



## LEADING THE WAY IN ENVIRONMENTAL DESIGN

# EMPOWERING



A better environment for patients. People heal faster in "green" hospitals.

At the Providence Newberg Medical Center in Oregon, 100 percent of energy needs are met by renewable power. The facility will save 26 percent on energy costs every year. And that's not all.

TEXT: GARY FABBRI PHOTO: SKANSKA

PROVIDENCE, OREGON

This is the first Gold LEED® (Leadership in Energy and Environmental Design) certified hospital in the United States.

"In the WORLD," Larry Bowe, Chief Executive for the Providence Newberg Medical Center, corrects me with a wink. "And it's an honor. The environmental friendliness

meshes with our core values of stewardship and excellence. Plus, it's a better environment for patients. People heal faster in 'green' hospitals."

Earning Gold certification means facing challenges and overcoming them. "The owner, the designers and Skanska put a lot of hard work in," says Tim Baugus, Skanska USA Building's Account Manager. "Hospitals are technically challenging to begin with. The building is designed to take

# HEALTH



care of patients, and that means more air changes, more electric requirements and more equipment online. These systems are designed to operate with the highest energy efficiency.”

All of the energy needs for the hospital are met by renewable power. “The building is efficient and cheap to run, which is important to me as head of operations,” Bowe says. The “green” side of the USD 70 million project will have repaid its initial investment within 14 months. And in just over a year, the facility will save nearly 26 percent on annual energy costs.

“I feel proud of our team,” Baugus says, standing in front of one of the condensing boilers that were chosen instead of a steam boiler system. “These boilers are one way that the designers met the challenges in winning gold. We also did a good job making recycling a contractual requirement with all of our subcontractors. There are stiff restrictions on the amount of demolish material as well as post-construction material that you are required to recycle.

“We also had an excellent indoor air quality plan during construction and

pre-occupancy of the building. We had to cover ducts and monitor air quality on a daily basis. “Now I get numerous requests

from other Skanska project managers around the country saying, ‘My client’s interested in pursuing LEED Certification. How did you guys do it?’ We share our scorecard, our energy calculations and what systems we put in place here. That sharing of knowledge makes us stronger than the competition.”

“I think the Skanska team was very proud of what they accomplished here,” Bowe says. “We started out thinking that if we get silver, that’ll be great. That was our goal and it was a stretch goal. But as we neared the end, we realized that with just a few more points we could get gold. It was a great partnership to get there. Gold certification, top in the world, the only

hospital to have that.”



**“It’s a fabulous building. It exceeds my expectations of what I thought a new hospital could be.”**

**Larry Bowe, Chief Executive for the Providence Newberg Medical Center**

## SUSTAINABLE BUSINESS UNITS ON DISPLAY

MALMÖ, SWEDEN

The Sustainable City Development conference in Malmö, Sweden, in September 2007, is one of several regional conferences being held around the world prior to the World Sustainable Building Conference to be held in Melbourne in 2008.

The aim of the Sustainable City Development conference is to share experiences for shaping urban solutions of the future and creating attractive, sustainable cities. Some of the world’s leading technical experts and researchers on sustainable built environments will meet in more than 15 workshops.

Speakers include representatives from the European Commission, the U.K. Minister for Housing and Planning and the Swedish Minister of Environment.

“Skanska sponsors the event and will organize one of the workshops and display some of the sustainable initiatives taken by business units. All business units are welcome to participate,” says **Johanna Eriksson**, Skanska Residential Development Nordic.

For more info please see [www.malmo.se/sustainablecity](http://www.malmo.se/sustainablecity)

## INCLUDED IN SOCIAL RESPONSIBILITY INDEX

STOCKHOLM

FTSE has confirmed that this year Skanska has once again met the requirements for inclusion in the FTSE4Good Index, a list of companies that take social responsibility. Typical for companies in this ethical index is that they have well-developed environmental activities, good relations with their stakeholders and take human rights into consideration. FTSE, which is jointly owned by the Financial Times and the London Stock Exchange, is a company that manages and develops globally recognized indexes.



# CERTIFIED COMMITMENT

Projects like LEED® Gold Certified Providence Newberg Medical Center in Oregon, the LEED Gold Certified Building 7 at the Colonial 9th Grade Center in Florida and construction of the LEED Certified Fitzpatrick Center at Duke University show Skanska's commitment to building green.

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## PROVIDENCE, OREGON

Leadership in Energy and Environmental Design (LEED) is the benchmark for high-performance green buildings. It promotes a whole-building approach to sustainability by recognizing performance in five areas of human and environmental health: sustainable site development, water savings, energy efficiency, materials selected and indoor environmental quality.

"This project means a lot to the community here. I feel proud of our team and the things that we went through to achieve Gold LEED certification," says **Tim Baugus**, Account Manager, Providence Newberg Medical Center. "You not only have the challenges of building a hospital,

but you also have the added documentation and paperwork to make it work. I feel like we faced a challenge and we were successful."

"It was a great learning experience for us," says **Chuck Bracken**, Superintendent in Florida. "You don't just get a LEED Certificate. You have to earn it. It's an extensive study, and you have to document everything, ranging from the air-conditioning units to the distance the building is from the bus stop."

"I never thought I'd be considered a LEED expert" says **Shelly McPhatter**, Skanska USA Building's, Project Manager at the Fitzpatrick Center, "but now I find that people are calling me and asking about our work here at Duke and how we can help them."

Baugus sums it up: "I get calls from other Skanska project managers around the country saying, 'My client's interested in pursuing a LEED Certification. How did you guys do it?' I think that sharing of knowledge is Skanska's way forward. It makes us stronger than the competition."

Orange County Public School is the first LEED Gold Certified School.



## FACTS Energy

- \* In the United States, buildings account for
  - \* 65.2% of total electricity consumption
  - \* 36% of total energy use
  - \* 30% of greenhouse gas emissions
  - \* 136 million tons of construction and demolition waste (approx. 2.8 lbs (1.27 kg)/person/day)
  - \* 12% of potable water consumption
  - \* 40% (3 billion tons annually) of raw materials
- Source: U.S. Green Building Council (USGBC)



### I can tell you more

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