GREEN BUILDING CITY MARKET BRIEF

BUENOS AIRES

A CITY-WIDE MOVEMENT
In September 2011, the City of Buenos Aires passed the Climate Change Act, which demonstrated the government’s commitment to addressing this important issue. To effectively address climate mitigation and adaptation, the city government aimed to use energy more efficiently, incorporate renewable energy sources, introduce efficient street lighting technologies, promote sustainable design and construction practices, transform the efficiency of the transportation sector and manage waste more sustainably.

The City of Buenos Aires plans to reduce energy use in public buildings by 20% by 2015. Currently the government is developing a legal framework for the introduction and promotion of sustainability strategies, including the installation of green roofs, compliance with minimum values of thermal insulation and storage of rainwater. Additionally, the city hosts public databases where information is available regarding building inspectors, environmental regulations, e-waste collection, green companies, notices of green products, ratings of products energy efficiency and city air quality.

LEADERSHIP BY EXAMPLE
In 2008, the Environmental Protection Agency launched the Energy Efficiency Program in Public Buildings, with the goal of analyzing and monitoring the energy consumption patterns from five different public buildings types in order to promote energy efficiency improvements. The program requires the implementation of a number of measures with the aim to reduce electricity and heating bills, including the development of energy management tools, employment of energy audits, and improvement of a building’s operation and maintenance procedures. Currently, approximately 20 buildings have undergone an energy audit and are implementing recommended efficiency improvements. Additionally, new public buildings are required to meet certain environmental sustainability criteria.

CITY DETAILS

Population: 2.89 Million
Land Area (km$^2$): 203
Gross Domestic Product (in USD billions): 348.4
Average Walk Score: 98/100
Annual Rainfall (mm/year): 1,186
Climate Action Plan: Yes

BUILDING PERFORMANCE

EMISSIONS
City-wide Emissions (metric tons CO$_2$e): 11,157,087
% of Emissions from the Building Sector: --
Municipal Emissions (metric tons CO$_2$e): 482,417
Municipal Emissions from the Building Sector: --

GREEN BUILDING PROFESSIONALS
LEED Credentialed Professionals (Argentina): 63

PROJECT BREAKDOWN

24 LEED Certified Projects (Argentina)
101 LEED Registered Projects (Argentina)
11 LEED Certified Projects (Buenos Aires)
49 LEED Registered Projects (Buenos Aires)

CITY EMISSIONS TARGET: The City of Buenos Aires aims to reduce greenhouse gas emissions by 30% below 2008 levels by 2030, with a midterm goal of 5% reductions by 2015.

CITY-LEVEL POLICIES PRESENT

- Green Building Codes
- Energy Benchmarking and Data Transparency
- Green Municipal Buildings
- New/Existing Commercial Building Incentives
- New/Existing Residential Building Incentives
- Green Schools
- Neighborhood-Scale Sustainability

MAYORAL POWERS

This graph depicts the level of control or influence a Mayor has with respect to the assets under the city’s jurisdiction. Powers are assessed by four factors (ownership and control, ability to set and enforce regulations, control over infrastructure budgets, and capacity to set vision), and covers the city-wide geographic area.

PRIVATE BUILDINGS
NO DATA | LIMITED | PARTIAL | STRONG

PUBLIC BUILDINGS
NO DATA | LIMITED | PARTIAL | STRONG
POLICY SPOTLIGHT:
In 2009, the City of Buenos Aires issued the Buenos Aires 2030 Climate Change Action Plan, to support the city’s mitigation and adaptation goals between 2010 and 2030. The plan involves actions at all levels within the city, including many that will be undertaken by the government in its municipal sectors including building, energy, transportation and waste.

GREEN RESIDENTIAL BUILDINGS
The city government has installed solar collectors in multi-family households and a community center located in two low-income neighborhoods.

GREEN SCHOOLS
In 2010, the City of Buenos Aires introduced the Green Schools Program with the aim of promoting sustainable development through environmental education and management in schools. The program considers students as change agents capable of replicating the knowledge acquired on environmental stewardship, including waste management, environmental health, energy efficiency, renewable energy and climate change.

SUSTAINABLE COMMUNITIES
In 2011, Buenos Aires developed the Plan for Sustainable Mobility, which created the first bus rapid transit system in Argentina as well as the extension of the existing metro system. The plan also included the widening of sidewalks and pedestrian footpaths. Another initiative, EcoBici, established Argentina’s first bike-sharing program, which has grown exponentially since its inception.

PROJECT SPOTLIGHT:
Nike Store, Buenos Aires
The store received LEED Gold certification under the LEED for Commercial Interiors Rating System. It is the first store in Argentina to receive a Gold certification under this system. Energy efficient appliances reduce consumption by 80% and plumbing alterations have reduced water use by 40%. 90% of waste generated in the store is recycled locally, and as much as 94% of waste is diverted from landfills; these materials are either reused or donated. All of the new wood used in the project is certified sustainable by the Forest Stewardship Council.

PROJECT SPOTLIGHT:
HSBC Barrancas de Lezama
In 2011, HSBC’s Argentine Headquarters received LEED Gold certification under the LEED for Existing Buildings: Operations and Maintenance Rating System. The 51,000 square foot centennial building accommodates 2,300 employees and was the first LEED EB certified building in South America. Sustainability achievements include a more than 75% reduction in individual car use, the installation of a green roof, 100% achievement rate for rainwater use in irrigation and a 92 Energy Star performance rating.

REFERENCES
5. LEED Professionals and Project Figures were retrieved on 6 January 2015.