



Relating to Conserve Wisconsin and the Creation of High Performance Green Building Standards and Energy Conservation for State Facilities and Operations

**WHEREAS**, the State of Wisconsin has a responsibility to save taxpayer dollars and promote economic development while improving the environment and health of Wisconsin citizens and future generations by incorporating high performance green building standards into the design, construction and operations processes of state buildings; and

**WHEREAS**, Wisconsin has a proud tradition of national leadership in conservation, energy and public health that provides a high quality of life for Wisconsin residents and businesses; and

**WHEREAS**, the State of Wisconsin owns over 6,200 facilities with a total replacement value in excess of \$9.5 billion, costing more than \$125 million dollars annually in utility costs alone to operate; and

**WHEREAS**, high performance green building practices can substantially cut costs of operating and maintaining state buildings over the life of the building such that a small investment in green building design yields long-term financial benefits of more than ten times the initial investment while conserving energy, water, materials and land, and improving worker health and productivity; and

**WHEREAS**, the adoption of high performance green building standards in new and existing buildings will help protect the health and well-being of our children, students, employees and citizens; and

**WHEREAS**, Wisconsin state agencies, through their practices and through public/private partnerships, can have quantifiable, positive environmental and economic impacts; and

**WHEREAS**, Wisconsin is dedicated to the environmental health and safety of its employees, and to efficient and effective work environments in state-owned facilities; and

**WHEREAS**, the State of Wisconsin enjoys a unique and timely opportunity to design, construct, and renovate buildings for the twenty-first century that will serve the needs of our citizens and employees for years to come and that will incorporate a building's life cycle and reduced operating costs; and

**WHEREAS**, it is in the best interests of the people of Wisconsin that all state buildings constructed, expanded, or renovated shall be modern facilities of the twenty-first century, combining energy-efficient design, environmentally sustainable systems, and maximum access and benefit to employees and the public;

**NOW, THEREFORE, I, JIM DOYLE**, Governor of the State of Wisconsin by the authority vested in me by the Constitution and the Laws of this State do hereby:

1. Direct the Department of Administration, in consultation with state agencies and the UW System, to set energy efficiency goals for state facilities, office buildings or complexes, and campuses for FY07, FY08, and FY09 by July 30th 2006. The goals should reduce overall actual energy usage per square foot by at least 10% by FY08 from the FY05 state energy report baseline adjusted for weather and 20% by 2010. I further direct the Department of Administration and state agencies to use all existing statutory authority in implementing measures to achieve these energy goals; and
2. Direct the Department of Administration, in consultation with state agencies and the UW System, to establish programs for energy analysis of state-owned buildings and identify reduced energy use under section 16.858 of the Wisconsin Statutes. In addition, any state agency responsible for state-owned facilities will examine the feasibility for a performance contract for energy and operational cost savings under section 16.858 of the Wisconsin Statutes. The Department of Administration will provide centralized reporting and coordination of comprehensive capital energy improvements; and
3. Direct the Department of Administration to work with the Building Commission and the Energy Center of Wisconsin to ensure that new state facilities are constructed to be 30% more energy efficient than commercial code; and
4. Direct the Department of Administration, in consultation with state agencies and UW System, to ensure better oversight and management of energy purchasing through measures such as utility billing audits, consolidation of accounts and utility bills, and proactive elimination of unnecessary utility accounts; and
5. Direct the Department of Administration to establish sustainable building operation guidelines (for owned and leased properties), which shall be adopted by the Division of State Facilities within six (6) months following the date of this order, based on the Leadership in Energy and Environmental Design (LEEDtm) Green building Rating System for New Construction and existing Buildings and other comparable sustainable guidelines and rating systems. The State guidelines will recognize the use of wood-based materials and products from the Forest Stewardship Council (FSC), American Tree Farm System (ATFS), and Sustainable Forest Initiative (SFI) certification programs. For certification, LEEDtm and other comparable sustainable guidelines and rating systems may be pursued and the Department of Administration will support projects that request certification as part of the initial project request. In addition, the State will give credit for the use of wood based products and materials from FSC, ATFS and SFI certification programs when LEEDtm certification is pursued. These guidelines will apply to the operations and construction of all new buildings, additions and retrofit projects, including planning, siting, budgeting, design, construction and deconstruction. In addition, these guidelines will address sustainable operation and maintenance, including green cleaning, green purchasing waste reduction and recycling, pollution prevention, energy and water efficiency, and light pollution in existing buildings. The guidelines should include identifying performance data that will be measured to assess the effectiveness of

the efforts and for benchmarking purposes. Progress and Outcomes will be reported annually to the Governor's office as well as the State of Wisconsin Building Commission; and

6. Direct that the Department of Administration, at a minimum, shall ensure that on each project the following approaches are implemented: an integrated design process including high performance green goal-setting charrettes; energy modeling used as a design tool and then truthed at the phase of construction documents on buildings more than 20,000SF or Advanced Building Guidelines for those up to 80,000SF; commissioning and retrocommissioning; review at completion of Schematic Design, Design Development documents and Construction Documents that the design intent of the green goals are incorporated into the documents and are being met; minimum indoor air quality approaches to construction; and, minimal ventilation requirements for indoor environmental quality that meet the current version of ASHRAE, now ASHRAE 62.1- 2004 Ventilation for Acceptable Indoor Air Quality. Further, the Department of Administration shall provide performance information on a project-by-project basis as part of a statewide building performance database; and
7. Direct the Department of Administration to pursue demonstration projects at state facilities, including the Capitol and Executive Residence, regarding use of photovoltaic (PV) and other renewable technologies to generate electricity and use alternative fuels for heating and cooling; and
8. Direct that each state agency and the UW System assign a lead person to work with the Department of Administration in the development of the sustainability and energy efficiency goals, the budget and management review, the purchasing of renewable energy, and the implementation of the sustainable building guidelines.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and caused the Great Seal of the State of Wisconsin to be affixed. Done at the Capitol in the City of Madison this eleventh day of April, in the year two thousand and six.

JIM DOYLE

Governor

By the Governor:

DOUGLAS LA FOLLETTE

Secretary of State