




Royal Farms #138

Project Type: Retail
LEED Rating System: LEED for New Construction
Certification Level: Certified



Royal Farms decided in early DD's that they would pursue LEED Certification for this building, and any subsequent Royal Farms stores being built in the future. The project team met and a LEED Consultant was hired to evaluate ways to incorporate LEED into the basic store layout. We registered the project under NC 2.2 but after careful analysis decided to make the switch to LEED 3.0. The store had a few hurdles to overcome from the beginning. Given the nature of a 24-hour convenience retail store, there were certain issues with lighting that could not be overcome (i.e. reducing the amount later in the evening). The design team developed a more-efficient lighting system and increased the efficiency of the HVAC system. The project has a car wash on site which uses recycled water for all washing, and we have included highly efficient refrigeration systems to minimize our refrigerant impact. Processing the Waste Oil from fryers for recycling into biodiesel fuel has also been incorporated into this store, as well as any future Royal Farms Stores.

Major Sustainability Highlights:

-  Over 40% water reduction by utilizing waterless urinals, dual flush toilets, and low flow shower heads
-  14.79% energy savings
-  99% landfill diversion rate during construction

Additional Sustainable Highlights:

- 86% FSC Wood used
- Developed & implemented Green Cleaning Plan
- Developed & Implemented Public Education Program

Project Team:

Owner: Royal Farms
MEP: Emerson
Civil: Matis Warfield
Architect: Peter W. Ratcliffe, Architects
General Contractor: Whiting Turner
LEED Consultant: Lorax Partnerships, LLC

LEED® Facts

Royal Farms #138
Baltimore, MD

LEED for New Construction
Certification awarded June 14th, 2012

Certified	44*
Sustainable Sites	13/26
Water Efficiency	8/10
Energy & Atmosphere	1/35
Materials & Resources	6/14
Indoor Environmental Quality	10/15
Innovation & Design	6/6
Regional Priorities	0/4

**Out of a possible 110 points*