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**1800 Larimer now under construction combines cutting edge sustainability with luxury amenities**

**Denver, Colorado, May 12, 2008** – Construction began May 5 on one of downtown Denver's largest multistory high-rise office towers located at 18<sup>th</sup> and Larimer Streets, designed by RNL of Denver and built by MA Mortenson Construction. The tower is the largest high-rise office building to be built in downtown Denver in the last 20 years.

Xcel Energy, the state's largest utility company and the nation's leading supplier of wind power, will be consolidating their 1,300 employees into the building which is located across from its current headquarters at 1225 17<sup>th</sup> St. "The cutting-edge energy features and its location, made it the top choice for Xcel Energy," says Randy Schwartz, Executive Vice President of Westfield. "Xcel Energy wanted the greenest and most sustainable building possible, and 1800 Larimer fits them perfectly."

Developed by Westfield Development Company, the 22-story mixed-use tower in downtown Denver will offer 500,000 square feet of Class AA lease office space and will be an attractive draw for Denver businesses. The building has received LEED-CS Platinum precertification from the USGBC (United States Green Building Council). Final certification will be obtained once the building is complete in April of 2010. Total construction costs are expected to be around \$192 million.

The LEED Platinum certification makes the building one of a rare breed of office towers in the nation designed to receive this highly-coveted certification. According to Tom Hootman, Director of Sustainability at RNL, there are currently only 3 LEED Platinum buildings in Colorado and 74 in the world to receive such a designation.

“1800 Larimer is redefining Class AA office space and pushing the envelope on sustainable design, says Hootman. “ It’s raising the bar on what clients expect.”

The building’s features and amenities were strategically designed to contribute to the sustainability of the building. It is conveniently located to numerous public transportation options including the light rail system, Union Station, the planned 18th and 19th Street Downtown Circulator that will provide free shuttle service between Union Station and the Capitol complex. It is located within close proximity to an extensive bike path system and offers ample bicycle parking in the garage. The building features a fitness center, high ceilings with daylight and views, a café in the lobby, enhanced restrooms and other green perks such as a 17,000 square foot garden terrace with native plantings designed to reduce the heat island effect. The building will be the first high-rise in downtown Denver to introduce waterless urinals; all other fixtures including showerheads and faucets will be water-conserving. Recycled and local materials will be used in the building including steel, concrete, glazing, ceiling tiles, and carpet. All of the interior doors have been specified to be Forest Steward Certified and urea-formaldehyde free. A major feature of the building is the underfloor air distribution system designed to not only save energy but to provide exceptional indoor air quality and personal space control.

“The new building offers not only cutting edge sustainable design, but is also ideally situated to capitalize on the revitalization of 18<sup>th</sup> St., says Rich vonLuhrt, President and Senior Principal, RNL. “The changes on 18<sup>th</sup> St. will help create a new and vibrant gateway to an emerging Denver commercial area.”

RNL is an integrated full service design firm with offices in Denver, Los Angeles and Phoenix. RNL provides sustainable and energy-efficient design and offers clients a continuum of design services, including architecture, interior design, landscape architecture, urban design and planning, and engineering. For more information, please visit [www.rnldesign.com](http://www.rnldesign.com).

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