



COLORADO

Newsletter

May/June 2011

Water Efficiency

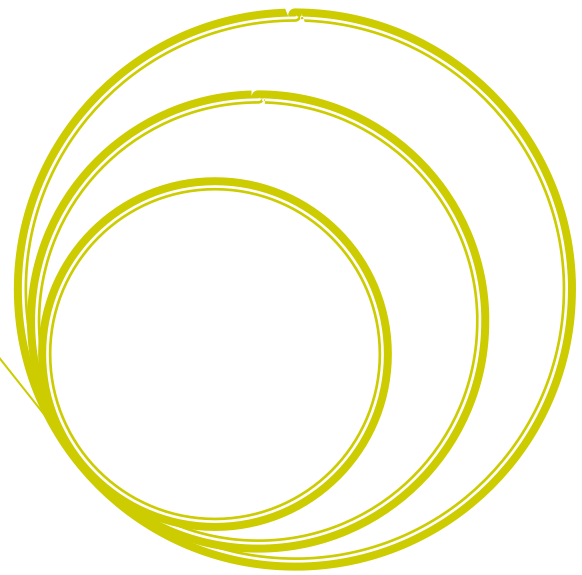


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Calling all Authors

The deadline to submit articles for the July/August 2011 Newsletter: Materials + Resources is July 10th. Please submit articles in a Microsoft Word Document to **Cyndy Snow** at csnow@wausauwindow.com

Questions, comments or suggestions? Please contact **Chris Kerlin** at ckerlin@tmcxsolutions.com

Upcoming Newsletter Themes

July/August | **Materials + Resources**

September/October | **Innovation + Design**

Executive Director's Corner

Deb Kleinman, Executive Director, USGBC Colorado

Springtime at USGBC Colorado is a time for examining where we've come from and reconnecting with our vision for where we are going. From a small group of volunteers in 2002 to an organization with almost 1,000 members and five professional staff, we have become **the** nonprofit organization that represents and supports the green building community in Colorado.

Many of our members don't realize that USGBC Colorado is a nonprofit charitable organization, one of a network of USGBC Chapters around the country serving our communities and transforming our built environment for everyone those buildings touch. Many of our members also aren't aware that we are incorporated as a 501(c)3 nonprofit organization in Colorado, and that 100% of your donations of membership and other financial contributions stay right here.

In 2010, over 300 volunteers contributed over 15,000 hours to support our education, advocacy and outreach goals in local communities and across the state. USGBC Colorado hosted 80 education events in 2010, reaching almost 5,000 participants, reflecting our role as the 'go-to' source for high quality green building education in Colorado. We had 54 of our programs approved through the USGBC Education Review System, allowing us to provide affordable and accessible programs to help LEED AP's meet the new Credential Maintenance Program requirements. Rocky Mountain Green 2011 alone was able to provide over 20 LEED-specific continuing education units for green building professionals.

Our advocacy programs also had a significant impact in 2010. USGBC Colorado helped to develop HabitatPro, a program that (to date) has raised \$11,600 for two Colorado Habitat for Humanity Affiliates, and completed nine LEED certified affordable homes in Colorado. We played a leadership role in efforts to add searchable green fields to Multiple Listing Services in Colorado. And, we worked with Colorado Representative Andy Kerr to introduce a high performance schools bill that would have required new schools to (at a minimum) achieve an ENERGY STAR score, or consult with a qualified professional throughout the design and construction of a new school.

Today, there are many ways that members of the green building community can get involved with USGBC Colorado and support our work to transform the built environment. In addition to our hundreds of volunteers, all of our programs rely on member contributions and corporate and individual donations to succeed. To continue to serve the green building community in Colorado, we need your support. **Please consider making a financial contribution to USGBC Colorado today.**

Donating online is easy, just go to <http://usgreenbuildingcouncilcolorado.memberlodge.org> and sign up. If you are not yet a member of USGBC Colorado, you can sign up at the same time. If you prefer to donate on a monthly basis, please contact Sarah Michaels at 303-292-6181 and she will help you sign up for the Chapter's monthly electronic funds transfer program.

Thank you for your support of the USGBC Colorado Chapter. Our members and our volunteers make the organization what it is today.

Sincerely,

Deb Kleinman
Executive Director

Rebates Cut Management Company's Water Use in Half

Ann Baker, Denver Water Community Relations

Gibraltar Property Management cut indoor water use of its 50 properties almost in half, saving the company thousands of dollars each year on its water and sewer bills.

Thanks to Denver Water's toilet rebates, the company's investment in the new fixtures will be paid for after about six months' worth of reduced water and sewer bills.

"We pay for everything – water, electric, gas and sewer," said Bill Bivens, managing member of the Denver-based Gibraltar Property Management. "So it's very important for us to find ways to reduce our consumption and costs."

Denver Water offers customers rebates for buying water-efficient fixtures, such as toilets, washing machines, irrigation equipment and other devices.

"We're working to make wasting water socially unacceptable," said Melissa Essex Elliott, Denver Water's conservation manager. "That's how you change culture. We want to make it so your neighbors look at you funny when you have a broken sprinkler head, and you don't wait five weeks to get it fixed."

Most of Gibraltar's housing units had been renovated in the late 1970s or early 1980s, and had leaky, inefficient toilets. After crews installed the new toilets last fall, some buildings saw a 70 to 80 percent drop in water use. On average, the properties have cut their indoor water consumption 40 to 50 percent – saving the company roughly \$1,500 a month on its water bills, Bivens said.

"That's a huge amount," Bivens said. "But that's just dollars. I really like the fact that we are using that much less water. That's so important."

Now the company is working with Denver Water on a free irrigation audit, in which a Denver Water conservation technician will survey the landscapes and irrigation systems on the properties, looking for ways the company can reduce its outdoor water use. Then, depending on what the conservation technician finds, the company can use Denver Water rebates to pay for new irrigation fixtures or enter into an incentive contract, in which Denver Water will help offset the cost of making large irrigation or landscape changes that save water.



Photo courtesy of Gibraltar Property Management

A plumber installs a new high-efficiency toilet in one of Gibraltar Property Management's housing units last fall. The property management company received rebates from Denver Water to install the toilets, which are saving the company thousands of dollars on its water and sewer bills each year.

Water Efficiency at the Alliance Center

Phillip Saieg, Director of the Alliance Center, Alliance for Sustainable Colorado



Coloradans' history of "water's for fightin'" attitudes and aggressive defense of established water rights is proof that they understand the value of water in the arid West. Many of them also understand that, despite this last winter's above-average snowpack, Colorado's future water supplies are going to be under increasing strain as a rising population confronts predicted declines in rain- and snowfall.

So we need to begin learning how to use less water, because in the coming years it is likely to be both scarcer and more expensive. A third factor is that water use is tied to energy use (a concept called "watergy"), pumping water out of wells and across mountain ranges takes a lot of energy and energy production takes a lot of water. For instance, with coal-fired production about half a gallon of water is used in producing one kilowatt-hour of electricity. So saving one generally means saving the other as well.

Luckily, in most buildings there are plenty of savings to be had easily—not only is most of the low-hanging fruit waiting to be picked, there's a lot of perfectly good fruit just lying on the ground ready for scooping up.

Our experience at the Alliance Center, a century-old, downtown-Denver warehouse converted to a multi-tenant nonprofit center, bears this out. In 2005 we measured our water consumption at 1,483,500 gallons; charges for water and wastewater came to about \$6,500. Then we carried out a major plumbing fixture upgrade, with the result that in 2006 total water use plunged to 302,000 gallons—an 80-percent drop. (Denver Water actually sent people around to make sure we hadn't disconnected our meter.)

These gains were achieved with some pretty simple measures, listed here in order of most water saved:

- Our standard 3-gallons/flush toilets were replaced with pressure-assisted 1-gallon/flush units.
- All six urinals in the building (1.6-gallons/flush units) were replaced with water-free urinals. They have no moving parts and save on maintenance as well as water.
- Kitchenette sinks were equipped with aerators that reduce water flow by mixing air into the stream.
- The building's two showers were equipped with low-flow heads that keep water consumption below 2 gallons per minute.
- Lavatory sinks use infra-red motion sensors to control flow.

The upgrade not only saved huge amounts of water, we also saved money. Charges fell to just over \$1,500 per year, so even with water at a dirt-cheap (so to speak) price of 1.9 cents per thousand gallons, the payback period was only four years. Ongoing savings are about \$5,000 per year.

We're aiming for further cost-effective gains in the next year or two, though they will no doubt be harder to achieve. But this is obviously not rocket science. The Alliance Center slashed its water use with a very modest outlay and using off-the-shelf hardware. There are hundreds of other buildings in Colorado that could do the same.

Emerging Professional Leader Highlights

Compiled by Tenaya McCullough, Emerging Professionals Chair, USGBC Colorado

Metropolitan Branch

Philip Conway, Metro EP Chair

How many years have you been involved with USGBC?

I have been involved in the USGBC for almost 10 years.

What motivated you to get involved with the green building industry?

I was exposed to the right way to design buildings by an internship with Gold Evans Goodman in Kansas City. Even since I have pushed for these goals.

What is something that you know now that you wish someone would have told you when you first entered the industry?

Slow down.

What is your proudest career achievement?

Seeing projects I have designed constructed with all their sustainable features.

How has being a member of USGBC helped your career?

I have been exposed to many new ideas.

Northern Branch

Lee Busse, Northern EP Co-Chair



How many years have you been involved with USGBC? |

I've been a member of the Northern Colorado branch of USGBC for a year now and have had the opportunity to be involved with the branch steering committee and the creation of an Emerging Professionals group. A great part of being a member is that there are always opportunities to volunteer and participate at the branch and chapter levels.

What motivated you to get involved with the green building industry?

Green building is no longer looked at as a way of the future but rather a way of doing business today. Working for a real estate developer, we have embraced green building as we see it as a competitive advantage. Most tenants want to work/shop/live in places that not only support their business/lifestyle but also support the environment. Our recent projects have been designed to reduce the environmental impact and incorporate the use of recycled building materials.

What is something that you know now that you wish someone would have told you when you first entered the industry?

That the time you put in outside of the office attending professional events and networking is just as important as the time spent doing your actual job. Be an active participant in professional organizations is great way to build relationships while also keeping a pulse on what is happening in the industry.

What is your proudest career achievement?

As a company, we were able to develop an office campus that borders a wetlands area without impacting the wildlife and natural areas. It's been great to see how people and the natural environment can interact in a positive way. Tenants of the office campus enjoy spending their breaks hiking on the nature trail surrounding their office.

How has being a member of USGBC helped your career?

Attending USGBC events has been a great way to expand my network and meet others in the industry that I would otherwise not have the opportunity to interact with as often. The creation of the Northern Colorado Emerging Professionals group will enhance this even more as we are currently planning educational and networking events tailored to students and young professionals. Keep an eye out for our upcoming announcement of events!

Emerging Professional Leader Highlights *Continued*

Compiled by Tenaya McCullough, Emerging Professionals Chair, USGBC Colorado

Stephanie Barr, Northern EP Chair



How many years have you been involved with USGBC?

In total about 5, however I have only been involved with USGBC Colorado since 2009 when I moved to Fort Collins for graduate school.

What motivated you to get involved with the green building industry?

I feel that our culture has become very callous to waste; not only in the building industry, but in all professions. We seem to be missing the mark on what is really important in our living environments, both natural and man-made. Establishing sustainability as the foundation for my career is my way of making a difference within my own profession.

What is something that you know now that you wish someone would have told you when you first entered the industry?

Diversify your experiences. Sustainability is only achieved through integrated, interdisciplinary approaches. So branch out. Commit to being a life-long learner.

What is your proudest career achievement?

Hmm... Well, I just found out that my research entitled "Green Schools that Teach: The Role of Green Building in Whole-School Sustainability" has been accepted to be presented at Green Build this fall. I'm pretty excited about that!

Southern Branch

Nate Banet, Southern EP Chair



How many years have you been involved with USGBC?

Just about 2 years

What motivated you to get involved with the green building industry?

I've always had an interest and passion in the built environment and sustainability in general

What is something that you know now that you wish someone would have told you when you first entered the industry?

'Green' comes in many different avenues, so always keep your options and ideas open.

What is your proudest career achievement?

Building my real estate business on one that focuses on relationships, as the past 7 or so years have been quite interesting

How has being a member of USGBC helped your career?

Connected me with like-minded people that I may not have otherwise had the opportunity to meet.

Emerging Professional Leader Highlights *Continued*

Compiled by Tenaya McCullough, Emerging Professionals Chair, USGBC Colorado

Chapter

Tenaya McCullough, Chapter EP Chair



How many years have you been involved with USGBC?

I have been a member and involved with USGBC for about 2 years.

What motivated you to get involved with the green building industry?

I was looking for a new way to connect with people who share common interests and passion for sustainable design.

What is something that you know now that you wish someone could have told you when you first entered the industry?

Don't hesitate or be embarrassed to ask questions. Questions help you grow and learn. Information, technology and resources are changing and updating constantly, asking about new trends and strategies will help you stay current in a changing world.

What is your proudest career achievement?

My proudest career achievement has been starting up my own interior design firm right after graduation.

How has being a member of USGBC helped your career?

Being a part of USGBC has opened many doors for my business, continuing my education and growing a foundation of colleagues and resources.

Natalie Goodman, Chapter EP Membership Leader



How many years have you been involved with USGBC?

I have been involved with USGBC for 1 ½ years.

What motivated you to get involved with the green building industry?

I got involved because I feel that green building is ethical and will help save energy and resources.

What is something that you know now that you wish someone could have told you when you first entered the industry?

It is important to pick a sector and really become an expert.

What is your proudest career achievement?

My proudest career achievement is winning two design competitions as a student.

How has being a member of USGBC helped your career?

I have met really great individuals who are passionate about green building.

Show Me The Green!

Patti Mason, Director of Advocacy, USGBC Colorado

Northern Branch tackles green lending with multidisciplinary group of industry leaders

U.S. Green Building Council Colorado Northern Branch Advocacy volunteers hosted a green lending workshop in Fort Collins at the Innosphere facility (formerly RMI2) on May 12.

Bank of America sponsored the program and USGBC matched the sponsorship with a grant dedicated to helping chapters drive demand for green real estate.

In addition to USGBC Colorado's more traditional audience of builders, architects, engineers, and sustainability consultants, the half-day program invited realtors, bankers, appraisers, and developers to share their knowledge and consider new ways of working together.

"It was a great day. We had fantastic participants, energy, format, problem solving, ideas, knowledge and outcomes," commented both facilitators; John Foster, Maestro Group and Greg Kaiser, ROOT Architecture.

Increases in federal regulation have stifled Green Development funding and progress in many ways. The collaborative workshop included some short education presentations on the valuation data of Green Building and a "What exactly is LEED?" 20 minute crash course given by Patti Mason. The core of the session focused on teams identifying problem areas, prioritization and early stage solution development. Some of the participants were very passionate about the improvement priorities spanning; Education, Relationships, Process and Data.

At the conclusion of the workshop, Bill Hoffman commented that his expectations were exceeded for the session. "Everyone today was focused and worked together to explore issues and develop a good set of areas for us to build upon as a base for the next planned work session."

The highlight of the event was the final report out for the 4 teams where it was apparent that participants were excited about continuing to dive into more detail for the identified solutions. They will get their chance soon!

In Case You Missed It... Exhibitors at Rocky Mountain Green

by Cyndy Workman-Snow, Communications Committee, USGBC Colorado

There was so much to do and see at this year's Rocky Mountain Green. If you were between sessions then hopefully a trip to the Exhibit Hall offered a plethora of solutions to your sustainable issues. To be sure, there were many interesting and engaging people to meet.

In case you were unable to meet everyone at the Exhibits or could not join us, here is a recap of the participants:

Moye White LLP

www.moyewhite.com

Group 14 Engineering, Inc.

www.group14eng.com

Mortenson Construction

www.mortenson.com

The Weidt Group

www.twgi.com

MKK Consulting Engineers

www.mkkeng.com

Haworth

www.haworth.com

RMH Group

www.rmhgroup.com

Farnsworth Group

www.f-w.com

Xcel Energy

www.xcelenergy.com

Hensel Phelps Construction Co.

www.henselphelps.com

Powers Products Co.

www.powersproducts.com

Decorative Materials

www.decorativematerials.com

Front Range Precast Concrete

www.flxx.com

Bridgers & Paxton Consulting Engineers

www.bpce.com

Simple Solar

www.simplesolar.com

Cosentino USA

www.cosentinonorthamerica.com

Rocky Mountain Trane

www.trane.com

MechoSystems

www.mechoshade.com

SolarCity

www.solarcity.com

Herman Miller

www.hermanmiller.com

Ferguson Enterprises

www.ferguson.com

Swanson Rink

www.swansonrink.com

ZamRay

www.ZamRay.com

Apogee Enterprises, Inc.

www.apog.com

Namaste Solar

www.namastesolar.com

Pavestone, Inc.

www.pavestone.com

Communications Integrators

Representing Tate Floors

www.ciinet.com

www.tateaccessfloors.com

Canopy Airport Parking

www.canopyairportparking.com

Architectural Energy Corp

www.archenergy.com

Copper Conferencing

www.copperconferencing.com

Pace Products Ltd.

www.paceproductsltd.com

Huitt-Zollars

www.huitt-zollars.com

Landscape Forms

www.landscapeforms.com

EnerGXpert

www.energxpert.com

Douglass Colony Group

www.douglasscolony.com

Colorado Energy Code Support Partnership

www.colorado.gov/energycodes

MH Lighting

www.mhlighting.com

E-Mon

www.emon.com

Demilec USA LLC

www.demilecusa.com

Irrigation Water Technologies America

www.kissusa.com

Concrete Floor Systems

www.concretepolished.com

3Degrees

www.3degreesinc.com

Deerns America

www.deernsamerica.com

EFI

www.efi.org

Ambient Energy

www.ambient-e.com

Forbo Flooring Systems

www.forboflooringna.com

PCD Engineering, Inc.

www.pcdengineering.com

Borgert Product, Inc.

www.borgertproducts.com

Pinnacle Product Sales

Representing Panasonic

pinnaclesales@aol.com

ventfans@us.panasonic.com

Glidden Professional

www.gliddenprofessional.com

Mannington Commercial

www.mannington.com/commercial

Solargreen Technologies

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