



PROJECT DESCRIPTION

RE&LS was responsible for providing Structural Engineering Services for the \$19 million, 35,000-square-foot Southern Tier High Technology Incubator at the corner of Hawley and Carroll streets in downtown Binghamton, NY. The incubator is located on an urban site at the eastern edge of the city center, providing good proximity to the businesses and government entities in the city, while also allowing for high visibility and access to the public. The building design re-establishes the street edge, allows parking to be hidden behind the building, takes maximum advantage of solar orientation and allows space for future building expansion.

With 12 suites for new high-technology companies, the building will serve as an incubator for START-UP NY-approved companies. The facility will include 18 laboratories and a shared high bay space dedicated to research in health sciences, energy-efficient technologies, and systems integration and packaging. Efficiencies employed in the building mechanical systems included a geothermal well field and associated heat pump system for the building mechanical system, as well as a preheat wall spanning a large portion of the southern elevation ducted to the building distribution system. All electrical fixtures in the building will be Energy-Star compliant and utilize natural lighting and occupancy sensors to the greatest extent possible to minimize electrical loads.

The structure is a structural steel frame with a cast-in-place reinforced concrete partial basement, slab-on-grade and elevated concrete slab-on-deck floor systems. There are wet/dry labs with office areas, a mechanical penthouse above the wet/dry lab area, a high roof area with a green roof front “balcony”, a connecting vestibule at the front connecting those two areas, a loading dock at the rear of the high roof area. The structure has concrete masonry shear wall system to resist lateral loads.

Owner: SUNY Binghamton

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Services Provided: Structural Engineering

Completion Date: 2017