

# MANKO | GOLD | KATCHER | FOX LLP

AN ENVIRONMENTAL AND ENERGY LAW PRACTICE

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## **Manko, Gold, Katcher & Fox's Office Space with LEED® Gold Certification for Commercial Interiors Pays off with Energy Savings**



Philadelphia, PA (July 28, 2015) –Manko, Gold, Katcher & Fox, LLP (MGKF), the environmental, energy and land use law and litigation firm, utilized sustainable design and construction when relocating its headquarters office from the fifth floor to the ninth floor of 401 City Avenue in Bala Cynwyd, Pa in early 2014. Environmental stewardship has always been an important component of the practice, firm culture, and business operations, but MGKF was also interested in the long-term cost savings that could be achieved through these increased efficiencies.

During the initial year in the new office space, MGKF had the unique opportunity to compare energy data between their old and new suites since they moved within the same building. Using ENERGY STAR Portfolio Manager to track directly metered energy consumption and cost, MGKF determined that the new office suite achieved a 47% energy savings and more than \$8,000 in annual energy cost savings during 2014. In addition, it is important to note that the new office space is 10% larger and that the total degree heating and cooling days were 4% higher in 2014 versus 2013.

With technical assistance from the Sheward Partnership, the construction of the new office suite included practical and measurable strategies to achieve energy and water efficiencies, improved indoor environmental quality, lower operating costs, waste reduction and local sourcing. Despite earlier energy conservation measures such as fit-outs, lighting upgrades and participation in the ENERGY STAR Green Lights program, in total, the old office suite was less efficient. Both old and new suites received hot and chilled water from a base building central utility plant, so the energy values measured do not encompass total office energy use but are provided for comparison purposes only.

MGKF's commercial interior buildout project achieved the prestigious LEED Gold® certification under the LEED Green Building Rating System for Interior Design and Construction: Commercial Interiors (LEED® ID+C: Commercial Interiors). MGKF was the first law firm in the Philadelphia region to achieve Gold level certification under LEED for Commercial Interiors for its office space.

*MGKF concentrates its practice in environmental, energy, and land use law and litigation. It represents clients ranging from Fortune 100 corporations to small, privately held enterprises, both in the Mid-Atlantic region and on a national basis. Offices are located at: 401 City Avenue, Suite 901, Bala Cynwyd, Pennsylvania; 535 Route 38, Suite 145A, Cherry Hill, New Jersey; and at 25 West Third Street, Suite 303, Williamsport, Pennsylvania. For additional information, visit [www.mankogold.com](http://www.mankogold.com) or call 484-430-5700, 856-317-1299, or 570-567-7325.*

*The US Green Building Council's LEED® green building program is the preeminent program for the design, construction, maintenance and operations of high-performance green buildings. Learn more at [usgbc.org/LEED](http://usgbc.org/LEED).*

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