

CLIENT

METLIFE

LOCATION:

**Building 112
Bridgewater, NJ**

CONSTRUCTION VALUE:
\$1.8 Million

DESIGN START:
July 2009

DESIGN COMPLETE:
September 2009

CONSTRUCTION
COMPLETE:
December 2009 (Estimated)



SCOPE OF WORK

Replacement of 14 Rooftop AC Units.

PROJECT DESCRIPTION

The METLIFE facility at Bridgewater, NJ is a 530,000 sq. ft. office space managed by Cushman & Wakefield. There are 12 75 Tons and 1 30 Tons units serving the building. These units were equipped with Air Cooled Condensers and Electric heat. The units were old and had to be replaced due to higher operational costs. Moreover, the access doors and control panels for the existing units were inaccessible owing to existing ductwork and structural screen on the roof surround the units. This condition was in violation of code and had to be corrected.

A&J was hired to evaluate the existing AC Units and provide replacement alternatives that are cost-effective, energy efficient and requiring least amount of modification to the existing system. A&J proposed replacement of the existing AC Units with Air Cooled Condensers and Natural Gas heat. A&J designed the installation of new AC Units along with ductwork modification and New Natural Gas piping. The design also involved modification of existing structural screen and provision of steel platforms for accessing required sections of the new AC Units.

The installation of the new AC Units projects energy savings of about \$393,930 per heating season.