms may be modeled using the schools or private office scenario.
  OR
- *Qualified Independent Laboratory Report*: Product has a qualifying laboratory report (or summary) demonstrating the product has been tested no more than three years prior to the product's purchase, according to the California Department of Public Health (CDPH) Standard Method v1.2–2017. Products may use the private office scenario and mu/702-2(e-)1.5(c)-2(e)6.5(s)-1.9()6.1(s)-2MCID 12 >>3.5(hay)-2( ).6( )]o.5(a

- Structural wood product manufactured according to ASTM D 5456 (for structural composite lumber), ANSI A190.1 (for glued laminated timber), ASTM D 5055 (for I-joists), ANSI PRG 320 (for cross-laminated timber), or PS 20-15 (for finger-jointed lumber).

OR

- Product is inherently *non-emitting, salvaged* or *reused*.

Impact area alignment

☐ Decarbonization ■ Quality of Life ☐ Ecological Conservation and Restoration

MR Credit: Building Product Disclosure and Optimization

1 – 5 points

Intent

To encourage the use of products and materials that have sustainability information available and that have environmentally, economically, and socially preferable impacts in alignment with industry momentum. To reward project teams for selecting products from manufacturers who have disclosed sustainability information about their products and optimized their products across multiple criteria areas.

Requirements

MRc: Building Product Disclosure and Optimization Achievement Pathways	Points
Core and Shell	1-5

Option 1. Number of Manufacturers

INDOOR ENVIRONMENTAL QUALITY (EQ)

EQ Prerequisite: Construction Management Plan

Required

Intent

To promote the well-being of construction workers and building occupants by minimizing environmental quality problems associated with construction and renovation.

Requirements

EQp: Construction Management Plan Achievement Pathways	Points

EQ Prerequisite: Fundamental Air Quality

Required

Intent

exhaust ducts to terminate in attics or interstitial spaces. Recirculating range hoods or recirculating over-the-range microwaves do not satisfy the kitchen exhaust requirements. For exhaust hood systems capable of exhausting in excess of 400 cubic feet per minute (188 liters per second), provide makeup air at a rate approximately equal to the exhaust air rate. Makeup air systems must have a means of closure and be automatically controlled to start and operate simultaneously with the exhaust system. Use ENERGY STAR–labeled bathroom exhaust fans in all bathrooms (including half-baths) or performance equivalent for projects outside the U.S. A heat recovery ventilator (HRV) or energy recovery ventilator (ERV) may be used ul che Ue siff

Impact area alignment

Decarbonization Quality of Life Ecological Conservation and Restoration

EQ Credit: Occupant Experience
1 – 4 points

Intent

To move beyond neutral spaces toward customization, joy, and belonging, catalyzing emotional connections between people and the building to increase the likelihood of consistent satisfaction and ongoing stewardship.

Requirements

EQc: Occupant Experience Achievement Pathways	Points
Core and Shell	1-4
Option 1. Biophilic Environment	1-4
Path 1. Indoor Biophilic Design	1
AND/OR Path 2. Quality Views	

- Occupants must have direct access to the view and be within three times the head height of the glazing.

AND/OR

Option 2. Adaptable Environment (1 point)
Allow occupants choice and flexibility to easily transition between indoor and outdoor environments. Provide outdoor or transitional space that encourages interaction with nature. Ensure the space is accessible for all occupants from within the building or located within 2000 feet (60 meters) of a building entrance or access point.

AND/OR

Option 3. Lighting Environment (1 – 6 points)

Path 1. Solar Glare (1 point)
Provide manual or automatic (with manual override) glare-control devices in all regularly occupied spaces that will receive direct or reflected sun penetration. Spaces designed intentionally for direct sunlight may be excluded.

AND/OR

Path 2. Quality Electric Lighting (1 point)
Comply with the following requirements for regularly occupied spaces:

- **Electric Glare Control**:
  - Each light fixture shall meet one of the following requirements:
    Have calculated luminance of less than 6,000 candela per square meter $(cd/m)^2$ between 45 and 90 degrees from nadir.
    Achieve a Unified Glare Rating (UGR) of 19 or lower using the UGR Tabula Method for each space.

- For any regularly occupied spaces with $ASE_{net(1000,250h)}$

EQ Credit: Accessibility and Inclusion

1 point

Intent

To support the diverse needs of occupants and increase widespread usability of the building to foster individual and collective sense of belonging.

Requirements

EQc: Accessibility and Inclusion Achievement Pathways

- Achieve at least 1 point under *EQc: Occupant Experience, Option 1. Biophilic Environments*.

Accessibility for Navigation:

- Provide wayfinding signage that clearly indicates exits, entrances, and major functions in the project.
- Provide non-text diagrams and symbols at signage.
- Provide Braille, visual and auditory cues, and/or continuous linear indicators on paths of travel.
- Use pattern and color blocking to identify key access spaces.
- Provide haptic/tactile maps for wayfinding.

Impact area alignment

Decarbonization Quality of Life

IN Credit: LEED Accredited Professional

1 point

Intent

To encourage team integration required by a LEED AP and to streamline the application and certification process.

Requirements

INc: LEED AP Achievement Pathway	Points
Core and Shell	1
LEED AP	1

APPENDIX I. LEED PLATINUM REQUIREMENTS

EA CREDIT: ELECTRIFICATION

4 points are required.

EA CREDIT: ENHANCED ENERGY EFFICIENCY

5 points are required.

EA CREDIT: RENEWABLE ENERGY

100% of site energy use is from any combination of Tier 1, Tier 2, and Tier 3 renewable energy.

MR CREDIT: REDUCE EMBODIED CARBON

20% reduction in embodied carbon.