

Conclusion on Integrative Process

Green Building Underwriting Public Meeting at the Boston Fed
June 23, 2010

Sponsoring the Green Building Underwriting Public Meeting including for affordable housing were:

- Federal Home Loan Bank of Boston
- Federal Reserve Bank of Boston
- Home Depot
- LISC, Local Initiatives Support Coalition
- Massachusetts Green Building Council
- Massachusetts Bankers Association
- Capital Markets Partnership

A key meeting purpose was to help Federal Home Loan Bank Member financial institutions and other financial institutions understand why key green building attributes increase cash flow and reduce risk, including Integrative Process (IP).

IP is one of the attributes identified in the national consensus Green Building Underwriting Standards / Green Value Score that increases cash flow for commercial buildings and value for homes.

It was covered at the meeting that IP's risk reduction as recognized by Fireman's Fund and cost savings based on project experience including by the Navy, are reasons why IP is a green building attribute increasing cash flow and other value as set forth in the national consensus green building underwriting standards / Green Value Score.

Ken Willis, Vice President and Director, Federal Home Loan Bank of Boston, is one of the Officers of the Green Building Underwriting National Consensus Committee.

As President of Regenesys and Chairman of the ANSI IP Consensus Committee, Bill Reed delivered a presentation with a practical example of how through an IP process, energy efficient windows eliminated the need for space heaters below windows on projects, and thus saved total costs.

In the plenary discussion on IP after Bill's presentation, there was a consensus that IP has sufficient value that it should be a condition of financing.