

What is LEED?

First, the acronym. LEED stands for Leadership in Energy and Environmental Design.

Second, the definition. The LEED Green Building Rating System is a voluntary, consensus based rating system, national in scope, for developing high-performance, sustainable buildings. The System addresses all building types and emphasizes state-of-the-art strategies in five basic areas: sustainable site development; water savings; energy efficiency; materials and resources selection; and indoor environmental quality.

The Process.

The certification process entails documenting on a credit by credit basis those design elements, systems or materials meeting the intents and targets established within the five basic areas of rating system. Minimum performance levels are established and the responsible party (architect, engineer, and other consultants) documents that the target performance level has been achieved.

The Checklist.

Sustainable Sites

Prerequisite	Erosion and sedimentation control
Credit 1	Site Selection
Credit 2	Development density
Credit 3	Brownfield redevelopment
Credit 4.1	Alternative transportation: public transportation access
Credit 4.2	Alternative transportation: bicycle storage and changing rooms
Credit 4.3	Alternative transportation: alternative fuel vehicles
Credit 4.4	Alternative transportation: parking capacity
Credit 5.1	Reduced site disturbance: protect or restore habitat
Credit 5.2	Reduced site disturbance: development footprint
Credit 6.1	Stormwater management: rate and quantity
Credit 6.2	Stormwater management: treatment
Credit 7.1	Heat island effect: non-roof
Credit 7.2	Heat island effect: roof
Credit 8	Light pollution reduction

Water Efficiency

Credit 1.1	Water efficient landscaping: 50% reduction
Credit 1.2	Water efficient landscaping: no potable use or no irrigation
Credit 2	Innovative wastewater technologies
Credit 3.1	Water use reduction: 20% reduction
Credit 3.2	Water use reduction: 30% reduction

Energy and Atmosphere

Prerequisite 1	Fundamental building systems commissioning
Prerequisite 2	Minimum energy performance
Prerequisite 3	CFC reduction in hvac and r equipment
Credit 1	Optimize energy performance (up to 10 points)
Credit 2.1	Renewable energy: 5%
Credit 2.2	Renewable energy: 10%
Credit 2.3	Renewable energy: 20%
Credit 3	Additional commissioning
Credit 4	Ozone protection

What is LEED?

Credit 5	Measurement and verification
Credit 6	Green power

Materials and Resources

Prerequisite	Storage and collection of recyclables
Credit 1.1	Building reuse: maintain 75% existing walls, floors roof
Credit 1.2	Building reuse: maintain 100% existing walls, floor, roof
Credit 1.3	Building reuse: maintain 100% of shell/structure + 50% of non-shell/non-structure
Credit 2.1	Construction waste management: divert 50% from landfill
Credit 2.2	Construction waste management: divert 75% from landfill
Credit 3	Resource reuse: specify 50%
Credit 4.1	Recycled content: 5% (post consumer + ½ post-industrial)
Credit 4.2	Recycled content: 10% (post-consumer + ½ post-industrial)
Credit 5.1	Regional materials: 20% manufactured regionally
Credit 5.2	Regional materials: 50% extracted regionally
Credit 6	Rapidly renewable materials
Credit 7	Certified wood

Indoor Environmental Quality

Prerequisite 1	Minimum IAQ performance
Prerequisite 2	Environmental tobacco smoke control
Credit 1	CO ² monitoring
Credit 2	Ventilation effectiveness
Credit 3.1	Construction IAQ management plan: during construction
Credit 3.2	Construction IAQ management plan: after construction/before occupancy
Credit 4.1	Low emitting materials: adhesives and sealants
Credit 4.2	Low emitting materials: paints and coatings
Credit 4.3	Low emitting materials: carpet
Credit 4.4	Low emitting materials: composite wood
Credit 5	Indoor chemical and pollution source control
Credit 6.1	Controllability of systems: perimeter spaces
Credit 6.2	Controllability of systems: non-perimeter spaces
Credit 7.1	Thermal comfort: compliance with ASHRAE 55-1992
Credit 7.2	Thermal comfort: permanent monitoring systems
Credit 8.1	Daylight and views: daylight 75% of spaces
Credit 8.2	Daylight and views: daylight 90% of spaces

Innovation and Design Process

Credit 1.1	Innovation in design
Credit 1.2	Innovation in design
Credit 1.3	Innovation in design
Credit 1.4	Innovation in design
Credit 2	LEED accredited professional

Certification levels

Certified	– 23 – 27 points
Silver	28 – 33 points
Gold	– 34 – 44 points
Platinum	– 45 – 60 points