



NEWS RELEASE

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PACIFIC GUARDIAN CENTER WINS TOP ENERGY-EFFICIENCY HONORS

HONOLULU – Chelsea Group congratulates the management team at Pacific Guardian Center in Honolulu on achieving a perfect energy-efficiency record. The downtown office complex was awarded the highest possible score of 100 on the Energy Performance Indicator (EPI) for 2010, earning it the U.S. Environmental Protection Agency’s ENERGY STAR® Label. It is currently using about 50 percent less energy than comparable buildings, while still providing quality service and comfort to occupants.

The award marks the efforts of building management to cut energy use and costs while maintaining a commitment to occupant comfort and environmental sustainability. The perfect 100 on its 2010 ENERGY STAR EPI spotlights that success. The EPA ENERGY STAR Label recognizes the effort and resources that go into maintaining an energy-efficient facility.

“The Pacific Guardian Center management works hard to make and keep the complex energy-efficient and sustainable,” said George Benda, CEO of Chelsea Group, Ltd. “We are pleased to be able to support their efforts, and we applaud their great accomplishments.”

The Pacific Guardian Center continues to work toward reducing greenhouse emissions and making energy-efficient, cost-effective improvements to the facility.

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“Pacific Guardian Center is pleased to accept EPA’s ENERGY STAR in recognition of our energy-efficiency efforts,” said H. Brian Moore, senior vice president, Pacific Guardian Life Insurance Company, the property’s asset manager. “This achievement demonstrates our commitment to environmental stewardship, while also lowering our energy costs.”

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Background on Chelsea Group, Ltd. and Pacific Guardian Center

Pacific Guardian Center is a landmark office complex in Honolulu’s central business district. Comprising the Mauka and Makai Towers and the historic Dillingham Transportation Building, the complex includes over 630,000 square feet of office and retail space. More information about the Pacific Guardian Center can be found at www.pacificguardiancenter.com.

Chelsea Group is a leading firm in building science consulting, providing engineering, architectural, and industrial hygiene services to the owners of commercial and institutional real estate since 1990. Chelsea’s Sustainability Management Program is in place in over 525 buildings, comprising over 155 million square feet of existing space. More information about Chelsea Group can be found at www.chelsea-grp.com.