

HEALTH FACILITIES ADVISORY COMMITTEE (HFAC)
SPECIAL MEETING MINUTES

April 29, 12:00 P.M. (Eastern Time)

Roll Call: [P – Present; NP – Not Present]

Chairman: Mr. Tommy Bowman - P

Vice-Chairman: CAPT Keith Shortall - NP

Members: CAPT Jose Cuzme - NP CAPT Dale Mossefin - P
Mr. James Biasco - P CDR Brian Hroch - P
Mr. Ken Harper - P CDR Mat Martinson - NP

Executive Secretary: Mr. Howard Wellspring - P

Alternates:

Guests: Mr. Joe Bermes and Suresh Shah

Quorum Requirement per Technical Handbook Chapter 4-1: "A quorum consists of at least 50 percent of the HFAC voting membership. A person attending as sit-in representative of another member shall not be counted in determining the quorum requirement and cannot vote."

SPECIAL CONFERENCE CALL: To determine whether to approve the Draft 2010 A/E Design Guide.

- Suresh reported that the A/E Design Guide workgroup revised the guide to include the comments per the HFAC during the Feb 18 HFAC call. The revision included the addition of the requirement for the A/E to provide data for the Computerized Maintenance Management System (CMMS) and instruction to the A/E to review DES's Lessons Learned webpage.
- Brian asked if the Accreditation Association for Ambulatory Health Care (AAAHC) should, also, be listed on page 14 along with The Joint Commission's (TJC) accreditation manuals. Ken asked if the requirements of the AAAHC were the same under TJC. He warned that if the requirements were not the same, then which accreditation would take precedent. Dale stated that we have always used the more stringent accreditation approach and he felt the TJC was the more stringent accreditation. James stated we would create more problems, as Ken mentioned regarding potential conflicts, if we included listing more accreditation bodies. The HFAC consensus was that the TJC accreditation requirements was more stringent and encompassed all requirements of the AAAHC or other accreditation bodies. No further action to add AAAHC was taken.
- Ken suggested that Joe's recommendation on sustainability (i.e., Chapter 5) should be included in the 2010 A/E Design Guide now rather than later by

addendum. However, Joe's recommendation is pending finalization of Technical Handbook Chapter 21-17.2 by Lee Robison. Therefore, Ken recommended, if there is a motion to adopt the proposed 2010 A/E Design Guide, then the motion should separate the chapter on sustainability.

- Ken motioned to approve the 2010 A/E Design Guide as revised pending revisions to Chapter 5 on sustainability. Dale seconded motion. **Motion passes without objection.**
- The next regular HFAC meeting is May 20; therefore, further discussion and approval of Chapter 5 will resume on that day. After the HFAC call Joe volunteered to provide an edited version of Chapter 5 that includes his recommendations per the pending Technical Handbook Chapter 21.17.2.

Action Items:

- Joe will forward his e-mail regarding his recommendation for inclusion in Chapter 5, A/E Design Guide based upon the draft Technical Handbook Chapter 21-17.2 New Construction, Build-to-Lease, and Major Renovation. Action item completed (Attachment 3).
- After the meeting Joe volunteered to forward a revised Chapter 5 that incorporates his recommendations identified in his e-mail referenced above.

Next Regular Meeting: Thursday, May 20, 2010 at 12:00 p.m. (Eastern Time).

Adjournment: James motioned to adjourn. Brian seconded motion. **Motion to adjourn passed without objection.**

Attachments:

1. Draft 2010 A/E Design Guide.
2. Proposed Changes to Chapter 5.
3. Joe Bermes' e-mail.

Proposed Changes to Ch. 5 – 2010 A/E Design Guide Update

1. In Paragraph 5.4(4), replace **LEED-NC Version 2.2** with **LEED v3 for New Construction (2009)**.
2. In paragraph 5.5.1.(1) replace **LEED-AP** to **LEED-AP BD+C**
3. Replace Paragraph 5.5.3(1) with **Indoor Water – Design to achieve 20% reduction, relative to the EPA 1992 standard (see LEED WE Prerequisite 1). Investigate feasibility to earn LEED WE Credit 3 – Water Use Reduction (30% - 2 points, 35% - 3 points, 40% - 4 points).**
4. Replace Paragraph 5.5.3(2) with **Outdoor Water – Design to earn LEED WE Credit 1 – Water Efficient Landscaping (4 points – 100% Reduction).**
5. Replace all references to *LEED EQ* Credits with **LEED IEQ** in Paragraph 5.5.4(2) and 5.5.4(5).
6. Replace Paragraph 5.5.4(6) with the following

Protect Indoor Air Quality During Construction

- Design to earn *LEED IEQ Credits 3.1 and 3.2 – Construction Indoor Air Quality Management Plan (3.1: During Construction, 3.2: Before Occupancy).*

7. Replace Paragraph 5.5.5(2) [2nd Bullet] with the following:
 - Design to earn *LEED MR Credit 4~~(6)~~ – Recycled Content (1 point: 10%)*
8. Replace Paragraph 5.5.5(3) with the following:
 - Design to earn *LEED MR Credit 2~~(2-1)~~ – Construction Waste Management (1 point: Divert 50% from Disposal).*

From: Bermes, Joseph L. (IHS/DES)

Sent: Thursday, April 29, 2010 2:06 PM

To: Wellspring, Howard W. (IHS/DES); Biasco, James (IHS/HQ); Bowman, Tommy J. (IHS/DES); Cooke, Raymond P. (IHS/HQ); Cuzme, Jose F. (IHS/HQ); D'Amanda, Kevin J. (IHS/HQ); Harper, Ken (IHS/DES); Hroch, Brian E. (IHS/ALB); Jensen, Michael (IHS/PHX); Martinson, Mathew J (IHS/POR); McMahon, David (IHS/HQ); Mossefin, Dale (IHS/AKA); Shortall, Keith (IHS/PHX); Weaver, Michael R. (IHS/DES); Wermers, Richard S. (IHS/CAL)

Cc: Shah, Suresh (IHS/DES); Raynor, Steve E (IHS/HQ); Delchamps, Gordon (IHS/HQ)

Subject: A/E Design Guide Approval and Pending Technical Handbook Sustainability Chapters

As discussed during today's call I have attached the new draft Sustainability Technical Handbook Chapters waiting Lee Robison's final technical edit.

These new Technical Handbook Chapters will require revisions to various IHS practices including New Construction, Site Selection, FBES, AE Selection, O&M, and Leasing.

Below I have identified the major issues up for consideration in **21-17.2 New Construction, Build-to-Lease, and Major Renovation**. The 5 specific issues **highlighted in red text** will have a direct impact on the AE Design Guide if adopted – these issues are also highlighted with comments in the attached chapter.

If you have any questions please let me know.

Chapter 21-17.2 Sustainability Guidelines for New Facility Construction, Build-to-Lease, and Major Renovation Key Issues

1. Requires the FBES to be revised to include 2% for sustainability features and third-party certification.
2. Requires the FBES to be revised to include 2% for renewable energy features.
3. **Requires a minimum "Silver" LEED certification (or 2 Green Globes), and higher levels when feasible within available funding and life-cycle cost-effective.**
4. Requires an Integrated Project Team (IPT) to be established at all project phases (Planning, Design, Construction, and Post- Construction). The IPT is to be chaired by the Project Manager or Sustainability Coordinator.
5. **Requires a feasibility analysis in the Conceptual Design Phase for on-site renewable energy systems capable of delivering 7.5% of the total electrical load. Feasibility is based upon the 2% renewable energy budget and life-cycle costs. Feasible systems are to be incorporated into the project.**
6. **Requires facilities to be designed and constructed to meet EISA fossil-fuel reduction targets.**
7. **Requires a feasibility analysis in the Conceptual Design Phase for solar hot water heating systems capable of delivering 30% of the total demand. Feasibility is based upon the 2% renewable energy budget. Feasible systems are to be incorporated into the project.**

8. Requires the use of indigenous plants in landscaping and the elimination of the use of potable water for irrigation.
9. Requires compliance with the AE Design Guide.
10. Requires broad sustainability goals to be established during Planning Phase.
11. Requires SSER Process to give **preference** to sites meeting common sustainability principles (no prime farmland, away from wetlands and floodplains, previously developed, remediated brownfield sites, and near public transportation).
12. Requires AE selection factors to demonstrate sustainable design experience.
13. Requires a Sustainability Coordinator be appointed to coordinate, track , and ensure sustainability goals are met.
14. Establishes specific responsibilities for installations, Area Offices, DES, and DFPC during various project phases.

Joseph Bermes, ncarb

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