



Version 2

How to Interpret this Report

Purpose The Leadership in Energy and Environmental Design (LEED) Rating System was designed by the US Green Building Council to encourage and facilitate the development of more sustainable buildings. The UF-136 Genetics/Cancer Research Center project was evaluated according to this system and the Final Rating is totaled below.

Environmental Categories The report is organized into five environmental categories as defined by LEED including: Sustainable Sites, Water Efficiency, Energy and Atmosphere, Materials and Resources and Indoor Environmental Quality. The category of Innovation and Design Process is also included.

LEED Prerequisites Prerequisites must be achieved. Non-compliant prerequisites must be resolved before a certification can be awarded.

LEED Credits The environmental categories are subdivided into the established LEED credits, which are based on desired performance goals within each category. An assessment of whether the credit is earned, pending, or rejected is made and a narrative describes the basis for the assessment.

Achieved The applicant has provided the mandatory documentation which supports the achievement of the credit requirements, achieving the associated points. Currently the project has scored the adjacent points in this category.

26

Denied The applicant has applied for a point in a particular credit, but has misinterpreted the credit intent or cannot substantiate meeting the requirements. Currently the project has the adjacent points in this category.

6

Rating Final Rating is Certified

Official LEED v2 Scores: Certified: 26-32 Silver Rating: 33-38 Gold Rating: 39-51 Platinum Rating: 52 +

A - Achieved
D - Denied

A	D		Possible Points
8	4	Sustainable Sites	14

Erosion & Sedimentation Control Prerequisite 1-Version 2.1
 Preliminary Review: The signed LEED Letter Template states that the local Best Management Practices meet or exceed the EPA standard. Measures include preservation of natural vegetation, sod stabilization, dust control, silt fence, storm drain inlet protection and outlet protection. Supporting drawings and specifications have been provided.

Site Selection Credit 1-Version 2.1
 Preliminary Review: The signed LEED Letter Template declares that the site does not meet any of the prohibited criteria. However, the scaled site plan provided appears to show roads that are within 100 ft of the wetland area. Credit achievement is denied.

Requirements Do not develop buildings, roads or parking areas on portions of sites that meet any one of the following criteria:
 Prime farmland as defined by the United States Department of Agriculture in the United States Code of Federal Regulations, Title 7, Volume 6, Parts 400 to 699, Section 657.5 (citation 7CFR657.5).
 Land whose elevation is lower than 5 feet above the elevation of the 100-year flood as defined by the Federal Emergency Management Agency (FEMA).
 Land which is specifically identified as habitat for any species on Federal or State threatened or endangered lists.
 Within 100 feet of any water including wetlands as defined by United States Code of Federal Regulations 40 CFR, Parts 230-233 and Part 22, and isolated wetlands or areas of special concern identified by state or local rule, OR greater than distances given in state or local regulations as defined by local or state rule or law, whichever is more stringent.
 Land which prior to acquisition for the project was public parkland, unless land of equal or lesser value as parkland is accepted in trade by the public landowner (Park Authority projects are exempt).

Submittals Provide the LEED Letter Template, signed by the Civil Engineer or responsible party, declaring that the project site meets the credit requirements.

Not Attempting **Urban Redevelopment** Credit 2-Version 2.1
 Preliminary Review: No Comments.

Not Attempting **Brownfield Redevelopment** Credit 3-Version 2.1
 Preliminary Review: No Comments.

Alternative Transportation, Public Transportation Access Credit 4.1-Version 2.1
 Preliminary Review: The signed LEED Letter Template states that there are 2 bus lines within 1/4 mile of the project site. A scaled vicinity map has been provided.

Alternative Transportation, Bicycle Storage & Changing Rooms Credit 4.2-Version 2.1
 Preliminary Review: The signed LEED Letter Template declares that 30 bicycle stalls and 4 showers are provided for the 600 building occupants.

Alternative Transportation, Alternative Fuel Refueling Stations Credit 4.3-Version 2.1
 Preliminary Review: The signed LEED Letter Template declares that 2 alternative fuel refueling stations are provided for 5.88% of the vehicle parking capacity on the site. A supporting narrative, site plan, and photographs have been provided.

A - Achieved
D - Denied

A D

Alternative Transportation, Parking Capacity Credit 4.4-Version 2.1

Preliminary Review: The signed LEED Letter Template declares that the parking for the project does not exceed minimum zoning requirements and 3 preferred carpool parking spaces for 15 passenger vans are provided to serve 45 of the 600 building occupants. A supporting narrative, site plan, and photographs have been provided.

Reduced Site Disturbance, Protect or Restore Open Space Credit 5.1-Version 2.1

Preliminary Review: A signed LEED Letter Template declares that 50% of the project site area has been protected or restored. A site plan and calculations indicate that of the 416,809 sf site (excluding the building footprint) 345,981 sf has been disturbed.

TECHNICAL ADVICE: To verify credit compliance, please provide a revised site plan and area calculations to demonstrate that the post-development condition includes native/adaptive vegetation for at least 50% of the site, excluding the building footprint.

Requirements On greenfield sites, limit site disturbance including earthwork and clearing of vegetation to 40 feet beyond the building perimeter, 5 feet beyond primary roadway curbs, walkways and main utility branch trenches, and 25 feet beyond constructed areas with permeable surfaces (such as pervious paving areas, stormwater detention facilities and playing fields) that require additional staging areas in order to limit compaction in the constructed area; OR, on previously developed sites, restore a minimum of 50% of the site area (excluding the building footprint) by replacing impervious surfaces with native or adapted vegetation.

Submittals For greenfield sites: provide the LEED Letter Template, signed by the civil engineer or responsible party, demonstrating and declaring that site disturbance (including earthwork and clearing of vegetation) has been limited to 40 feet beyond the building perimeter, 5 feet beyond primary roadway curbs, walk ways and main utility branch trenches, and 25 feet beyond constructed areas with permeable surfaces. Provide site drawings and specifications highlighting limits of construction disturbance. OR For previously developed sites: provide a LEED Letter Template, signed by the civil engineer or responsible party, declaring and describing restoration of degraded habitat areas. Include highlighted site drawings with area calculations demonstrating that 50% of the site area that does not fall within the building footprint has been restored.

Final Review No additional documentation has been provided.

Credit achievement cannot be awarded.

Reduced Site Disturbance, Development Footprint Credit 5.2-Version 2.1

Preliminary Review: A signed LEED Letter Template declares that there are no local zoning requirements for open space, so an area of open space has been allocated on the campus which is equal to or greater than the size of the building footprint. A supporting campus plan has been provided, however, the location of the conservation area is difficult to read.

TECHNICAL ADVICE: Please provide a revised campus plan clearly highlighting the dedicated open space and its associated sf. Per credit requirements, include a letter from the owner verifying that open space will be preserved for the life of the building.

Final Review Additional documentation including a letter from an owner's representative and a revised campus plan have been provided.

Credit achievement is awarded.

Stormwater Management, Rate and Quantity Credit 6.1-Version 2.1

Preliminary Review: The signed LEED Letter Template declares that the post-development 1.5 year, 24 hour peak discharge rate and quantity do not exceed pre-development conditions. Supporting information has been provided.

A - Achieved
D - Denied

A D

Stormwater Management, Treatment Credit 6.2-Version 2.1

Preliminary Review: The signed LEED Letter Template and supporting narrative state that the local standard for stormwater treatment has been followed and is more stringent than the EPA standard.

Landscape & Exterior Design to Reduce Heat Islands, Non-Roof Surfaces Credit 7.1-Version 2.1

Preliminary Review: The signed LEED Letter Template states that at least 30% of the project 's non-roof impervious surfaces are either shaded or are constructed with paving materials which meet the reflectivity requirements of the credit. A site plan has been provided, however, the text is illegible. A list of plat species has also been included.

TECHNICAL ADVICE: Please provide a site plan with associated area calculations which legibly demonstrates the areas of paving, shading, and building footprint.

Requirements Provide shade (within 5 years) and/or use light-colored/high-albedo materials (reflectance of at least 0.3) and/or open grid pavement for at least 30% of the site's non-roof impervious surfaces, including parking lots, walkways, plazas, etc.; OR place a minimum of 50% of parking spaces underground or covered by structured parking; OR use an open-grid pavement system (less than 50% impervious) for a minimum of 50% of the parking lot area.

Submittals Provide the LEED Letter Template, signed by the civil engineer or responsible party, referencing the site plan to demonstrate areas of paving, landscaping (list species) and building footprint, and declaring that: A minimum of 30% of non-roof impervious surfaces areas are constructed with high-albedo materials and/or an open grid pavement and/or will be shaded within five years OR A minimum of 50% of parking spaces have been placed under-ground or are covered by structured parking OR An open-grid pavement system (less than 50% impervious) has been used for a minimum of 50% of the parking lot area.

Final Review No additional documentation has been provided.

Credit achievement cannot be awarded.

Landscape & Exterior Design to Reduce Heat Islands, Roof Surfaces Credit 7.2-Version 2.1

Preliminary Review: The signed LEED Letter Template states that roofing materials for 100% of the project 's roof surface meet the emissivity and reflectivity requirements of the credit.

A - Achieved
D - Denied

A D

<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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Light Pollution Reduction

Credit 8-Version 2.1

Preliminary Review: The signed LEED Letter Template declares that the project's exterior lighting has been designed according to IESNA RP-33, as required by this credit. However, a photometric site plan has not been provided.

TECHNICAL ADVICE: Please submit the required photometric plan with supporting calculations. Per the referenced standard, clearly indicate any property boundary near the site, a luminaire schedule, and the site lighting zone.

Requirements Meet or provide lower light levels and uniformity ratios than those recommended by the Illuminating Engineering Society of North America (IESNA) Recommended Practice Manual: Lighting for Exterior Environments (RP-33-99). Design exterior lighting such that all exterior luminaires with more than 1000 initial lamp lumens are shielded and all luminaires with more than 3500 initial lamp lumens meet the Full Cutoff IESNA Classification. The maximum candela value of all interior lighting shall fall within the building (not out through windows) and the maximum candela value of all exterior lighting shall fall within the property. Any luminaire within a distance of 2.5 times its mounting height from the property boundary shall have shielding such that no light from that luminaire crosses the property boundary.

Submittals Provide the LEED Letter Template, signed by an appropriate party, declaring that the credit requirements have been met.

Final Review No additional documentation has been provided.

Credit achievement cannot be awarded.

A - Achieved
D - Denied

A D

3	<input type="checkbox"/>	<input type="checkbox"/>	Water Efficiency	Possible Points 5
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1	<input type="checkbox"/>	<input type="checkbox"/>	Water Efficient Landscaping, Reduce by 50%	Credit 1.1-Version 2.1
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Preliminary Review: The signed LEED Credit Template and supporting narrative state that native and apative vegetation have been planted and that all irrigation will be supplied by reclaimed water the landscaping installed does not require permanent irrigation system.

1	<input type="checkbox"/>	<input type="checkbox"/>	Water Efficient Landscaping, No Potable Use or No Irrigation	Credit 1.2-Version 2.1
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Preliminary Review: See comments for WEC1.1.

Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Innovative Wastewater Technologies	Credit 2-Version 2.1
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Preliminary Review: No Comments.

1	<input type="checkbox"/>	<input type="checkbox"/>	Water Use Reduction, 20% Reduction	Credit 3.1-Version 2.1
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Preliminary Review: The signed LEED Letter Template and supporting calculations indicate that water use has been reduced by 20.02% through the use of ultra low-flow lavatory, low-flow kitchen sink and low-flow showers.

Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Water Use Reduction, 30% Reduction	Credit 3.2-Version 2.1
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Preliminary Review: No Comments.

A - Achieved
D - Denied

A D

2	<input type="checkbox"/>	<input type="checkbox"/>	Energy & Atmosphere	Possible Points 17
0	<input type="checkbox"/>	<input type="checkbox"/>	Fundamental Building Systems Commissioning Preliminary Review: The signed LEED Letter Template declares that the required commissioning activities have been completed or are under contract.	Prerequisite 1-Version 2.1
0	<input type="checkbox"/>	<input type="checkbox"/>	Minimum Energy Performance Preliminary Review: The signed LEED Letter Template declares that the project complies with ASHRAE 90.1-1999. Supporting documentation has been provided.	Prerequisite 2-Version 2.1
0	<input type="checkbox"/>	<input type="checkbox"/>	CFC Reduction in HVAC&R Equipment Preliminary Review: The signed LEED Letter Template declares that the project's HVAC&R systems do not contain CFC-based refrigerants.	Prerequisite 3-Version 2.1
Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Optimize Energy Performance, 20% New /10% Existing Preliminary Review: No Comments.	Credit 1.1-Version 2.1
Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Optimize Energy Performance, 30% New /20% Existing Preliminary Review: No Comments.	Credit 1.2-Version 2.1
Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Optimize Energy Performance, 40% New /30% Existing Preliminary Review: No Comments.	Credit 1.3-Version 2.1
Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Optimize Energy Performance, 50% New /40% Existing Preliminary Review: No Comments.	Credit 1.4-Version 2.1
Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Optimize Energy Performance, 60% New /50% Existing Preliminary Review: No Comments.	Credit 1.5-Version 2.1
Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Renewable Energy, 5% Contribution Preliminary Review: No Comments.	Credit 2.1-Version 2.1
Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Renewable Energy, 10% Contribution Preliminary Review: No Comments.	Credit 2.2-Version 2.1
Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Renewable Energy, 20% Contribution Preliminary Review: No Comments.	Credit 2.3-Version 2.1
1	<input type="checkbox"/>	<input type="checkbox"/>	Additional Commissioning Preliminary Review: The signed LEED Letter Template declares that the required commissioning activities have been completed or are under contract.	Credit 3-Version 2.1

A - Achieved
D - Denied

A D

1 **Ozone Protection** Credit 4-Version 2.1

Preliminary Review: The signed LEED Letter Template declares that the project's HVAC&R systems do not contain HCFCs or Halons. The project has provided calculations in compliance with CIR Ruling 1/11/05.

PLEASE NOTE: The referenced alternative compliance path has been rescinded. Projects registering after 9/30/05 are not allowed to follow this compliance path.

Not Attempting **Measurement & Verification** Credit 5-Version 2.1

Preliminary Review: No Comments.

Not Attempting **Green Power** Credit 6-Version 2.1

Preliminary Review: No Comments.

A - Achieved
D - Denied

A D

3			Materials & Resources	Possible Points 13
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0			Storage & Collection of Recyclables	Prerequisite 1-Version 2.1
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Preliminary Review: The signed LEED Letter Template indicates that appropriate facilities for recycling have been provided. A floor plan locating the recycling collection and storage areas indicate achievement.

Not Attempting			Building Reuse, Maintain 75% of Existing Shell	Credit 1.1-Version 2.1
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Preliminary Review: No Comments.

Not Attempting			Building Reuse, Maintain 100% of Shell	Credit 1.2-Version 2.1
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Preliminary Review: No Comments.

Not Attempting			Building Reuse, Maintain 100% Shell and 50% Non-Shell	Credit 1.3-Version 2.1
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Preliminary Review: No Comments.

Not Attempting			Construction Waste Management, Divert 50%	Credit 2.1-Version 2.1
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Preliminary Review: No Comments.

Not Attempting			Construction Waste Management, Divert 75%	Credit 2.2-Version 2.1
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Preliminary Review: No Comments.

Not Attempting			Resource Reuse, Specify 5%	Credit 3.1-Version 2.1
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Preliminary Review: No Comments.

Not Attempting			Resource Reuse, Specify 10%	Credit 3.2-Version 2.1
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Preliminary Review: No Comments.

1			Recycled Content, Specify 5%	Credit 4.1-Version 2.1
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Preliminary Review: The signed LEED Letter Template and supporting calculations indicate that the project has achieved a combined recycled content value of 15.34% of the total materials by cost. The total materials cost is noted as \$12,983,053. However, the total materials costs listed on the supporting calculations does not match the materials cost listed on the template.

TECHNICAL ADVICE: Please correct the total material costs and provided revised calculations.

Final Review Additional documentation has been provided indicating credit compliance.

Credit achievement is awarded.

1			Recycled Content, Specify 10%	Credit 4.2-Version 2.1
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Preliminary Review: See comments for MRc4.1.

Final Review See comments for MRc4.1.

A - Achieved
D - Denied

A D

1 **Local/Regional Materials, 20% Manufactured Regionally** Credit 5.1-Version 2.1

Preliminary Review: The signed LEED Letter Template and supporting calculations indicate that 67.93% of the total project's materials by cost were manufactured within 500 miles of the project site. The total materials cost is noted as \$12,983,053.

Not Attempting **Local/Regional Materials, 50% Extracted Regionally** Credit 5.2-Version 2.1

Preliminary Review: No Comments.

Not Attempting **Rapidly Renewable Materials** Credit 6-Version 2.1

Preliminary Review: No Comments.

Not Attempting **Certified Wood** Credit 7-Version 2.1

Preliminary Review: No Comments.

A - Achieved
D - Denied

A D

8	<input type="checkbox"/>	<input type="checkbox"/>	Indoor Environmental Quality	Possible Points 15
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0	<input type="checkbox"/>	<input type="checkbox"/>	Minimum IAQ Performance	Prerequisite 1-Version 2.1
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Preliminary Review: The signed LEED Letter Template states that the requirements of ASHRAE 62-1999 have been met.

TECHNICAL ADVICE: Per credit requirements, please provide documentation describing the Ventilation Rate Procedure.

Final Review Additional documentation has not been provided.

Credit achievement cannot be awarded.

0	<input type="checkbox"/>	<input type="checkbox"/>	Environmental Tobacco Smoke (ETS) Control	Prerequisite 2-Version 2.1
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Preliminary Review: The signed LEED Letter Template states that no smoking is allowed in the building and outdoor smoking areas are located away from operable windows and entryways. A copy of the campus policy has been included.

1	<input type="checkbox"/>	<input type="checkbox"/>	Carbon Dioxide (CO2) Monitoring	Credit 1-Version 2.1
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Preliminary Review: The signed LEED Letter Template declares that a CO2 monitoring system has been installed. Supporting specifications have been provided.

Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Increase Ventilation Effectiveness	Credit 2-Version 2.1
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Preliminary Review: No Comments.

1	<input type="checkbox"/>	<input type="checkbox"/>	Construction IAQ Management Plan, During Construction	Credit 3.1-Version 2.1
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Preliminary Review: The signed LEED Letter Template states that a construction IAQ plan was followed and implemented.

TECHNICAL ADVICE: Per credit requirements, please provide 18 photographs and an associated description of compliance.

Final Review Additional documentation, including IAQ management plan and the requested 18 photographs, has been provided which indicates credit compliance.

Credit achievement is awarded.

Not Attempting	<input type="checkbox"/>	<input type="checkbox"/>	Construction IAQ Management Plan, Before Occupancy	Credit 3.2-Version 2.1
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Preliminary Review: No Comments.

1	<input type="checkbox"/>	<input type="checkbox"/>	Low-Emitting Materials, Adhesives & Sealants	Credit 4.1-Version 2.1
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Preliminary Review: A signed LEED Letter Template declares the use of compliant adhesives and sealants. A list of all adhesives and sealants incorporated with associated VOC levels has been provided.

1	<input type="checkbox"/>	<input type="checkbox"/>	Low-Emitting Materials, Paints	Credit 4.2-Version 2.1
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Preliminary Review: A signed LEED Letter Template declares that all paints, including topcoats and primers, meet the VOC requirements of Green Seal. A list of all paint products incorporated with associated VOC levels has been provided.

A - Achieved
D - Denied

A D

<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Low-Emitting Materials, Carpet	Credit 4.3-Version 2.1
Preliminary Review: A signed LEED Letter Template declares that the project uses carpeting that complies with the CRI Green Label Program. A list of all carpet products incorporated has been provided.				
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Low-Emitting Materials, Composite Wood	Credit 4.4-Version 2.1
Preliminary Review: No Comments.				
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Indoor Chemical and Pollutant Source Control	Credit 5-Version 2.1
Preliminary Review: The signed LEED Letter Template declares that indoor chemical and pollutant source control measures have been completed per credit requirements. A supporting narrative has been provided.				
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Controllability of Systems, Perimeter	Credit 6.1-Version 2.1
Preliminary Review: No Comments.				
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Controllability of Systems, Non-perimeter	Credit 6.2-Version 2.1
Preliminary Review: No Comments.				
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Thermal Comfort, Compliance with ASHRAE 55-1992	Credit 7.1-Version 2.1
Preliminary Review: The signed LEED Letter Template declares that the project has been designed to maintain indoor comfort within the ranges established by ASHRAE 55-1992, Addenda 1995. Information on temperature and humidity control ranges has been provided.				
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Thermal Comfort, Permanent Monitoring System	Credit 7.2-Version 2.1
Preliminary Review: The signed LEED Letter Template declares that a permanent temperature and humidity monitoring system that operates during all seasons has been installed. The system is to permit control of individual building zones to maintain thermal comfort within the ranges defined in ASHRAE 55-1992, Addenda 1995. The Letter Template further declares that these systems were commissioned as part of the scope for EAp1, Fundamental Building Systems Commissioning.				
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Daylight and Views, Daylight 75% of Spaces	Credit 8.1-Version 2.1
Preliminary Review: No Comments.				
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Daylight and Views, Views for 90% of Spaces	Credit 8.2-Version 2.1
Preliminary Review: No Comments.				

A - Achieved
D - Denied

A D

2		2	Innovation & Design Process	Possible Points 5
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1			Innovation in Design	Credit 1.1-Version 2.1
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Preliminary Review: The project team has provided an application for 3 innovation credits based on the reduction of embodied energy that resulted from the use of thin brick.

Please note that a given strategy is only eligible for one innovation credit. LEED bases the achievement of innovation on quantifiable environmental benefits and does not award multiple innovation points to a single strategy.

TECHNICAL ADVICE: Per credit requirements, please provide a narrative including the intent of the proposed innovation credit, the requirements for compliance, the submittals to demonstrate compliance, and the design approach (strategies) that are used to meet the requirements.

To demonstrate a quantifiable environmental benefit beyond those awarded through the LEED Rating System, please provide calculations which show how the reduction in raw materials and associated embodied energy of the production of the brick compares to that used in the building.

Final Review Additional documentation quantifying the environmental benefits of the use of thin brick has been provided.

Credit achievement for one ID credit is awarded.

		1	Innovation in Design	Credit 1.2-Version 2.1
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Preliminary Review: See comments for IDc1.1.

Requirements Same as Credit 1.1.

Submittals Provide the proposal(s) within the LEED Letter Template (including intent, requirement, submittals and possible strategies) and relevant evidence of performance achieved.

		1	Innovation in Design	Credit 1.3-Version 2.1
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Preliminary Review: See comments for IDc1.1.

Requirements Same as Credit 1.1.

Submittals Provide the proposal(s) within the LEED Letter Template (including intent, requirement, submittals and possible strategies) and relevant evidence of performance achieved.

Not Attempting			Innovation in Design	Credit 1.4-Version 2.1
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Preliminary Review: No Comments.

1			LEED™ Accredited Professional	Credit 2-Version 2.1
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Preliminary Review: The signed LEED Letter Template declares that a LEED Accredited Professional has been a participant on the project development team. A copy of the LEED Accredited Professional Award Certificate has been provided.