

Project Experience

OVERVIEW

The Molasky Corporate Center was the first LEED Gold Class A Office Building in Las Vegas. It has a number of cutting-edge systems, including Underfloor Air Distribution (UFAD) and rainwater harvest for irrigation.

SERVICES PROVIDED

Treasa Sweek and Steve Abercrombie collaborated as the Commissioning Professionals (CxP) for the project. Treasa and Steve commissioned both the core and shell and office tenant improvements in the building.

Treasa and Steve worked closely with the contractor team to identify potential areas of concern early, through site surveillance and installation verification. The commissioning process was phased to match construction. The first phase verified the core & shell building systems and allowed the owner to verify system function and integrity before additional contractors began tying into the core & shell building systems. The second phase included verifying the efficacy of the UFAD and confirming lighting control function.

SUCCESS STORY

Blower doors were used to test the air tightness of the underfloor air plenum in the tenant spaces. Early tests identified common areas of air leakage—often into unconditioned hallways, resulting in wasted energy. Quality control strategies were put in place on later tenant improvements to address these problems before they became costly to fix (that is, before floor covering was complete).

SYSTEMS TESTED

- Custom packaged rooftop air handlers
- Central condenser water system with fluid coolers and water heaters
- Underfloor air distribution system
- Central lighting control system, including floor-by-floor lighting control panels

Molasky Corporate Center

280,000 s.f.

Class A Speculative Office

Completed 2009

KKE Architects / DLR Group

Flack + Kurtz Engineers



Molasky Corporate Center, Las Vegas NV