



Steven Winter
Associates, Inc.

MODULAR
SUPPORTIVE
HOUSING

NY EMISSIONS
REDUCTION



WINTER GREEN

A Steven Winter Associates Publication

October 2015

VOLUME 16, ISSUE 10

WinterGreen is a monthly publication from **Steven Winter Associates** designed to keep you updated on the latest news and information regarding energy efficiency, sustainability, and high performance buildings.



Designed by James McCullar Architects, 3361 Third Ave is a 37,102 square-foot, seven story modular housing project in the Bronx. Owned and operated by non-profit agency Services for the UnderServed (SUS), the building contains 63 low-income and supportive units for veterans and people struggling with mental illness and homelessness. Aided by NYC Housing Preservation & Development's low-income housing tax credit system, the project was developed as a joint venture between Bronx Pro Management and Strategic Development and Construction.

As the sustainability and certification consultant, SWA is guiding 3361 Third Ave towards LEED® for Homes Multifamily Mid-Rise Gold certification and ENERGY STAR® Multifamily High Rise certification. Additionally, the project is participating in NYSERDA's Multifamily

Performance Program (MPP), with SWA assigned as the NYSERDA MPP Technical Partner.

To best meet budgetary and efficiency goals, all apartment units and structural components were fabricated in an offsite factory (Capsys, located in Brooklyn Navy Yard), then transported by flatbed for final assembly. When stacked and bonded together on the site's concrete foundation walls, these steel-framed modules create a virtually airtight unit. In line with green building design criteria, 3361 Third Ave features drywells to aid with stormwater management, continuous ventilation airlets and low-VOC finishes to maintain indoor air quality, and high efficiency lighting, fans, DHW, cooling and appliances, and low flow plumbing fixtures to reduce energy and water use, with estimated 16% energy cost savings compared to energy code baseline.

For more information on 3361 Third Ave, contact SWA Senior Sustainability Consultant Lauren Hildebrand at lhildebrand@swinter.com.

This October, Governor Cuomo announced with former Vice President Gore that New York will join the Under 2 MOU effort to join states and cities around the world in pledging to reduce GHG emissions 80% by 2050. The Under 2 MOU is a global joint effort to encourage action at the Conference of the Parties meeting at the 21st UN Conference on Climate Change in Paris later this year.

The Under 2 MOU program is already in line with New York's same self imposed target in place: 80 by 50 via Executive Order No. 24 which was signed in 2009. New York is one of 20 states, plus DC, with a target in place. New York City has a comparable target. In September 2014 the One City Built to Last plan also targeted an 80% reduction by 2050. But to reach this target, the city needs to reduce 30% of GHG from the building stock by 2025.

Achieving these goals will be done through a range of efforts related to land use, energy generation, and energy efficiency. To see how and add your opinion, head over to SWA's Party Walls blog for the [complete article](#).

**TAFT SCHOOL
RESIDENCE
HONORED**

The Taft School residence, located in Watertown, CT, was one of five projects across the nation to be named a 2015 Housing Innovation Awards Grand Winner by the U.S. Department of Energy. In addition to the Housing Innovation Award, the Taft School residence also recently earned the Residential Award of Honor from the Connecticut Green Building Council (CTGBC), as well as a third place finish in the Connecticut Zero Energy Challenge.



The Taft School's new faculty residence was designed by Trillium Architects of Ridgefield, and constructed by BPC Green Builders of Wilton, with certification support provided by Steven Winter Associates. The home is Connecticut's first building to achieve the USGBC LEED® BD+C for Homes™ Platinum certification using the new and more stringent version 4 rating criteria. It is also one of the first homes in the state to be certified as a Passive House by PHIUS (Passive House Institute US). Additionally, it is certified as a Zero Energy Ready Home by the DOE, and

as an ENERGY STAR® home by the EPA, also meeting their criteria for WaterSense™ and Indoor airPLUS™ labeling. And, certification is pending for three petals in the Living Building Challenge.

The residence achieved a Home Energy Rating System (HERS) Index of 33, prior to solar photovoltaic (PV). However, the final HERS Index is -14 after the 13kW roof-mounted PV system is accounted for. The rating was achieved by using double stud cellulose-filled walls plus insulated ZIP™ sheathing and triple-pane windows. Partially ducted air-source heat pumps provide efficient heating and cooling, while a heat-pump water heater with occupancy sensors in each of the bathrooms delivers immediate hot water.

Since 2008, the U.S. DOE Builders Challenge program has recognized hundreds of leading builders for their achievements in energy efficiency, resulting in millions of dollars in energy savings. The DOE Zero Energy Ready Home — an ambitious successor to the Builders Challenge program — represents a whole new level of home performance, with rigorous requirements that ensure outstanding levels of energy savings, comfort, health, and durability on the path to zero energy. A Zero Energy Ready Home is a high-performance home that is so energy efficient that a renewable energy system can offset all or most of its annual energy consumption.



For more information on the Taft School residence, contact Karla Butterfield at kbutterfield@swinter.com.

