

**COUNCIL OF THE TOWN OF LA PLATA**  
**Resolution No. 08-2**

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**Introduced By:** Mayor Gene Ambrogio

**Date Introduced:** February 26, 2008

**Amendments Adopted:**

**Date Adopted:** February 26, 2008

**Date Effective:** February 26, 2008

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1 A RESOLUTION concerning

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3 **Adoption of a Policy Requiring that All New Construction and**  
4 **Major Renovations of Town-Owned or -Funded Buildings Meet**  
5 **Leadership in Energy and Environmental Design (LEED) Certification**  
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7 **FOR** the purpose of adopting a policy requiring that all new construction and major renovations of  
8 Town-owned or -funded buildings meet Leadership in Energy and Environmental Design  
9 (LEED) certification; and all matters relating thereto.

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11 \* \* \* \* \*

12  
13 **WHEREAS**, the Town wishes to encourage new construction or redevelopment projects to  
14 include sustainable design and building practices; and

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16 **WHEREAS**, the Town supports standards for construction that result in buildings that are  
17 environmentally responsible, energy efficient, and healthy places to work; and

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19 **WHEREAS**, reliable studies have shown that buildings consume approximately 70% of the  
20 electricity produced in this country and create about 30% of all greenhouse gas emissions in the  
21 United States; and

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23 **WHEREAS**, it is in the community's best interest to curb building energy consumption and  
24 emissions; and

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26 **WHEREAS**, it is in the community's best interest to protect water resources and reduce  
27 water waste; and  
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29           **WHEREAS**, conservation of resources will reduce long term utility costs; and  
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32           **WHEREAS**, the Town has already demonstrated leadership with Charles County’s first  
33 LEED certified building, the La Plata Town Hall;

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35           **NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE TOWN OF**  
36 **LA PLATA THAT:**

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38           **SECTION 1.** All new construction and major renovation projects to be owned, occupied, or  
39 funded in whole or in part by the Town of La Plata that are of 5,000 square feet in floor area or  
40 greater shall be certified to the U.S. Green Building Council’s LEED standards at the most  
41 appropriate level. For purposes of this policy, any renovation project estimated to cost twenty-five  
42 percent or more of the current value of the structure to be renovated shall constitute a major  
43 renovation project.

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45           **SECTION 2.** All new construction and major renovation projects to be owned, occupied, or  
46 funded, in whole or in part, by the Town of La Plata that are less than 5,000 square feet will strive for  
47 inclusion of all feasible sustainable practices.

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49           **SECTION 3.** The Town of La Plata recommends that all new buildings and major  
50 renovations undertaken by private entities meet LEED certification standards. Toward this end, the  
51 Town shall work in concert with other interested parties, toward educating property owners on these  
52 standards and their value.

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54           **SECTION 4.** The requirement of LEED certification may be waived in an emergency  
55 situation or under documented circumstances showing that compliance with this requirement would  
56 be cost prohibitive and/or create an unreasonable burden on the construction project or Town; have a  
57 negative impact on an historic structure; or, if due to specific circumstances, would defeat the intent  
58 of LEED certification. Any request for waiver of LEED certification must be accompanied by  
59 specific reasons for the waiver and approved by the Town. Under these circumstances, a reasonable  
60 effort must still be made to maximize the number of LEED points attained by the project.

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62           **ADOPTED** this 26<sup>th</sup> day of February, 2008.

**SEAL:**

**COUNCIL OF THE TOWN OF LA PLATA**

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**Gene Ambrogio, Mayor**

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**James Goldsmith, Councilman**

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**Scot D. Lucas, Councilman**

**ATTEST:**

\_\_\_\_\_  
**Paretta D. Mudd, Councilwoman**

\_\_\_\_\_  
**Judith T. Frazier, Town Clerk**

\_\_\_\_\_  
**Vic E. Newman, Councilman**

**Date** \_\_\_\_\_

**EXPLANATION:**

CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

((Double Parenthesis)) indicate matter deleted from existing law.

Underlining indicates amendments to bill.

~~Strike Out~~ indicates matter stricken from bill by amendment or deleted from the law by amendment.