



EMERALD BUILT  
ENVIRONMENTS  
developing a sustainable future



We transform buildings,  
neighborhoods and  
developed land to achieve  
a healthy economy and  
environment.

Emerald Built Environments  
has touched over

932

sustainable environments  
covering

21

million square feet  
across the United States  
and internationally

The team has many firsts,  
several award winners and

8

LEED Platinum projects





## OSCEOLA, ARKANSAS

### BIG RIVER STEEL

Big River Steel is the world's first LEED certified steel production facility and is located in Osceola, Arkansas. It reduced its consumption by over 15% or 23,000 homes. BRS engaged Emerald to integrate sustainable design principals into its mill and three additional buildings on its campus including its world headquarters. EBE provided comprehensive sustainable certification services including energy modeling and commissioning. To achieve certification on the Mill, EBE successfully received two credit interpretation rulings through GBCI to address unique aspects of this project's energy and water performance.

### CIRCLE

Circle is a 2.2 million SF mixed-use development at Zurich Airport in Switzerland. Included within the facility are a hospital, 2 hotels, conferencing center, offices and retail. A geothermal field of soil bores provides heating and cooling, exchanging energy through-out the facility. EBE used energy modeling to help inform design through an integrated design process and supports the LEED certification for the project, which targets Platinum. EBE's energy modeling documentation received no comments from GBCI during review.



## ZURICH, SWITZERLAND



## CLEVELAND, OHIO

### TRI-C METRO CAMPUS CENTER

The newly renovated Campus Center building will anchor Tri-C's urban campus to its surrounding neighborhood, opening the campus to the pedestrian-friendly landscape from which it was previously blocked. This major renovation transform a 1960's style building into a modern facility to support student engagement and enhance campus culture. Because EBE is known for our project management and owner-focused service deliver, the firm is engaged to provide LEED project management services and enhanced commissioning coordination, a scope of work that goes well beyond LEED requirements.

### INTRO CLEVELAND

Uptown 2 is a 6-story mixed use building linking Case Western Reserve University to the University Circle neighborhood in Cleveland, Ohio. The 84-unit apartment building is shared among market-rate renters and students from the university. First floor retail provides recreation, retail and restaurant services for the tenants and surrounding neighborhood. EBE provided energy modeling and LEED certification services for this building in addition to supporting the development team in securing government finance incentives.



## CLEVELAND, OHIO

We are a consulting company with expertise in business, sustainability, engineering and building science. Our Services include:

- HIGH PERFORMANCE BUILDING CONSULTING
- COMMISSIONING
- ENGINEERING ASSESSMENTS
- HIGH PERFORMANCE O+M

- ENERGY MODELING
- SUSTAINABILITY CERTIFICATIONS
- ENERGY AUDITING
- GOVERNMENT INCENTIVE ENERGY SERVICES



- ◆ The world's first LEED Certified Steel Production Facility
- ◆ The first LEED CS v3 Platinum, won German RE sustainability Oscar
- ◆ The first LEED certified project in Hungary
- ◆ The largest office building in Germany, won MIPIM award
- ◆ United States first LEED certified IT waste recycling facility

## OUR EXPERIENCE INCLUDES

Industrial, corporate, commercial, healthcare, higher education, K-12, neighborhoods, multi-family, retail, municipal, roadways.

## OUR CLIENTS INCLUDE



ZURICH AIRPORT

FOREST CITY

## COMPANY INFORMATION

Emerald Built Environments is an Ohio Limited Liability Company with S-Corp designation with the IRS. It is a woman-owned business enterprise and holds certifications with the State of Ohio (EDGE) and the City of Cleveland. Emerald also holds small-business designation with the City of Cleveland. The firm principals, Matthew Setzekorn (PE, LEED AP, CBCP, BEMP, ASHRAE BCxP) and Laura Steinbrink (MBA, LEED AP BD+C) use an innovative model for achieving sustainability and business success that provides an integrated solution to project owners' challenges.



Matthew Setzekorn (PE, LEED AP, CBCP, BEMP, ASHRAE BCxP)  
and Laura Steinbrink (MBA, LEED AP BD+C)



## ABOUT EMERALD BUILT ENVIRONMENTS

Emerald Built Environments is an international consulting company with expertise in business, sustainability, engineering and building science. We transform buildings, roadways, neighborhoods and developed land to achieve a healthy economy and environment. We consult with building owners and developers, and their design, construction and operations teams using integrated decision-making to align recognized industry standards and certifications with the owner's performance metrics and financial goals.

We focus on the owner's financial and performance goals from the start. Emerald helps owners lower the cost of capital and attract low-cost capital. By aligning all stakeholders around

these goals in conjunction with sustainability requirements, projects naturally achieve a higher level of performance and success - they win. Drawing on our extensive experience with projects worldwide, we guide teams to solutions at the forefront of sustainability and energy efficiency.

Our four-step process was developed to attend to the numerous details associated with pursuing sustainable certification and to ensure they are managed in a way that delivers on project goals. It supports the design team in focusing efforts to design and construct high-performance spaces to meet or exceed the stakeholder's expectations.

## HELPING OWNERS REACH GOALS BY GUIDING TEAMS TOWARDS WINNING RESULTS

