LBC Project Example:
Living Building Challenge
ALICE FERGUSON FOUNDATION
POTOMAC WATERSHED STUDY CENTER, HARD BARGAIN FARM
Alice Ferguson Foundation’s Mission

To connect people to the natural world, sustainable agricultural practices and the cultural heritage of their local watershed through education, stewardship and advocacy.
SITE CONTEXT

Hard Bargain Farm

Potomac River

Piscataway Park

Project Site
1. Renovate Main House as a House Museum/ Meeting Place/ Conference Facility (small).
2. Develop new state-of-the-art administrative facility.
3. Rehabilitate Garage for storage functions.
4. New parking lot (approximately 30 vehicles) with overflow parking areas.
5. Current circulation/entrance configuration.
6. Renovate and expand Lodge.
7. Create new parking lot (approximately 18 vehicles).
8. Develop Day Use Pavilion on HBF Property. Discuss with Mayane Association use of their parking lot for Day Use Program drop-off.
10. Develop ADA-compliant loop trail around emergent wetland.
11. Expand area for Problem-Solving Course.
CHARRETTE APPROACH
Nature builds to its available resources
grass

moss
Symbiotic Approach  Rather than working independently, the sunny “Grass” and shady “Moss” buildings were designed to work together to achieve net-zero energy and water targets.
Nestled The building nestles on the woodland edge and opens to the sun.
Rating systems help keep you on the right track
Case Study: Shared-Use Commercial Kitchen + Incubator Restaurant Space
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Lessons Learned:
DO RATING SYSTEMS REALLY WORK?

Draw conclusions concentrating on how rating systems work, what they can do for operations, their limitations, and why they are important or irrelevant.

PARALLEL THINKING
Each thinker puts forward his or her thoughts in parallel with the thoughts of others.
WHAT ARE SOME OF THE GREATEST “OPTIMISMS” you have about rating systems?
(Please come to the microphone to share for as little as 15 seconds and up to 90 seconds. This can be a point or a story.)

DREW, HOW DO WE MAKE THIS SO WE CAN EDIT IT?

PARALLEL THINKING
Each thinker puts forward his or her thoughts in parallel with the thoughts of others.
WHAT ARE SOME OF THE GREATEST “CAUTIONS” you have about rating systems?
(Please come to the microphone to share for as little as 15 seconds and up to 90 seconds. This can be a point or a story.)

DREW, HOW DO WE MAKE THIS SO WE CAN EDIT IT?
NOW LET’S GET CREATIVE! How can you address the cautions in the rating systems with creativity? (Please come to the microphone to share for as little as 15 seconds and up to 90 seconds. This can be a point or a story.)

DREW, HOW DO WE MAKE THIS SO WE CAN EDIT IT?

PARALLEL THINKING
Each thinker puts forward his or her thoughts in parallel with the thoughts of others.
How do these rating systems get us above the green plateau?

Credited to Rob Fleming, Philadelphia University
Closing thoughts:

Do rating systems really work?

How to get rating systems to work:

• Pick the right rating system to match your goals
• Manage the process
• Play a role in shaping the rating system

Why stop there?

• Use BMPs from other rating systems
• Why wait for the client to tell you?
• It is bigger than CO2
A comparison of the 2018 IECC to other standards

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