



HELP ONE

515 Blake Avenue

BRIGHT POWER

May 27, 2020

HELP USA



Curtis +
Ginsberg
Architects

Bright Power

Bright Power is the premier [provider of energy and water management services](#) for real estate owners, investors, and operators.

We offer [integrated solutions](#) that deliver value to building owners, occupants, and the environment.

From [utility bill analytics](#) down to the nuts and bolts of [making physical improvements](#) to buildings, Bright Power does it all.

HELP USA

First project was HELP 1 in East New York (1987)

Grown from a single shelter to a national leader in the fight against homelessness

HELP USA employs over 200 people, many of whom live in East Brooklyn

Serves the community through:

- Child and youth services
- Domestic violence/family support services
- Veteran services
- Medical and dental services

HELP ONE Team

Developer:

HELP USA

Architect:

Curtis + Ginsberg Architects

Structural Engineers:

Joseph A. De Nardis P.E.

MEP:

Skyline Engineers

Contractor:

Monadnock Construction

Energy & Passive House Consultant:

Bright Power

Landscape Architect:

Terrain NYC

Project Introduction

Original site developed in late 1980s

Was HELP USA's first transitional housing and family shelter building

Close proximity to other buildings developed by HELP USA

Four-building mixed-use complex:

- 503 apartment units
- Daycare center
- Support services
- Office space
- Youth program space
- Community-based retail

Project Introduction

| Building | Dwelling Units |
|--|----------------|
| Building A – <i>Buildings of Excellence</i> <i>awardee</i> | 177 |
| Building B | 71 |
| Buildings C & D | 255 |

| Unit Type | Dwelling Units |
|--------------------|----------------|
| Families* | 107 |
| Formerly Homeless* | 43 |
| Formerly Homeless | 77 |
| Low Income | 97 |
| Affordable | 177 |
| Superintendent | 2 |

**Indicates supportive housing*

Design Objectives

Minimized operational and maintenance costs

Comfortable homes for more than 500 families and individuals

Energy Efficiency

Resilience

Site History

Existing Building

- Transitional housing for homeless families
- Constructed in 1987 with a design lifespan of 15 years
- 192 flexible residential units
- Day care and early childhood education facility
- HELP USA Staff offices
- Courtyard with play equipment
- Other on-site services

Limitations

- Lack of easy identified entrance
- Outdated shelter design
- Aging building where not all units are ADA accessible
- No onsite permanent housing

HELP USA's High-Performance Building

Experience with high performance systems:

- Air source heat pumps
- Energy Recovery Ventilators (ERVs)
- Solar PV

Crotona Senior Residences



Rendering by Nightnurse provided by Magnusson Architecture and Planning

HELP ONE's High-Performance Features



- Building to Passive House and Enterprise Green Communities standards
- VRFs
- Robust ventilation system with energy recovery
- Highly insulated walls
- Well-sealed envelope
- On-site electricity generation through solar PV

Buildings of Excellence Competition Administered by NYSERDA

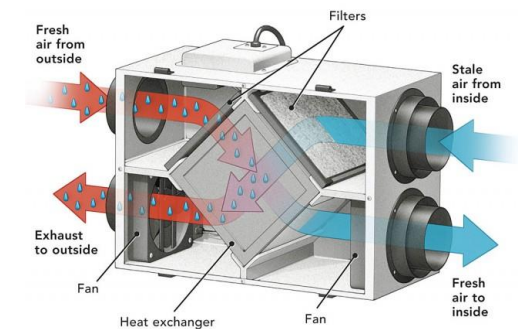
Awarded \$1,000,000

Part of the *Early Design Phase* category

Thanks to the award, these additional features will be integrated into the project:

- Solar PV system (92+ kW)
- ERVs

Project now slated to meet NYSERDA NCP Tier 3 standards



ENERGY RECOVERY VENTILATOR (ERV)



Thank you!

Samuel Biele-Fisher

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