



**Systems Commissioned:**

- HVAC
- Air-handling units (AHUs)
- Energy recovery units (ERVs)
- Fans
- Computer room air-conditioning units (CRACs)
- Return and exhaust equipment, systems, and distribution
- Heating and cooling plants
- Pumps and distribution
- Emergency power
- Uninterruptible power supply (UPS)
- Lighting and lighting controls
- Domestic hot water
- Normal power
- Variable frequency drives (VFDs)
- Chemical treatment
- Building automation system (BAS)

Commissioned: Q1 2023

**Honors:**

LEED Silver certification anticipated

**One uCity Square  
Philadelphia, PA**

Located in University City, uCity Square is a 6.5-million 400,000 sf mixed-use community consisting of retail, residential, clinical, office, and laboratory spaces concentrated around an open-air public square. One uCity Square contains 13 floors of speculative laboratories and offices along with gathering spaces, a café, and outdoor terraces.

PrecisCx provided paperless core and shell commissioning for the anticipated LEED Silver project while tenant fitout (TI) was ongoing. PrecisCx worked with the construction manager and subcontractors for the TI scope to limit the impact of their activities on testing, and to assure that commissioning was substantially complete before any TI systems were started. Completion of core and shell commissioning allowed the TI work to be finished with fully commissioned systems, while allowing the building owners to control and modify the HVAC system as needed to support the TI floors.



**Project Reference**

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**Project Data**

Size: 400,000 square feet  
 Category: Core & Shell  
 Scope: New Construction  
 Type: Paperless Commissioning  
 Cost: \$280 million

**PrecisCx Team**

Principal in Charge: Kari Donovan, PE, CxA  
 Project Manager: Harry Koons, LEED AP, CxA  
 CQV Engineer: Robert Tarlo  
 Cx Specialist: Jesse Murren