

**Project Type: Hotel**  
**LEED Rating System: LEED for Existing Buildings: Operations & Maintenance, v2009**  
**Certification Level: Gold**



The Courtyard Crabtree hotel is 41,880 square feet and located in Raleigh, North Carolina. The building is designed and operated to provide a rich experience for its guests, minimize its use of precious resources, and contribute to its civic environment. The motivation for this hotel to achieve a LEED EB O&M certification is the opportunity to provide visitors with green alternatives, as well as, a different and unique experience.

The Courtyard Crabtree is a great example of the successful implementation of teamwork and collaboration. The reduction in fertilizer use, ground water contamination runoff, potable water use, emissions associated with the hotel's operations and staff transportation, solid waste removed from the site, and indoor air pollutants all contribute to the successful certification of a LEED EB O&M Gold building. The staff at the Courtyard Crabtree care deeply about the surrounding environment and public health; they join together twice a year to participate in the Adopt-A-Stream program and an Employee Wellness Program. For the Courtyard Crabtree community, sustainability is more than just about the building, it is about the people.

**Major Sustainability Highlights**

-  24% Water savings
-  Energy Star certification and rating of 91
-  57% of ongoing consumable waste is recycled

**Additional Sustainable Highlights:**

- 50% of all building associates use alternative transportation
- Irrigation systems save 77% more water than traditional
- Green Education Program
- Employee Wellness Program

**Project Team:**

Owner: Summit Associates  
 Retro Commissioning: Atlantic Engineers  
 Landscaping: Brickman  
 Pest Management: Steritech  
 LEED Consultant: Lorax Partnerships, LLC

<b>LEED Facts</b>	
Certification awarded: March 19, 2012	
<b>Gold</b>	<b>60 *</b>
<b>Sustainable Sites</b>	<b>10/26</b>
<b>Water Efficiency</b>	<b>7/14</b>
<b>Energy &amp; Atmosphere</b>	<b>25/35</b>
<b>Materials &amp; Resources</b>	<b>5/10</b>
<b>Indoor Environmental Quality</b>	<b>3/15</b>
<b>Innovation</b>	<b>6/6</b>
<b>Regional Priorities</b>	<b>4/4</b>
<i>*out of a possible 110 points</i>	