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CONSOL Energy Corporation Headquarters

Architect

Designstream LLC
30 Isabella Street, #101, Pittsburgh, PA 15212
www.dsstudio.biz

General Description

LEED® SILVER

Location: Southpointe, Canonsburg, Pennsylvania
Date Bid: Nov 2006 **Construction Period:** Nov 2006 to Aug 2008
Total Square Feet: 365,000* **Site:** 24.8 acres. **Number of Buildings:** One.
Building Size: Lower level (mechanical/support/parking), 71,500; first floor, 77,000; second floor, 76,600; third floor, 46,000; fourth floor, 46,400; exterior roof area (roof garden, 18,500); total, 365,000* square feet.
Building Height: Basement, 14' 8"; first floor, 16'; second floor, 14'; third floor, 14'; fourth floor, 16'; penthouse, 14'; total, 74'8" above grade, 88' plus basement.
Basic Construction Type: New/Structural Steel.
Foundation: Cast-in-place, pier & grade beam.
Exterior Walls: CMU, curtainwall, granite. **Roof:** Built-up, metal, membrane, green roof with pavers. **Floors:** Concrete.
Interior Walls: CMU, metal stud drywall. **Projected and/or Modeled Energy Usage** KBTU/SF/yr: 38.8 site energy, 87.4 source energy.

Construction Team

Owner/Developer: Horizon Properties - 375 Southpointe Boulevard, #410, Canonsburg, PA 15317
Structural Engineer: Churches Consulting Engineers - 347 Locust Avenue, Washington, PA 15301
General Contractor: Continental Building Systems - 285 E. Waterfront Drive, #150, Homestead, PA 15120
MEP Engineer: Claitman Engineering Associates, Inc. - 1340 Old Freeport Road, Pittsburgh, PA 15238



With gestures towards elements of the earth and the energy industry, CONSOL Energy's new CNX Center, headquarters incorporates architecture as a reflection of mining history. Tinted sloping glass and polished granite panels are used as abstractions of coal seams. Sweeping metal roofs reference the conveyor belts essential to product delivery, while other elements symbolize the ventilation towers and lanterns. Main entrances are clearly defined with the "erosion of coal" granite cutaways. Strategic night lighting uses blue low voltage flame to represent the CNX Gas Corporation, a CONSOL Energy company, as well as energy conservation in general. In an effort to generate a unique architectural signature; the building shape and design is crafted into the CONSOL logo when viewed from above.

While railings and other interior elements reflect the pilings and entry portals indicative to this business, the two-story atrium is flooded with natural light and generous seating. The two translucent skylights are each 220 feet long, and eliminate the need for artificial light in almost 10,000 square feet of the building during day time operation. This open-air, naturally lit environment promotes co-mingling of staff in "no-wall" meetings. The free exchange of ideas strengthens communications between departments and the company.

From the project onset the client requested the architect explore options to break down the "departmental silos" and find ways for departmental staff to interact more. Subsequently, all common conference rooms were located on the first floor and lower level to promote physical contact and interaction. Some were left "open air" to invite

participation and the sharing of information, while most use sophisticated room scheduling software integrated with all desktop personal calendars. Kitchenettes and coffee stations are located between departments rather than within, promoting the same cross-fertilization of ideas.

The main lobby and second floor atrium offer multiple seating venues for work, discussions, research, or lunch breaks during inclement weather. Gathering spaces outside of group training rooms double as welcome centers and a museum which displays the history of the mining industry and CONSOL Energy. Both Interior and exterior signage are integrated, reflecting the shape of the building down to the last detail. The "green" earthen roof offers a respite from the work day with café-style tables, landscaping and plaza seating for all employees.

Implementing LEED practices into 365,000 square feet of useable real estate, the building is full of highly efficient technology and energy monitoring equipment to improve communications and reduce consumption. CONSOL "leads by example." As one of the nation's largest producers of energy; the new much larger headquarters building will consume significantly less energy than their previous location.

A quote from Continental Building Systems regarding project safety: "The CONSOL Energy Headquarters construction project earned the most prestigious recognition offered by the Occupational Safety and Health Administration (OSHA) when it was named a Star Site in the agency's Voluntary Protection Program (VPP). The VPP certification process entailed an exhaustive review of the project's safety and health programs, including management commitment, employee involvement, worksite analyses such as inspections and Job Hazard Analyses, extensive training including the OSHA 30-Hour Course, and subcontractor involvement. In addition, a team of four OSHA representatives verified the site's safety culture with a week-long onsite assessment and interviews with over 120 contractor employees working on the project."

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