The information provided is based on that stated in the LEED® project certification submittals. USGBC and chapters do not warrant or represent the accuracy of this information. Each building’s actual performance is based on its unique design, construction, operation, and maintenance. Energy efficiency and sustainable results will vary.

**Wyndham Worldwide Headquarters**
22 Sylvan Way
Parsippany, New Jersey

**28%** water reduction

**41%** energy savings

**First in NJ to earn both LEED CI + EBOM**

**LEED® Facts**
Wyndham Worldwide Headquarters
22 Sylvan Way
Parsippany, New Jersey

- LEED for Existing Buildings: Operations + Maintenance
- Certification awarded July, 8, 2013

**Silver 56 pts awarded***

- Sustainable Sites 3/26
- Water Efficiency 6/14
- Energy & Atmosphere 25/35
- Materials & Resources 6/10
- Indoor Environmental Quality 9/15
- Innovation & Design 6/6
- Regional Priority 1/4

*Out of a possible 110 points
**CHAPTER PROJECT PROFILE**

**WYNDHAM WORLDWIDE HEADQUARTERS**

**Challenge Convention: Change the World**  
Wyndham Worldwide’s Headquarters Earns Another Silver Certification

**PROJECT BACKGROUND**

Wyndham Worldwide, the global leader in leisure and business travel accommodations, moved into its 250,000 square feet corporate headquarters in 2010. The facility offers a flexible, high-performance work environment that promotes a collaborative spirit of information sharing among its business units. In 2010, the relocation provided Wyndham Worldwide with an opportunity to express their brand image through a new warm and welcoming environment. It also brought Wyndham Worldwide’s environmental responsibility activities home to the headquarters. From the outset, the vision included a sustainable focus and desire to educate its colleagues on environmental responsibility. They continued this focus initiated in 2010, while they pursued another LEED certification, this time under the LEED for Existing Buildings Rating System.

**PROJECT CHALLENGES/SOLUTIONS**

This initial certification under the LEED for Existing Buildings Rating System presented a different realm of challenges when compared to pursuing certification under the LEED for Commercial Interiors Rating System. A new approach was required as the achievements made during design and construction were only the beginning. Although the facility management team was tracking the energy and water usage and implementing a responsible purchasing effort for environmentally preferred products, the strategies had to be re-positioned to align with LEED requirements. In order to tackle these challenges, Wyndham Worldwide brought their internal facility management team together with their commissioning agent and engineering consultant, M&E Engineers, LEED consultant, Design Management Services, and sustainability team prior to the start of the performance period to outline a successful game plan.

**STRATEGIES AND RESULTS**

- Environmentally Preferable Practices utilized for site management
- Water-efficient plumbing fixtures - 28% less water used
- ENERGY STAR Score of 92
- Interior and exterior light pollution reduction
- Multiple permanently installed water meters
- Chemical Management of Cooling Tower Water
- 100% building energy usage was offset with RECs for 2 years
- Greenhouse Gas Emissions Reduction Reporting
- Exemplary Performance efforts include sustainable purchasing of Electric-Powered Equipment, Furniture, Reduced-Mercury in Lamps, Green Cleaning Products, and Construction Materials during renovation, and for Disposal of Durable Goods including e-waste.
- Diverted over 80% of construction waste
- Indoor Air Quality Management Program
- High Performance Green Cleaning Program
- 1.74 APPA Score
- Integrated Pest Management Program

**ABOUT WYNDHAM WORLDWIDE**

Wyndham Worldwide has become one of the world’s largest hospitality companies making it possible for travelers to enjoy business trips and vacations of all kinds, all around the planet. Along with this honor comes a responsibility to care for that planet and the environment upon which we all depend. Our commitment to foster a beneficial relationship between tourism and the environment is embodied in our WyndhamGreen program. To learn more about Wyndham Green program, visit www.wyndhamgreen.com.

“**Wyndham Worldwide Project Manager: Frank Campana**

**Landlord: Mack-Cali**

**Commissioning Agent: M&E Engineers**

**LEED Consultant: Design Management Services**

**Project Size: 250,000 SF**

**Number of Floors: 3**

**Date of Original LEED CI Certification: Jan 2010**

**Date of EBOM Certification: July 2013**

**Photographs Courtesy of: Gensler and David Joseph Photography**

**ABOUT CHAPTER**

New Jersey: The mission of the NJ Chapter is to be New Jersey’s foremost coalition in the public and private sectors promoting the planning, design, construction, and operation/maintenance of buildings that are environmentally responsible, cost effective, productive, and healthy places to live, learn and work.