

1. What is Building Performance Partnership?

Building Performance Partnership (BPP) allows USGBC to work with LEED-certified buildings to track, collect and analyze building performance data. The goals of BPP are based on educating building owners and managers on the performance of their buildings, and informing USGBC and the wider green building and real estate communities of the ongoing performance of LEED-certified buildings. Data collected from BPP will be used to inform USGBC's development of LEED, to support marketplace development of green building tools and technologies, and to help building owners and managers optimize the performance of their buildings.

2. What does partnership in BPP mean?

USGBC's partnership with building owners and operators is a collaborative effort to improve the green building community's tracking of building performance data and access to such information. Building performance partners assert their leadership in the green building movement by committing to share performance data and continuously improve building and site operations.

3. What will USGBC do with the shared information?

USGBC will use the performance data that buildings share through BPP to produce performance reports and benchmarks for each building. These reports will not be shared with anyone outside USGBC aside from partner contacts, unless express permission is given.

USGBC will also compare building performance across the LEED portfolio to identify common traits among high and low performers, and share these findings in order to aid participants in improving building performance. Such data will be shared with all identifying characteristics removed so as to preserve the anonymity and confidentiality of all participating projects.

Additionally, USGBC will use BPP data to assess the effectiveness of the requirements of LEED prerequisites and credits.

4. Why is collecting and analyzing performance data important?

Disparities often exist between how buildings are designed to operate and how they actually perform. Even green buildings experience this gap between projected and actual performance. Numerous factors can explain the incongruity – flaws with energy modeling, inadequate commissioning, inaccurate assumptions regarding occupant behavior, lack of coordination during the transition from construction to operations, or the everyday operation of the building systems – but the challenge remains.

USGBC is collecting and analyzing performance data because it is the most effective way to drive improved building performance. Analysis will shed light on operating inefficiencies for facility managers. Understanding trends in performance will inform new developments in predictive software for building designers and technologies for building operations.

5. How will BPP benefit me?

USGBC will provide all BPP partners with annual performance reports, and in later phases, the opportunity to use internet-based interactive and real-time data displays. These tools will provide building owners with the regular performance check-ins necessary to identify and troubleshoot poor performing systems and maintenance issues.

Phase 1 reports highlighted partner building progress since achieving LEED certification through a simple comparison of projected or actual performance at the time of certification and current performance data. Using an energy signature, the reports also show how each partner building is performing alongside aggregated data of other buildings in the partnership. In future phases, partners will benefit from

aggregate data reporting that will highlight participant building performance compared with buildings of similar size, location, occupancy rate, LEED rating system, and certification level.

In addition, building performance data that is supplied to USGBC will contribute to the development of common performance benchmarks use in the green building community.

6. How will USGBC store the information collected through BPP? Will the data be kept confidential?

USGBC uses a secure database for the storage of LEED-certified building information and performance data. USGBC plans to share LEED building performance data with research institutions at some point; in this event, the data will be anonymized unless explicit permission has been given by a building owner to share data publicly.

7. Is my project eligible to participate in BPP?

Currently, all “whole building certified” buildings are eligible to become building performance partners. i.e., LEED NC (New Construction & Major Renovations), CS (Core & Shell), Schools, and EB (Existing Buildings) certified building owners can participate in BPP.

8. How will BPP be rolled out?

BPP will be launched in phases. Phase One opened in April 2010 and addresses energy and water performance data only. Limiting the scope of Phase One has allowed USGBC to leverage data collection tools that are already available free of charge to LEED-certified buildings.

BPP’s second phase will incorporate automated tracking and reporting infrastructures as well as the complete list of BPP performance metrics, of which energy and water usage will be just two. Expanding beyond measuring total energy and water use at the utility billing level will allow USGBC to collect more types of data on a more frequent basis. This will include sub-meter data as well as data from operational areas not covered by utilities such as waste management, alternative transportation use, and indoor air quality. USGBC will work with Phase One partners to transition and will accept new participants into Phase Two in early 2011.

During Phase Two, USGBC will partner with several third-party data providers to offer BPP participants a variety of automated data tracking and reporting systems from which to choose. These user-friendly interfaces will facilitate the data sharing process by integrating participating buildings with the BPP database. USGBC will encourage participants to explore these third-party provided tools and make use of them whenever feasible. While data providers will offer participants the most convenient and manageable options for sending data to USGBC, the ability to share data directly with USGBC will remain as well.

9. Is there a minimum length of time for participation in BPP?

Currently, there is no minimum length of time for participation in BPP, but USGBC encourages BPP partners to participate for at least five years so that they experience the full benefit of tracking their certified building’s performance data.

10. How often will I have to report my performance data to USGBC?

Phase One BPP participants will report their data on a monthly or bi-monthly basis. Phase Two participants will report their data on a more frequent basis.

11. How can I get started?

LEED-certified non-residential projects are requested to share their energy and water performance data using ENERGY STAR’s Portfolio Manager tool. Participating projects will share access to their Portfolio Manager accounts with USGBC’s LEED Performance Reporting master account. Using its master

account, USGBC is able to pull and track participants' data in a standard format and on a regular schedule.

Similarly, LEED-certified homes are requested to participate in BPP by creating an Earth Aid account. EarthAid is a web-based utility data tracking tool for single-family residential projects. Earth Aid participants are able to track all purchased water and energy on an automated, monthly billing schedule. Earth Aid enables homeowners to view their utility usage and compare it with non-LEED certified homes in their area.

Visit USGBC's BPP webpage at www.usgbc.org/bpp for links to ENERGY STAR's Portfolio Manager and EarthAid, as well as instructions for sharing a Portfolio Manager account with USGBC's master account.

12. What is the difference between BPP and [Minimum Program Requirement 6](#)?

BPP is a voluntary USGBC program and is not required for LEED Certification. BPP's scope is much broader than that of Minimum Program Requirement 6. There are multiple options for complying with MPR 6; participation in BPP is slated to be one of them.

13. Will my project's certification be revoked if I do not participate in BPP?

No, BPP is a voluntary USGBC program. The data tracked and analyzed through BPP will be used to educate building owners on the performance of their project(s) and help USGBC identify the trends that aid or detract from high performance operations. The Green Building Certification Institute (GBCI) will not have access to certified project performance data through BPP.

14. If I have questions that are not addressed above, who should I contact?

For questions concerning commercial and institutional certified project participation, please email LEEDPerformance@usgbc.org. For questions concerning residential certified project participation, please email LEEDHomesPerformance@usgbc.org.