



LIBERTY
BUILDING FORENSICS GROUP®

All Things Moisture

CASE STUDY

Project: FAU Engineering Building

Client: Leo Daly Architects

CHALLENGE:

Problem avoidance for a building seeking LEED® Platinum located in a warm, humid climate

SOLUTION:

Liberty provided design and construction commissioning services to adapt building design to climate.

RESULTS:

Award-winning building completed with reduced risk of future moisture problems



CASE EXPERTS:

Richard Scott, AIA – Forensic Architect

George H. DuBose, CGC – Project Consultant

Donald B. Snell, PE – Forensic Engineer

SERVICES PROVIDED:

Liberty Building Forensics Group (Liberty) provided building commissioning and peer review services. They recommended key design phase techniques to evaluate the building air, water, and vapor leakage characteristics. In addition, Liberty provided problem avoidance services during construction.

CASE SUMMARY:

Architects seeking LEED® Platinum certification used innovative features in their building design, failing to consider that the LEED® rating system has not been adapted for warm, humid climates. To minimize conditions conducive to moisture problems, these state-of-the-art building features and systems required unique startup, commissioning, and maintenance. Implementation of building performance criteria for warm, humid climate design was needed. This included pressurization and flush out, indoor air conditions, building leakiness, water infiltration, and condensation control.

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