



# PROJECT PROFILE:

## Georgia Manufacturing Facility: An Exceptional Green Building

*"This level of sustainability  
is an outstanding  
accomplishment."*

**DONALD M. MARTIN**  
Green Globes Assessor

**PROJECT RATING:**

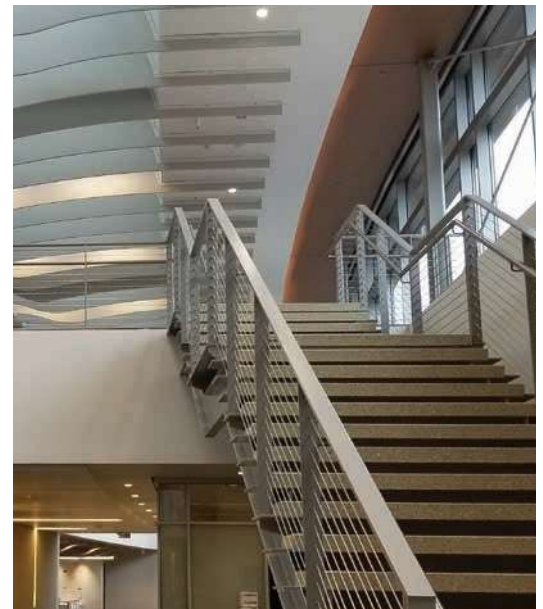


**On April 5th, 2018, the Georgia Manufacturing Facility was awarded three (3) Green Globes® by the Green Building Initiative (GBI), a 501c3 nonprofit organization.**

Green Globes is a green building rating system used by the United States Government for their own facilities and by hundreds of commercial building owners throughout the United States. Buildings are rated from one (1) to four (4) Globes with 4 Globes as the highest rating. Since establishment in the United States in 2004, GBI has certified thousands of commercial and government buildings. In 2009, GBI became the first building rating organization to become an American National Standards Institute (ANSI) Developer. The Georgia Manufacturing Facility achieved three (3) Green Globes as a result of exceptional energy efficiency, exceptional water efficiency and healthy building practices incorporated into the design.

### ENERGY EFFICIENCY

Energy use at the facility was benchmarked against the American Society of Heating, Refrigerating, and Air Conditioning Engineers (ASHRAE) Standard 90.1, which is considered the gold standard for energy efficiency in commercial buildings. Energy saving upgrades include LED light fixtures throughout the facility, high efficiency heating and cooling equipment, energy recovery, occupancy and daylighting controls, high performance windows, a white roof, and excellent insulation in the roof and walls.



The Georgia Manufacturing Facility didn't just meet the standard, it exceeded the standard, saving \$750,000 in electric energy and natural gas purchases and reducing greenhouse gas emissions by 7,000 metric tons each operational year.

## Water Efficiency

The Georgia Manufacturing Facility has a high-efficiency cooling (air conditioning) system which uses evaporative cooling towers to remove heat from the building. Evaporative cooling towers require water, and the amount of water used by these towers was sharply decreased through green design practices. Less water is used when less cooling is necessary and the energy efficient features help to reduce cooling demand. LED lights give off one-half the heat of fluorescent lights. Energy recovery systems reduce the amount of cooling required for providing ventilation air. High performance windows and a white roof reduce solar heating of the building. These features reduced the cooling tower water demand by 8,700,000 gallons each year the building operates.

Furthermore, by using grey water generated from manufacturing processes instead of domestic water, the Georgia Manufacturing Facility reduced cooling tower domestic water demand by an additional 9,500,000 gallons each operational year. When combined with the low flow toilets, urinals and sink faucets installed throughout the facility, total water savings are over 18,600,000 gallons per year.

## Healthy Building Practices

These energy and water savings did not come at a sacrifice to indoor environmental quality. The Georgia Manufacturing Facility has carpets, floor coverings, paints, and adhesives that have low VOCs. Ventilation air is introduced at quantities that exceed minimum building code requirements and most regularly occupied office spaces have good daylight and views to the outside.



### GREEN GLOBES RATINGS:

Once an assessment is verified by a third party, properties achieving a score of 35% or more receive a Green Globes rating based on the percentage of total points (up to 1,000) achieved.

#### 85-100% FOUR GREEN GLOBES



Demonstrates national leadership and excellence in the practice of water, energy and environmental efficiency to reduce environmental impacts.

#### 70-84% THREE GREEN GLOBES



Demonstrates leadership in applying the best practices regarding energy, water, and environmental efficiency.

#### 55-69% TWO GREEN GLOBES



Demonstrates excellent progress in achieving reduction of environmental impacts and use of environmental efficiency practices.

#### 35-54% ONE GREEN GLOBES



Demonstrates a commitment to environmental efficiency practices