

## UNC Rex Healthcare - Holly Springs Hospital

Inspiring Hope, Improving Health and Healing Communities



### THE CHALLENGE

UNC Rex Hospital was set to build the first full service hospital in Wake County in 20 years, and chose Holly Springs to be the new location. Building on the long-standing relationship with CMS Controls on their existing Raleigh location, UNC Rex looked to CMS Controls to outfit this new facility with a turnkey building automation system.

The facility managers and design team had several key requirements for the building automation system (BAS). First, it was very important that all of the facility's various HVAC, lighting, fire alarm and other building systems could be monitored on a single common platform. Secondly, the BAS needed to meet all code and healthcare specific guidelines for humidity, pressure and temperature control and monitoring. Finally, the system had to be "future-proof" to allow for expansion in the future to incorporate physical and technological growth at the facility.

### THE SOLUTION

CMS Controls utilized a Distech Controls manufactured solution that provided both the necessary web-based user interface and the ability to be incorporated into a virtual server that the hospital needed. CMS Controls edited, programmed and implemented all HVAC control sequences of operation for humidity, temperature and critical pressure to meet the design specifications and ultimately provide the end-user with predictable, controlled and comfortable

### BUILDING

Opened Fall 2021  
9 - Story  
231,310 Square Feet

### CASE STUDY HIGHLIGHTS

11 Large AHUs  
4 Hot Water Boilers  
3 Water Cooled Chillers with  
3 Cooling Towers  
Generator & Electrical  
Systems Integration  
Pharmacy and Isolation Room  
Monitoring and Controls

environments in critical spaces like their patient isolation rooms.

The facility utilized a precise Air Valve System in vital areas such as the Operating Rooms, Intensive Care Unit, Pharmacy and Isolation Rooms. UNC Rex is able to monitor and control the critical environments in those rooms due to the integration performed by CMS Controls into the Distech BAS system because of the single common platform requirement that was met.

During the construction of this large facility, CMS worked closely with the General Contractor, Mechanical Contractor and entire construction team to keep the project on time and within budget. As completion neared, CMS Controls worked with the facility team to provide all training, commissioning and final engineering to enable the system's users to confidently understand and operate their system. Moving forward, CMS Controls will provide ongoing support and general system maintenance of the system installed in this successful project to ensure the BAS continues to operate as designed and commissioned just as it did on the hospital's opening day.



## ABOUT THE CLIENT

The REX Healthcare of Holly Springs campus is conveniently located at the corner of Avent Ferry Road and Highway 55 and provides a multitude of healthcare services to meet every family's healthcare needs, in one convenient location for the growing population of southern Wake County. The 50-bed Rex Holly Springs hospital opened November 1, 2021 and offers services that will include an emergency department, maternity center, surgical suite and much more.

## HOW CAN WE HELP YOUR BUSINESS GROW?

CMS Controls is the leading building automation and controls company across the Carolinas, Georgia and Virginia. At CMS, we have provided hundreds of installations across the southeast with proven cost-effective, energy saving designs. From building automation, thermal imaging, lighting controls, and systems integration, CMS Controls has a solution for every type of facility. Our focus is to design and maintain a building automation system that minimizes energy consumption in our customer's facilities. CMS systems provide an interactive graphical interface which allows any operator to easily access and fine-tune their system for precise control.



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