

ULTIMATE GUIDE TO LEED v4 & v4.1

SSp1:

Construction Activity Pollution Prevention

A Resource Guide for General Contractors

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Earning SSP1 Construction Activity Pollution Prevention in LEED v4.1

*Finally, something that
you're doing anyway!*

Construction Activity Pollution Prevention is known by many names (construction activity pollution prevention being the least common). SSP1, Erosion control, SWPPP - they all amount to the same thing.

Erosion control measures are required on most projects anyway, so just make sure you have your silt fence up, keep it functioning, and you'll be in good shape.



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REQUIREMENTS



Requirements for SSp1

Create and implement an erosion and sedimentation control plan for all construction activities associated with the project.

- The plan must conform to the erosion and sedimentation requirements of the 2017 U.S. Environmental Protection Agency (EPA) Construction General Permit (CGP) or local equivalent, whichever is more stringent.
- Projects must apply the CGP regardless of size.
- The plan must describe the measures implemented.

These are the same requirements for pretty much any version of LEED, but note that using v4.1



Keep your silt fence up and you'll be fine! Photo via Canva.

requires compliance with the 2017 version of the EPA CGP. If you're state hasn't updated to that version, you'll be better off sticking to LEED v4 which relies on the 2012 standard - *if that's an option for your project.* ♦

STRATEGIES



Strategies for SSp1

First and foremost, don't forget that this is the only construction-related prerequisite, meaning you have to achieve this or the project cannot earn certification, regardless of how many points get tallied. So don't mess this one up!

Another important note: this is required regardless of the size of your project. Under an acre? Still need it. Zero lot line? Same. Project teams have a choice: to use the EPA CGP or local standard.

Now, I'm not a state by state erosion control expert, so you'll have to defer to your civil engineer or other team member to determine which standard is more stringent, and then make sure to use that version.

The whole intent of this prerequisite is to reduce pollution from construction activities by controlling soil erosion, waterway sedimentation, and airborne dust. That means keep the dirt from your site on site, don't let stuff trickle into waterways or sewers, and keep dust from flying off site in the breeze.



SSp1's intent is to keep construction dust on site. Photo via Canva.



Civil engineer has an ESC plan that meets standard



General contractor implements the ESC plan

Most likely the civil engineer has an ESC plan fully fleshed out in the civil set that meets the EPA or local standard so you shouldn't have to worry about that. The general contractor's job is to implement the plan, and then monitor and maintain it.

There's any number of best management practices but typically this involves things like silt fence, construction entrances, inlet protection, sediment traps, mulching, temporary water, and the like.

Install them per the plans, and then either self-monitor or bring in an outside party to inspect that measures - at least monthly and after rain events, or as frequently as weekly.

If something is found to be impacted or out of compliance, not a big deal - just make sure to fix the issue and have a followup corrective action inspection confirm everything is squared away.

Handwritten reports or checklists are fine, or use an app that lets you comment and take pictures as you walk the site (hint, hint). Store them all chronologically and at the end of the day, submit a sample of your ESC inspections for your LEED documentation. I'd recommend three: one from early in construction, one from the middle, and another close to the end. ♦

Summary of Strategies



1. Install best practices per ESC plan:

- silt fence
- construction entrances
- inlet protection
- sediment traps
- mulching
- temporary water
- etc.



2. Self-monitor or 3rd party inspections:

at least monthly and after rain events, or as frequently as weekly.



3. If something is out of compliance:

fix the issue and have a followup corrective action inspection.



4. Submit a sample of ESC inspections for your LEED documentation:

Submit 3: one from early in construction, one from the middle, and another close to the end.



BADGER TIP:

Use Green Badger's mobile app to take date and time stamped photos and complete ESC inspections from the job site.



1. Correct deficiencies as soon as possible!

We've seen way too many inspection reports that identify the same issue week after week. If you end up submitting one of these to USGBC they will question it and require the corrective action report.



2. Log your inspection reports digitally.

If a subcontractor is performing inspections, make sure to keep them filed digitally - hand written checklists sitting in a binder might meet the local requirements, but won't help you from a LEED perspective.



3. Don't forget about dust control!

USGBC always seems to ask about this (temporary seeding/mulching, or watering).



4. SSp1 is required on all projects.

Even if this is a zero lot line project, you'll have to still have some measures in place.

MORE BEST PRACTICES

For Construction Activity Pollution Prevention

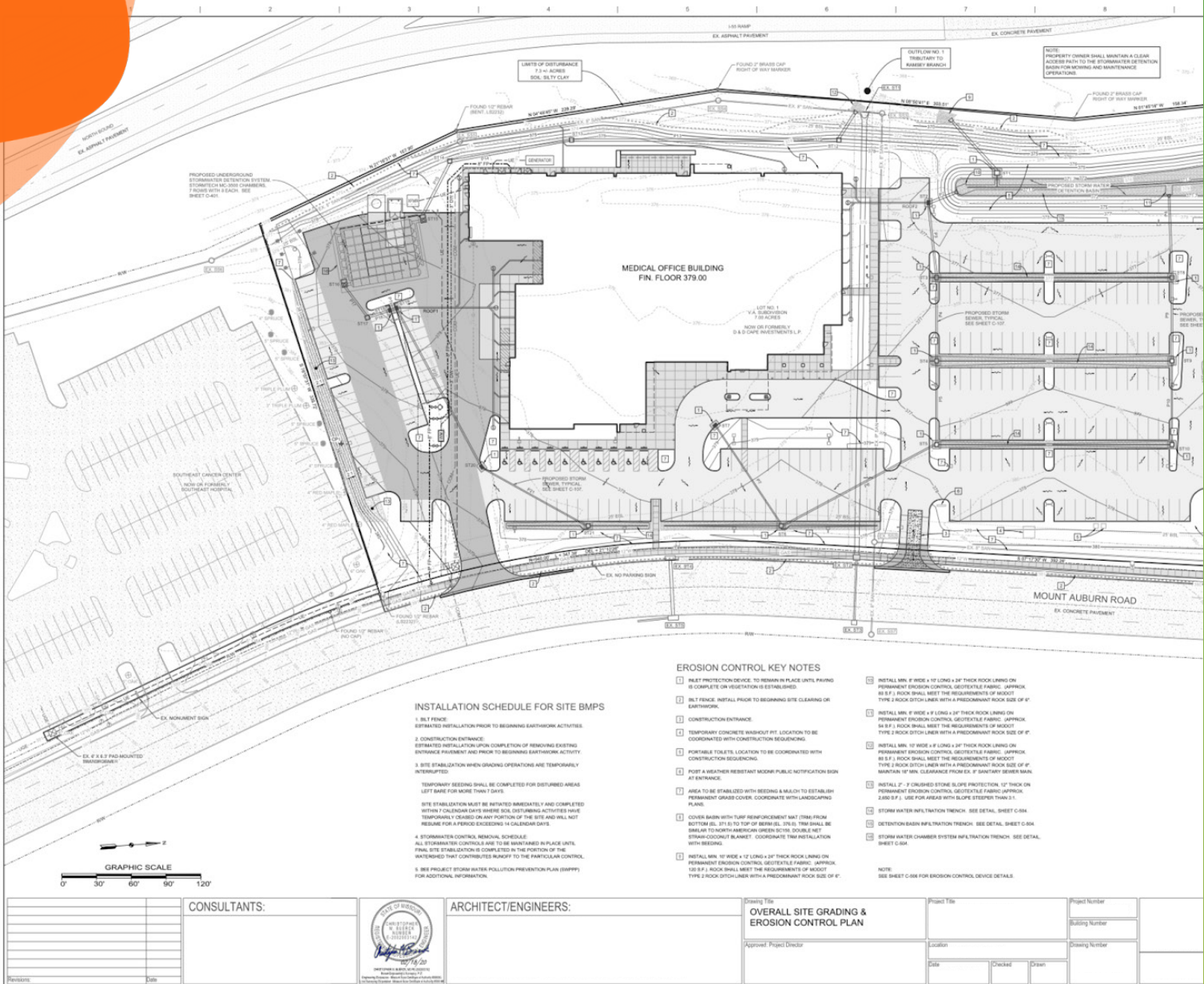


Illustration: An erosion and sedimentation control plan that lists erosion controls and a schedule for implementing for site BMPs.

Summary for SSp1

Recapting how to earn 1 point:

- You're probably better off using LEED v4 for this one
- Verify the path: EPA CGP or local standard
- Implement design BMPs
- Inspect at least monthly if not more frequently.

SUMMARY