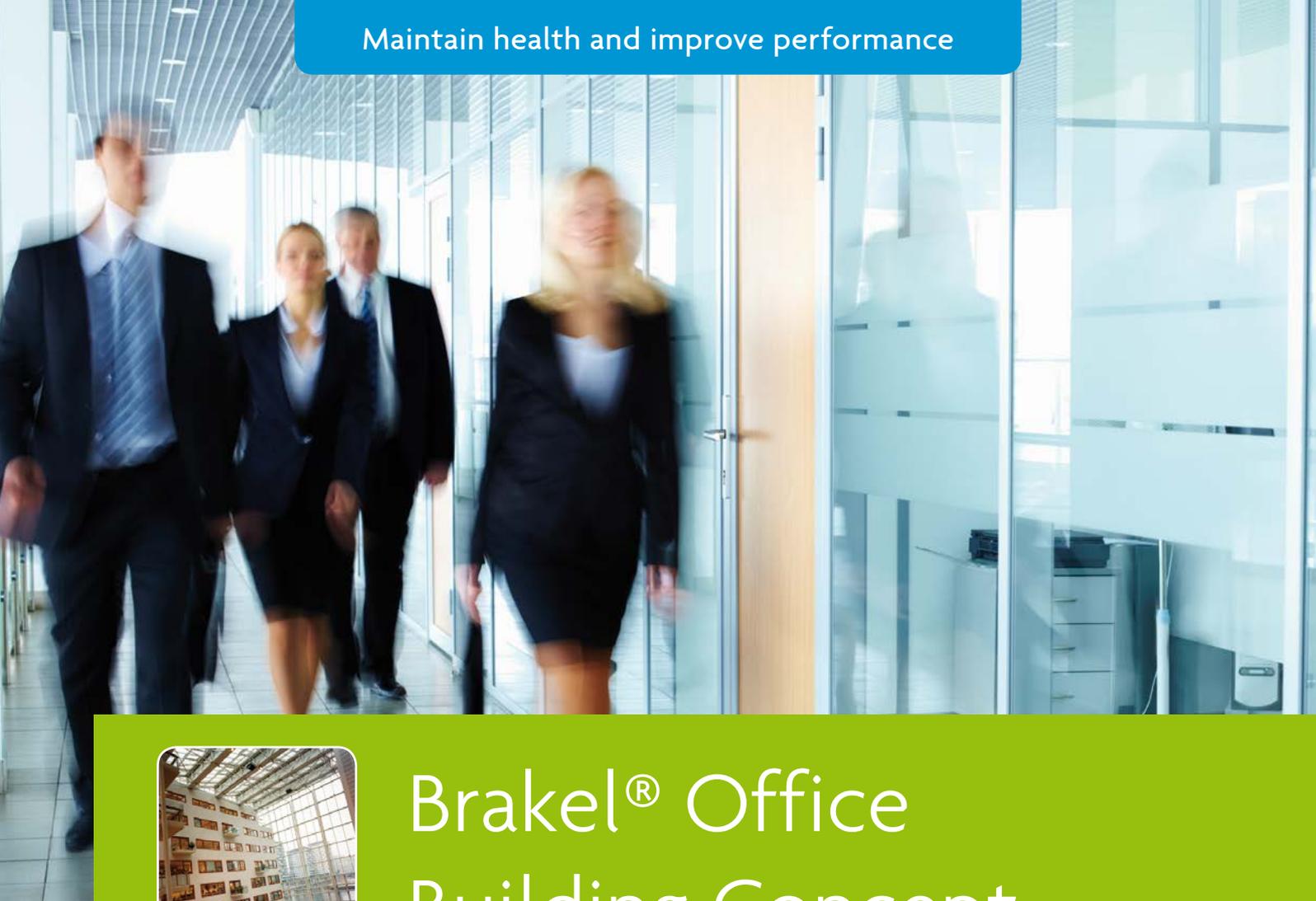


Maintain health and improve performance



Brakel® Office Building Concept

Healthy and pleasant work environment

A pleasant and safe working environment is a crucial consideration when designing office buildings. It is responsibility of both the owner of the building and the company management to ensure that the personnel and visitors feel comfortable and safe. Above all: everybody performs better in a healthy environment. This applies especially to an office environment where people spend long periods of time.

Central areas

Nowadays, almost all modern office buildings have a central area where visitors are received, meetings are held or where personnel can take their work breaks. Companies often choose to cover these open central areas with a glass construction. This ensures a pleasant atmosphere and a healthy environment which leads to increased performance.



A balanced indoor climate

The pleasant working environment requires an acceptable amount of daylight, an agreeable temperature, good air quality and adequate fire safety provisions. The sustainability and the energy efficiency of the building should not suffer as a consequence of creating the ideal indoor climate.

Daylight: improves concentration and creativity

A lack of daylight can lead to depression, insomnia, decreased performance at work and absence through illness. Transparent, bright areas with good ventilation have the opposite effect - concentration and creativity are improved.

Ventilation: healthy air and a pleasant temperature

Too little or inadequate ventilation increases the CO₂ levels and the temperature in a room leading to a decrease in performance. Brakel can prevent this by installing on-demand, controllable natural ventilation in large areas. Natural ventilation works by using updraft and provides an effective, silent and energy efficient climate control. Controllable ventilation also provides a constant air supply and avoids excessive energy loss.

Natural ventilation has one more important (economic) advantage: it can be utilised for fire safety purposes, providing an efficient exhaust of smoke and heat.

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Fire safety: the complete solution

Personnel and any visitors should be able to leave an office building safely and fast in the event of a fire. An effective system for smoke and heat exhaust, prompt fire detection, the alerting of any people present and any fire services, together with an efficient evacuation plan are of

vital importance. Any fire safety systems in offices, central areas and parking facilities should obviously be linked. Unfortunately, this is not always the case in practice. This is why it is vital to create an appropriate fire safety plan at the earliest opportunity.



Office buildings concept: safe, healthy and energy conscious

Brakel has been helping to create healthy, pleasant and safe buildings since 1977. The daylight, ventilation and fire safety requirements are assessed in each individual case. This information is then used to create suitable structures and systems. An oversight is provided as to how maintenance and general running costs can be reduced over time.

Insight into performance

Brakel has created a unique program using simulation models to provide performance indicators based on temperature, the satisfaction of the building inhabitants and the energy consumption of the building. The physical properties of the building superstructure have been taken into account, along with the various control

configurations for ventilation, the building orientation, the type of glazing, sunblinds and any use of solar energy. The use of simulation variables means that an informed choice can be made for the level of comfort and energy consumption required for the building. The running costs also form part of this process.

Start early

The indoor climate should be addressed at an early stage of the design process, especially with new builds. Allowing all parties to cooperate at a very early stage, results in a greater freedom of design for all concerned and optimum coordination of each of the various disciplines. The result: a fantastic building with an optimum indoor climate and satisfied inhabitants.



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