

# Seattle Building Emissions Performance Standard

## A High Impact Solution to the Climate Crisis



Climate change is impacting Seattle residents, disproportionately harming people of color and people with lower incomes. **Buildings are responsible for more than one-third of Seattle's carbon emissions and must be part of the solution.**

The City of Seattle developed the proposed Building Emissions Performance Standard (BEPS) policy with input from hundreds of building owners, managers, tenants, labor representatives, affordable housing proponents, environmental justice groups, and others.

### Benefits of Better Buildings

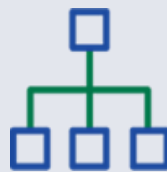
Cutting emissions from Seattle's buildings reduces our reliance on climate-polluting fossil fuels and leads to cleaner air and safer communities.

Improving buildings modernizes them to be more energy efficient and climate friendly, which can benefit operations and reduce utility costs. Better heating and cooling creates more comfortable buildings and helps residents cope with extreme heat.

### What is a Building Emissions Performance Standard?



Sets carbon-emissions targets that buildings must meet over the next two to three decades.



Provides a framework to improve building energy efficiency and transition to cleaner energy.



Offers building owners flexibility to choose equipment and strategies that work best for them.



Identifies long-term expectations so owners can plan for upgrades.

**The proposed BEPS policy is forecasted to create 150 to 270 new well-paying jobs annually, benefitting Seattle area workers, our local economy, and expanding career opportunities and pathways for women and people of color.**

**Learn more about BEPS**

Contact [cleanbuildings@seattle.gov](mailto:cleanbuildings@seattle.gov) or visit [seattle.gov/building-performance-standards](http://seattle.gov/building-performance-standards)

# BEPS Policy Summary

Seattle's BEPS policy is projected to reduce building emissions 27% by 2050, making it the most impactful climate action Seattle can take now.

- The policy complements WA State's Clean Buildings Energy Performance Standard by requiring emissions reductions from nonresidential and multifamily buildings larger than 20,000 square feet over time.
- The policy covers about 1,650 buildings like offices, hotels, schools and 1,885 multifamily buildings, largely downtown and in dense neighborhoods. About 720 buildings on campuses like colleges and hospitals are also covered.

## An Achievable Transition

The BEPS policy has flexible ways to comply and exemptions and extensions to accommodate buildings of many uses, size, type, ownership, age and systems.

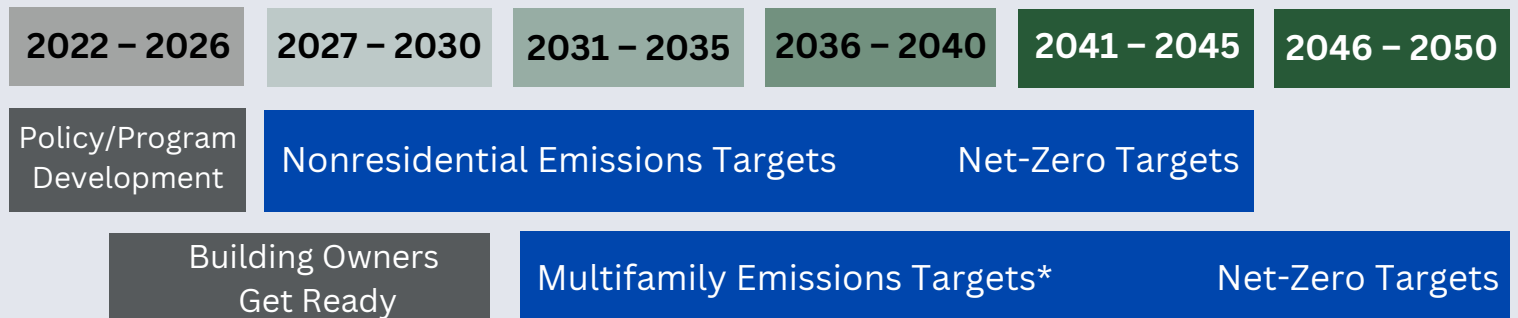


Options include alternative compliance payments, exemptions for commercial cooking, campus reporting, hardship plans and more.

## Support is Available and Growing

The City is investing in programs to help building owners comply. The Seattle Clean Buildings Accelerator program launched in 2022 for building owners serving frontline communities, and the City is adding funding for upgrades in low-income housing and supporting workforce development.

## Timing and Compliance Designed for Greatest Emissions Impact



\*Affordable housing exempt from meeting 2031-2035 targets.

Learn more about BEPS

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