

Sustainability Stars Forum Featuring:

The Treehouse, MetroNational

Jersey Meadows, HCFCD

Stonebrook Estates, Terra Visions

Kendall Library, City of Houston



The Treehouse at Memorial City

Presented by

Jason Tedrick, Director of Construction



Project Summary Information



- **Purpose:** The two-story, 14,700 square-foot structure evokes a sophisticated, modern day treehouse. It is a symbol of MetroNational's dedication to quality design, "place-making" and sustainable building practices. The state-of-the-art contemporary design and innovative technology provides a collaborative environment for MetroNational, its partners and the community. It functions as an office and meeting space for all team members involved in leasing, planning, design & construction and symbolizes the forward thinking, thoughtful development MetroNational envisions for Memorial City.
- **Type:** Commercial
- **Status:** Operation, Third Party Award Received

Project Summary Information



- **Professional Service Providers:**

- Acumen Design
- Anslow Bryant Construction
- Studio RED Architects
- Collaborative Engineering Group
- Ward Getz & Associates
- The Office of James Burnett
- ASA Dally
- Lighting Design Alliance

- **Key Sustainability Elements:**

- LEED Platinum – Core & Shell
- LEED Platinum – Interiors
- Low Impact Development – Green roof, rainwater collection, geothermal, solar panels, daylight harvesting lights
- Brownfield redevelopment , use of reclaimed materials, FSC wood, and locally sourced materials

Project Summary Information



- **Why Were Sustainability Elements Included in Project?**
 - Build office of the future
 - Show sustainability concepts in action and capabilities, push and strive for the highest LEED status, show care and investment in the community environment as a company
 - Green roof for heat load, functional green space
 - Save energy

Project Summary Information



- **Cost Information:**
 - Geothermal system cost 4 x more than standard system
 - 45% more for green roof than standard roofing system
 - Found local material to save costs

- **Lessons Learned:**
 - Penetration of contaminated soils for geothermal system
 - Water closet's condensate water system
 - Rooftop garden; maintenance and function





