

1050 K Receives Gold Certification

By Erika Morphy, March 26, 2009



1050 K St.

WASHINGTON, DC--This week Tower Cos. received word from USGBC that its East End office--1050 K St.--has been certified Gold Core & Shell. Delivered in Q3 2008, the 11-story, 136,000-square-foot building is 66% occupied, Tower Cos. principal Jeff Abramson tells GlobeSt.com, "another sign of health" for the building, he jokes. One major tenant is Baker & Daniels, [which took 37,147 square feet](#) on the third, fourth and fifth floors of the building.

Tower Cos. is also nearing on another milestone for an office in its portfolio; 2000 Tower Oak Blvd in Rockville, MD.--has been preliminarily approved for Platinum, Abramson says. The company expects to receive formal confirmation within the next two to three weeks from USGBC. The 200,000 square foot building serves as [the headquarters for Tower and Lerner Enterprises](#). One of the few buildings designed to Platinum in the greater DC area thus far, 2000 Tower Oak specs expect to reduce energy consumption by 41% and water consumption by 48%. The HVAC system is 30% more efficient than for typical offices; a four-stage air filtration system circulates 30% more outside air, turns over every 51 minutes and removes 85% of airborne pollutants.

There are only a small handful of Gold C&S buildings in the District, to say nothing of the nearby submarkets. Last month, the Mortgage Bankers Association received Gold C&S certification for its [headquarters at 1331 L St.](#)