



SUSTAINABILITY ON POINT

10 Halletts Point redefines green living with a vision of sustainability that both respects nature and promotes wellbeing. Centered around the four core elements—Water, Energy, Air, and Earth—10 Halletts Point gives back to the environment and provides a home where people can live well and thrive. 10 Halletts Point has achieved LEED v4 Gold certification under the Building Design and Construction: New Construction rating system.

WATER

Water conservation and improved water quality is a mandate at 10 Halletts Point.

- On-site water treatment and reuse plant that reduces indoor potable water use by 55%.
- High-performance, water efficient kitchen and bathroom fixtures.
- Central Filtration of Water in residences (All water filtered to 10 microns).
- Green Roofs: 9,690 square feet of roof space at 10 Halletts Point is covered in vegetation. Rooftop vegetation saves energy, beautifies outdoor amenity spaces, and reduces water runoff.

ENERGY

Energy efficient building systems and performance strategies save energy, create building resiliency and ensure your comfort.

- Designed to reduce energy use by 27.4% as compared to a LEED baseline model.
- High-performance exterior walls and windows.
- High-efficiency base-building mechanical systems with Energy Recovery Units.
- Solar Mermet roller shades in residences.
- Programmable thermostats in each residence for maximum comfort and energy savings.
- Innovative central chiller plant featuring efficient chillers and boilers provides optimal heating and cooling to residents and a lower carbon footprint.
- Emergency power beyond code requirements for resilience – power available in amenity spaces and corridors and elevators, as well as fresh air supply to residences and corridors.
- Occupancy sensors for lighting in shared spaces.
- ENERGY STAR® appliance package including refrigerators, dishwashers, and washing machines.
- LED lighting throughout the building.
- Highly-reflective pavers used on all roofs and terraces.

AIR

Meticulously engineered building systems and material selection ensure you're breathing high quality indoor air.

- Smoke-free building.
- Strict air quality control during construction.
- Selectively-sourced materials (carpet, paint, coatings, adhesives + sealants, gypsum drywall, insulation, countertops, cabinetry, wood flooring, and all composite wood products) to minimize off-gassing.
- Low levels of Volatile Organic Compounds (VOCs).
- VOC emissions testing of materials to support human wellbeing and productivity.
- Green Seal certified cleaning products used in shared resident spaces.

EARTH

The use of clean materials that meet our strict standards helps to reduce waste; by choosing to be a resident at 10 Halletts Point, you've contributed to a greener New York and a greener global supply chain.

- Circular Economy: the extraction, manufacturing, shipping, installation, use, maintenance, and material "afterlife" of every product was considered at our building site.
- Over 83% of construction debris recycled and diverted from landfills to date – including an estimated 431 tons of closed loop drywall scrap recycling.
- Recycled glass pozzolan used as cement replacement in some of the building concrete.
- Recycling of resident refuse including electronics, paper, metal, and plastic.
- Use of responsibly-harvested wood in residences and shared spaces.
- Installation of carpet tiles in resident corridors for ease of end-of-life recycling.