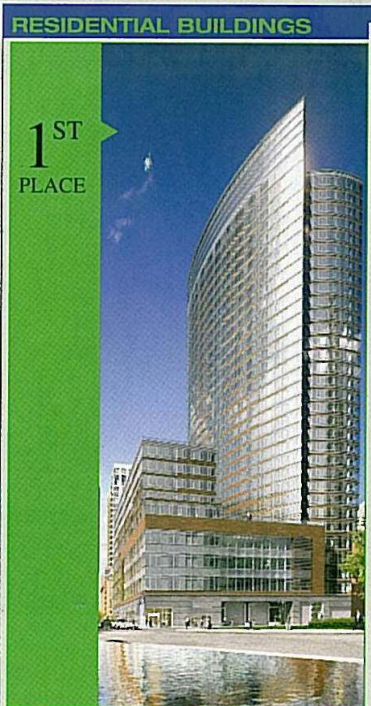


January 2009

Special Safety and Security Issue

2008 Perspective New York Green Building Award Winners



**FIRST PLACE: The Visionaire**

This 35-story, 251-unit condominium building, is under construction on Site 3 in Battery Park City and is the third green luxury residence developed by Albanese Development Corporation. They are in partnership with Starwood Capital Group Global, LLC. The striking glass and terra cotta tower features streamlined contours in a unique curved façade that optimizes natural light and allows generous river and city views. Occupancy is scheduled for Fall 2008.

**Architect:** Pelli Clarke Pelli

**MEP Engineer:** Cosentini Associates

**LEED Certification:** Designed to achieve LEED Gold or Platinum status

**Sustainability Highlights:**

- High efficiency air filtration systems to optimize IAQ
- Solar panels to harvest approximately 5% of its electric load
- Approximately 35% of the electric energy purchased from renewable energy sources
- Natural gas will power the cooling systems and lower peak electric demand
- Digital programmable thermostats will provide year-round climate control
- Use of luxury building materials containing no or low VOCs
- Recycled water to re-supply toilets and for HVAC cooling tower make-up water
- Harvesting rainwater and recycled water for irrigation of a rooftop garden