

Verdant Energy Management Solutions

The Summit at University City



The Summit at University City is a student housing community owned and managed by American Campus Communities (ACC) and is located near Drexel University in Philadelphia. This **modern high-rise features 1335 beds**. Making it a popular choice for students looking for a comfortable and convenient living option while offering a range of amenities to enhance their college experience. ACC's goal was to **maximize operational efficiency, reduce CO² emissions, and improve the experience** of its students. To achieve this, one of their main focuses was **optimizing HVAC-related energy** consumption, leading them to consider Verdant as a solution.



Number of
Units

355



Developer

**American Campus
Communities**



Year Built

2015



Building
Location

Philadelphia



Building
Type

**Student
Housing**

The Summit: a Verdant Success Story

Energy Management Ecosystem



Verdant System
Installation Period

January
2022



HVAC
Technology

Fan
Coil



Climate
Zone

Mixed
Humid



Random occupancy patterns

With students being mostly away from their dorms during the end of semesters or for school breaks, student housing properties are exposed to fluctuating occupancy patterns. Chances of overheating or over cooling unoccupied rooms are very high.

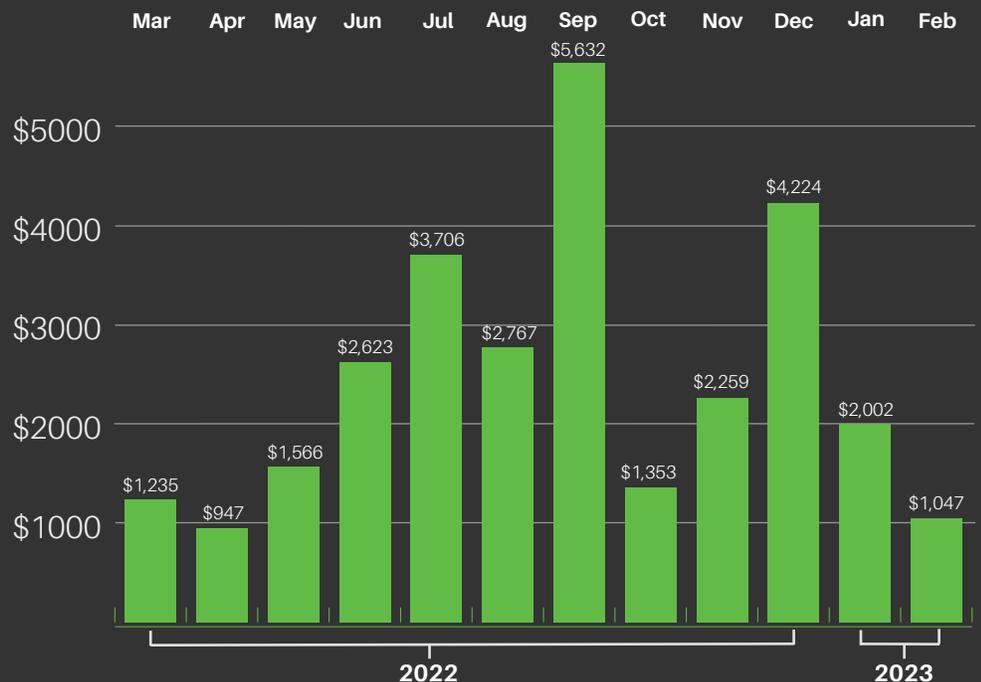
Mesh Network Technology

Large student housing properties like The Summit require commercial-grade smart thermostats that have seamless HVAC compatibility without the need for adding in extra wires/cables or other expensive third-party installers.

Cumulative
Monthly Savings
\$29,365

Monthly HVAC
Runtime Reduction
18% on Average

*Calculated over 12 months
among 355 units.



Savings Breakdown



Cumulative Monthly Electric Savings
\$24,006

[Electric Rate = \$0.12]



Cumulative Monthly Gas Savings
\$4,530

[Gas Rate = \$1.30]

At a Glance

To strengthen their commitment to sustainability and increase The Summit's NOI, American campus communities opted for Verdant's networked thermostats, reducing its HVAC runtime and achieving up to **59% of its payback period in the short span of 13 Months**. Along with other commendable achievements such as:



Average Monthly Savings [\$]

\$2,447



Average Monthly Savings [kWh]

24,339 kWh



Added Resale Value*

\$489,527



Annual Cars Off the Road

44

*A typical property is valued at 16.67x EBITDA.

About Verdant

Trusted by thousands of Multifamily, Senior Living & Student Housing owners and operators.

Verdant's energy management thermostats combine smart occupancy sensors with patented software to reduce HVAC energy consumption and achieve sustainability goals.



Installed in over

7,000 Properties

in North America



45+ Years

of expertise



Plug & Play

solution



How it Works

Our smart thermostats use advanced occupancy sensing technology to scan the room for motion and body heat.

When residents are present, they're given full control over room temperature. When they leave the room, Verdant thermostats enter 'setback mode,' allowing room temperatures to drift naturally while recovering residents' preferred temperature as soon as they re-enter the room.

Verdant's patented communication protocol leverages low-frequency radio waves that easily penetrate thick walls and cover long distances, without relying on Wi-Fi, ZigBee or additional networking equipment.

Want to learn more?

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ESG Strategy

The Verdant technology allows you to reduce energy consumption and provides supporting data for ESG reporting.



Unrivaled Compatibility

With most HVAC systems including exclusive integrations with leading VRF manufacturers (LG, Mitsubishi, Carrier)



Effortless Integration

The Verdant system can integrate with BMS, lighting controls and other smart home technology.



Quick Payback

Cuts HVAC runtimes by up to 40% on average*, and typically pays for itself in as little as 18-30 months*.

*Actual savings may vary according to utility cost, climate, available rebates, and other variables