

Green Tips

Key features of sustainable buildings:

- Healthy indoor environment for occupants
- Low consumption of water and electrical energy
- Reduction of harmful greenhouse gas emissions
- Reduction of waste sent to landfills
- Lower operating costs.



Green Services:


Jones Lang LaSalle's Project & Development Services team consisting of Chartered Engineers in the fields architecture, structural engineering and building services is qualified to manage LEED and BREEAM certification.

Jones Lang LaSalle's team of LEED® Accredited Professionals and BREEAM Assessors have the underlying engineering and project management skills to evaluate the LEED® and BREEAM Assessments, to develop the roadmap and to execute the project management to achieve certification.

Our team has successfully managed LEED® Core&Shell 2009 certification process of an office building in Warsaw, Zebra Tower, which received LEED Gold certificate as the first building in Poland.

Furthermore, our team is qualified to advise and assist at certification process under EU Green Building Programme.

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Green Tips



Tips for Developers

- It is very important to start thinking about green building features at the stage of choosing the site for your investment.
- The proper location at a previously developed site with an easy access to the public transport or services around the plot will result in decreasing of harmful vehicle emissions.
- Think about sustainable landscaping using restore or native vegetation which requires less maintenance, water and chemical fertilizers. Additionally green roofs or vegetated areas can contribute to rainwater management at the site.
- Reduce indoor potable water consumption which may be supported by alternative non-potable water sources such as water efficient fixtures or waterless urinals. Rain water usage for toilet flushing or plants watering can be also taken into account.
- Implement sustainable solutions into design of the building shell and its building services.
- Use renewable energy sources.
- Reduce the amount of waste generated during the construction and maintenance of your building.
- Use recycled materials for construction of the building and interior fit-outs.
- Use materials which do not release harmful chemical compounds.



Tips for Owners

- Maintenance of a building's site is a fundamental component of sustainable buildings operations. It reduces site operation and maintenance costs while creating health outdoor spaces for both building occupants and local fauna and flora.
- Buildings that use water efficiently can reduce costs by lower fees, less sewage volume and reductions in energy use. Costs of water can be reduced by reducing the amount of water which has to be treated, heated, cooled. Reducing indoor potable water consumption may require using alternative water sources like using rain water for toilets flushing or plants watering. What is more, proper low maintenance plants used for landscaping can also save a lot of water and money.
- Sanitary installation upgrades may be necessary to replace old water fixtures, toilets or urinals with water efficient ones.
- Monitoring of energy performance by Facility Managers should be carried on in order to find potential areas of energy savings.
- Energy generation from renewable sources should be considered.
- Reducing the amount of waste sent to landfills is important part of buildings operations. Waste reduction opportunities should be identified and implemented as well as usage of recycled materials.
- It is important to evaluate building systems to identify indoor air quality problems and implement a program to prevent it. Additionally, cleaning products and product used for pest management should be environment friendly and cannot contain harmful compounds.



Tips for Tenants

- Reduce Water Use at your premises by use of high-efficiency water fixtures (e.g., water closets and urinals);
- Reduce Energy Use at your premises by: Installing energy efficient equipment including appliances, office equipment, electronics, and commercial food service equipment;
- Recycle your Waste: Provide an easily accessible dedicated area or areas for the collection and storage of materials for recycling like: paper, corrugated cardboard, glass, plastics, and metals;
- Prohibit smoking in the building or provide smoking rooms.