

## Brand new \$63M Charter Square building in downtown Raleigh welcomes tenants

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It was both a solemn and celebratory event Wednesday night for the opening of the 11-story Charter Square office building, a \$63 million building project that is expected to be the first privately-owned building in downtown Raleigh to achieve the highest LEED Platinum certification for energy efficiency.

Father Carlos Arce, vicar for Hispanics for the Catholic Diocese of Raleigh, opened the ceremony with prayer for the families of the three construction workers who died in a scaffolding collapse incident at the site in March as he blessed the site with a sprinkling of holy water.



*John West  
Charter Square, Fayetteville Street, Raleigh*

Three stars were also added to the front entrance wall plaque on the building in honor of the workers, says Andy Andrews, president of Dominion Realty Partners of Raleigh and developer of Charter Square." "We remain very bullish on the Triangle and are on the lookout for additional office and multifamily investment and development opportunities in this and other dynamic markets," Jackson stated in a news release about the deal.

Andrews confirms also that his contractors are submitting documentation for LEED Platinum certification, a program through the U.S. Green Building Council that rates building projects based on environmental aspects and energy efficiency.

Andrews estimates that his staff, contractors and equity partners at Prudential Real Estate Investors spent about 1,000 man-hours working through the logistics and decisions needed to achieve enough points to qualify for platinum certification.

"It's not a cheap cause," he said before a crowd of about 200 people, "but it's the right thing to do." The first-floor exterior of the 242,969-square-foot building incorporates Tennessee crab orchard stone that was hauled from less than 500 miles away. It also has extensive water and energy metering systems and was built on an urban brownfield site, all features that add up in the LEED points system.

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Read more here: <http://www.bizjournals.com/triangle/blog/real-estate/2015/06/charter-square-building-downtown-raleigh-tenants.html>