







## **CREATING SUSTAINABLE LANDLORD-TENANT RELATIONSHIPS**

## WHAT IS THE GREEN LEASE LEADERS PROGRAM?

Green Lease Leaders is a free, three year recognition program for landlords, tenants, and teams who integrate green leasing into their standard leasing practices. The program includes three levels of recognition: Silver, Gold, and Platinum. Since 2014, Green Lease Leaders impacted over 6.4 billion square feet domestically and internationally.

### GREEN LEASING 101

Green lease language breaks down the split-incentive barrier and fairly aligns financial and environmental benefits of sustainability initiatives to landlords and tenants. A green lease allows the landlord and tenant to save money, prioritize the ESG initiatives most important to both parties, and ensure the efficient operation of buildings for the lifetime of the lease. Green leases have the potential to save up to 22% in utility costs.

The next phase of green leasing is performance-based leasing, which incorporates building level utility consumption reduction targets into the lease language. Performance-based leases can be an effective tool to support compliance with emerging building performance standards.

## LEVELS OF **GREEN LEASE LEADERS** RECOGNITION



#### **SILVER**

Recognizes organizations who utilize green leasing as a standard best practice.

#### **GOLD**

Recognizes organizations who utilize green leasing as a standard practice and have implemented green leases.





#### **PLATINUM**

Recognizes organizations who utilize green leasing as a standard practice, have implemented green leases, and incorporated social goals into leases and policies.

# **QUICK LINKS**

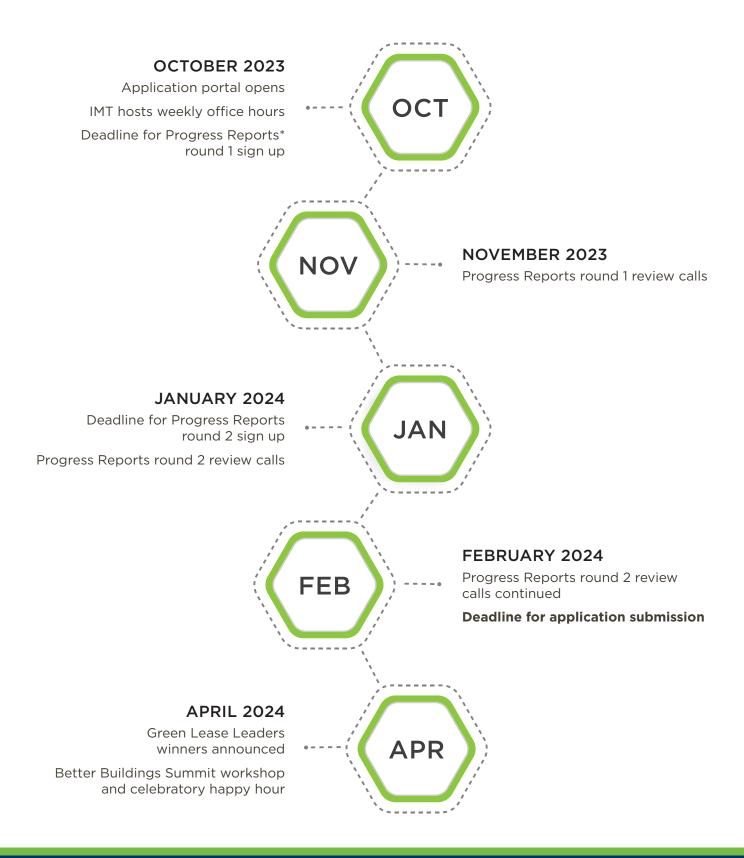
- **Landlord Reference Guide**
- **Tenant Reference Guide**
- **Application Portal**
- **Frequently Asked Questions**
- Landlord Excel Workbook **Tool**
- **Tenant Excel Workbook Tool**
- **Teams Excel Workbook Tool**







## **APPLICATION TIMELINE**



\*Progress Reports: Optional early submission of application. IMT will review materials and provide feedback, giving applicants an opportunity to edit and improve submissions before the final application submission deadline.