



LADY GAGA OF REAL ESTATE

Like the "Poker Face" diva, the **Bank of America Tower** at One Bryant Park has gone **Platinum** (LEED-CS style). It's now officially the most environmentally advanced high-rise office building in the world. **Last night**, during the grand opening, owners **The Durst Org.** and BoA, along with **USGBC** made the announcement. Grand opening? Never



mind that the **2.1M SF** building has been occupied since '08—what's another two years among friends, jokes Durst prez **Jody Durst** (second from left), noting the idea for the building was first thought up in '67. Here, he's joined by USGBC CEO **Rick Fedrizzi**, **Mayor Mike**, BoA chief marketing officer **Anne Finucane**, former VP **Al Gore** (a tower tenant), Durst assistant VPs **Alexander Durst** and **Helena Durst**, City Council Speaker **Christine Quinn**, architect Cook+Fox's **Rick Cook**, and students from **PS 43**.

Gore spoke as a tenant and green

champion, saying the building is a fresh reminder to pay attention to architecture and development, as commercial buildings are responsible for **30%** of carbon emissions.

Here, the group ceremoniously waters a **vegetable garden**—the owners say they back Bloomberg's **school garden initiative**, and BoA announced that it's donating **\$125k** to help **100 NYC schools**. (Hizzoner reminded us what his favorite vegetable is—**steak**—but admits he likes broccoli and **brussels sprouts**, too.) The building is a **new testament** to the boldness and innovation that have long been the city's hallmarks, he says. Nifty features: a high-performance glass-curtain wall, under-floor air delivery system, an **on-site co-gen plant**, close proximity to mass transit, and the capture and reuse of nearly all rain and sink water. The project includes the newly opened **Stephen Sondheim Theatre**, the **first green theater** on Broadway. (Just announced: It'll host "The Pee-wee Herman Show" this fall.)

