

222 Laporte Avenue



The newest City of Fort Collins building at 222 Laporte is a demonstration of Fort Collins' commitment to environmental stewardship, resource conservation and customer service. Thanks to the use of innovative technology and high-performance equipment, 222 Laporte stands as a comfortable, efficient and beautiful building that benefits employees and the environment.



DESIGNED FOR EFFICIENCY AND SUSTAINABILITY

Designed and built to reduce environmental impact, 222 Laporte is an important part of building a more sustainable future, and meeting the City of Fort Collins' aspirational Climate Action Plan goals, which call for carbon neutrality by 2050.

A key factor in reducing the building's environmental impact was the use of the integrated design process (IDP). Unlike the standard process that passes plans and decision making from one group to the next, IDP brings design, construction and operations decision makers to the table from the very beginning. In the 222 Laporte design and construction process, this commitment to collaboration and communication drove innovation throughout the project, resulting in one of the most efficient buildings the City of Fort Collins has ever built.

BY THE NUMBERS

13 months of construction
100+ occupants
2016 year building completed
\$383 per square foot
37,500 square feet

First City building built to pursue LEEDV4 platinum rating

Designed to use 60% less energy than the average Colorado office building

95% or more of the construction waste diverted from landfills

90% of occupied spaces have daylighting and views

HIGHLIGHTS



DESIGNED FOR CONNECTIVITY

Conveniently located near bike trails and streets with generous bike lanes, 222 Laporte emphasizes access to alternative modes of transportation. The building also features 25 indoor storage spaces for personal and shared bikes that employees can use for meetings and events. Showers and changing facilities are available on-site for employees who bike to work.

Additionally, the Downtown Transit Center, which features 10 bus routes including the MAX Rapid Transit, is located just one block away.



LESS THAN
200 YARDS
FROM PUBLIC
TRANSPORTATION HUB



DESIGNED FOR STEWARDSHIP

The design process for 222 Laporte included a detailed construction waste management plan to reduce impacts on the local landfill. This plan involved repurposing more than 30,000 bricks from the creamery building previously located on the site. This both reduced waste, and added historical character to the building. By the end of construction, 97 percent of the project's waste was successfully diverted from the landfill.

The landscaping also was planned with stewardship of our natural resources in mind. The design team used xeriscape principles to reduce irrigation requirements, while still creating a healthy, attractive landscape. The use of native plants and 7,000 square feet of low-water-demand plants (needing less than 3 gallons per square foot each season) helped the project achieve outdoor water use reductions of 65 percent. In addition, the use of stone and other materials reduces runoff and helps prevent stormwater pollution.



REUSED MORE THAN
30,000 BRICKS



DESIGNED FOR RESOURCE CONSERVATION

Investing in future savings, 222 Laporte was designed to conserve water and energy and sustain low operating costs.

The building envelope features high-performance glass, advanced insulation and advanced air sealing (50 percent better than code requirements) to prevent heat loss or gain. This reduces the need for large HVAC and boiler systems, which are often responsible for a significant portion of a building's energy use.

An abundance of windows maximizes the use of natural light, while the open office plan and LightLouvers™ distribute it throughout each floor. When electric lighting is needed, energy efficient LED lighting and daylighting sensors enhance efficiency. Typically, even on cloudy days, the occupants do not need to use augmented lighting.

Inside, water efficient fixtures on all floors, including WaterSense® toilets and showerheads, reduce water consumption by 43 percent. Throughout the day, 27 monitors provide real-time information on both energy and water consumption. A demand-response system can cycle the air conditioning and other equipment on and off during periods of peak demand. This reduces energy costs and paves the way for smaller, more sustainable energy generation systems in the future.

Finally, a 104-kW PV system on the building's roof was installed to further reduce the cost and impact of building operations.

MORE THAN
7,000
SQUARE FEET OF LOW-
WATER-USE PLANTS

ENERGY STAR®
SCORE OF
90+
(ANTICIPATED)





DESIGNED FOR COMFORT

222 Laporte is more than an example of an innovative green building - it is also home to more than 100 City employees. By providing a comfortable and healthy workplace, it helps increase employee well-being, while reducing absenteeism and stress.

The building was constructed with large windows and low walls to provide daylighting and outdoor views during the workday and outdoor views to over 90 percent of occupied spaces during the workday. Exterior shade structures reduce glare, 65 LightLouvers™ distribute natural light and daylighting sensors prevent work areas from becoming over lit.

222 Laporte also features a variety of low-chemical-emitting building materials, including carpet, ceiling tiles, insulation and paints, to preserve indoor air quality and safeguard occupant health. In addition, a dedicated ventilation system promotes optimal air circulation for healthy indoor air.

To meet the needs of employees in an open work environment, the building includes LED task lights, adjustable window shades, shared thermostats, personal fans and adjustable desks that allow employees to switch between sitting and standing.



“
Building for occupant
comfort is investing
in our most valuable
resource, our workforce.”

- Tony Raeker, Environmental Planner

DESIGNED FOR CHARACTER

The City of Fort Collins takes pride in being a community that values innovation and art. Between the design of the building and the incorporation of a variety of art pieces, character has been infused that promotes education and engagement.

222 Laporte features five utilities-themed art pieces created by three local artists. Art pieces include a mural depicting local energy sources and an entry column illustrating the topography of the Poudre River, an important source of our community's drinking water.

The building also features a large exterior living wall, applying principles tested in other parts of the country to our arid climate. Living walls instill natural habitats into the urban landscape, supporting pollinators and ultimately adding both form and function by providing additional insulation to the building envelope.

On the building's opposite side, a stormwater demonstration garden highlights stormwater-friendly landscaping practices.

Ultimately, the living wall and art installation incorporate elements of education and community engagement into the building. Community members visiting the building can engage with the City of Fort Collins, green building and environmental stewardship in a new way through this art.

“Utilities’ best work goes unseen. This art helps make the invisible visible.”

- John Phelan, Resource Conservation Manager

