



2417 Albermarle Road

Cleverly dubbed “Hello Albemarle”, luxury condo developers, HELLO Living, will soon begin construction on a new 12-story, 38,000 square foot, residential facility near Prospect Park on Albemarle Road. The development will consist of (44) units all with large open terraces and open unit layouts. Building will feature an open parking garage, private elevators and a community gym. EP Engineering designed the MEP systems for this high-rise building, including high efficiency central air conditioning systems for each unit, building wide energy recovery ventilation systems, new electrical service, fire/standpipe system and fire alarm system.

Challenges:

- Mechanically ventilating apartments due to tight construction that utilizes high performance doors, windows and insulation.
- Design separate air conditioning systems for each apartment, while reducing the construction costs.
- Minimizing the spatial requirements of the cellar utility rooms to limit the square footage being excavated.

Achievements:

- Central Energy Recovery Ventilator (ERV) systems were utilized to ventilate the apartments. These systems transfer energy from the toilet exhaust to temper the air entering the building, thus saving energy.
- The size of the electrical and sprinkler rooms was kept to a minimum by sharing required clearance areas in these narrow rooms.
- Central high efficiency domestic hot water plant is being implemented with heaters serving a high and low zone to avoid typical pressure issues in a tall building.

Location:

2417 Albermarle Road
Brooklyn, NY 11226

Building Size:

2 story
38,000 SF

