

## Edward and Rosalie Ginsberg Building



### Project Description

We propose to demolish the existing outdated 7,500 gross square foot Madelon Pound House that currently houses the Ginsberg Center and replace it with a new, approximately 11,000 gross square foot building. In accordance with the university's naming policy, Madelon Pound's name will continue to be honored as approved by the Facilities Naming Steering Committee.

The new facility will allow the Ginsberg Center to expand its outreach and increase collaboration among community partners, faculty, and students for positive community engagement. The proposed facility will include collaborative meeting spaces, a resource library, student organization space, support, and administration spaces. The project will include an on-site closed loop geoexchange system for efficient electrical heating and cooling of the facility. We anticipate purchased electricity on the Ann Arbor Campus in the near future will be from renewable energy sources resulting in a carbon neutral operation. We estimate an additional nine parking spaces will be needed for this project and accommodated by the nearby Hill Street parking structure.

### Energy Efficiency Measures

- The project will include passive and active sustainable systems, as well as resource optimization strategies, which are central to the design of the facility making it one of the first all-electric and carbon neutral buildings on campus.
- The building's design and systems include several energy-efficient features to achieve better than 30% energy savings compared with an energy-code-compliant building as defined by ASHRAE 90.1-2013.
- The project will include an onsite closed-loop geo-exchange system (i.e., no contact with groundwater or soils) for efficient electrical heating and cooling of the facility. The system will consist of eight (8) borings spaced twenty feet apart with underground piping to a depth of 535 feet.
- Occupancy sensors to turn off lights when spaces are un-occupied.
- High-performance exterior envelope with 25% window-to-wall ratio, R-28 walls insulation (50% better than code), R-50 for the roof (60% better than code), and best practice design for air and vapor barrier.
- High performance triple-pane glazing with low-e coating to increase insulation performance and reduce thermal transfer.
- Minimized envelope area, best practice design for air and vapor barrier, and rigorous building envelope commissioning to reduce air infiltration.
- Mixed-mode ventilation that relies on natural ventilation to provide passive space conditioning and ventilation for a portion of the year.

### Other Sustainability Measures

- In keeping with the University's carbon neutrality goals, by embracing passive design, high-performance systems, use of geo-exchange technology, energy conservation measures, and electrification, the project aims to better the project-specific emissions target of 4 KgCO<sub>2</sub>/GSF (derived from a percent reduction from ASHRAE). When the University implements its planned 100% renewable power-purchase agreement the project will be carbon neutral.
- This project is registered under the LEED green building certification program with the certification goal of LEED Gold under the LEED v4 for New Construction.
- Designed with a hybrid mass timber structure to reduce embodied carbon, reduce waste, and provide occupants with a connection to nature.
- The project is located on a previously developed site and is near public bus routes to encourage use of

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public transit.

- Native and drought-tolerant plantings utilized do not require permanent irrigation.
- Stormwater retained onsite through the use of bioswales.
- Low-flow fixtures will reduce water consumption by 20% beyond the Michigan Plumbing Code requirements.
- Construction waste diverted from landfills when possible.