



GREEN SHEET

ISSUE 12 | WINTER 2021



Images courtesy of USGBC.org

LEED COVID Pilot Credits

The LEED Safety First pilot credits address challenges that have arisen in 2020.

In response to the COVID-19 pandemic, USGBC recently released six LEED Safety First pilot credits. These credits outline sustainable best practices related to cleaning and disinfecting, workplace re-occupancy, HVAC and plumbing operations, and pandemic preparedness and response. The first four credits can be used by LEED projects that are certified or are undergoing certification; the other two are available for LEED for Cities and Communities projects.

You can view them all on USGBC's COVID-19 [resources page](#).

The Safety First: **Cleaning and Disinfecting Your Space** credit requires facilities to create a policy and implement procedures that follow green cleaning best practices that support a healthy indoor environment and worker safety.

The Safety First: **Re-enter Your Workspace** credit is a tool to assess and plan for re-entry as well as to measure progress once the space is occupied.

The Safety First: **Building Water System Recommissioning** credit helps building teams reduce the risk that occupants are exposed to degraded water quality.

The Safety First: **Managing Indoor Air Quality During COVID-19** credit builds on existing indoor air quality requirements and credits in LEED.

The Safety First: **Pandemic Planning** credit is intended to help cities and communities prepare for, control and mitigate the spread of disease during a pandemic that poses a high risk to people.

The Safety First: **Social Equity in Pandemic Planning** credit systematically considers equity implications across all phases of the pandemic preparedness, planning and response process.

What is EUI?

We're starting to hear the term Energy Use Intensity (or EUI) on our projects more and more.

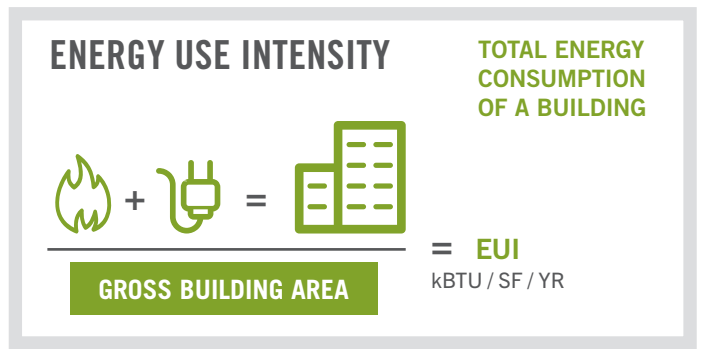
EUI is an indicator of the energy efficiency of a building's design and/or operations and can be thought of as **the miles per gallon rating of the building industry**. EUI is also used to set a design target for energy performance, to benchmark a building's designed or operational performance against others of the same building type, or to evaluate compliance against energy code requirements.

EUI = Building energy used per gross square foot per year

EUI is measured in kBtu per gross building square foot per year; kBtu = 1,000 British Thermal Units; 3.412 kBtu = 1 kilowatt-hour (kWh).

The energy a building uses is defined in two different ways: 1) site energy or 2) source energy. You will hear the terms "site EUI" and "source EUI". But what's the difference?

Site energy is the amount of energy consumed at the building site as reflected in utility statements or via metering, etc. Utility-delivered



energy, plus renewable energy generated and used onsite, are included in this calculation. Renewable energy exported from the site to the electric grid is not included because it is not used for building operations.

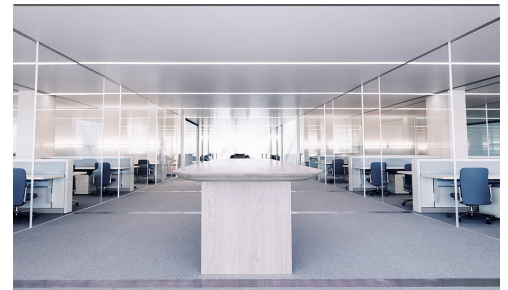
Source energy is the amount of energy consumed at the building site PLUS the amount of energy consumed all the way back to the original source of the energy. Source energy represents the total amount of raw fuel that is required to operate the building. By taking all energy use into account, source energy provides a complete assessment of energy efficiency.

In general, a low EUI signifies good energy performance. However, certain property types will always use more energy than others. A hospital or laboratory will naturally have a higher EUI per square foot than a residence or an office building.

Recently Certified PROJECT



Confidential Tech Client
Campus Interiors
3,300,000sf / \$1,051,000,000



Completed in 2018, the interiors at confidential technology client's new headquarters in the Bay Area were built to the highest quality standard. The project utilized a fast-track design and construction approach, with the added complication of coordinating one shell and core architect and four different architects for the tenant improvements. Powered by 100% renewable energy, the campus is the **largest LEED Platinum certified office building in North America**, having received certification late last year.

[Check out all of our completed and in-progress LEED projects on the following page.](#)

Rudolph and Sletten Sustainability Development Committee (SDC)

Our mission is to further develop Rudolph and Sletten as an industry leader in sustainable construction.

Sustainability Director:

John Home – Roseville

Committee Members:

Mike Mohrman Brian Entman
Montserrat Fernandez Leanne Kao
Hugo Mailloux-Beauchemin

SUSTAINABLE PROJECT TALLY

51 Completed Projects
14,218,600 square feet
\$4,814,159,385

12 In Progress Projects
2,368,548 square feet
\$1,901,905,458



LEED & NET ZERO PROJECTS

★ = Net Zero Verified



CERTIFIED

2



SILVER

13



GOLD

34



PLATINUM

14

Category	Certified	Silver	Gold	Platinum
HIGHER EDUCATION	California Institute of Technology, Chemistry & Chemical Engineering Lab		CERTIFIED	
	Chabot College, Library & Learning Connection Building	IN PROGRESS		
	CSU Los Angeles, Building 12 Seismic Retrofit & Renovation		IN PROGRESS	
	CSU Monterey Bay, Academic Building II			CERTIFIED
	CSU San Bernardino, Performing Arts Building Addition			IN PROGRESS
	Grossmont College Student & Administrative Services Building		CERTIFIED	
	Grossmont College, Griffin Center Renovation & Expansion	CERTIFIED		
	Point Loma Nazarene University, New Science Building		CERTIFIED	
	San Diego Community College, Cesar Chavez - Continuing Education	CERTIFIED		
	San Diego Community College, Career Tech Center (VTC)		CERTIFIED	
	San Diego Community College, Science Building	CERTIFIED		
	Sierra College, Tahoe Truckee Campus		CERTIFIED	
	Solano Community College, Biotechnology & Science Building	CERTIFIED		
	Southwestern Community College, Math, Science & Engineering Building	IN PROGRESS		
	Southwestern Community College, Performing Arts & Cultural Center	IN PROGRESS		
	UC Berkeley, Energy Biosciences Building		CERTIFIED	
	UC Berkeley, Molecular Foundry		CERTIFIED	
	UC Davis, Veterinary Medicine Student Services & Administration Center		CERTIFIED	
	UC Los Angeles, Teaching & Learning Center for Health Sciences			CERTIFIED
	UC Los Angeles, Franz Tower Renovations			IN PROGRESS
UC Santa Barbara, BioEngineering Building			CERTIFIED	
UC San Diego, Clinical & Translational Research Institute		CERTIFIED		
UC San Diego, Koman Family Outpatient Pavilion		CERTIFIED		
UC San Diego, MESOM Research Laboratory Facility			CERTIFIED	
UC San Francisco, HSIR East & West Towers Tenant Improvements		CERTIFIED		
UC San Francisco, Mission Hall: Global Health & Clinical Sciences Building		CERTIFIED		
UC San Francisco, Precision Cancer Medicine Building - Mission Bay		IN PROGRESS		
UC San Francisco, Smith Cardiovascular Research Building		CERTIFIED		
University of San Diego, Ernest & Jean Hahn Student Center Addition		CERTIFIED		
California State Automobile Association, NCNU Headquarters		CERTIFIED		
Moffett Towers Club, Amenities Building		CERTIFIED		
Moffett Towers, Office Buildings, Parcel 1		CERTIFIED		
Moffett Towers, Office Buildings, Parcel 3		CERTIFIED		
Nokia Summit Rancho Bernardo Office Buildout		CERTIFIED		
Pacific Shores Center, R&S HQ Relocation		CERTIFIED		
Station Landing, Office Development & Parking Garage		CERTIFIED		
Summit Rancho Bernardo Phase 1 Shell		CERTIFIED		
City of Sacramento, Sacramento Valley Station Intermodal Phase 2			CERTIFIED	
★ Department of General Services, O Street Office Building			IN PROGRESS	
Judicial Council of California, San Bernadino Courthouse		CERTIFIED		
Judicial Council of California, San Diego Central Courthouse	CERTIFIED			
Lawrence Berkeley National Laboratory, Integrative Genomics Building		CERTIFIED		
National Oceanic & Atmospheric Admin, La Jolla Lab Replacement		CERTIFIED		
SLAC National Accelerator Laboratory, LCLS Building 901 Office Building		CERTIFIED		
SLAC National Accelerator Laboratory, PSLB Interior Buildout			CERTIFIED	
★ Conf. Client, Child Care Center			CERTIFIED	
El Camino Hospital, Integrated Medical Office Building & Parking Garage		IN PROGRESS		
Johnson & Johnson Pharmaceutical Research Institute Phase 2	CERTIFIED			
Kaiser, Diamond Bar Phase 2 Medical Office Building	IN PROGRESS			
Kaiser, Redwood City Replacement Hospital	CERTIFIED			
Sharp Healthcare, Rees-Stealy Wellness Center	CERTIFIED			
UC Davis Health, Patient Contact Center		CERTIFIED		
Washington Hospital, Morris Hyman Critical Care Pavilion	CERTIFIED			
★ Conf. No. California High-Tech Client, HQ Tenant Improvements			CERTIFIED	
Conf. No. California High-Tech Client, New Office Building			IN PROGRESS	
Conf. No. California High-Tech Client, Silicon Valley Campus Redevelopment			IN PROGRESS	
ecoATM, San Diego Headquarters Build-Out		CERTIFIED		
Hewlett Packard, Building 20 Level C Tenant Improvements		CERTIFIED		
Hewlett Packard, Executive Briefing Center			CERTIFIED	
Hewlett Packard, Moffett Towers Buildings F & G Office Buildout		CERTIFIED		
Verizon Wireless, Fairfield Mobile Switching Center		CERTIFIED		
Macerich Broadway Plaza Retail Development		CERTIFIED		
Warner Bros. Studios, Building 43	CERTIFIED			

