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# Press Release

## Aorangi House honoured in WorldGBC Asia Pacific Leadership in Green Building Awards

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**SINGAPORE, 6 September 2018** – Aorangi House, one of New Zealand’s most energy-smart buildings, has co-won the Leadership in Sustainable Design & Performance Award in the Commercial category, alongside Barangaroo South in Sydney, Australia, as part of the World Green Building Council’s (WorldGBC) Asia Pacific Leadership in Green Building Awards.

The biennial awards programme celebrates iconic green buildings, up-and-coming innovators and inspiring companies driving change and creating a better future throughout the Asia Pacific region.

Previously an outdated 1970s office block in Wellington, the Aorangi House revitalization project demonstrates how the up-cycling of an existing commercial office building can not only significantly reduce environmental impact but also achieve positive user perceptions coupled with leading environmental performance outcomes.

The building was vacated in 2005 due to issues with heating, cooling and ventilation. The single glazed windows leaked, and the uninsulated façade was considered user-unfriendly. The building remained untenanted until purchased by developer Prime Property Group.

The design team consisting of Beca building services engineers and Studio Pacific Architects adopted an integrated design approach to the major refurbishment. The strategic design had to meet tenant and landlord economic requirements and focussed on achieving value added outcomes with the end user in mind.

In the reuse of the existing building structure, the project saved significant embodied energy and embodied emissions compared to a new construction project. For continuous improvement, the building tuning and replacement of the gas boiler with VRF heating resulted in the building’s operations becoming significantly more efficient well after the original refurbishment.

During the refurbishment, there were a number of significant improvements, including the infusion of passive solar design principles (natural ventilation, exposed thermal mass and external insulation, natural lighting) that significantly reduced the energy demand. These and

other measures resulted in 64% energy savings, 78% operational waste diversion and a re-used building that saved both demolition waste and energy for new materials.

A Post Occupancy Evaluation carried out by Victoria University of Wellington placed Aorangi House as top building overall in the New Zealand dataset. Contributing to this were excellent relative perceptions of the overall comfort of the building and its perceived influence on the health and productivity of the users.

The success of the Aorangi House revitalization project demonstrates how existing buildings can be effectively rejuvenated utilising a performance focussed approach to lead the transition towards a sustainable built environment.

The jurors of the Leadership in Sustainable Design & Performance Award in the Commercial category were Prof Lam Khee Poh, Provost's Chair Professor, Dean (School of Design & Environment), National University of Singapore; Brian Dean, Energy Efficiency, International Energy Agency, and Autif Sayyed, Green Building Specialist, International Finance Corporation, World Bank.

**Juror Prof Lam Khee Poh, Provost's Chair Professor, Dean (School of Design & Environment), National University of Singapore** said: *"To effectively move the needle towards achieving a sustainable built environment globally, it is imperative that we deal with the huge existing stock of buildings that are not performing to the standards that we now expect in order to meet the sustainability goals. In some respects, it is a more challenging task than building new, having to deal with the given physical constraints.*

*The Aorangi House Revitalization Project successfully demonstrated that when there's a will, there's a way. It adopted a comprehensive passive design strategy to maximize the performance contribution while augmenting with active systems to deliver an integrated mixed-mode solution that has proven to work well."*

**Joelle Chen, Regional Head of WorldGBC's Asia Pacific Network** said: *"Our Green Building Councils in the Asia Pacific Regional Network work with some of the most pioneering companies and innovators on green building.*

*The Aorangi House refurbishment project is a stellar example of how an existing building can be made energy-smart with integrative design and occupant engagement. Punching above its weight, it raises the bar for existing building renovation projects to follow and a well-deserved winner of the Leadership in Sustainable Design & Performance Award in the commercial category."*

**Ben Masters, Associate – Building Services at Beca New Zealand** said: *"Consideration must be given to recycling existing building stock to target the aspirational Zero Carbon buildings goal and we hope this award demonstrates that sustainable refurbishment is a viable option to the carbon-hungry alternative of demolition and replacement. We are proud to call Aorangi House our Wellington home and to have contributed to the positive building performance outcomes"*

Aorangi House was crowned a co-champion of the Asia Pacific Leadership in Green Building Awards for 2018 at a ceremony hosted by the Singapore Green Building Council, during its

annual Gala Dinner in Singapore on Thursday 6 September 2018.

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### Notes to editors

The World Green Building Council's [Asia Pacific Leadership in Green Building Awards](#) are biennial awards, which were first held in 2014. They showcase and celebrate the achievements of companies pushing the envelope on sustainable buildings in the region.

Green building projects and companies were nominated by the [15 Green Building Councils](#) which make up the WorldGBC's [Asia Pacific Regional Network](#).

The 2018 winners are:

- **Naandi, India** - Leadership in Sustainable Design & Performance Award – Residential category; with Special Recognition, Advancing Net Zero;
- **Barangaroo South, Australia** - Leadership in Sustainable Design & Performance Award – Commercial category;
- **Aorangi House, New Zealand** - Leadership in Sustainable Design & Performance Award – Commercial category;
- **Green One United Nation House, Vietnam** - Leadership in Sustainable Design & Performance Award – Institutional category;
- **Swire Properties Limited, Hong Kong** - Business Leadership in Sustainability Award; with Special Recognition, Better Places for People;
- **Mary Chan, DLN Architects Limited, Hong Kong** - Women in Green Building Leadership Award.

The **Leadership in Sustainable Design and Performance Award** is presented to pioneering green building projects that set new benchmarks for sustainability. There are three sub-category winners for residential, commercial and institutional buildings.

The **Business Leadership in Sustainability Award** rewards companies that push boundaries, integrate sustainability into their business models and make an outstanding contribution to a sustainable built environment.

The **Women in Green Building Leadership Award** is a new award for 2018 presented to an inspiring female leader in the green building movement. In a traditionally male-dominated industry, WorldGBC wants to recognise the pivotal role that women play in nurturing and activating their communities and delivering change.

This year, to reflect the growing momentum of the World Green Building Council's global projects [Advancing Net Zero](#) and [Better Places for People](#), the awards included recognitions for businesses and projects that have gone above and beyond. The **Advancing Net Zero Special Recognition** highlights projects that have demonstrated an ambitious and holistic solution to achieving net zero operational carbon emissions; and the **Better Places for People Special Recognition** spotlights companies that have truly embraced health and wellbeing practices.

Green building projects and companies were nominated by the 15 Green Building Councils which make up the WorldGBC's Asia Pacific Regional Network.

The 16 finalists were announced in July 2018. Click [here](#) to see all the finalists.

For more information, visit <http://www.worldgbc.org/asia-pacific-regional-network-awards>

### **About Beca Ltd**

Beca is an employee-owner engineering and related services consultancy. The company has an Asia Pacific focus, with key hubs in New Zealand, Australia and Singapore. Beca uses the power of partnerships with its clients to think, design and develop creative solutions together. It encourages clients to aim high with sustainability aspirations and aims to deliver exemplar green outcomes.

### **About Prime Property Group**

Primeproperty Group is a local property investor and developer. The group owns a large property portfolio which includes:

- 37 commercial buildings
- 5 hotels
- 180,000m<sup>2</sup> of industrial estates
- an 1,800 bay carparking operation and,
- a number of green field residential developments.

Our properties are situated mainly in Wellington with large assets in Hamilton, Tauranga and Christchurch.

We are a hands-on organisation; we operate and maintain our own hotels, parking facilities, residential and commercial assets.

We have over 780 commercial leases and over 380 residential tenants who enjoy the flexibility we provide within the variety of our assets and the dedication of our 160+ hardworking staff.

We are continually introducing the latest technology into our assets to improve & automate and to provide high sustainability and health and safety.