

Designed for

WELLNESS

NEMA[®]

CHICAGO



Welcome to a
Home Made Better

Wellness is a guiding principle of the NEMA brand.

Each NEMA residence is conceived and operated by the Crescent Heights® team, which allows us to carefully manage its design elements, creating a home that is focused on well-being and sustainability.

Located on Grant Park and awarded the prestigious LEED Silver Certification, NEMA Chicago is both built and operated with a variety of sustainable features, including interiors designed with recycled materials, energy-saving appliances, low-energy LED light fixtures, individual programmable thermostats, and highly efficient HVAC and ventilation systems.



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Technology

Intelligently applying innovation to create an elevated living experience, NEMA is complete with features including destination elevators, touchless access, contact-free package delivery options, real-time fitness center occupancy tracking, and amenity reservation technology.





Touchless Access

Secure, digital building entry/exit, elevator, and unit access via an RFID fob, keycard, or mobile app ensures ultimate convenience. Touchless amenity paths are established to further minimize contact points, creating a seamless experience throughout the building.

Smart Home Technology

NEMA's smart-home-ready residences are equipped with a Lutron Caseta lighting system and ecobee3 thermostat, both compatible with Apple Homekit, Google Assistant, and Amazon Alexa.



Destination Elevators

NEMA's smart elevators feature Destination Technology that applies algorithms to group riders based on destination, creating ultimate efficiency and speed as fast as two stories per second.

Amenity Reservations

App-based amenity reservation technology allows residents to safely use NEMA's common areas while encouraging effortless social distancing. Each individual area is professionally sanitized between uses.



NanoSeptic Surfaces

NanoSeptic skins turn high-traffic touch points into continuously self-cleaning surfaces.

Air Quality

All NEMA Chicago homes feature operable windows to encourage a natural flow of fresh air into the residence.

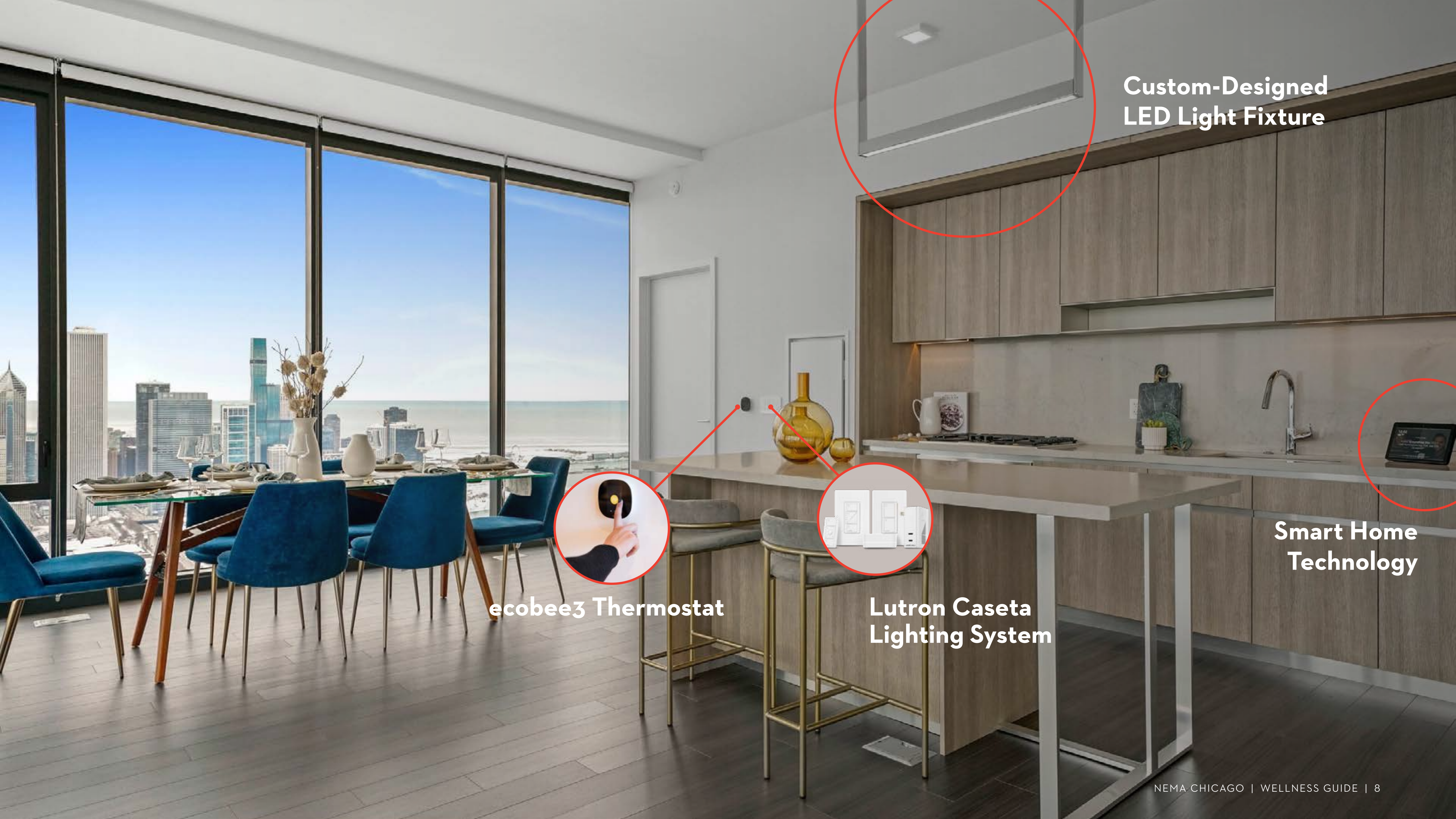
Select homes are complete with oversize balconies and large terraces.

NEMA's amenities incorporate sliding glass doors that open to the exterior terraces. These NanaWalls create an indoor/outdoor experience gently inviting the outside in.

At NEMA, our ventilation system is double-filtered through a MERV-11 and a secondary 85% efficiency MERV-11 bag filter system. This is to provide clean fresh air into your apartments and our amenity spaces and to refine the autumn breeze as it enters your home!

Breathe better, cleaner air at NEMA Chicago.





**Custom-Designed
LED Light Fixture**



ecobee3 Thermostat



**Lutron Caseta
Lighting System**



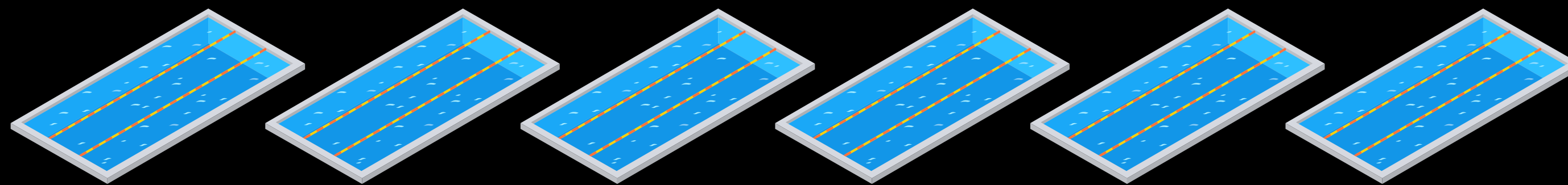
**Smart Home
Technology**

Water Efficiency

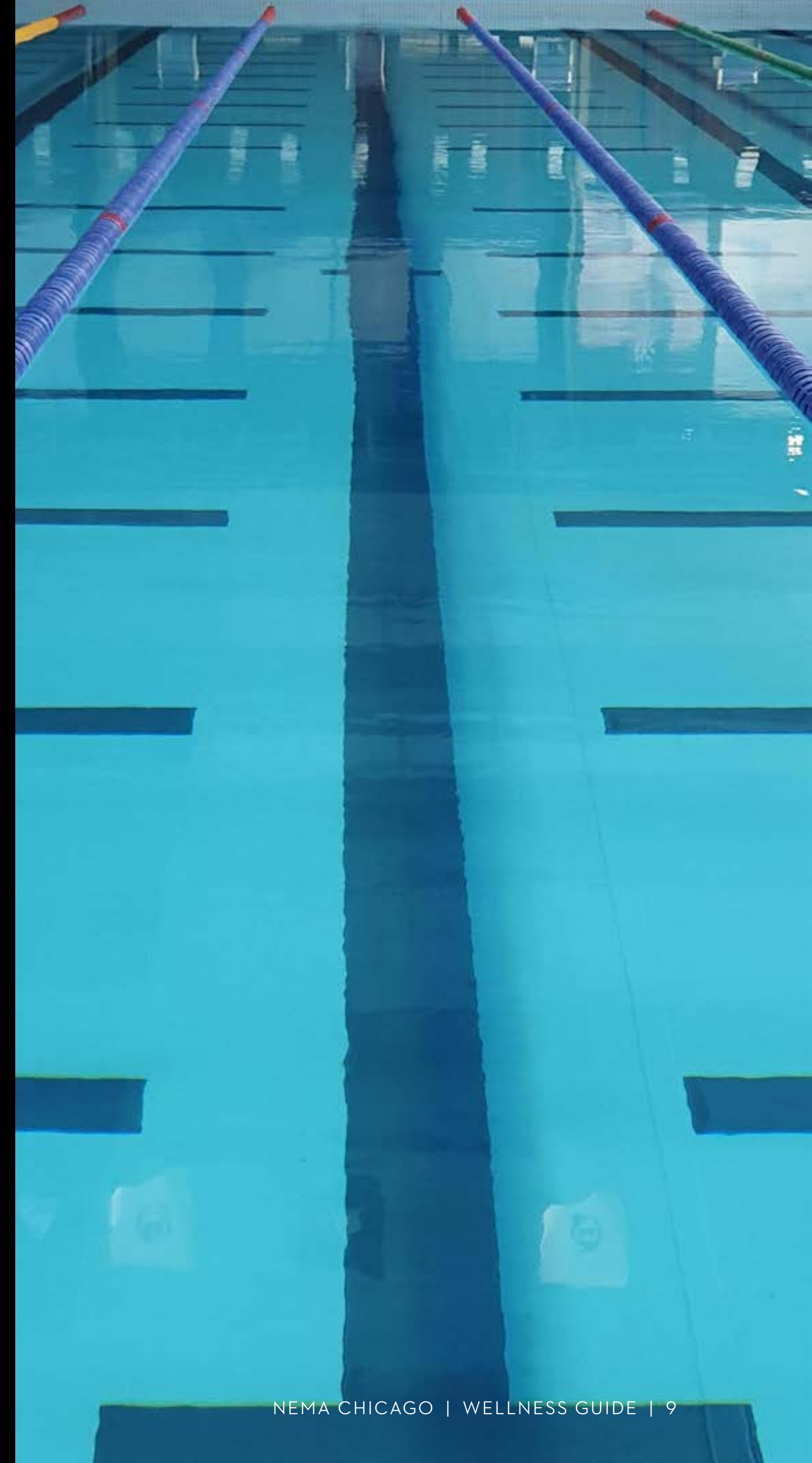
Through the installation of efficient flow and flush fixtures,
NEMA Chicago saves

3,714,740

gallons of water per year
compared with the LEED baseline



= 6 Olympic-size swimming pools!





Hot Water System Enhancements

- 1 Hot water is stored at 140°F, eliminating growth opportunity for Legionella and other bacteria.
- 2 Return pumps and piping ensure water circulation and minimize, if not eliminate, stagnation.
- 3 Heat-tracing capabilities are installed in strategic lines to help maintain temperatures of at least 122°F.
- 4 Point-of-use water heaters eliminate hot water stagnation in infrequently used lines.
- 5 The central domestic boiler system is set at a minimum 150°F operating temperature. Temperatures above 140°F are considered the “kill zone” for Legionella bacteria in domestic hot water systems.

Cold Water System Enhancements

- 1 All building equipment, including ice machines, that requires cold water has a backflow preventer or a vacuum breaker with an air gap to stop contamination of the building's cold water system.
- 2 Cold water tanks designed to reduce storage time to a day or less. Water tanks that allow water to remain stagnant for long periods are eliminated.
- 3 Water tanks are covered to prevent contamination.
- 4 Water tanks are protected from temperature extremes and cold water lines are insulated from hot water lines to prevent temperatures favorable for Legionella growth.
- 5 All connections to processed water are protected with a plumbing code-approved device to reduce the risk for cross-contamination between the domestic cold water system and other systems.
- 6 High-pressure domestic water express riser features NSF 61-compliant stainless steel piping.
- 7 Low-pressure hot & cold domestic piping with CPVC piping mitigates the growth of Legionella bacteria.



Amenities

With its 70,000-square-foot collection of serviced amenities, at NEMA Chicago, everything you need is already home.



Fitness Center

NEMA Chicago's Fitness Center features premium state-of-the-art strength training, functional training, and cardio equipment, including Peloton bikes, Woodway treadmills, and the Technogym Skillmill.

In addition to the Signature Fitness Center, the Skyline Collection features a dedicated gym located on the 48th floor of the tower.

NEMA forecasts the busiest time frames in the Fitness Center based on historical data, which means residents are able to better plan their workouts while maintaining social distancing; this information is available on the NEMA Life app. Real-time amenity occupancy information may be accessed as well.

Fitness amenities are activated by NEMA's dedicated team of industry-leading instructors offering private training, group fitness classes, bootcamps, and outdoor events. As a bonus, the NEMA Fitness Live platform is available exclusively to NEMA residents and provides virtual access to live and on-demand fitness classes and service reservations customized by the NEMA Fitness Team.





NEMA's Wellness Studio features a body scanner, blood pressure kit, and composition analyzer, all operated by our certified private instructors to help establish each resident's individual fitness level and to develop a custom wellness program.

Ideal for yoga and private training, the Multi-Purpose Studio boasts views of Lake Michigan.

The Pilates Studio at NEMA features Cadillac Reformer and Premium Reformer equipment, a high/low combination chair, and a high ladder barrel.

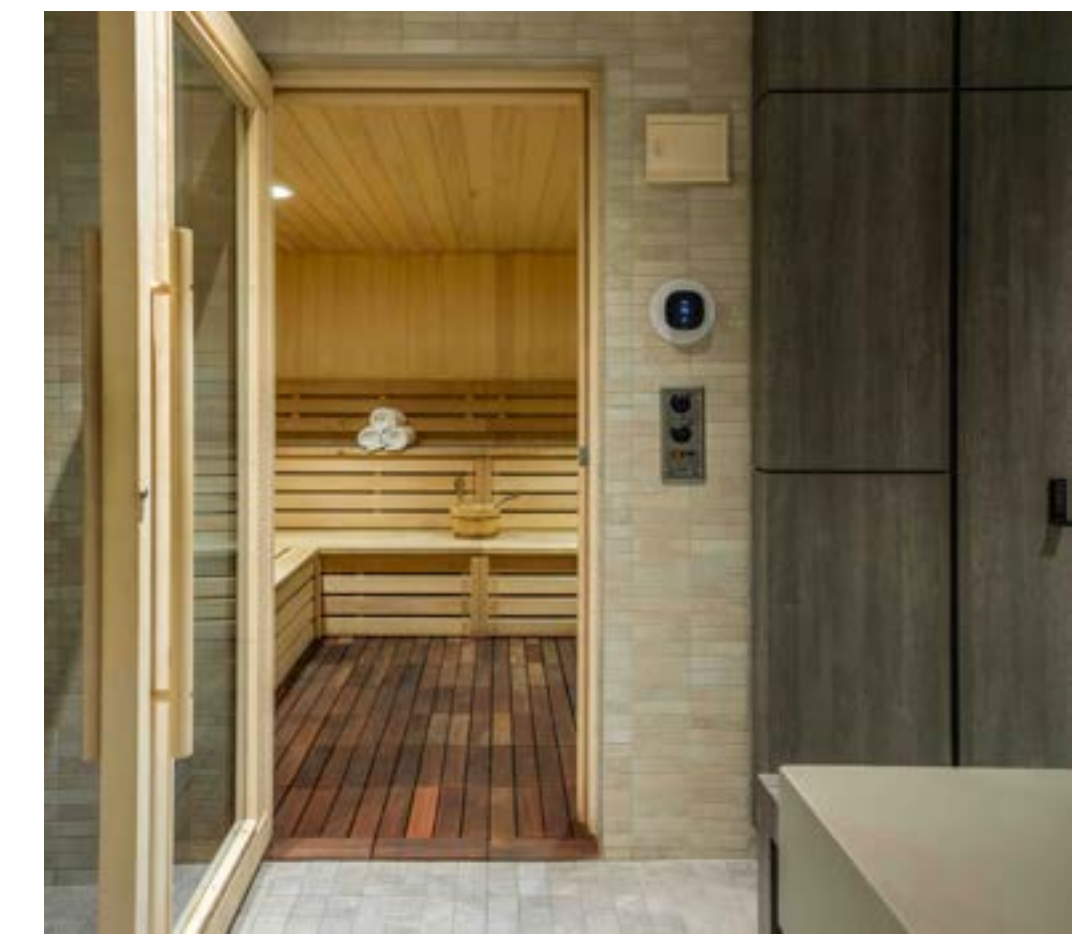
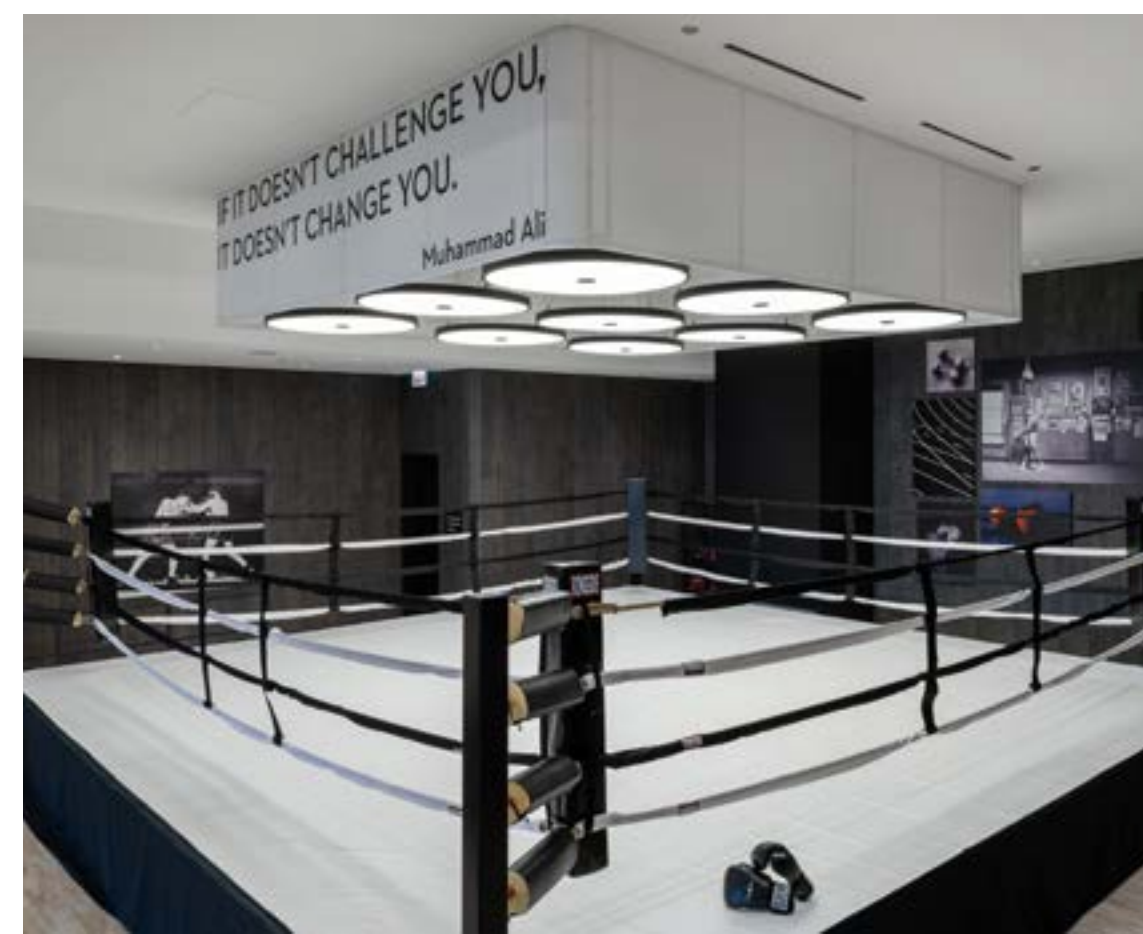
Spin Studio has Matrix Spin cycling bikes and a 75-inch screen, creating the perfect setting for the energy-boosting group spin classes.



NEMA's Wellness-Focused Amenities and Services Also Include:

Boxing Ring
Basketball Court
Squash Court
Golf Simulator
75-Foot Indoor Lap Pool
Steam Rooms, Saunas, and Locker Rooms
Spa Suite with Treatment Rooms
10,000-Square-Foot Outdoor Pool Deck
Park Terrace
Skyline Terrace
Private Training
Group Fitness Classes
Outdoor Wellness Events

and more.



Transportation

Located at the southern edge of Chicago's Grant Park and two blocks from Lake Michigan, NEMA offers residents walkable access to the Chicago lakefront, public transit, museums, entertainment, restaurants, and grocery stores.



Central Location

Chicago's "Front Yard," Grant Park, becomes NEMA's ultimate playground, presenting residents with 300 acres of landscaped gardens, trails, outdoor activities, culture, and public art at NEMA's doorstep.

Public Transport

NEMA is located in one of the most active public transit areas of the city with access to the "L" train, multiple bus routes, and commuter rail transit. Residents can easily get anywhere in the city in minutes without the emissions from individual vehicle transit.

Bicycle Friendly

NEMA's location next to Chicago's 18.5-mile Lakefront Trail allows residents to bike for work or leisure. The building offers indoor storage for 669 bicycles.

Electric Vehicle Charging

NEMA Chicago offers 24 vehicle charging stations for residents' use.





Sustainability

Water use reduction is prioritized for both indoor and outdoor application, while NEMA's Green Cleaning Policy reduces the use of potentially hazardous chemical, biological, and particulate contaminants.

The building comfort systems were designed with high-efficiency heat pump units with smart thermostats for the residences and variable-speed air handling units for the common areas.

LED lighting was installed throughout, and the use of Energy Star-labeled appliances reduces NEMA's annual energy consumption by 28.9% compared with a baseline building.

To minimize the environmental impact from heat island effect, NEMA's roofs feature a combination of high reflectance and vegetated roof surfaces, with the latter comprising 27% of the total roof area.



There's No Place Like Your NEMA Home

Our team is committed to researching and implementing leading-edge enhancements that prioritize the well-being of NEMA residents and guests.

We thank you for being part of this forward-thinking community.



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