



REES TO SUSTAINABLY REPOSITION MAJOR DOWNTOWN ASSET

Designed in 1960-1961 by George Dahl and Thomas E. Stanley, the historic 1401 Elm skyscraper was once the tallest building west of the Mississippi. However, the property has recently suffered from low office tenant occupancy and has been placed on the market.

Along with a group of investors led by Jim Nelms, Executive Vice President of Colliers International, Rees Associates, Inc. (REES) is competing to acquire the property and reposition it as the largest high-rise residential address in the City of Dallas.

"This repositioned property will be the greenest high-rise in the history of Dallas," said Gary Pitts, AIA, REES' design team leader and an experienced architect on sustainable building repositionings. "Our preliminary studies indicate that the total energy usage of the repositioned tower will be less than 50% of its original incarnation. Even more than that, with over 1000 residents now calling this property home, their close proximity to work coupled with their heightened use of public transit in general will go a long way to achieving carbon neutrality in 2030, a stated goal for the City."

To learn more about REES' history of sustainable design, please click [here](#).



ARCHITECTURE PLANNING INTERIORS

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