



SL Green wins BOMA award for 825,815 s/f 100 Park Ave.

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100 Park Ave. has taken home BOMA gold. The 825,815 s/f, 36-story property owned in partnership by SL Green and Prudential Real Estate was honored with a Pinnacle Award at the Building Owners and Managers Association's (BOMA) ceremonial dinner held at on February 6.

SL Green recently completed a comprehensive redevelopment of the 1950 era building making 100 Park Ave. into a "New Modern Classic." The most visible portion of the redevelopment is the \$72 million capital plan which includes the installation of a two-story atrium lobby, a stunning new glass and metal facade, new double height storefronts, 2,000 new insulated windows and new elevator cabs with glass and stone accents. In addition, significant infrastructure upgrades were performed including new cooling plant, increased electric capacity, and state-of-the-art security systems. "We're particularly proud of the extensive 'green building' technology," said Edward Piccinich, executive vice president and director of management and construction.

The award was accepted by John Flaherty, property manager for 100 Park Ave.

"One of the most challenging aspects of the renovation was installing the glass curtain wall on a building that was 95 percent occupied," said Piccinich. "The work required chopping out hundreds of 2 x 2 sections of masonry along the exterior surface of the building in order to anchor the glass wall equivalent in size to a football field."

The SL Green team took extraordinary steps to minimize disruption to building tenants throughout the 18-month construction process. This included construction and operation of a 10,000 s/f business center for use by tenants who were temporarily displaced by the redevelopment work.

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