



## **Magnusson-designed El Jardin de Selene receives LEED Gold; Developed by Melrose Associates, Nos Quedamos and MJM Construction**

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El Jardin de Selene has received LEED-Gold Certification from the U.S. Green Building Council (USGBC). Located in the Stage II Silver certified LEED for Neighborhood Development Melrose Commons section, El Jardin de Selene is one of the first affordable housing developments on privately acquired land to receive LEED-Gold Certification.

Developed by a joint venture of Melrose Associates, Nos Quedamos and MJM Construction Services and designed by Magnusson Architecture and Planning, PC (MAP), this mixed-use development was originally designed to achieve a LEED-Silver rating. After much consideration, the development team decided to pursue LEED-Gold certification in order to build a more efficient and sustainable building.

In addition to a LEED-Gold rating, El Jardin de Selene is NYSERDA Energy Star certified and Enterprise Green Communities compliant. "We met the stringent energy requirements for this project through a variety of sustainable strategies including daylight and occupancy sensors in common areas; energy star fixtures and appliances; bamboo flooring; green roofs at setbacks; recycled content; energy efficient windows; and horizontally distributed ventilation and solar panels on the building's roof," said Petr Stand, principal at MAP.

The development provides rental units in an array of studio, one and two-bedroom apartments. Residents have access to over 2,000 s/f of community space, including a laundry room, and an outdoor courtyard at the second level. The building also includes 6,000 s/f of commercial space and over 12,000 s/f of structured parking.

Mindful of the rich architectural heritage of the Bronx, MAP incorporated art deco elements into the project's design.

MAP has been designing innovative community-based projects since 1985. Current projects include: several new housing and mixed-use developments throughout the boroughs of New York City, as well as developments in the Hudson Valley, Long Island and New Jersey. Other current and past MAP clients include: Phipps Houses, Volunteers of America, the Jewish Board of Children and Family Services, CPC Resources, Ridgewood Bushwick Senior Citizens Council, Inc., Fifth Avenue Committee, and BFC Construction.

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