

ENERGY STAR Multifamily High Rise Building Profile

SkyHouse Austin

Building Developer:

Novare Group

47-59 Rainey Street
Austin, Texas 78701



Licensed Professional:

Jordan & Skala Engineers, Inc.

Year Certified:

2015

Technologies Used:

- High Efficiency Envelope
- Air Source Heat Pumps
- High Efficiency Domestic Hot Water
- Low Flow Plumbing Fixtures
- ENERGY STAR Appliances & Exhaust Fans
- High Efficacy Lighting

Construction Type:

New Construction

Sector:

Market Rate



Building Description:

SkyHouse Austin is a 23 story, market-rate apartment building with 320 dwelling units. There are a mix of studios, 1-bedroom, 2-bedroom, and 3-bedroom units.

The residential envelope is comprised of high efficiency and Low-E curtainwall glazing, achieving U-0.39, and opaque walls have R-13 fiberglass batt insulation between metal framing as well as 2" rigid insulation (R-9.5) to reduce thermal bridging. The roof deck is insulated above the deck with R-30 insulation.

Apartments have in-unit forced air heating and cooling via efficiency heat pumps. These heat pumps were sized appropriately for apartment loads, and supply ductwork was sealed and tested to have no more than 8% leakage. ASHRAE 62.2 local exhaust is provided by ENERGY STAR qualified bathrooms exhaust fans, which run at a continuous low-speed and can boost to higher speeds when occupied. Low flow faucets and showerheads reduce both energy and water consumption. High efficacy compact fluorescent lighting and ENERGY STAR qualified refrigerators, dishwashers, and clothes washers have also been installed.

Outside the apartments, occupancy sensor controls are installed in all common spaces, to further reduce electricity use. Energy modeling estimates 17% annual energy cost savings using ASHRAE 90.1 2007 Performance Rating Method.