

Keeping It Out of the Landfill

While the plans for the New Spartan Village were still on the drawing board, UNCG was at work to find resources to keep as many building materials as possible from going to the landfill. UNCG sought out the local non-profit agencies

[Architectural Salvage of Greensboro](#), [L.O.T. 2540](#) of Rockingham County, and [Preservation Greensboro Development Fund](#) and partnerships were formed. The goal was to develop feasible strategies to salvage and re-use materials from buildings that would be demolished, or in some cases, completely relocate houses to new sites where they could be renovated as single-family homes.

UNCG had worked successfully with Architectural Salvage of Greensboro on previous projects, so it was natural to reach out to them again. ASG is a non-profit volunteer project of Preservation Greensboro, Incorporated, with support from the City of Greensboro. The organization's main focus is to rescue and re-sell materials from older structures before they are remodeled or demolished, and return the profits to the community through a grant program for historic residences.

ASG volunteers carefully retrieve authentic materials from buildings. Parts and pieces, ranging from doors, wood flooring, decorative trim, bath fixtures and more are lightly cleaned and prepared for retail sale at the organization's showroom located at 300 Bellemeade Street in downtown Greensboro. Over the course of a few months, ASG salvaged materials from **22 structures** and saved an estimated **26,232 pounds** of building materials for reuse.

L.O.T. 2540, a non-profit ministry in Rockingham County, formed in early 2011, was just getting started in the salvage business when they heard about UNCG's developing plans for campus expansion. L.O.T. 2540's mission is to raise funds to help people in the area who are overlooked, jobless and disadvantaged.

Bringing L.O.T. into the partnership created a natural synergy for the salvage operations. While Architectural Salvage is most interested in materials with architectural significance that are at least 50 years old, L.O.T. 2540 is willing to take any type or any age of materials. Frequently, both ASG and L.O.T. were able to salvage materials from the same building.



At the end of their salvage operation, L.O.T. 2540 had removed materials from **24 structures** and saved an estimated **38,498** pounds of materials ranging from casework, doors, windows, water heaters and electrical equipment.



In mid-summer, UNCG was contacted by the [Greensboro Fire Department](#) and asked about the possibility of using some of the structures that would be demolished as training locations for the City's firefighters. It isn't often that the department gets the opportunity to train under controlled conditions. When a fire call comes in, it's a very real scenario where people's lives and properties are at stake. Training under controlled conditions allows the department to analyze their performance and look for ways to improve their efficiencies which can be applied to real situations.

As ASG and L.O.T. completed salvage operations and properties were determined to be free of hazardous materials, structures were strategically selected to be turned over to the Fire Department. A total of **6 structures** were control-burned, saving an estimated **454,460 pounds** of materials from being hauled away as debris.

In addition to salvaging parts and pieces, one goal established early in the planning process was to find organizations or individuals who would be able to move entire houses. Preservation Greensboro Development Fund stepped forward immediately with both the know-how and resources to undertake such a large endeavor. The Development Fund, also



a part of Preservation Greensboro, Incorporated, operates from a revolving fund, a pool of capital created and reserved for historic preservation activities - with the condition that the money will be returned to the fund to be reused for similar activities in the future.



Several others initially expressed interest in moving houses, but in the end, just three individuals were able to succeed at coordinating the complexities that comprise the house-moving process. Preservation Greensboro Development Fund relocated **3 houses** and **3 houses** were relocated by individuals. An estimated **361,280 pounds** of

building materials were moved and re-used due to these efforts.

By the time the General Contractor took control of the Phase I building site in early January 2012, an estimated **880,470 pounds**, or just over **440 tons** of materials were salvaged and re-used or relocated and kept out of the landfill. UNCG is very pleased with the results of this collaborative project and very appreciative to all those who participated.

A detailed spreadsheet of the Averted Landfill Materials in Phase I is available by clicking [here](#).