

## Mace completes 'next gen' green tech JJ Mack Building next to Farringdon station

4 years ago



Mace, the international construction and consultancy company, has completed The JJ Mack Building for Helical plc and Ashby Capital, one of London's smartest and most sustainable office buildings neighbouring the newly developed Farringdon station.

The 200,000 sq. ft scheme, at 33 Charterhouse Street, London, provides 10 floors of technology enhanced office space including three terraces and extensive views across central London. Incorporating smart building technologies throughout and a variety of measures to enhance its sustainability, The JJ Mack Building serves as an example of forward-thinking building design.

All working environments can be operated and controlled via a dedicated app, allowing building users to control heating, cooling and lighting, and monitor energy usage and occupancy levels to minimise the building's environmental impact.

A 3D 'digital twin', powered by data collected from building sensors, drives its systems to adapt and provide an optimal environment for occupiers, monitoring air quality and CO2 levels.

As well as an A-rated Energy Performance Certificate (EPC), the development will be BREEAM 'Outstanding' rating (the first building in the UK to achieve this at the design stage) and a 5-star NABERS rating for energy performance and commitment to sustainable operations.

Green from its inception, carbon emissions during construction were kept to a minimum through low carbon materials such as 'Earth Friendly Concrete' and sustainable design measures such as a connection to Citigen's district energy network which provides energy from renewable sources.

A dynamic water management system linked to real-time weather data adapts its capacity in line with

anticipated rainfall and recycles much of the water collected in the building. The JJ Mack Building offsets some of its energy use through 144 photovoltaic solar panels which generate energy that is fed back to the grid. To promote Biodiversity a 885 sq m green roof hosts various plant and animal species and two bee colonies.

Ged Simmonds, MD Commercial Offices and Residential at Mace, said: “We’re delighted to have delivered a building that raises the bar, both for sustainability and as a smart working environment. It’s been a fantastic journey working with Helical’s team and I’m proud of our team’s contribution to a development that sets a positive example of what can be achieved to create smart and healthy working environments for the future.”

Pavlos Clifton, Senior Development Executive, Helical plc, said: “Working with our trusted partners in the consultant and construction fields is the cornerstone to the successful delivery of all our projects. The JJ Mack Building has been Mace’s third opportunity to demonstrate their commitment to achieving our vision and I could not be happier with the result. The successful delivery, on time and on budget, of this best in class building through what can only be described as “exceptional circumstances” is a credit to them. The JJ Mack Building is a testament to the resilience and professionalism of the whole construction industry.”

*Image credit: Mace/Harry Tarbuck*