



## 215 WEST LAKE CHICAGO, IL

215 West Lake is a new 366,000ft<sup>2</sup> development in downtown Chicago that offers the latest in luxury city living. Behind the bold architecture, 265 loft-style apartments are located over 29 floors, while another 4 floors are dedicated to amenities, retail space, and a rooftop pool.

The main challenge facing the BuroHappold Engineering team on this project was the fast-paced design and construction schedule. Extra pressure came in meeting our client's aim for the development to achieve LEED Silver accreditation, or higher.

We worked closely with the wider team to develop an integrative approach to the design process. This ensured we were able to keep the client's environmental, sustainability and performance goals at the forefront of our decision-making at every stage from preliminary design to building operations.

To keep costs down, the MEP was delivered using a design and build method. Our engineers provided input throughout the

development of the design, which ensured we were able to integrate the features required to achieve our client's LEED goals while balancing budget constraints.

In addition, we undertook extensive energy modeling work early on in the design process to ensure the building was as energy efficient as possible. This also enabled us to look at the value engineering process holistically.

By advocating an integrated approach to the design of this building and collaborating fully with the wider project team, we were able to develop plans that allowed for a fast-paced design and construction process without sacrificing our client's sustainability goals. As a result, we delivered a landmark building that achieved LEED Gold accreditation, in accordance with the tight time schedule and budget.

### CLIENT

215 West Lake Street Investments, LLC

### ARCHITECT

Thomas Roszak Architecture

### SERVICES PROVIDED BY BUROHAPPOLD

MEP/FP engineering, LEED and energy modeling