

Contra Costa County Administration Building B and Plaza

CMAA Sustainability Project Spotlight submitted by: Kavita Karmarkar, Sustainability Manager, Webcor

Project Team

- » **OWNER:** Contra Costa County
- » **AE:** Perkins&Will
- » **BUILDER:** Webcor Construction
- » **OWNER'S REPRESENTATIVE:** Vanir

Project Statistics

- » **USE:** County Government Office
- » **SIZE:** 65,194 square feet
- » **CONSTRUCTION VALUE:** \$66,267,048
- » **CERTIFICATION(S):** TRUE Zero Waste for Construction (Achieved); LEED v4 New Construction: Gold / Platinum (Targeted)

What is the most exciting sustainable feature of your project?

The project diverted more than 95% by weight of all waste generated on site. This translates to 8,504 MT of greenhouse



gas emissions reduced by recycling and composting - equivalent to 1,806 gasoline-powered cars driven for one year. The project also collaborated with a glove manufacturer to create a special table that was made using the discarded gloves used during construction of this project and used in the new building. It will forever tell the story of this zero waste construction project.

What was the biggest challenge your team faced and how did you overcome it?

Onsite logistics of source separation with having multiple bins onsite. Our site was very tight so we had to constantly find new creative ways of managing the waste without sacrificing schedule or waste diversion goals. We used smaller bins,

moved them daily or multiple times in a day and had to do hand sorting/dumpster diving. Behavior change is also a challenge that we had to keep working at every day. Waste is not the focus on most projects and teams needed to be trained to use the correct bin instead of dumping everything in one mixed bin. We did a Celebratory Coin Program for trade partners/jobsite personnel who followed the source separation requirements properly and helped reach our diversion goal.

What was the most interesting sustainable feature that didn't make it into the final project?

The cool reuse story that this project completed successfully. We salvaged and reused about 1,500 granite blocks, 59 perforated wood panels, marble panels, and about 450 pieces of lumber to be used in the new building. Portions of the existing building basement were kept and existing base rock was reused onsite to fill the top of the basement and building the pad for the new building. This resulted in considerable cost and embodied carbon saving.

What impacts will this project have on the environment and community?

The project is pursuing Total Resource Use and Efficiency (TRUE) certification along with LEED Gold/Platinum certification. Here are some of the zero-waste strategies utilized:

- » Repurposing demolished materials as recycled material base for the new library's foundation.
- » Reuse of furniture and office supplies in other county buildings and the contractor's field trailers.
- » Reuse of fire extinguishers, lights, interior windows in the contractor's field trailers and site operations.
- » Pursuing closed loop lifecycle opportunities.
- » Developing and adapting a Zero Waste Policy.
- » Promoting waste reduction in different operational areas.
- » Salvaging and reusing existing marble wall panels.



Interior Lobby. Photo credit - Kyle Jeffers



Interior spaces. Photo credit - Kyle Jeffers



TRUE Zero waste table. Photo credit - Webcor

About the Project

CMAA has created the Sustainability Project Spotlight as a regular focus given to member projects nationwide that are building the way to a better future.

This Sustainability Project Spotlight focuses on the [Contra Costa County Administration Building B and Plaza](#), just outside San Francisco, California. The project will include demolition of the Old Administration Building at 651 Pine Street as well as the Jail at 650 Pine Street. The site will then be developed with a Satellite Administration Building and Public Plaza, continuing the county's investment in Martinez and further enhancing the county's campus along Pine and Escobar streets.

The CMAA Sustainability Subcommittee is actively seeking to spotlight your projects! Please email us at communications@cmaanet.org with a project name and person to contact.

Any views and opinions expressed in this article may or may not reflect the views and opinions of the Construction Management Association of America (CMAA). By publishing this piece, CMAA is not expressing endorsement of the individual, the article, or their association, organization, or company.