



THE CITY OF SAN DIEGO

ENVIRONMENTAL SERVICES DEPARTMENT

George L. Stevens - LEED GOLD

Overview

The George L. Stevens Senior Center is an 11,300 square foot, single story, masonry building and situated within 1.3 acres of the Martin Luther King Junior Community Park. The building features a large lobby, a library room, classrooms, a sitting room, an exercise room, offices, a full kitchen, a large multipurpose room, 52-space parking lot, and water efficient landscaping. The building is the first city-owned senior center to be certified for LEED Gold.



Photo courtesy SDG&E Sustainable Communities

Completion: 2006

Cost: The project was completed within the \$5.4 million budget and was designed and constructed within 400 working days.

Energy

- This energy-efficient design is expected to reduce summer peak demand by 32%, an important goal of the San Diego Regional Energy Strategy 2030.
- The building performs 28% better than California's 2001 Title 24 efficiency standards.
- The building's envelope is 45% more than required by the Title 24 energy code. This is done by well insulating walls, roofs, and energy efficient windows
- Lighting design is 26% better than Title 24 requires. This is accomplished through the use fluorescent sources, occupancy sensors, and automated photocell control.
- A 7.3 kilowatt photovoltaic array provides 16.4% of the buildings expected annual regulated energy.
- Use of daylight illuminates 84% of the regularly occupied spaces
- The project engaged in a two-year Green Tags contract that will ensure generation equal to 100% of the buildings remaining regulated electricity use from renewable wind power.

Water

- Reduced potable water consumption for irrigation by at least 50%.
- Reduced water usage by 40% over baseline through the use of dual flush toilets, low flow shower heads, and lavatories.

Materials

- During construction 84.9% (by weight) of construction waste was recycled.
- 22% of the projects materials were manufactured and 18% extracted locally (within 500 miles).

Indoor Environmental Qualify

- Throughout the building low-emitting materials (VOC) were used in adhesives, sealants, carpeting, and paints.

###