



SUSTAINABILITY

LAWA defines Sustainability (and measures our sustainable performance) as the Triple Bottom Line, which incorporates economic growth and social responsibility along with environmental stewardship.

All Projects. All projects are subject to various sustainable requirements in the City of Los Angeles and at LAWA, including, but not limited to:

- **Los Angeles Green Building Code (LAGBC)**
 - **Ordinance 181479**
- **Low Impact Development (LID)**
 - **Ordinance 181899**

Contact LAWA Environmental 424-646-6500 or ESD@lawa.org for current LAWA protocol to approve LID/SUSMP projects.

- **Standard Urban Storm water Mitigation Plan (SUSMP)**
 - **Ordinance 173494**
- **Demolition Debris Recycling Program**
 - **Ordinance 181519**
- **LAX Construction & Maintenance Services - Recycling Program**
- **Mitigation Monitoring & Reporting Program**
 - Projects that trigger a discretionary action and environmental review under the California Environmental Quality Act (CEQA) have mitigation measures that may be applicable are listed in the project's Mitigation Monitoring and Reporting Program (MMRP) or are mitigations or commitments within the EIR. Project specific mitigations, as outlined in the Project's environmental documents which can be found at: <http://www.lawa.org/ourLAX/default.aspx#> under Environmental Documents (Documents Underway and Documents Certified).

Sustainability Requirements. All projects in the City of Los Angeles are subject to the Los Angeles Green Building Code (LAGBC), which is based on California Green Building Code (CALGreen), with some modifications unique to Los Angeles. This is a code-requirement that is part of Title 24, and is enforced by the City of Los Angeles, Department of Building & Safety (LADBS).

In addition, LAWA has its own Sustainability Requirements for building and non-building projects at LAX or VNY, which are as follows:

I. Terminals and Buildings

- A. New LAWA or tenant building construction and building renovation projects that meet the USGBC's and LAWA's LEED® Eligibility Criteria, as set forth below, shall achieve LEED® Silver certification or better, unless exempted by LAWA's Sustainability Review Committee.



- B. New LAWA or tenant building construction and building renovation projects that are not eligible for LEED® certification or are exempted by LAWA's Sustainability Review Committee shall meet LAGBC Tier 1 requirements.
- C. New LAWA or tenant building construction and building renovation projects that cannot meet USGBC's or LAWA's LEED® Eligibility Criteria, LAGBC Tier 1 requirements, or are exempted by LAWA's Sustainability Review Committee shall comply with LAWA's Sustainable Design and Construction Requirements.

II. Non-Building Airside and Landside Projects

LAWA and tenant non-building projects that do not meet LAWA LEED® Eligibility Criteria or USGBC LEED® certification requirements, or projects that are exempted by LAWA's Sustainability Review Committee, must comply with LAWA's Sustainable Design and Construction Requirements. Typical airport non-building projects include:

- Runways, Taxiways, and other Airfield Flatwork
- Roadways, Bridges and Tunnels
- Pavement Rehabilitation
- Civil Infrastructure (e.g., Mechanical, Electrical, Fire Suppression, Storm Water, and other Site Utility Work)
- Exterior Lighting
- Landscaping

III. LAWA LEED® Eligibility Criteria

LAWA and tenant building projects LEED® eligibility criteria shall apply as described below:

- A. **New Building Construction:** construction of new buildings that are typically occupied, such as terminals, cargo and maintenance facilities, and administrative offices, shall be LEED® Silver or better.
- B. **Major Building Renovation:** complete renovation of existing buildings that are typically occupied shall be LEED® Silver or better. Partial renovations of existing buildings that are typically occupied will be examined on a case by case basis for LEED® eligibility and may be exempted by the Sustainability Review Committee.
- C. **Interior Construction and Renovation:** the build out or renovation of concession areas (i.e., spaces with multiple shops, restaurants, etc.) and Airline Lounges shall be LEED® Silver or better. The build out or renovation of individual tenant spaces (i.e., a single shop, restaurant, etc.) will be evaluated on a case by case basis and may be exempted by the Sustainability Review Committee. The build out or renovation of other interior spaces such as concourses, baggage claim areas, ticket counters, commissaries, administrative offices, warehouses, cargo and maintenance facilities, garages, and hangers will be addressed on a case by case basis and may be exempted by the Sustainability Review Committee.



- D. Surface Parking, Stand-Alone Parking Structures, and Temporary Buildings and Movable structures: surface parking, stand-alone parking structures and temporary or movable buildings are not eligible for LEED® certification and are exempted from the LEED® requirement. Instead, these projects shall comply with LAWA's Sustainable Design and Construction Requirements.

LAWA has assembled a LEED Certification Starter Kit to help streamline the LEED certification process. The Starter Kit includes standardized documentation for many LEED credits that apply across the LAX campus and LAWA operations that can be leveraged for future projects pursuing LEED certification. Documentation includes sample narrative language and exhibits that project teams may use as a starting point for the LEED certification process. Please contact LAWA EPG Staff at eblyther@lawa.org for access to the Starter Kit.

IV. Sustainable Design and Construction Requirements

LAWA's Sustainable Design and Construction Requirements (Requirements) are a compilation of sustainable planning, design, and construction practices that meet the unique circumstances and needs of non-building projects at an airport. The Requirements establish technical standards for new construction and renovation projects in the following categories:

- Planning and integrative design
- Site development
- Energy efficiency and renewable energy
- Water efficiency and conservation
- Material conservation and resource efficiency
- Environmental quality

The Requirements can be accessed at <http://www.lawa.org/uploadedFiles/LAX/pdf/sustainability/Sustainable%20Design%20Construction%20Requirements.pdf> (or <http://www.laxsustainability.org/>).

V. LAWA's Sustainability Review Committee

Project teams can apply to the Committee for an exemption from the LEED® Silver requirement, the LAGBC Tier 1 requirement, or, if the project is subject to LAWA's Sustainable Design and Construction Requirements, for an exemption from a specific Requirement or multiple Requirements. The Committee will evaluate requests on a case-by-case basis and issue a decision. The Project team can appeal a decision from the Committee to the Chief Development Officer.

VI. Roles and Responsibilities

LAWA or Tenant Project Managers (PMs) representing LAWA and tenant projects shall work collaboratively with LAWA's Planning and Development and Environmental Programs Groups to ensure projects are designed, documented, and executed in compliance with LAWA's sustainability requirements throughout the project life cycle from inception through completion. Specific roles and responsibilities for compliance with this Policy are shared among LAWA's Sustainability Review Committee, the LAWA or Tenant Project Manager, LAWA Environmental Programs Group (EPG), and the project specific sustainability coordinator.

Project Initiation: The LAWA or Tenant PM shall invite EPG to the project kick-off meeting. EPG shall review project scope and bid documents/design criteria/specifications.



Design Development: The LAWA or Tenant PM shall invite EPG to the design kick-off meeting, and shall assign a LEED AP/Sustainable Design and Construction Coordinator (SDCC). EPG shall verify sustainable design requirements, and provide comments on design review submissions. The SDCC shall manage the LEED certification/ LAWA Sustainable Design and Construction Requirements (LSDCR) compliance process. The permittee shall submit copies of all LADBS GRN Forms to the LAWA Project Manager prior to issuance of a Notice-To-Proceed. This information may be published in our Annual Sustainability Reports.

Contract Documents Development: The SDCC shall integrate applicable LEED credits and LSDCR elements in contract documents. EPG shall review design criteria, specifications, and bid documents prior to issuance for bid. The LAWA or Tenant PM shall consult EPG on bidder's questions related to sustainability.

Construction: The LAWA or Tenant PM shall invite EPG to the construction kick-off meeting, and shall assign a LEED AP/ SDCC, if different from Design Development phase. EPG shall verify sustainable construction requirements. The SDCC shall manage the LEED certification/LSDCR compliance process.

Close-Out/Reporting: The SDCC shall upload LEED documentation to LEED Online and submit copies to EPG. EPG shall integrate project performance metrics in annual LAWA sustainability report and other appropriate communications.