

UNDERFLOOR SERVICE DISTRIBUTION

by Tate Access Floors

Seven Generations Office Park
Building A
Fort Collins, CO

DEVELOPER PROJECT SEVEN GENERATIONS LLC

36,000 gross sq ft
9,000 sq ft access floors

PRODUCTS USED:

ConCore 1250
Underfloor HVAC
Modular Wire & Cable
18" FFH



TATE AUTHORIZED DEALER

AC Floors, Inc.
Englewood, CO

ARCHITECTURAL FIRM

RB+B Architects, Inc
Fort Collins, CO

GENERAL CONTRACTOR

Dohn Construction, Inc
Fort Collins, CO

MECHANICAL ENGINEER

Beaudin Ganze Consulting
Engineers
Avon, CO

The first LEED-CI Platinum Building in Northern Colorado



Subject

SEVEN GENERATION OFFICE BUILDING A

Building owner Seven Generations, LLC believed in the possibility of offering high performance office space at the same cost as traditional office space, helping to spread the word that sustainable building practices are economically feasible. With LEED certification in mind, this collaborative effort brought about a LEED Platinum certified building. Features of the building that helped it achieve the high rating include: daylight offices, high ceilings, west-facing deck, 84 percent reduction in landscape water use, 40 percent reduction in indoor water use, and Tate's underfloor air distribution system.

Showcasing sustainable building practices as economically viable, the project team produced a design that uses raised access floors for underfloor air distribution, which can be controlled by building occupants and is more efficient than traditional overhead air distribution while providing superior air quality and energy savings. But that's not all that's under the floor. Rather than typical cable and wiring in the walls, Building A utilizes the underfloor plenum by running its electrical needs under the raised floor. Therefore, offices can be reconfigured easily with an underfloor plug and play system. This facility also takes advantage of extensive daylighting strategies to decrease the need for electric light, energy-efficient windows, occupancy sensors in restrooms, and reduced exterior lighting power. Through careful placement of the insulation in the wall and roof assemblies and reduced air infiltration, the building's high performance envelope reduces the heating and cooling loads and the size of the mechanical equipment needed. The Seven Generations project is expected to use 50% less energy than standard office buildings, delivering enhanced worker productivity and lower lifecycle costs. Seven Generations Office Park is an example of a mixed-use building that can be built on a traditional construction budget and offers competitive advantages in the market place.

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