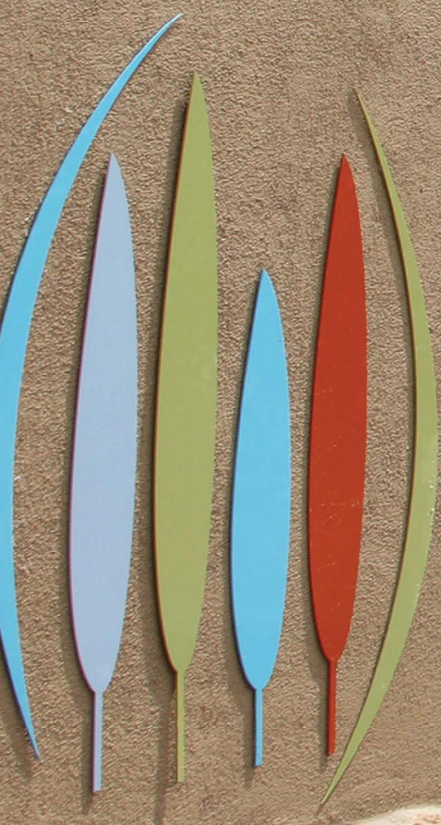




GREEN BUILDING TOURS

October 15, 2013



CYPRESSWOOD ESTATES

LEED Platinum



GREEN BUILDING TOURS

October 15, 2013



CYPRESSWOOD ESTATES MID-RISE BUILDINGS

LEED® Facts		
40 Unit Mid-rise Buildings		
PLATINUM	88.0*	
Innovation & Design	6.0	
Sustainable Sites	17.0	
Locations & Linkages	7.0	
Water Efficiency	12.0	
Energy & Atmosphere	25.0	
Materials & Resources	10.0	
Indoor Environmental Quality	10.0	
Education & Awareness	1.0	
<small>*Platinum Certification requires 80.0 points</small>		

This new 88-unit development stands out as one of the nation's first affordable senior housing developments to exceed the criteria for LEED Platinum certification, the highest environmental certification available from the U.S. Green Building Council. Cypresswood Estates benefits its residents with reduced utility bills and the peace of mind that comes with responsible, sustainable living. Harris County Housing Authority designed Cypresswood Estates to maximize affordability for its tenants, active adults 55 or older who are likely living on a fixed income.

Residents can expect significantly lower utility bills as a result of energy-efficient construction and Energy Star appliances. Solar panels generate enough power to meet up to 30 percent of the complex's projected energy needs and several one and two bedroom units are designed for Net Zero energy usage, meaning they require no energy other than what is generated by the solar panels. Energy Star appliances in every unit include washers, dryers, dishwashers and refrigerators. Highly efficient HVAC systems, coupled with Thermax and recycled cellulose insulation materials create one of the most energy-efficient units in Houston. Water usage is also greatly reduced due to low-flow plumbing fixtures in each unit. Additionally, a rainwater reclamation system channels rainfall from building roofs into storage tanks that supply drip irrigation for native, drought tolerant landscaping.

Beyond its advantages to tenants, Cypresswood Estates also benefits the Houston community through environmentally aware building practices and the use of sustainable or recycled materials. Walking trails and sidewalk surfaces are made of recycled concrete. Green kitchen cabinetry is made from wood products sustainably managed and certified by the Forest Stewardship Council. Additional practices that minimize the environmental impact of the property include the purchase of building materials from within a 300-mile radius and the recycling of construction waste. Several bicycle storage facilities and electric car charging stations promote a lifestyle that's healthier for residents and for the environment.

PROJECT TEAM

OWNER:

Harris County Housing Authority
8933 Interchange Drive
Houston, TX 77054

ARCHITECT:

Galier | Tolson | French
2344 Hwy 121, Suite 100
Bedford, TX 76021

CONTRACTOR:

WaterMark Construction LP
14643 Dallas Parkway, Suite 500
Dallas, TX 75254

MEP ENGINEER:

Raymond Engineering
32938 Tamina, Suite 101
Magnolia, TX 77354

LEED CONSULTANT:

Contacts-Consultants & Architects
200 East Grayson, Suite 104
San Antonio, TX 78215

LANDSCAPE ARCHITECT:

LAI Design Group
8201 Southpark Lane, Suite 110
Littleton, CO 80120

CIVIL ENGINEER:

Brown & Gay Engineers
10777 Westheimer Road, Suite 400
Houston, TX 77042

CYPRESSWOOD ESTATES VILLAS

LEED® Facts		
48 Unit Villas		
PLATINUM	92.5*	
Innovation & Design	5.5	
Sustainable Sites	17.0	
Locations & Linkages	7.0	
Water Efficiency	12.0	
Energy & Atmosphere	25.0	
Materials & Resources	10.0	
Indoor Environmental Quality	15.0	
Education & Awareness	1.0	
<small>*Platinum Certification requires 80.0 points</small>		