



## **The Fort Ritchie Community Center Is Not Only “Green”, But Now Gold:**

### ***It Is the First Public Building in Washington County To Earn Gold LEED (Leadership in Energy and Environmental Design) Certification***

Officials from Corporate Office Properties Trust recently received notice from U.S. Green Building Council that the Fort Ritchie Community Center has achieved LEED (*Leadership in Energy and Environmental Design*) Gold certification, and thus becomes the first LEED-Certified public building in Washington County at any level.

The Gold certification was awarded after the Fort Ritchie Community Center reached a stringent set of performance goals and earned a required number of points on a complex rating system. The rating system covers five environmental categories: Sustainable Site Development, Water Savings, Energy Efficiency, Materials Selection and Indoor Environmental Quality. The *Leadership in Energy and Environmental Design (LEED) Green Building Rating System™* is the nationally accepted standard for the design, construction and operation of high-performance green buildings.

This is COPT’s 15<sup>th</sup> LEED-Certified building (with six at Gold and nine at Silver status). It is also COPT’s first building certified under LEED-NC (New Construction).

Just a few of the features that contributed to the building’s Gold certification are:

- Use of rubber, a natural material, throughout the space.
- Use of recycled materials in the fitness center’s flooring, furniture, and even the parking curbs.
- A walk-off grille system at the building’s main entrance and high-grade filters in the HVAC system, both of which help control indoor pollution.
- Use of low VOC (Volatile Organic Compounds) in all of the paint, adhesives and sealants.
- Use of new FSC (Forest Stewardship Council) wood on the entire gym floor, meaning that the wood comes from independently certified, sustainably managed forests. (No wood from clear cutting forests was used.)
- Operable windows, which allow natural ventilation.

*(see next page)*

- More than 80% of construction waste generated from construction activities was diverted from a landfill.

Local companies who worked on the Fort Ritchie Community Center are: BMGM Architects, Frederick Seibert & Associates, and Callas Contractors, all from Hagerstown. The COPT interior design team was responsible for interior finishes and furniture, and Sustainable Design Consulting of Washington, D.C. guided the team through the process of achieving Gold certification.

The Fort Ritchie Community Center is a 21,000 square-foot multi-use facility on the Fort Ritchie development. A renovated historic building, it opened in September 2008 and offers a wide variety of recreational activities to residents of Washington, Frederick, Franklin and Adams Counties. It was jointly funded by COPT and PenMar Development Corporation.

Fort Ritchie is a new mixed-used development on a 591-acre former Army post in Cascade, Maryland. Columbia, Maryland-based Corporate Office Properties Trust, developer of the project, is creating a live-work-play community designed to be an environment that inspires success.

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