

**GREEN TEAM**  
C O N C O R D  
M A S S A C H U S E T T S

## **TOP TEN PRIORITIES**

- 1 Hire an architect with a commitment to sustainable design and experience in how to do it. One who will be a leader in the process of creating outstanding projects.
- 2 Include in the architect's scope of work complete LEED\* evaluation and design. Use airtight construction, high insulation levels, and high-performance glazing. Use high-efficiency heating and cooling equipment and appliances. Include Integrated Design and Energy Modeling in the process and ensure that renewable energy systems and high-performance mechanical and electrical systems are evaluated for performance and payback. If the client selects renewable energy systems, design fees will be adjusted accordingly.
- 3 Use a "payback" period of at least the duration of the bond by which the projects are financed (the most fiscally conservative time frame).
- 4 Use high standards for indoor air quality (including mechanical air conditioning), acoustic and thermal comfort, and daylighting for more engaged and better-performing students and teachers.
- 5 Architecture as Legacy: Use creative architectural design to create buildings with a true sense of place, places that we will be proud of as community facilities.
- 6 Orient buildings to avoid excessive heat gain and capture daylight for lighting (saving energy).
- 7 Site the projects in an environmentally responsive way, including consideration of wetlands, limited paving areas and porous paving to limit runoff and use drought-tolerant plant species (xeriscaping) and "gray water" to limit water use.
- 8 Use recycled and durable materials to lessen environmental impact. Use materials with no or low volatile organic compounds to avoid polluting indoor air.
- 9 Use construction procedures that recycle materials and avoid impacting occupants of occupied buildings.
- 10 Engage an independent commissioning agent early in the design process to ensure that the design will work and commission the project at completion. Commissioning verifies that equipment has been installed and adjusted and that systems are functioning as designed to provide good air quality and thermal comfort.

\* LEED stands for Leadership in Environmental Design, the recognized standard for high-performance buildings.

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