



Systems Commissioned:

- Lab HVAC
- Office HVAC
- H3 lab exhaust
- Computer room AC
- Chilled water system
- Heating hot water system
- RO/DI water system
- Compressed gasses
- Domestic and tepid water system
- Power
- Lighting and lighting controls
- Building automation system (BAS)

Commissioned: Q4 2022

Honors:

LEED Gold Certification

**320 Bent Street | Floors 1-3 Renovation
Cambridge, MA**

Built in 2002 and sold to BioMed Realty in 2005, 320 Bent Street features 200,000 sf of Class A laboratory and office spaces atop a below-grade garage in the heart of Cambridge. The building contains a multi-floor research facility dedicated to the prevention and treatment of diseases including cancer, HIV, and Ebola.

PrecisCx provided commissioning services for the Floors 1-3 Renovation, comprising nearly 75,000 sf of the tenant's spaces. Issues with the existing balancing of the renovated floors – unrelated to the project – were uncovered during the project's testing and balancing phase. This required continuous follow-up of open functional testing discrepancies and building automation system (BAS) tie-in to the core and shell network. Once resolved, focus could resume on functional testing and successful project completion.

The project earned LEED v4 ID+C: Commercial Interiors Gold Certification with 64 points in April 2023.



Project Reference

Confidential

Project Data

Size: 74,700 square feet
 Category: Pharma/Biotech
 Scope: Renovation
 Type: Paperless LEED Commissioning
 Cost: Confidential

PrecisCx Team

Principal in Charge: Kari Donovan, PE, CxA
 CQV Engineer: Lauren Schilling
 CQV Engineer: Ruchi Patel