



Unico Properties recognized for green leasing

By: [Lee Fehrenbacher](#) in [Real Estate and Development](#) May 30, 2014 3:09 pm

Not all green building practices require brick-and-mortar changes. Sometimes sustainability is written in ink.

Seattle-based **Unico Properties**, which owns and manages the **U.S. Bancorp Tower** and the **Commonwealth Building** in downtown Portland, is one of 14 property owners recently recognized nationally for its green leasing activities – essentially, incorporating sustainable practices into contract language. The annual “Green Lease Leaders” designation is bestowed by the **Institute for Market Transformation** and the **U.S. Department of Energy’s Better Buildings Alliance**.

According to an announcement from IMT, real estate owners and tenants have historically butted heads over who should bear the costs and responsibilities for sustainable improvements. **Green Lease Leaders** are hoping to set a precedent for other eco-minded industry professionals. This year’s Green Lease Leaders together own or manage 400 million square feet of property.

Unico Properties’ director of sustainability, Brett Phillips, said in a prepared statement that challenging the status quo requires innovative thinking, and that nowhere is change more pressing than in revising the traditional commercial lease. Doing so, he said, can yield returns for investors, tenants and the environment.

More information is available at www.greenleaselibrary.com/winners.html.