



BOMA Green Lease Guide is now available

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BOMA's Guide to Writing a Commercial Real Estate Lease, Including Green Lease Language is now available.

Building tenants, and what goes on in tenant space, are critical to the ongoing management and continual improvement of any building. BOMA International gathered a team of experts' members with experience in executing leases and a proven track record for sustainability' to "green" The Guide to Writing a Commercial Real Estate Lease, by Steven Teitelbaum, Jones Day, first published in 2005. The team walked through the lease clause by clause, looking for opportunities to change language long-accepted as common practice.

The result, the new BOMA Green Lease Guide, walks you through the complex language of commercial real estate leases so that you can:

1. Maintain a green building through operations and management practices.
2. Educate brokers and prospective tenants about what it means to occupy a high performance green building.
3. Communicate the responsibilities of all parties in the ongoing efforts to keep the building green.

Terms of the lease presented in the BOMA Green Lease Guide incentivize tenants to reduce consumption of energy, water and materials, produce less waste, recycle as much as possible, and choose energy efficient and environmentally friendly products, furnishings and office equipment. The guide offers an alternative to the typical triple net lease, where the landlord pays for capital improvements but the tenants, who pay the utility bills, reap the benefits of energy savings. The

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