

Crosswalk of Statutory Requirements with Third-Party Standards and Certification Systems:
BREEAM 2016

For agencies choosing to use a third-party building certification system, GSA has developed this crosswalk that identifies alignment or overlap between statutory and regulatory requirements, specific certification systems credits, and Guiding Principles for Sustainable Federal Buildings checklist criteria. Agencies may choose to pursue the credits below as part of meeting or demonstrating compliance with the relevant statute or regulation.

This GSA resource is provided for informational and reference purposes; agencies remain responsible for ensuring compliance with all relevant statutory and regulatory requirements.

Statutory Requirement	Guiding Principle	BREEAM 2016	Notes
EISA 2007 Sec. 432 - Commissioning [42 U.S.C. §8253(f)(3)(B)]	EB Criteria 1.5 - Commissioning	Statutory compliance cannot be ensured solely by use of standard. Validate separately.	Statutory requirement applies only to covered facilities every 4 years.
EPAct 2005 Sec. 104 - Energy Efficient Products [42 U.S.C. §8259b(b)]	EB Criteria 2.1 - Energy Efficiency	Cannot be ensured solely by use of standard. Validate separately.	Meet via inclusion of FAR Clause 52.223-15.
EISA 2007 Sec. 432 - Benchmarking [42 U.S.C. §8253(f)(8)]	EB Criteria 2.4 - Benchmarking	Statutory compliance is ensured only if optional points ENE 29 and ENE 69 are obtained.	Statutory requirement applies only to covered facilities
EPAct 2005 Sec 109 - Water efficient products [42 U.S.C. §6834(a)(3)]	EB Criteria 3.1 - Indoor Water Use EB Criteria 3.3 - Outdoor Water Use	Ensured only if optional points WAT 02, WAT 03, WAT 04, WAT 05, WAT 06, and WAT 14 are obtained.	
EPAct 2005 Sec. 109 - Use of water conservation technologies (cooling towers) [42 U.S.C. §6834(a)(3)]	EB Criteria 3.1 - Indoor Water Use	Cannot be ensured solely by use of standard. Validate separately.	
EISA 2007 Sec. 438- Stormwater Management [42 U.S.C. §17094]	EB Criteria 1.3 - Stormwater Management	Ensured only if optional point POL 03 is met.	Statutory requirement applies only to development or redevelopment projects.
EO 13058 - Exposure to Tobacco Smoke	EB Criteria 4.7 - Environmental Smoking	Cannot be ensured solely by use of standard. Validate	

Source: GSA's [Sustainable Facilities Tool](#)

	Control	separately.	
RCRA 2002 Sec. 6002 - Procurement of Recycled Content Materials [42 U.S.C. §6962]	EB Criteria 5.1 - Materials - Recycled Content	Cannot be ensured solely by use of standard. Validate separately.	Meet via inclusion of FAR Clause 52.223-4, -9 and/or -17, as applicable.
FSRIA 2008 Sec. 9002 - Procurement of Biobased Materials [7 U.S.C. §8102]	EB Criteria 5.2 - Materials - Biobased Content	Cannot be ensured solely by use of standard. Validate separately.	Meet via inclusion of FAR Clauses 52.223-1, and/or -2, as applicable.