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GAPPA News

Georgia Association of Physical Plant Administrators
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Emory is The First University in The United States to Receive LEED-EB Gold Designation By U.S. Green Building Counsel.

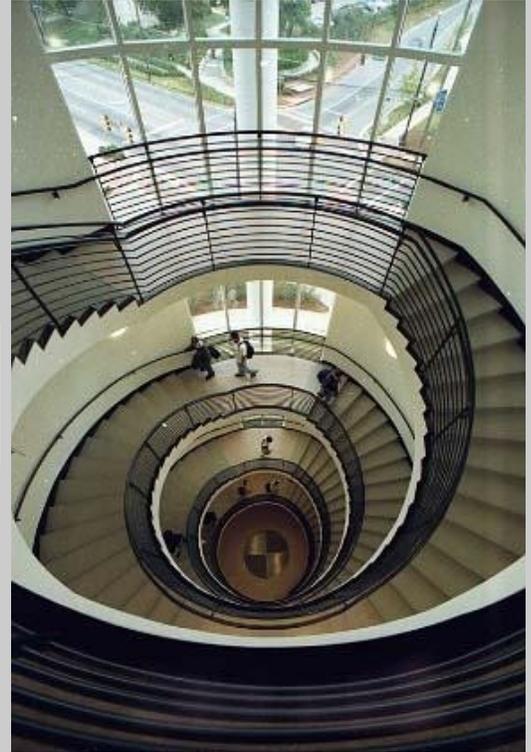
In February 2005, Emory University was awarded the first LEED-EB (Existing Building) Gold designation for the Goizuetta Business School, resulting in our being the first university in the United States to receive such an award by the U.S. Green Building Council (USGBC).

“It is about the environment we provide to the occupants and users of our buildings.”

The “Gold” distinction is verification of compliance with the detailed and rigorous requirements for the operation and maintenance of an existing building.

The various sections that are measured and rated cover nearly all of the factors with which we work to maintain preserve our facilities. The main areas of certification and measurement are:

- Sustainable Sites;**
- Water Efficiency;**
- Energy and Atmosphere;**
- Materials and Resources;**
- Indoor Environmental Quality; and**
- Credits for Innovation in Operation and Upgrades.**



The certification for LEED-EB is about Energy Savings, the operation and day to day maintenance, cleaning and care.

At Emory, many feel the primary benefit of the LEED-EB program lies in commissioning and energy efficiency with its potential energy sav-

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Motivational Humorist, Bryan

GAPPA Annual Meeting and Trade Show

May 27th— May 31, 2006.

Mark Your Calendar and plan on attending our most entertaining and educational convention ever. You won't want

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“The Mayberry Deputy”

Emory Appoints Associate Vice President for Transportation & Parking Services

Emory Appoints Associate Vice President for Transportation & Parking Services

Laura Ray, the former MARTA Assistant General Manager of Infrastructure and Capital Program Management, joined Emory University at the end of November. Her hire was the culmination of a three-month search to fill the newly created position of Associate Vice President for Transportation & Parking Services.

Located in the heart of the Clifton Corridor, Emory has taken a leadership role, working with community, regional and corridor stakeholders to facilitate transportation improvements and increased quality of life for students, employees and neighbors alike. Transportation Services, central to the University's campus planning and facilities management, reports to Bob Hascall, Vice President of Campus Services.

In discussing the appointment, Bob shared his anticipation of the progress ahead. "Laura's background in short and long-range transit planning initiatives along with her experience in capital infrastructure improvements is a tremendous asset to Emory's future work in the transportation sector. We are very glad to have her on-board at Emory."

During her five-year tenure at MARTA, Ms. Ray, responsible for operations and maintenance of physical assets, managed a division of 600 people and administered an annualized budget of \$56 million. During that period, MARTA completed \$362 million in transportation enhancements and launched a 10-Year Capital Improvement Program. Prior to MARTA, Laura served as Senior Director of Capital Planning and Administration for Amtrak, managing the capital planning process for the Northeast Corridor Strategic Business Unit.



Earlier, Ms. Ray served as Assistant Director of Transit Projects, and subsequently as Chief of Financial Reports, for the New York State Metropolitan Transit Authority for New York City.

Laura holds a Master of Science in Public Management and Policy from Carnegie-Mellon, graduating with distinction, and a BA in speech from the University of Pittsburgh.

Samantha Kluglein
Exec. Asst. to Bob Hascall

Bob Hascall, President of GAPPA, looks forward to introducing Laura at the February board meeting

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ings. The energy savings as a result of the retro-commissioning of the Goizuetta Business School, as calculated by the commissioning engineers, totaled \$151,000.00 per year. The total cost for this project was \$94,000.00.

CO2 monitoring, asbestos free construction, and smoke-free environments contribute to the gold rating.

Optimal energy performance, as verified by Energy Star and other rating methods, played a large part in the success of this project. USGBC now allows LEED-EB measurement and verification of

building and operation functions. Actual consumption, verified and recorded, is a big part of the USGBC's energy criteria.

Commissioning is one of several prerequisites for LEED-EB certification.

The most familiar certification, new construction, LEED-NC, is a rating of the design and construction of NEW buildings. This is very different from LEED-EB. The certification for LEED-EB is about Energy Savings, the operation and day-to-day maintenance, cleaning and care. It is about the environment we all provide to the occupants and users of our build-

ings. "Quality of life" is important to our customers. We often hear, "we spend more time at work than we do in our own homes."

Commissioning, one of several prerequisites for LEED-EB certification, is the vehicle used to obtain energy efficiency and savings. If the building was commissioned at an earlier time, it will be re-commissioned. The Goizuetta Business School was retro-commissioned; it had not been commissioned prior. Subsequently, other buildings have been re-commissioned and retro-commissioned. Re-commissioned buildings have been commissioned at an earlier time.

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University of West Georgia Receive Georgia Progress Award

The Campus Planning and Facilities Department at the University of West Georgia (UWG) joins a select group of organizations to receive state-wide recognition at the Georgia Oglethorpe Annual Conference and Awards Banquet.

Mike Renfrow, Assistant Vice President for Campus Planning and Facilities, said "the department is honored and excited to receive this recognition".

UWG Campus Planning and Facilities was recognized during the Georgia Oglethorpe Annual Conference and Awards Banquet held Sept. 26-27, at the Marriot Atlanta Century Center.

In an effort to continually support UWG's commitment to the pursuit of Educational Excellence in a Personal Environment, the Campus Planning and Facilities Department provides facility support, logistics, maintenance, construction planning, risk management and environmental health and safety assistance to the entire campus.

Renfrow explained that the department strives to achieve continuous improvement.

"The primary goal for going through this application process is to determine how we can be a more effective student-focused organization", said Renfrow.

The Georgia Oglethorpe assessment criteria helped guide Campus Planning and Facilities toward creating and sustaining better management systems and leadership approaches. Overall, these positive changes have resulted in an improved internal climate and enhanced ways of reaching and serving the department's constituents.

Georgia Oglethorpe is a nonprofit, public-private partnership located at the Georgia Department of Labor. It specializes in helping organizations improve by providing education, assessment, feedback and recognition based on the national Malcolm Baldrige Criteria for Performance Excellence. There are three levels of assessment:

Focus Recognition, Progress Award and Oglethorpe Award. "Governor Perdue has encouraged organizations to use the Georgia Oglethorpe Criteria for Performance Excellence on which the assessment is based as a road map for achieving an organization's goals and objectives", said Victoria Currie Taylor, Executive Director of the Georgia Oglethorpe Award process. The criteria is a predictor, not a guarantee, of future excellent performance. Receiving this recognition requires a rigorous self- and third-party assessment of the organization against the Georgia Oglethorpe Criteria.

Over the past eight years the Georgia Oglethorpe's all-volunteer Board of Examiners have provided nearly \$4 million in essentially free consulting to 49 Georgia organizations through its assessment and feedback process.

For more information, please contact the Georgia Oglethorpe office at 4 0 4 - 2 3 2 - 3 8 0 8 , goap@mindpring.com, or go to www.GeorgiaOglethorpe.org.

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Ongoing maintenance and maintenance contracts, as well as a rigorous preventative maintenance program, added points and produced a superior product. Measurement and verification of many factors such as energy meters and chiller operation accumulated points.

Co2 monitoring, asbestos free construction, and smoke-free environments contribute to the gold rat-

ing and provide a much better environment for the building occupants.

The extensive educational process applied to this project; e.g. publication of articles, numerous national speaking engagements, and many tours of the Goizuetta project, contributed special points toward our LEED-EB Gold certification.

Robin F. Smith
Manager, Building Commissioning
Emory University

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to miss the Keynote address by Steve Bartkowski, former Atlanta Falcons Quarterback.

Look for the "Mayberry Deputy" 'patrolling' the exhibition hall. Also Bryan Townsend, a motivational humorist and a member of Professional Speakers Hall of Fame, will provide this year's Awards' Banquet entertainment.

The educational session line-up will include programs on custodial services, construction, preventive maintenance and recycling.

This year's registration form and a list of Jekyll Island hotels offering discounted rates to GAPP members are posted on the GAPP website. Sign up and make your reservations soon to insure your first choice hotel!



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Academia Recycling Coalition

The Inaugural Meeting of the Academia Recycling Coalition was held on December 13, 2005. The new organization plans to address environmental issues, and share recycling ideas with metro Atlanta colleges, universities, and research institutions. Emory, Georgia Tech, and Georgia State are spearheading the program. If you have any questions, please contact Cindy Jackson at 404.894.2004 or at cindy.jackson@facilities.gatech.edu

GAPPA Workshops

On November 2, 2005, Georgia Tech sponsored a GAPPA workshop. Forty-nine attendees from throughout the state, learned various methods to properly charge an HVAC system



Workshop attendees.



Harold Nelson of Mingledorff demonstrates the different stages of freon



If you have material for the newsletter, please email it to me: bill@gatech.edu.

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