

PERSPECTIVE NEW YORK 2009 GREEN BUILDING WINNER



OFFICE BUILDINGS & INTERIORS CATEGORY

ARGONAUT BUILDING

Profile: A complete MEP/FP core and shell infrastructure renovation to a 161,000 square foot, 100-year-old landmarked building located at 224 West 57th Street. The 10-story building will have approximately 40,000 square feet of retail space on the first three floors and 121,000 square feet of Class A office space on the upper floors.

LEED Designation/Goal: LEED CS-Silver
Owner: First Service Williams
Architect: Gensler
MEP Engineer: AKF Group LLC
General Contractor: BR Fries
Specialty/Green Consultant: YRG

Sustainability Factors:

- A 37-ton cooling tower with plate frame heat exchanger for water side economizer.
- High efficiency water-cooled A/C units are variable air volume, double-wall construction and consist of supply fan, condenser water cooling coil, hot water pre-heating coil, 85% filters, and economizer coil. The energy efficiency ratios of each specified unit are over 13 and all specified equipment utilizes environmentally safe refrigerant, R410A that contain no CFCs or HCFCs.
- The steam radiators are retrofitted with thermostatically controlled valves to modulate the steam flow based on space demand.
- A heating/ventilation unit is provided to deliver tempered and 90% filtered air via VAV boxes that allow for demand control ventilation.
- Premium efficiency motors are specified for all supply/return/exhaust fans, pumps and cooling tower.
- Each suite is sub-metered to track the energy characteristics of individual tenants.
- All plumbing fixtures are provided with water conserving features. ■

