LEED for Homes Project Snapshot

Senior Housing Group and Evergreen Partners
Sentinel Plaza (New Armory)
125 S Linda Ave, Tucson Az (Registered as 795 W Congress)

LEED GOLD

28% Expected Energy Savings Based on Energy Modeling
92% Construction Waste Diverted from Landfill

STRATEGIES AND RESULTS
Sentinel Plaza is a brand-new, energy efficient independent senior apartment building for low income seniors. The site is just west of downtown Tucson in a new transit-oriented district that is certified Gold under LEED for Neighborhood Development. The six-story building is the first of its height constructed out of Integra™ Block, an insulated, locally produced, post-tensioned concrete block system. The project's tax credit funding source required the design/build team to prove the system's efficiency, which passed with flying colors. Residents’ utility usage is kept low through the use of passive shading devices and efficient windows, appliances and HVAC systems. A 128kW roof-top PV array powers the occupancy sensor-controlled common area lighting. Water efficient fixtures and irrigation contribute to the sustainable features of this durable desert dwelling.

LEED™ Facts
Sentinel Plaza

LEED for Homes Certification awarded
Gold 71.5 *
Innovation and Design 6/11
Location and Linkages 10/10
Sustainable Sites 16/22
Water Efficiency 5/15
Energy & Atmosphere 16/38
Materials & Resources 9.5/16
Indoor Environmental Quality 7/21
Awareness & Education 2/3

*Out of 136 possible points

PROJECT BASICS
Project Type Multi-family
Conditioned Space 141,958 s.f.
Apartments 143
Buildings 1
Lot Type Infill
Construction Type New Construction

KEYS TO SUCCESS
LEED for ND 10 Points Earned
Wall Insulation R19 Integra Block
Windows U 0.51 / SHGC 0.23
HVAC SEER: 14/15
On Site Renewables 128 kW PV
Irrigation High Efficiency
Plumbing Fixtures High Efficiency

THE LEED FOR HOMES DIFFERENCE
Construction Waste Management Plan YES!
On-Site Performance Tests YES!
Custom Durability Planning Checklist YES!
Third-Party Verified Documentation YES!

EXEMPLARY PERFORMANCE
SSc5 Pest Control
WEc2.1 Irrigation

About the Project Team
Senior Housing Group and Evergreen Partners are focused on preserving and improving federally assisted multifamily properties through out the U.S.
Lizard Rock Designs, Architecture and Planning, is committed to the idea that good, sustainable design can transform lives. 520.882.4484
W.E. O'Neil Construction is committed to promoting sustainable building practices. 520.792.0734

LEED for Homes Provider
Pima County Development Services

About LEED for Homes
LEED for Homes is a voluntary, third-party certification program developed by residential experts and experienced builders. LEED promotes the design and construction of high-performance green homes, and encourages the adoption of sustainable practices through the building industry.

www.usgbc.org/homes