



Palmetto Bay Municipal Center, October 2012 LEED 2009 NC Platinum Certification

LEED encourages & accelerates adoption of sustainable green building & development through specific performance criteria:

These performance criteria encompass 5 key areas of environmental health:

- Sustainable site
- Water Savings
- Energy Efficiency
- Material Selection
- Indoor environmental quality

LEED is an independent 3rd party verification to provide an environmentally responsible, health place to work.

LEED for new construction (NC) was launched in 2000, it has had approximately 24,000 registered projects with 7,000 obtaining some sort of certification; but in achieving platinum we are in an elite tier. Fewer than 3% of all registered projects achieve this rating, to have accomplished this is a testament to the determination of the Council-both past & present, the determination of our Village Manager, the design-build team of Current Builders and JMWA Architects, TLC for Engineering and a dedicated staff.

Buildings use over 40% of the energy consumed in the United States & produce over 35% of all carbon monoxide emissions. The goal of LEED is to reduce this, in fact, the goal is to one day eliminate the burdens placed on our planet through building energy consumption.

Our Building produces more than 55% of its energy needs. In fact in a comparison to similar Village halls, our energy bill is 60% lower than a non-certified base building.

Our water consumption has been reduced by greater than 70% & the water bill is quite similar to a residential house in Palmetto Bay.

Florida, which has abundant sun lags behind the nation on LEED Certification, it is our hope that the Village of Palmetto Bay can continue to lead by example. We have the 1st LEED Certified building for municipal government in the county & now we have the 1st LEED Platinum Building as well.

But as our Mayor indicated previously, we are also the 1st Village Hall in the State & in the South Eastern United States. And yet still, we are not done; we have developed a green ordinance, are members of the green corridor, pace & are now pursuing Green City USA status.

What are some of the accomplishments in this building?

Subtainable Site

- Carpooling spaces
- Mass transit hub
- Car charging station-Free of charge

- Bike Shelter
- Maximize open space
- Minimize heat island effect
- Future expansion for multimodal bldg.

Water Conservation

- Minimal use of potable water for landscaping
- Ultra low flush toilets & urinals
- Ultra low flow fixtures for showers & kitchen
- Cistern for sewer conveyance
- Cistern for Irrigation
- Drip Irrigation system
- Automatic sensors @ all sinks
- Rain water capture of roof & a/c condensate drainage

Building Materials

- Use of local materials
- Low maintenance products
- Durable construction designed to with stand Cat 5 Hurricane
- Mold resistant drywall
- 97% of construction waste diverted from landfill
- No VOC paint (Volatile organic compound) was used
- Building systems were flushed to ensure clean air

Energy Systems

- 65 KW Solar array one of the largest in S.E. Florida
- Highly reflective roof coating
- Highly efficient windows & doors
- 95% use of LED lights, the biggest installation in Miami-Dade County

- LED Lights in exterior plaza
- Variable refrigerant flow a/c system with 36 control zones
- Energy monitoring & management systems

The Building itself

The building hardscape design features an outdoor gathering space which has even won a prestigious design award. This plaza functions as a gathering space for outdoor festivals, concerts & community events. Our landscaping was designed as a series of outdoor living spaces for use as an art garden.

The building itself is stunning from village seal tile mosaic in the lobby floor to the three-story high, illuminated clock tower. The design has placed the most of the public functions on the 1st floor, including the state of the art chambers, the Building Department, the Planning & Zoning Department, Code Compliance office, the Police Department and the Village Clerk's Office.

The second floor lobby is home to the Village's five-year commemorative art piece. Located on this floor are the manager's office, Finance Department, HR Department, Parks & Recreation Department, & the Village's Training room / EOC Center.

We, as a staff, are proud of this building; and as a proud resident, I am happy to say that the timing to build this was perfect! By comparison this is the least expensive Village Hall in all of Miami-Dade County. Yet, its design, impressive features and functionality are second to none.