

Democracy Tower

Democracy Tower is a nine-story office building sitting atop the top deck of a nine-level 2,000 space parking structure located in Reston Town Center. It received LEED® Core and Shell Gold certification and LEED® Commercial Interior Gold certification in early 2010. Democracy Tower's HVAC design consists of a high performance chilled water plant and air handlers that, contributed, in part, to an Energy Star Label in its first year of operation.

Other sustainable features of this 235,000 square foot office tower include drought-resistant native plantings requiring no irrigation and the utilization natural daylight harvesting. Democracy Tower's window system consists of high performance glass on three sides with architectural designs for shading. Tenant light sensors reduce electrical usage and, therefore, the carbon footprint. The tenant's LEED Commercial Interior improvements also included sustainable construction materials and while under construction, building material waste diversion exceeded 75%.

