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"LITTLE SHILLITO'S" EARNS LEED® GOLD

Green renovation adds to the history of former West End landmark.

In June of this year, Gold Certification under the US Green Building Council's LEED® CI rating program was awarded to the building behind the facade of the former "Little Shillito's." LEED, or Leadership in Energy and Environmental Design, is an internationally recognized green-building certification system.

Built in the 1920s, Rosen's department store on Central Avenue was affectionately known as "Little Shillito's" to generations of Cincinnati's West End patrons. In the 1990's, adjacent buildings and everything except the store's front wall and foundations were demolished, ushering in the area's revitalization and ending years of decline and vacancy on the block. A new contemporary office building, was constructed on the old foundations, utilized-utilizing the remaining art Art deco Deco styled wall as its front. ATA-Beilharz Architects' purchase and green renovation of the property in 2009 added a new chapter to the site's history. In June of this year the building was awarded Gold Certification under the US Green Building Council's LEED® CI rating program. LEED, or Leadership in Energy and Environmental Design, is an internationally recognized green building certification system.

ATA Beilharz Architects (ATA-B) is very happy with its new office space on the Rosen's store site and its decision to renovate an existing downtown building rather than building new elsewhere. "After 35 years of practice in Cincinnati, there was no question that our new offices would remain downtown," said the company's managing partner, John Kennedy. "The building's location in the Betts-Longworth district is a plus, as is its unique history." Goals for the building renovation were simply to provide an open, team-oriented environment, and utilize sustainable renovation strategies to ensure the workspace was bright, healthy, and resource efficient.

To meet the requirements for LEED® Gold certification, ATA-B relied on the knowledge and experience of their own LEED® Accredited Professionals in a process headed by ATA-B-Senior senior Associate-associate Greg Hackett. Highlights of the design strategies used to attain the elevated certification rating include:

- **Resource conservation:** 90% of spaces are day-lit and configured to provide views to the outside. Day-Day-lighting and new LED and CFL lighting fixtures reduced electrical usage by 38%. All electricity is provided by renewable power. In addition to energy savings, a 41% reduction in water usage was achieved utilizing low-low-flow plumbing fixtures, saving an estimated 12,667 gallons of water per year.

- **Reduced environmental impact through reuse and recycling:** 70% of the existing building interiors were reused in the design. Through the course of the renovation, 80% of the demolition waste ~~from~~ was either recycled or reused diverting approximately 80 cubic yards of waste from the landfill. Over 90% of the office's workstations, cabinetry, and furniture were used and refurbished.
- **Use of sustainable and ~~low-low-toxicity~~ building materials:** New construction materials were selected to adhere to sustainable and ~~low-low-environmental-environmental~~-toxicity guidelines. 65% of all wood used came from FSC (Forest Stewardship Council) certified forests. All interior finishes (carpets, wall coverings, paints, stains, adhesives, etc.) were products with low- or zero-zero-VOCs interior-products(volatile organic compounds). Rapidly renewable products such as bamboo flooring were utilized in the main gathering space and front reception area.

ATA Beilharz Architects provides quality architectural services to a variety of public and private clients both locally and nationally. It is comprised of professionals ideally suited to provide design talent, technical and production capability, and personalized service for every project.

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