

300 North La Salle

Project Team

Owner: Hines **Design Architect:** Pickard Chilton Architects, Inc. **Architect:** Kendall / Heaton Assc. Inc **Structural Engineer:** Magnusson Klemencic Assc. **MEP & Fire Protection Engineer:** Alvine and Assc., Inc. **Landscape Architect:** Wolff Clements and Assc. **Civil Engineer:** A. Epstein and Sons International, Inc. **Building Management & Control Systems:** HMA Consulting Inc.

Building Statistics

Cost: \$ 230 million **Stories Above Grade / Total Height:** 58 / 808'6"
Building Occupancy: Office / Retail **Size:** 1.3 million ft²
Construction Dates: June 2008- Feb. 2009 **Delivery:** Design-Bid-Build

Architectural

- 25,000 S.F of column free office space per floor
- Waterfront cafe and restaurant with outdoor seating on riverfront terrace
- Building site is located on north bank of the Chicago River across from the "Chicago Loop" and is a stop of the Chicago Riverboat tours
- Building Envelope is a steel and high-performance glass curtain wall system with a setback above the 42nd floor
- Four level sub-grade parking garage

Structural System

- Structural slab is 3" light-weight concrete on 3" composite deck supported by steel framing
- Lateral load is carried through roof and floor diaphragms as well as a braced frame belt truss to the high strength concrete shear wall core (6-10ksi)
- Foundation consists of drilled bell end concrete piers and driven steel H piles

Mechanical / Electrical / Plumbing

- Serviced by 12kV comed duct bank stepped down to 3000A, 277/480V, 3Φ, 4W, 100% rated
- Offices and cafeteria also have 120/208V sources
- Emergency power provided by a 1750kW standby generator
- Majority of lighting is flourescent with exception of some halogen lighting in the lobby, and exterior metal halides
- 5 Chillers and a shell and tube heat exchanger utilize the Chicago River water to cool and allow for exclusion of cooling towers in system
- Combination of VAV and CAV supply multitude of zones
- Plate and Frame heat exchangers transfer heat to the high zone above level 41