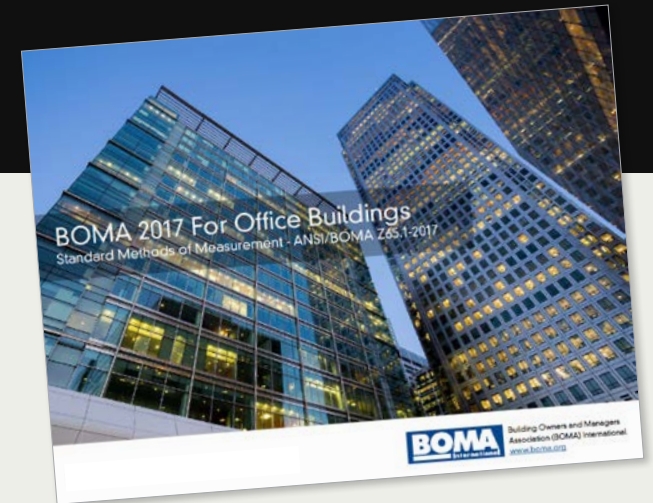


# BOMA Office Standards comparison **2010 vs. 2017**



The BOMA 2017 Office Standard may result in different rentable and usable square footages when compared to the results from BOMA 2010 or BOMA 1996.

This example aims to visualize the major differences between BOMA 2010 Office and BOMA 2017 Office. Please note that in addition to the major differences noted here, there are multiple nuances that affect the numbers. Results will vary per building.

# BUILDING IMPACT

Using Method A, we've compared Office Standards BOMA 2010 and 2017 to highlight the major differences between the two. In this case, BOMA 2017 resulted in a 3% larger rentable area than BOMA 2010.

In addition to the changes noted here, there are multiple nuances that affect the measurements including special conditions, space classifications, tenant ancillary areas, advanced calculations and more.

*The building stack depicted here is for illustration purposes only.*

## BOMA 2010

Upper Penthouse

621 SF

Penthouse

1,716 SF

4th Floor

18,403 SF

3rd Floor

19,150 SF

2nd Floor

17,990 SF

1st Floor

18,918 SF

Parking

1,825 SF

## BOMA 2017

Upper Penthouse

621 SF

Penthouse

3,163 SF

4th Floor

19,090 SF

3rd Floor

19,150 SF

2nd Floor

18,433 SF

1st Floor

18,959 SF

Parking

1,895 SF



+ Finished Rooftop Terraces are included as rentable area in 2017.



+ Balconies are included as rentable area in 2017.

+ Major Vertical Penetrations (MVPs) at their "lowest level" are now classified as Building Service Area and included as part of the rentable area.



- Public Pedestrian Thoroughfares and Enclosure Limit conditions are not included in 2017.

2010 Rentable Area

78,623 SF

2017 Rentable Area

81,311 SF

3%

increase in rentable area from 2010

# When is the right time to measure a building?



**Mitch Luehring** chairs the BOMA Office Standard revision taskforce and is on the BOMA International Floor Measurement Standards Committee. He advises on the interpretation of the current standards. (608) 796-4347 | [mitch\\_luehring@gensler.com](mailto:mitch_luehring@gensler.com)



**Garrett Naff** chairs the BOMA International Floor Measurement Standards Interpretations Committee and has published numerous articles on the nuances of BOMA. (608) 796-4337 | [garrett\\_naff@gensler.com](mailto:garrett_naff@gensler.com)



**Eric Evenstad** leads Gensler's Building Area Measurements team. He manages the development of Gensler's BOMA Engines, which automate manual processes with built-in control and accuracy. (608) 796-4378 | [eric\\_evenstad@gensler.com](mailto:eric_evenstad@gensler.com)

- |             |                |
|-------------|----------------|
| Abu Dhabi   | Miami          |
| Atlanta     | Minneapolis    |
| Austin      | Morristown     |
| Baltimore   | New York       |
| Bangalore   | Newport Beach  |
| Bangkok     | Oakland        |
| Beijing     | Philadelphia   |
| Birmingham  | Phoenix        |
| Boston      | Raleigh-Durham |
| Charlotte   | San Diego      |
| Chicago     | San Francisco  |
| Costa Rica  | San José       |
| Dallas      | São Paulo      |
| Denver      | Seattle        |
| Detroit     | Seoul          |
| Dubai       | Shanghai       |
| Hong Kong   | Singapore      |
| Houston     | Sydney         |
| La Crosse   | Tampa          |
| Las Vegas   | Tokyo          |
| London      | Toronto        |
| Los Angeles | Washington DC  |
| Mexico City |                |

[www.gensler.com](http://www.gensler.com)  
[www.HowBigIsMyBuilding.com](http://www.HowBigIsMyBuilding.com)  
[twitter.com/gensleronwork](https://twitter.com/gensleronwork)  
 Blog: [www.GenslerOn.com](http://www.GenslerOn.com)

