

# LEED PROJECT PROFILE



## Sheet Metal Workers Local 36 St. Louis, MO

**52%** projected energy savings

**15%** on-site renewable energy

**73%** projected water savings

### LEED® Facts

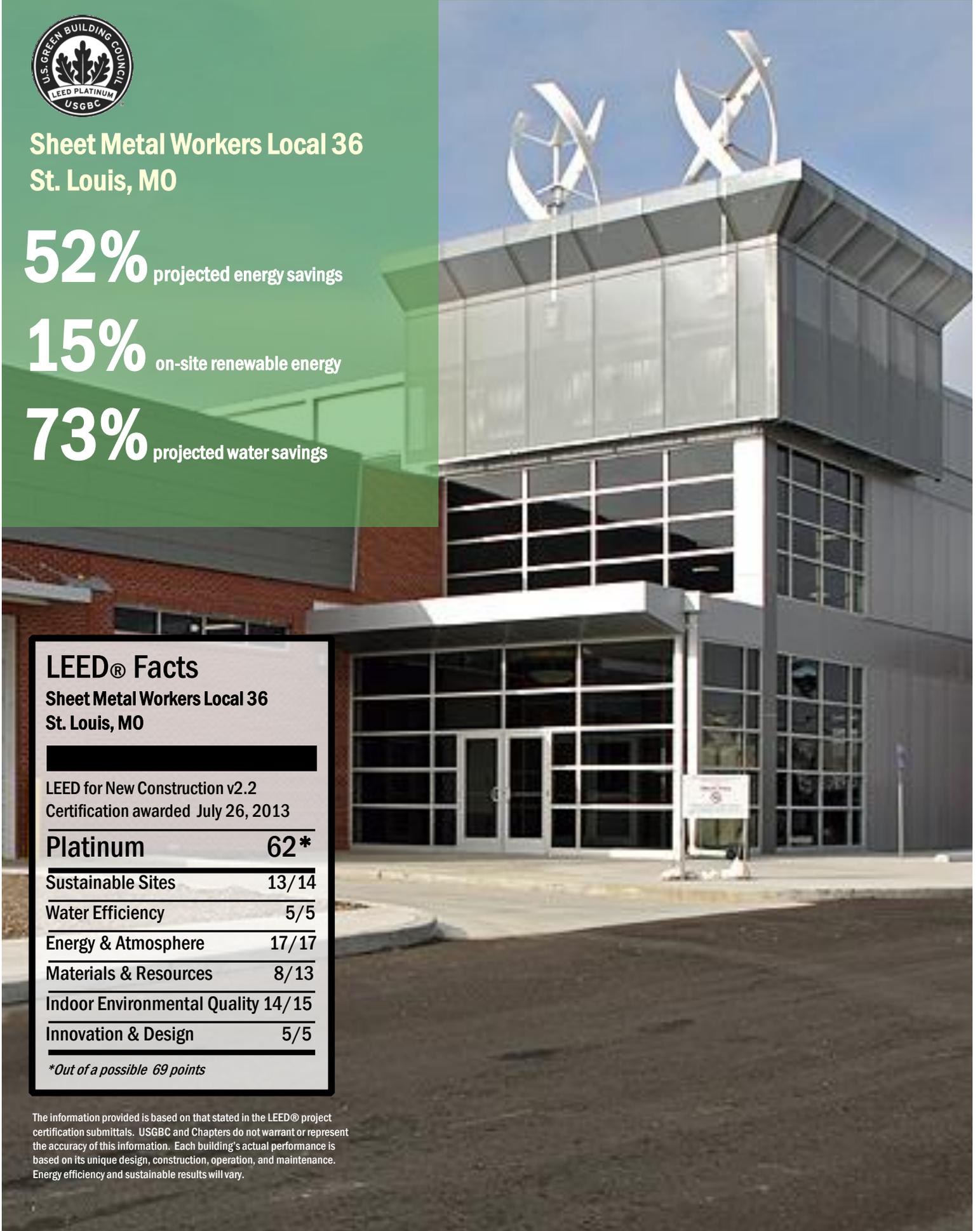
Sheet Metal Workers Local 36  
St. Louis, MO

LEED for New Construction v2.2  
Certification awarded July 26, 2013

<b>Platinum</b>	<b>62*</b>
Sustainable Sites	13/14
Water Efficiency	5/5
Energy & Atmosphere	17/17
Materials & Resources	8/13
Indoor Environmental Quality	14/15
Innovation & Design	5/5

*\*Out of a possible 69 points*

The information provided is based on that stated in the LEED® project certification submittals. USGBC and Chapters do not warrant or represent the accuracy of this information. Each building's actual performance is based on its unique design, construction, operation, and maintenance. Energy efficiency and sustainable results will vary.



## SHEET METAL WORKERS LOCAL 36

# Investing in the Industry and the Community

## An Educational Resource

### PROJECT BACKGROUND

In 2008, Sheet Metal Workers Local 36 realized a need for a new, centralized union hall, training facility, and administrative offices in St. Louis, Missouri. In planning the project, representatives expressed a desire to not only create a healthy work environment for the occupants but also to invest in the surrounding community. After evaluating several potential locations, a former manufacturing site less than a mile from the Downtown St. Louis Business District was selected for its central location and opportunities for neighborhood revitalization.

### STRATEGIES AND RESULTS

The group's primary objective was to develop a facility that would serve the future of the industry as well as improve the lives and skills of the people who build that future. Working closely with developers and Local 36, the design team transformed a once-contaminated manufacturing site to become the first Platinum rated union hall and training facility in the nation. After remediation of the existing building and site, the building was expanded to include a 19,000 square foot addition for a total of 96,000 square feet accommodating business, teaching, and shop facilities. The facility also includes a 1,000 seat assembly space that is available to the community to host special events. Sustainable design features include:

- 4,500 SF rooftop garden as well as light-colored roofing materials to reduce the heat-island effect
- Native landscaping materials that will not require irrigation, eliminating water consumption on the site
- 95% of demolition and construction debris diverted from landfills
- 15% on-site renewable energy, integrating solar photovoltaic panels, horizontal axis helical wind turbines, and solar hot water system
- 52% projected energy savings
- Dual-flush and low-flow water fixtures, reducing water usage 73%
- Abundant daylighting, including vision glass at overhead doors and skylights in shop areas
- Individual lighting controls for 94% of building occupants
- Individual thermal comfort system controls for 91% of building occupants
- Use of low-emitting materials and finishes
- More than 40% of construction materials extracted and manufactured regionally
- More than 75% of wood products are FSC certified

The resulting facility is a working educational resource serving Local 36 members and the community. "It is a source of great pride for our members, as well as a tremendous resource for others who are interested in sustainable building," said Steve Sneed, Coordinator for the Local 36 Joint Apprenticeship and Training Committee.

### ABOUT SHEET METAL WORKERS LOCAL 36

Encompassing three-fourths of the State of Missouri, as well as all of Arkansas, Local 36 is an affiliate of the Sheet Metal Workers' International Association with membership in the AFL-CIO and the Canadian Labor Council. For more than 120 years, Local 36 has devoted itself to building value for the area's signatory contractors. Currently, Local 36 has more than 3,000 members and serves more than 180 contractors, and has offices and training schools in St. Louis, Fulton, and Springfield, Missouri and in Little Rock, Arkansas.

Local 36 skilled craftsmen touch a project at every point of construction and play a major role in regional development. Local 36 members facilitate, install, manufacture and service residential and commercial HVAC systems, and also work with architectural sheet metal applications and specialty sheet metal products. Training Schools pave the road for success and are led by experts in the industry.

"Not only were we able to turn a vacant building into a productive, efficient facility, but we are helping contractors to take advantage of the expanding green marketplace as they retrofit existing properties and build new."

Steven R. Kraemer,  
Local 36 Business Representative



**Architect:** Treanor Architects, P.A.  
**Owner:** Sheet Metal Workers Local 36  
**Contractor:** G.S. & S., Inc.  
**Developer:** Green Street Real Estate Ventures, LLC  
**LEED / Sustainability Consultant:** Treanor Architects, P.A.  
**Interior Designer:** Treanor Architects, P.A.  
**Landscape Architect:** A. Waldbart & Sons Nursery  
**Civil Engineer:** Stock & Associates Consulting Engineers  
**Commissioning Agent / Enhanced:** Charles E. Jarrell Contracting Company, Inc.  
**Structural Engineer:** Bob D. Campbell and Company

**Photographs Courtesy of:** Treanor Architects, P.A.

### About USGBC-Missouri Gateway Chapter

USGBC is the nation's foremost coalition of leaders from across the building industry. Missouri Gateway Chapter members represent all segments of the building industry and work together to promote buildings that are environmentally responsible, profitable, and healthy places to live and work.



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