

LILKER REACHES NEW HEIGHTS WITH THE BEEKMAN



NEW YORK, September 29, 2015—Lilker Associates Consulting Engineers joined the celebration last month to mark the topping out at The Beekman Hotel and Residences, a milestone for the project and for the Manhattan based MEP firm. The 651.5 ft. Beekman Tower is the tallest building designed by Lilker. It is also one of the more complex projects the company has worked on in recent years.



Lilker's engineering team (l-r) Alina Zaccarelli, Bruce Lilker, David Tanenbaum, Armis Ales and Santiago Cabo Freixetas attend The Beekman topping out party. At right: Signature nine-story atrium.



Built in the late 1800s, the original 10-story, 160,000 sq. ft. landmarked structure on the project site at 5 Beekman Street was among the first high-rise buildings in New York. The challenge for the project team, which included developers **GFI Development Company, GB Lodging, GKV Architects** and Lilker, was to integrate the existing 130-year-old building with a new tower on the adjoining property while keeping its historical spirit and ornate features intact. As an example, the turrets at the top of the old hotel building were preserved and converted to penthouse guestrooms.

Lilker provided MEP and fire protection engineering, technology infrastructure and energy modeling for the 340,000 sq. ft. hotel and tower. The complex comprises 287 guestrooms, 68 residences, two restaurants, a cellar bar/lounge, event spaces and roof top terraces. Targeting LEED-Silver certification,

the project was modeled by Lilker EMO Energy Solutions.

“Maintaining the original building’s signature nine-story atrium and pyramidal skylight, an enormous structure with decorative cast iron balcony arches and railings, required a unique smoke control system and special approvals from the New York City Department of Buildings and Fire Department,” says David Tanenbaum, Lilker Vice President and Principal in charge of the project.

Due to space constraints in the existing landmarked building, all heating and cooling infrastructure for the hotel facility had to be placed on upper floors of the new residential tower structure---the chillers on the 32nd floor and boilers on the 52nd floor---and routed down to the 10-story hotel.

The Beekman Tower is Lilker’s tallest project to date, and adds to the firm’s notable portfolio of high-rise projects including the LVMH Tower on East 57th Street, designed by Pritzker-award winning architect Christian de Portzamparc.

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Lilker Associates is an award-winning MEP engineering, technology, lighting design and energy services firm headquartered in Manhattan with offices on Long Island and in Falls Church, VA. The firm has two wholly owned subsidiaries: Technology Solutions Group (TSG) serves IT cabling, audio visual and security design needs; Lilker EMO Energy Solutions provides comprehensive energy auditing, modeling, commissioning and LEED consultation services.