

Highmark Tower 24th Floor Green Building Tour

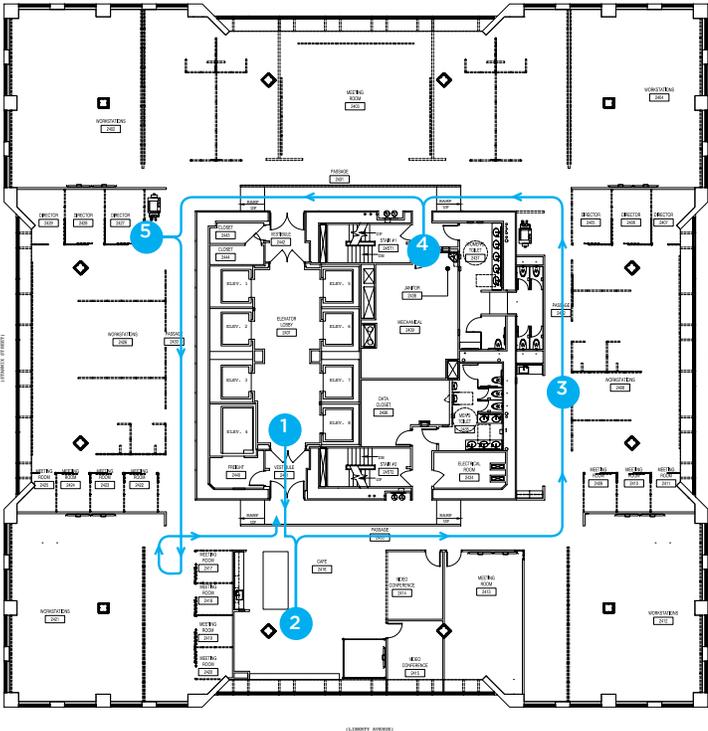
1

Begin tour in elevator lobby:

Highmark's commitment to healthy communities is the motivation behind its development of green and healthy spaces.

Point out:

- Building **location** is conducive to walking and biking—both beneficial to people’s health and to the environment, and easy access to public transportation reduces emissions from daily commutes and travel for meetings. The density of downtown makes it a more environmentally sustainable location, as no new site was developed for the building that would occupy previously undeveloped green space.



- Energy efficient **lighting** that’s also easy on the eyes is used throughout the space.
- Interface **carpet tiles** are antimicrobial, made from almost 50% recycled material, and Green Label Plus certified for Air Quality because they do not emit harmful compounds. The modular system also cuts waste by allowing individual tiles to be replaced as needed instead entire rooms of carpet. Interface recycles the old tiles along with other reclaimed carpeting to produce its new products.

2

Café area:

- Energy efficient appliances have been selected throughout the space, with over 95% of installed wattage coming from **Energy Star** certified equipment.
- Efficient **water fixtures** contribute to a more than 35% reduction in water use compared to the national standard.
- Highmark encourages use of **water fountains** to cut waste from bottles, while facilitating easy recycling for all applicable materials.

3

Eastern workstations:

- After the renovation, up to 95% of **construction waste** was diverted from landfills and distributed to recycling centers.
- Preference has been given to **regionally manufactured** materials and furnishings, which reduces emissions and energy used for transportation.
- Up to 25% of building materials used on this floor are composed of **recycled content**, reducing demand for virgin materials, and in turn, reducing pollution.

Green Building Tour

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Near Mechanical Room:

- The 24th floor has its own controls and metering, which allow Highmark to operate these spaces in the most efficient manner possible while optimizing for occupant comfort.
- Efficient and technologically advanced HVAC systems were installed for the 24th floor renovation.

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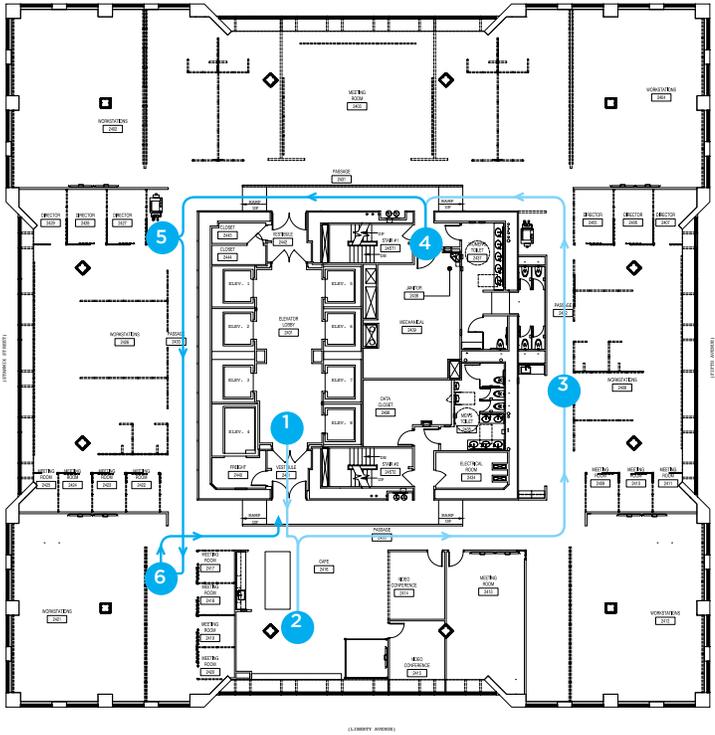
North-western copy machine:

- Highmark’s operational practices aim to **reduce waste** production by printing double-sided, using products that are reusable, refillable, repairable, non-toxic, and recyclable, in addition to purchasing products with the least amount of packaging possible.

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South-western workstations:

- All of the furniture systems on the 24th floor were purchased with Indoor Air Quality in mind, and are Greenguard certified as **low- or no-emitting products**. Great care was taken to make sure that the furniture is good for environment as well as for the health of occupants and employees.



- **Views to the outside** help provide a healthy indoor environment, as well as increase the happiness and productivity of occupants.
- Highmark’s focus on creating and maintaining healthy spaces includes the use of **eco-friendly cleaning products**.
- Large windows, occupancy sensors, and daylight responsive controls contribute to the building’s energy savings by **limiting the use of artificial lights**.