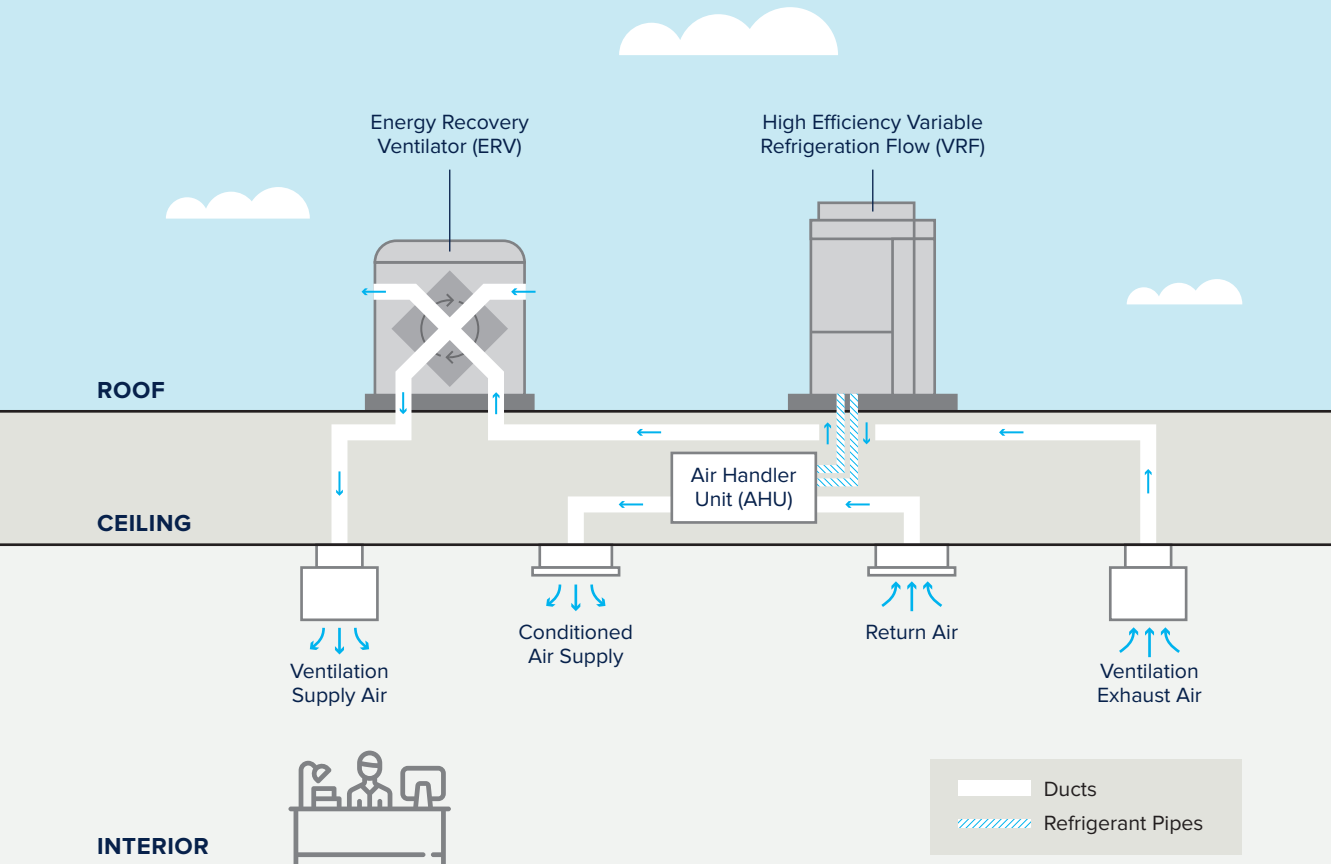


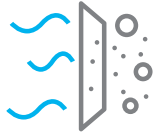
State-of-the-Art Facilities

DEDICATED OUTDOOR AIR SYSTEM (DOAS) HVAC



TAKE A DEEP BREATH, WE GOT YOU COVERED

HELPING YOU KEEP YOUR
EMPLOYEES SAFE



Outside Air:

- One Light Street's HVAC system incorporates a state-of-the-art Dedicated Outdoor Air System (DOAS) that utilizes 100% outside air supply.
- The multiple layers of air filters are regularly changed and continue to be constantly monitored.
- These filters range in rating from MERV 8 for prefiltration to MERV 13 for final filtration.

Modern, Efficient HVAC System:

- Base building central plant circulates chilled and hot water (converted from steam) to each floor's air handler unit (AHU). Dedicated Outdoor Air System (DOAS)/energy recovery units (ERUs), through the ERUs' energy recovery wheels, provide pre-conditioned 100% outside air to the AHUs on each floor. Sensible cooling/dehumidification occurs through the series fan-powered DOAS boxes, each serving independent thermostatically controlled zones. All devices are monitored and controlled through the Building Automation System (BAS).

Temperature Controls and Energy Management:

- The base building energy management system (EMS) provides for the energy-efficient operation, monitoring and control of selected equipment and systems.

1 LIGHT STREET IS FOCUSED ON

Your Health, Wellness and Safety



Increased frequency of disinfecting high touch surfaces within the common areas of the building.



Hand sanitizer stations have been installed in the main lobby, amenities, and common areas of the building.



Hand washing signage and distancing measures in all common area restrooms.



Multiple private, tenant-only options for working and socializing outside.



Large and spacious fitness center for social distancing - receives the highest common area sanitation protocol.



Elevator passengers will be limited to ensure proper social distancing. Touchless door security and/or disinfectant coating on buttons and high touch-points. Distancing signage throughout common areas and one-way traffic flow in main lobby entrance.



Bike rooms for healthy commuting options.



Floorplate features column-free clear span accommodating various densities for tenants.



LEED® Silver Certified