

**2024
Winner**

3100 Lee Trevino Drive
El Paso, TX: Medical office building > Built in 1983 | 75,484 SF



Patricia Ball
Property Manager



Charlie Mendoza
Engineer

A team effort:

- ▶ Sustainability plays a pivotal part in Healthpeak's business strategy, from creating high-quality, sustainable and resilient properties, to integrating sustainability considerations into their investment opportunities, to engaging with their tenants, employees, business partners and other stakeholders to promote long-term retention and satisfaction.
- ▶ Transparent, robust, and accurate data reporting has been a cornerstone of their ESG strategy for over a decade.

Sustainability practices implemented:

- ▶ Since 2020, this property underwent a series of energy, water and waste audits to identify opportunities for greater efficiency and sustainability. One big impact opportunity was a conversion to LED lighting. In 2020, exterior lighting was converted, and in 2021, all occupied spaces were retrofitted.
- ▶ Routine preventative maintenance, great attention to detail from the property and maintenance teams, and tenant engagement around operational efficiency has helped this building improve and maintain their lower environmental footprint.

Lincoln

Healthpeak® | DOC
LISTED
NYSE

About

Property management company:
Lincoln Property Company

Investor:
Healthpeak, formerly
Physicians Realty Trust

DOC
NYSE code

Headquarters
Denver, CO

21
property locations

330
employees



Sustainability is not just a passing thought for us; it's ingrained in our culture.

~ Jordan Ivans, Specialist – Sustainability at Healthpeak

This case and the Jackson Control Sustainability Awards are made possible by Jackson Control. The IREM Foundation and IREM would like to thank Jackson Control for their support and valued partnership.

The Jackson Control Sustainability Awards recognizes exceptional performance among IREM Certified Sustainable Properties (CSP®). This award program highlights the teams of people behind sustainable building performance and encourages knowledge-sharing to help others on their sustainable property journeys. The IREM CSP certification is an attainable, affordable, and meaningful recognition program for existing industrial, office, medical office, multifamily, senior housing, retail, and self-storage (new in 2024). The program evaluates sustainability performance in five categories: energy, water, health, recycling, and purchasing.



Jackson Control Sustainability Awards 2024 Sustainability Leadership Winners

Visionary Impact Award

Physicians Realty Trust

- ▶ 3100 Lee Trevino Drive
- ▶ Carmel Medical Pavilion
- ▶ Fountain Hills Medical Campus

Sustainability Team Award

Hazard Center Office

Sustainability Innovation Award

Via

Resource Efficiency Winners

Carbon Reduction and Energy Conservation Award

Industrial – March Business Center Building 1
 Medical office – 3100 Lee Trevino Drive
 Multifamily – Summermill at Falls River
 Office – Hazard Center Office
 Retail – Stonewall Plaza
 Senior housing – Aston Gardens Pelican Pointe

Water Conservation Award

Industrial – 5415 Centerpoint Parkway
 Medical office – Carmel Medical Pavilion
 Multifamily – Lassiter at North Hills
 Office – Oakbrook Pointe
 Retail – Flemington Marketplace
 Senior housing – Atria Aquidneck Place

Top Performers

225 West Santa Clara	Atria Tarzana	Hayward C	The Lofts at 707 Tenth
250 Tradeport Road	Bay Center Offices	Indiana American 2	The Orchards
330 East Stateline Rd	Caddis Phoenix	La Plata Plaza	The Retreat
401 Teravista	Carmel Mountain - Bldg 3	Lakewood Plaza	Vadnais Heights MOB
501 Boylston St	Emblem at Christiana	Oberlin Court	Via
Atria Hacienda	Fountain Hills Medical Campus	The Arnold	
Atria Newport Plaza		The Beach Club Residences	

Special thanks to the following individuals who provided their expertise and time to the Jackson Control Sustainability Awards Selection Committee:

- ▶ Chip Crumpler, CPM®, Property Manager, Welltower, IREM Foundation Immediate Past President
- ▶ Greg Ericksen, CEO, Jackson Control
- ▶ Dee Headley, CPM®, Asset Services Director, Cushman & Wakefield, AMO®, IREM Foundation President
- ▶ Erin Hopkins, PhD, Associate Professor, Virginia Tech
- ▶ Russ Morningstar, National Systems Integration Leader, Jackson Control