Daimler Trucks North America Corporate Headquarters

LEED Platinum Certified

Sustainable practices are one of Daimler Trucks North America's core values – from how we engineer our commercial vehicles to our business and zero-to-waste plant operations. So when we decided to build a new flagship office on our headquarters campus in Portland, we knew we could strive for no less than the highest standards: LEED Platinum Certification.

Working with our project architects at Ankrom Moisan and Glumac, a sustainable design engineering firm focused on energy efficiency, water conservation, and indoor occupant health, Daimler prioritized sustainability at every turn possible, even when it meant investing more resources.

The following highlights are just some examples of how Daimler Trucks North America achieved LEED Platinum Certification.

Energy

Projected energy use for the building places it in the top 1% in terms of energy efficiency of office buildings nationwide, with a 99 Energy Star rating.

- Energy savings is equivalent to the energy used by 250 new homes.
- A significant portion of the building's energy use is provided by onsite renewable energy. This includes solar electric and solar hot water systems.
- Heating and cooling savings are realized through the use of passive, radiant technologies.
- LED lighting was utilized with fully integrated controls to turn off when natural light is sufficient for work environment.
- High performance windows keep heat out in summer and keep heat in during the winter.
- Window locations optimized to maximize natural light into the office work spaces.
- Metering provided to track actual energy use and aid facilities staff in managing building energy use.

Indoor Occupant Health

- Radiant systems improve the comfort of the occupants and in similar buildings lead to 20-30% improved occupant satisfaction.
- 100% outdoor air provided to each space with higher levels of filtration improves air quality. (The elimination of recirculated air reduces the opportunity for spread of cold & flu throughout the building.)
- Low and No Toxic Finishes (such as Volatile Organic Compounds) were used throughout the building for improved air quality.
- 90% of the spaces inside the building have views to the outdoors, providing a connection to the outdoor environment for improved worker productivity and satisfaction.

Water

- 45% reduction in water use is achieved through the use of low flow plumbing fixtures.
- 345,000 gallons-per-year of water saved is equivalent to 23,000 showers per year.
- Landscaping and greenway path provide a natural route for storm water to enter the Willamette River watershed. Only surface parking lot storm water will be directed to conventional city sewer infrastructure for treatment.

Materials

- More than 20% of the construction materials were produced locally, within 300 miles of the project site.
- 17% of the building construction materials are from recycled content.
- 95% of the demolition and construction waste was recycled from the project site.
- A green wall is installed in the lobby to bring the outdoors inside with the natural air cleaning benefits of vegetation absorbing CO2.

Transportation

- Located near Tri-Met bus routes.
- Daimler Trucks North America has provided six onsite smart cars for employee travel.