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Sustainable Stamford kicks off program

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Commercial building owners across Stamford are being challenged to do their part in clearing the air and tackling other environmental challenges.

Sustainable Stamford, the city of Stamford's volunteer environmental task force, in collaboration with the local chapter of the Building Owners and Managers Association, has introduced the Corporate Sustainability Challenge to Stamford building owners and managers.

The challenge was announced Friday by Stamford Mayor Michael Pavia at a luncheon meeting of the Building Owners and Managers Association at Giovanni's II in Darien.

The goal of the initiative is to help owners and managers of commercial properties make their buildings more energy efficient, sustainable and environmentally healthy, according to Keith Crosby, chairman of the local chapter's sustainability committee and vice president for construction at ADP Service Corp. in Norwalk.

"Stamford, because of its size and large commercial development community, is the perfect municipality to help BOMA-Southern Connecticut launch this Corporate Sustainability Challenge in Fairfield County," Crosby said. "Many of the efficiencies outlined in the challenge, combined with the sustainability policies that can be implemented, will return the investment in five years or less."

Stamford is the first municipality to sign up for the Corporate Sustainability Challenge with the local chapter of the Building Owners and Managers Association.

Malkin Properties, owner of First Stamford Place and the Metro Center; Ashforth Properties, with locations on Summer Street; and Greenwich Hospital, with a location at 2015 W. Main St., will join in the pilot program.

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The challenge asks property owners to benchmark their energy and water consumption for one year and adopt sustainability policies, such as reducing waste and implementing a sustainable purchasing policy. Other goals include light pollution, pest management, stormwater quality and car pooling.

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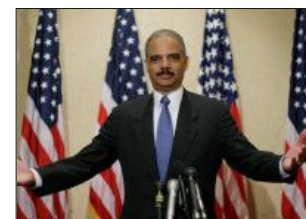
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Malkin Properties, owner of the Empire State Building, recently completed improvements to the iconic office building and is using the same consultant to bring similar efficiency and environmental improvements to 100, 200 and 300 First Stamford Place, an 800,000-square-foot office complex.

"We already have been implementing energy-efficiency upgrades and LEED (Leadership in Energy and [Environmental Design](#)) improvements with new tenant installations," said [Gerrit Blauvelt](#), managing director of property operations.

Greenwich Hospital owns a multiple-use 30,000-square-foot medical office building, housing an imaging center, outpatient rehabilitation facility and physician offices.

The goal is to curb consumption of electricity, natural gas and water, said [Stephen Carbery](#), vice president for facilities, design and construction at the hospital, "There's so much more we can do in recycling. We have to make sure our tenants are up to speed," he said. "We're gathering data on the building -- electricity consumption, water consumption and how much trash the building is generating."

Early next year, the challenge will be open to building owners throughout southern Connecticut, and Sustainable Stamford will open the challenge to all Stamford building owners.

The program can trace its roots to a similar one started five years ago by the [Business Council](#) of Fairfield County and [Connecticut Light & Power Co.](#), that focused on electricity savings.

"We did about 10 buildings and saw savings of 8 (percent) to 14 percent," said [Joe McGee](#), vice president of public policy at the business council and a member of the Sustainable Stamford committee.

Throughout the year of the challenge, Sustainable Stamford will work with each building owner and property manager as they analyze energy and water usage, develop strategies for improvements and implement policies that meet needs and budgets.

"We commend the Stamford building owners who have agreed to commit themselves to this very worthy and beneficial challenge," said [Kristine D'Elisa](#), director of the [Corporate Sustainability Challenge for Sustainable Stamford](#). "In addition to doing the right thing for our planet, the benefits of participation include, saving money on energy and water usage, a more attractive and cost-effective property to promote to the marketplace and a healthy and pleasant work environment for their tenants and occupants."

As a corporate center, Stamford's environment is impacted by commercial building activity, said D'Elia, a principal in [R.S. Granoff Architects](#) in Greenwich and a Stamford resident.

Participants will be eligible to receive a year's worth of free single-stream recycling from the city.



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