MITSUBISHI ELECTRIC

Case Study

Something old, something new for CIBSE HQ

When CIBSE moved from Balham to a new central London headquarters, what was needed was a HVAC system that offered the perfect marriage of operational and embodied carbon.



CIBSE HQ
Central London

The six-story office block at 91-94 Saffron Hill in central London, was originally built in 1957 and last renovated over 16 years ago.



At 17,000ft^2, the building is 70% larger than CIBSE's old Balham office and is designed to offer a range of flexible spaces, including a member's space and a new conference facility.

CIBSE tasked specialist engineering design consultancy, 21 Engineering to support them in delivering the lowest energy building possible as Managing Director, Phil Draper explained: "As part of that, we had to look at the heating and cooling requirements inside the building and this included areas where we could retain the existing equipment.

"We reviewed the 18-year-old equipment that serves the office areas with Mitsubishi Electric who confirmed that all the parts were still available, should they ever be needed, so there was no need to replace it at this stage."

This was important to CIBSE who need to care about both the operational and the embodied carbon of equipment.

"Embodied carbon is the sleeping giant for us, so we'd have been foolish if we hadn't taken that into consideration," commented CIBSE's Chief Executive, Ruth Carter.

"When we looked at different pieces of equipment around the building, our first thought was that if the equipment works, if it's functioning well, why would we get rid of it."



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CIBSE HQ
Central London

This existing air conditioning serves offices that are arranged over the lower-ground, ground and three upper floors. Here there are desks on the upper two storeys for CIBSE's 75 staff, as well as meeting rooms and breakout spaces, to encourage collaboration and flexible working. The second and third floors are linked, and benefit from a vaulted ceiling with large, glazed sections and a double-height space.



Two Mr Slim R32 air conditioning units were installed to deliver heating and cooling to the existing air handling unit for the conference and event space, and Draper and his team applied CO_2 controls to the building to divert air where it needed to go. This ensures that the event space gets filtered fresh air when it is being used but not when it is empty.

For the refurbished members area and conference room, two City Multi VRF systems deliver heating and cooling air conditioning using Mitsubishi Electric floor-mounted units, which are easy to install at only 220mm deep and offer an unobstructive method of delivering highly efficient performance. Wall-mounted units and a ceiling cassette serve the reception, kitchen and IT areas in the building, all fed from the City Multi units.

The VRF system also connects to a 12.5kW air-to-water hot water module which uses recovered heat to deliver 75°C hot water to a 300 litre Mixergy cylinder in the plant room. This means that when there is an event on and the conference room is being cooled, the heat emitted from the VRF can be used to effectively deliver free hot water.

The Mixergy cylinder has a sensor strip built within the cylinder, which allows the CIBSE Facility Manager to monitor the hot water load and modulate it to match what is needed. It acts as a smart energy asset within the scheme, helping reduce overall carbon emissions.



CIBSE HQ
Central London

CIBSE had three main objectives when choosing its new head office: **it had to meet the Institution's requirements, be centrally located for staff, and provide an opportunity for the organisation to reach its decarbonisation aims.**

Now the professional body has a building that CIBSE and its members can be proud of, in a central location that embodies the organisation's role in being insightful, leading and challenging.

For Mitsubishi Electric this project highlights the approach that should be adopted to any refurbishment, because it is based on actual use rather than theory, and it takes into account both operational and embodied carbon.

"This was the perfect project for us because it didn't just strip out what was still perfectly usable but instead combines old and new equipment to best suit to the requirements of the building and of CIBSE," explained Ellina Webb, Mitsubishi Electric's Channel Marketing Manager.



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CIBSE HQ
Central London

Installation Summary

Outdoor / Indoor Units:

CITY MULTI Mr.SLIM

- 2 x City Multi PURY-P600 heat recovery VRF units
- 9 x PFFY-P Floor mounted units
- PEFY-P Ducted units
- PKFY-P wall mounted units (kitchen)
- PLFY-M ceiling unit (reception)
- PWFY-P100VM 12.5kW air-to-water hot water module
- 2 x Mr Slim PUZ-ZM50VKA2 R32 Power Inverter Heat Pump



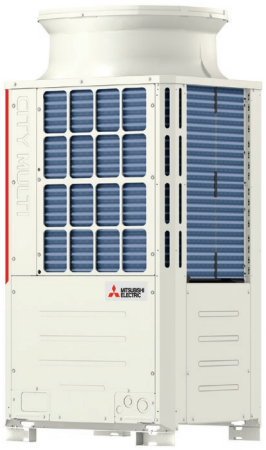
PFFY-P



PKFY-P



PLFY-M



PURY-P600



PWFY-P100VM



PUZ-ZM50VKA2



PEFY-P

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Changes for the Better

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Note: The fuse rating is for guidance only and please refer to the relevant databook for detailed specification. It is the responsibility of a qualified electrician/electrical engineer to select the correct cable size and fuse rating based on current regulation and site specific conditions. Mitsubishi Electric's air conditioning equipment and heat pump systems contain a fluorinated greenhouse gas, R410A (GWP:2088), R32 (GWP:675), R407C (GWP:1774), R134a (GWP:1430), R513A (GWP:631), R454B (GWP:466), R515B (GWP:292), R454C (GWP:148), R1234ze (GWP:7) or R1234yf (GWP:4). *These GWP values are based on Regulation (EU) No 517/2014 from IPCC 4th edition. Mitsubishi Electric's air conditioning equipment and heat pump systems contain a hydrocarbon, R290 (GWP:0.02). *These GWP values are based on IPCC 6th edition.

Effective as of November 2026

Green Gateway greengateway.mitsubishielectric.co.uk