

Pollution Reduction and Energy Saving Features

Portland 38 and Evergreen 9

The worst pollution in our cities is caused, far and away, by our sprawling suburbs and the companion automobile traffic. Close in downtown living reduces air pollution and greenhouse gasses by reducing driving. Living at Evergreen 9 one can walk or bike or make only a very short vehicular trip to the office and for most shopping and entertainment.

The second largest waste of energy in our cities is air-conditioning. The compact 3-story form of the houses at Evergreen 9 and Portland 38 yield more square footage with less surface area and therefore less heat loss in the winter and less heat gain in the summer, and this means that mechanical heating and cooling needs are reduced. The worst heat-gain is at the roof. Our roof area is 66% less than a one-story house of the same size.

The townhouse configuration – houses have one or two party walls – further reduces heat loss and heat gain. The common walls between units experience no heat gain in the summer, and this reduces the heat gain for each house up to 60%.

Our heating and cooling is provided by a high-efficiency heat-pump, with high operating efficiencies of 13 SEER. All operating efficiencies exceed legislated levels in the Energy Code.

The houses at Evergreen 9 are very well insulated, exceeding the requirements of the Energy Code. Roofs have R-30 fiberglass plus additional foam roofing. Framed walls have R-21 fiberglass, and exterior masonry walls have foamed in place insulation.

Our windows are the best aluminum windows money can buy, manufactured by Western Window Systems. The framing sections are heavier than most windows on the market, the weather-stripping is very high quality, and the glazing is very high efficiency low E glass – with both a low U-factor (the measure of heat flow) and Solar Heat Gain Coefficient (the measure of solar radiation that gets through glass).

Our windows are large to allow very good day-lighting. Reducing the use of artificial light by using day-lighting reduces heat gain and energy use. The windows are also carefully located to provide plentiful natural cross ventilation. The climate in Phoenix allows the use of natural ventilation without heating or cooling for a surprisingly high percentage of the year.

Miele and the Environment

Miele has a long history of environmental leadership. Every detail is considered from the production process and shipping to household use and to the appliance's ultimate disposal. Miele's production facilities operate to strict DIN EN ISO 14001 environmental performance standards and Miele recently signed the CECED code of conduct to support human rights and environmental protection globally.

In operation, Miele constantly strives to make every product respect our natural resources. As an example, since 1990 Miele has reduced water consumption by 42.4% and electricity by 29.2% in domestic machines. The same environmental ingenuity has been applied to domestic dishwashers where in the last 15 years water consumption has been reduced by 50.3% and energy use cut by 33.8%. Additionally, from 1990-2002 advancements in Miele oven technology led to a 29% reduction in energy. Miele's active leadership role in global organizations like the International Electrotechnical Commission (IEC), Energy Star® (the partnership program backed by the US Environmental Protection Agency and the US Department of Energy), the Association of Home Appliance Manufacturers (AHAM) and others demonstrate the company's serious position regarding the protection of our global environment.

An unprecedented quality pledge guides Miele to produce appliances that are designed to last for 20 years of continuous use – far longer than the average. And their high metal content and clearly marked plastic components are ready for recycling once the product's useful life is complete – reducing landfill waste and conserving raw materials for future generations.

For further information, please visit mielepressroom.com and download the [Miele Sustainability Report](#).