



2011 ENTERPRISE GREEN COMMUNITIES CRITERIA OVERVIEW

The Enterprise Green Communities Criteria are a framework for comprehensive green building practices, which are applicable for all affordable housing development types, in any location in the country.

Enterprise is pleased to announce that it will release the 2011 Enterprise Green Communities Criteria in February. The Criteria are a framework for comprehensive green building practices, which are applicable for all affordable housing development types, in any location in the country. Since the inception of its Green Communities initiative in 2004, Enterprise has updated the Criteria on a regular, three-year interval. The Criteria respond to technological advances, evaluation outcomes, environmental, industry and policy trends and input from developers and policymakers on specific criterion.

Enterprise continues to rely on the following set of guiding principles in the evolution of the Criteria and other Enterprise Green Communities programmatic elements:

- Achievable for all affordable housing development types (new construction, substantial and moderate rehab; single family, and low to high-rise multifamily);
- Cost-effective and proven green development approaches;
- Deliver significant health, economic and environmental benefits;
- Technically sound and rigorous performance standards that are comparable to other national and regional green residential programs;
- Measurable and verifiable (whether through paper or field review).

The drafting of the 2011 Criteria has been a multi-phased process, with significant and valuable input from Enterprise partners. In summer 2010, a group of technical experts in green affordable housing strategies conducted research and provided recommendations to Enterprise staff on suggested revisions during the three-month drafting phase. In August, Enterprise moved the draft 2011 Criteria into a comment period, at which time Enterprise engaged local developers and policymakers to solicit feedback on the Criteria. During this same time, the Enterprise Green Communities staff also sought feedback from national partners on its Criteria advisory group, including the U.S. Green Building Council and Habitat for Humanity. The 320 comments received have informed the final version of the 2011 Criteria, which will be publicly available by February 2011 on the Enterprise Green Communities website at www.greencommunitiesonline.org.

2011 Updates

The descriptions that follow provide a brief overview of the major updates in each category of the 2011 Criteria.

INTEGRATIVE DESIGN

The 2011 Criteria include a new optional measure in this category for Universal Design. To achieve optional points for Universal Design, project teams must design a certain percentage of units to meet accessibility guidelines per ICC/ANSI A117.1.

LOCATION + NEIGHBORHOOD FABRIC

In regards to location type, the 2011 Criteria update includes a revised Location + Neighborhood Fabric category with mandatory and optional measures focused around smart growth principles that are most appropriate for three different location types—urban/small city, suburban/mid-size town or rural/tribal/small town. Some mandatory and optional measures are applicable to all projects, regardless of location. Others are applicable only for projects in a particular location classification. The Location + Neighborhood Fabric category also includes three new optional measures for all project types: Preservation of and Access to Open Space; Access to Fresh, Local Foods; and LEED for Neighborhood Development certification.

SITE IMPROVEMENTS

This category includes a new mandatory measure for Low-Impact Development, which is applicable only to new construction projects located on greenfield sites. Such projects must comply with a set of low-impact design and development criteria. This category also incorporates an additional tier of optional points for Surface Stormwater Management for projects that can retain, infiltrate, and/or harvest all stormwater as calculated for a one-year storm event.

WATER CONSERVATION

This category includes a new optional measure for Water Reuse. To achieve optional points under this measure, project teams must harvest, treat, and reuse rainwater and/or greywater to meet at least 10% of project's total water needs.

ENERGY EFFICIENCY

Under the Energy Efficiency category, the whole-building energy performance requirements have been updated to reflect revised national voluntary programs and standards, including the U.S. EPA's ENERGY STAR for New Homes and its High-Rise Multifamily Program. The table below shows the energy performance levels by construction type that are required for the 2011 Criteria compared to the 2008 Enterprise Green Communities Criteria.

The drafting of the 2011 Criteria has been a multi-phased process, with significant and valuable input from Enterprise partners.

ENERGY PERFORMANCE REQUIREMENTS

Comparing the 2008 and 2011 Enterprise Green Communities Criteria

	2008 CRITERIA REQUIREMENT	2008 PERFORMANCE LEVEL	2011 CRITERIA REQUIREMENT	2011 PERFORMANCE LEVEL
NEW CONSTRUCTION				
Single-Family and Low-Rise Multifamily	ENERGY STAR for Homes (Version 2)	15% better than 2006 IECC	ENERGY STAR for Homes (Version 2.5 or 3)	15% better than 2009 IECC
Mid- and High-Rise Multifamily	15% better than ASHRAE 90.1-2004	15% better than ASHRAE 90.1-2004	ENERGY STAR for Multifamily Program	15% better than ASHRAE 90.1-2007
SUBSTANTIAL REHABILITATION				
Single-Family and Low-Rise Multifamily	15% improvement over existing conditions	Variable (depends on building starting point)	HERS Index of 85	15% better than 2006 IECC
Mid- and High-Rise Multifamily	15% improvement over existing conditions	Variable (depends on building starting point)	Energy performance equivalent to ASHRAE 90.1-2007	ASHRAE 90.1-2007
MODERATE REHABILITATION				
Single-Family and Low-Rise Multifamily	15% improvement over existing conditions	Variable (depends on building starting point)	HERS Index of 85	15% better than 2006 IECC
Mid- and High-Rise Multifamily	15% improvement over existing conditions	Variable (depends on building starting point)	Energy performance equivalent to ASHRAE 90.1-2007	ASHRAE 90.1-2007

For additional information related to the 2011 Enterprise Green Communities Criteria, please contact Enterprise at greencommunities@enterprisecommunity.org or visit us online at www.greencommunitiesonline.org.

MATERIALS BENEFICIAL TO THE ENVIRONMENT

For the first time since the inception of the Enterprise Green Communities Criteria, the 2011 Criteria include the first mandatory measure in this category—Construction Waste Management. Project teams must commit to recycling or salvaging at least 25 percent of non-hazardous construction and demolition debris. The 2011 Criteria also includes optional points for additional percentage reductions in construction waste. Additionally, the Materials category includes a new optional measure for Recycling Storage for multifamily projects.

HEALTHY LIVING ENVIRONMENTS

Under this category, Enterprise Green Communities updated the local exhaust and whole building ventilation requirements. For local exhaust, the 2011 Criteria include specific cubic feet per minute (cfm) requirements for both intermittent and continuous bathroom and kitchen fans, per ASHRAE 62.2-2010. There is also guidance for rooftop fans used in central ventilation systems. Additionally, the whole building ventilation measure applicable to mid- and high rise multifamily projects has been revised so that projects must meet 62.2-2010 for the units and 62.1-2010 for common spaces and hallways.

OPERATIONS + MAINTENANCE

The 2011 Criteria includes an additional optional measure in this category for Project Data Collection and Monitoring system(s). Project teams that select these optional points must commit to collecting and monitoring project performance data on energy, water, and if possible, healthy living environments for a minimum of five years. For submetered buildings, project teams must provide data for a percentage of units, based on project size.