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**INTECH**

CONTRACTORS + CONSTRUCTION MANAGERS

**building +**

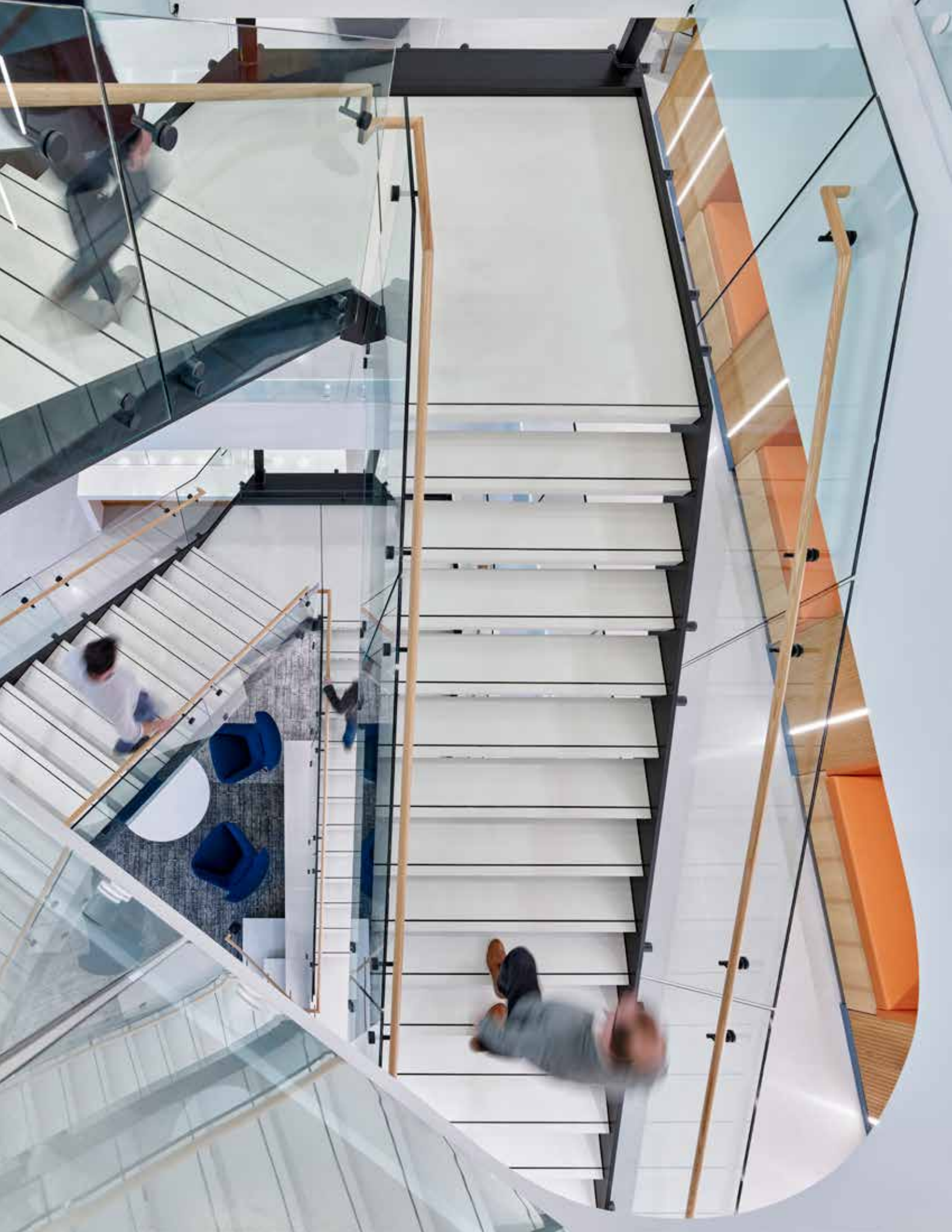
passionate principals

committed professionals

unparalleled service

resilience in construction





A dramatic three-story stair at B.Labs in the Cira Centre anchors the surrounding gathering spaces, shared lab services, and various scales of flexible labs.

Resilience in construction is inherent. We construct buildings and work together to ensure their long, useful lifespans. It is the connections between buildings and the communities they serve that is the true show of resilience. Through the toughest of times, people rely on their built environment for stability and assurance, shelter and communal gathering. It is the responsibility of our industry to build, repair, and maintain this critical infrastructure so that our collective resilience can endure.

We are fortunate to work with many incredible schools, building out their campuses, providing student housing options, and creating enrichment opportunities. Our residential portfolio has seen growth, bringing people back into cities to support local businesses and the cultural arts. Life sciences continues to boom, shedding light on new cures and pushing the boundaries of what we know. Through every project that INTECH realizes, we become vested in the transformative power of construction and see firsthand how it can strengthen and support communities, and how it helps shape the culture of our own organization. The future is bright.

Phil Moses  
President





The vibrant SORA West development aims to position itself as Conshohocken's new town center.

# MARKET HIGHLIGHT COMMERCIAL

**INTECH's commercial portfolio includes projects in the corporate / office, hospitality, and life sciences markets. Adaptability to neighborhood development and economic growth underscores this most nimble of all markets.**

In INTECH's corporate / office projects, spaces and services were upgraded to support staff in offices and off site. The pandemic highlighted the importance of flexibility but underscored the value of physical space.

INTECH's efforts at the SORA West project helped reactivate a neighborhood, providing

much-needed outdoor gathering space and offices for the AmerisourceBergen headquarters.

Projects in the hospitality sector incorporated impressive amenities and refined services. Spaces were adapted to provide users with the comfort they once knew and the safety and amenities that have become the new normal.

INTECH's new construction of Hotel West & Main at the SORA West development in Conshohocken provides an anchor for the neighborhood while restoration of the adjacent firehouse adapts the historic property into a restaurant

and bar, preserving a part of the community.

Life sciences, an industry already on the rise, truly bloomed during the last couple of years. Laboratory space, an essential for both existing life sciences companies and start-ups, was adapted from unused office spaces dotting the Philadelphia skyline. INTECH's work in the field has helped companies adjust quickly, providing work space and labs with the necessary infrastructure to maintain operations.

## CORPORATE / OFFICE \_ COMPLETED

### SORA WEST CONSHOHOCKEN, PA

**CLIENT:** Keystone Property Group  
**ARCHITECT:** Gensler

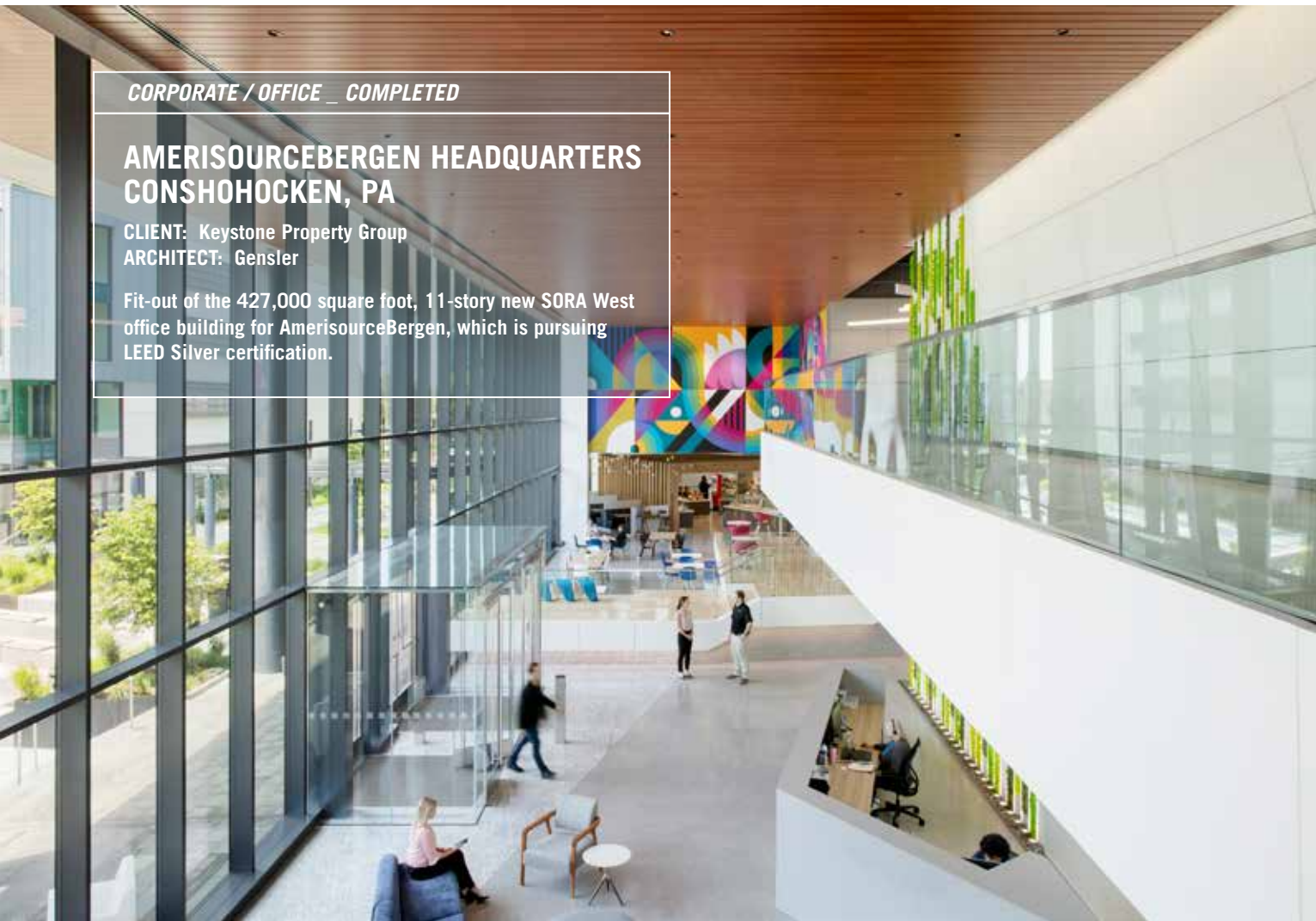
**New construction mixed-use development consisting of an office building, hotel, restaurant, and parking garage, all anchored by a landscaped public plaza.**

Under a wood-clad portico, a glass curtain-wall lines the main lobby and café of the AmerisourceBergen headquarters building.



Steps and seating cascade from the entry portico of the glass façade onto the green public plaza. Throughout the day, the gathering space is used for both impromptu lunches and large affairs.





**CORPORATE / OFFICE \_ COMPLETED**

## AMERISOURCEBERGEN HEADQUARTERS CONSHOHOCKEN, PA

CLIENT: Keystone Property Group  
ARCHITECT: Gensler

Fit-out of the 427,000 square foot, 11-story new SORA West office building for AmerisourceBergen, which is pursuing LEED Silver certification.

Overlooking the central plaza, the ground floor of AmerisourceBergen includes a café and a host of seating options just off the main lobby.



The main stair, a ribbon of custom-lit millwork, winds organically through the building and connects private conference rooms and shared meeting spaces.

**HOSPITALITY \_ IN CONSTRUCTION**

## HOTEL WEST & MAIN TAPESTRY COLLECTION BY HILTON CONSHOHOCKEN, PA

CLIENT: Concord Hospitality Enterprises /  
Keystone Property Group

ARCHITECT: DLR Group

New construction of a 94,000 square foot, six-story hotel as part of the SORA West development.

The final phase of the SORA West development introduces Hotel West & Main as an anchor to the central plaza. The new hotel will connect to the adjacent historic firehouse.





*HOSPITALITY \_ COMPLETED*

## INDEPENDENCE PARK HOTEL PHILADELPHIA, PA

CLIENT: 235 Chestnut Street Associates  
ARCHITECT: John Milner Architects

Historic building restoration and full interior renovation of Philadelphia's first historic boutique hotel.

The historic building has been a fixture in Old City since 1856 when it was a doll manufacturing business. Careful restoration efforts brought the building back to its original grandeur while the interior underwent structural repairs with new wall construction and upgraded MEP systems.

*HOSPITALITY \_ IN CONSTRUCTION*

## ST. MARTIN'S CAMPUS CLUBHOUSE PHILADELPHIA CRICKET CLUB PHILADELPHIA, PA

CLIENT: Philadelphia Cricket Club  
ARCHITECT: EwingCole

Renovation of existing clubhouse including a new elevator and offices, upgraded kitchens, new finishes and MEP systems, and additional ball courts.

In addition to the extensive renovations of the clubhouse, new sitework is being completed for the entire campus.

*HOSPITALITY \_ COMPLETED*

## AWAY SPA PHILADELPHIA, PA

CLIENT: Matthews Southwest  
ARCHITECT: NELSON Worldwide

New 3,000 square foot spa with treatment rooms, dressing rooms, a lounge, and beauty pods at W Philadelphia.

A custom poured-in-place terrazzo floor was made to match a specified stone floor that could not be sourced nationally in the timeframe required.



**LIFE SCIENCES \_ IN CONSTRUCTION**

**3151 MARKET STREET  
PHILADELPHIA, PA**

CLIENT: Brandywine Realty Trust  
ARCHITECT: Gensler

New construction of a 500,000 square foot lab-ready office building in University City's burgeoning life sciences area.

The new building is envisioned as a gateway between University City and Brandywine's Schuylkill Yards development. Terraces extend up the facade, emphasizing the health and wellness attributes of the building.



A custom interconnecting stair links the main lobby with two floors of offices, breakout rooms, and laboratory space.



**LIFE SCIENCES \_ COMPLETED**

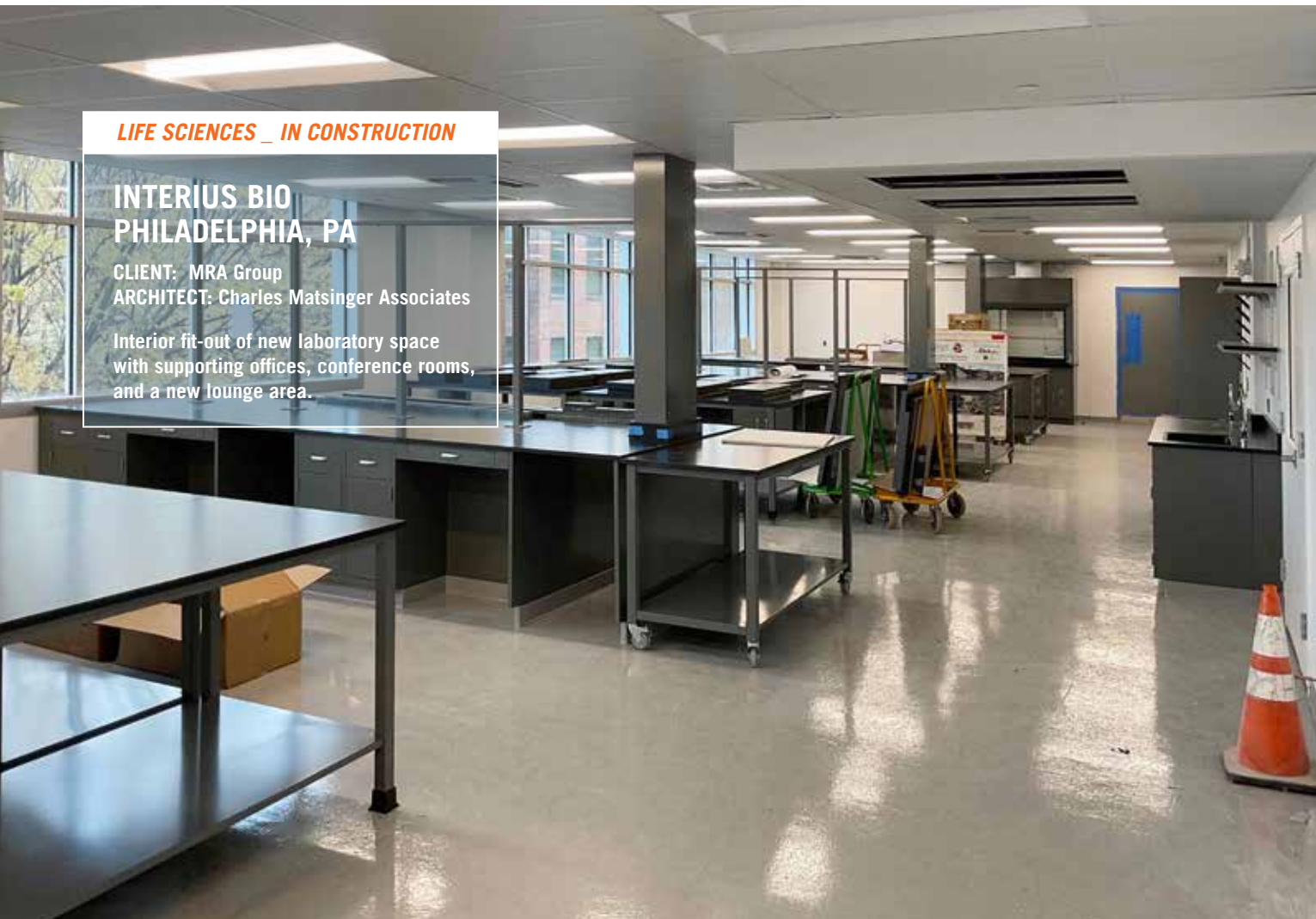
**B.LABS AT CIRA CENTRE**

CLIENT: Brandywine Realty Trust  
ARCHITECT: Strada

Fit-out of three floors in the existing Cira Centre to accommodate future life sciences and research laboratory users.

Brightly lit laboratory spaces take advantage of corner windows with immersive 30th Street Station and Schuylkill Yards views. Brandywine Realty Trust is adapting the previously unoccupied office spaces to address the need for lab space.





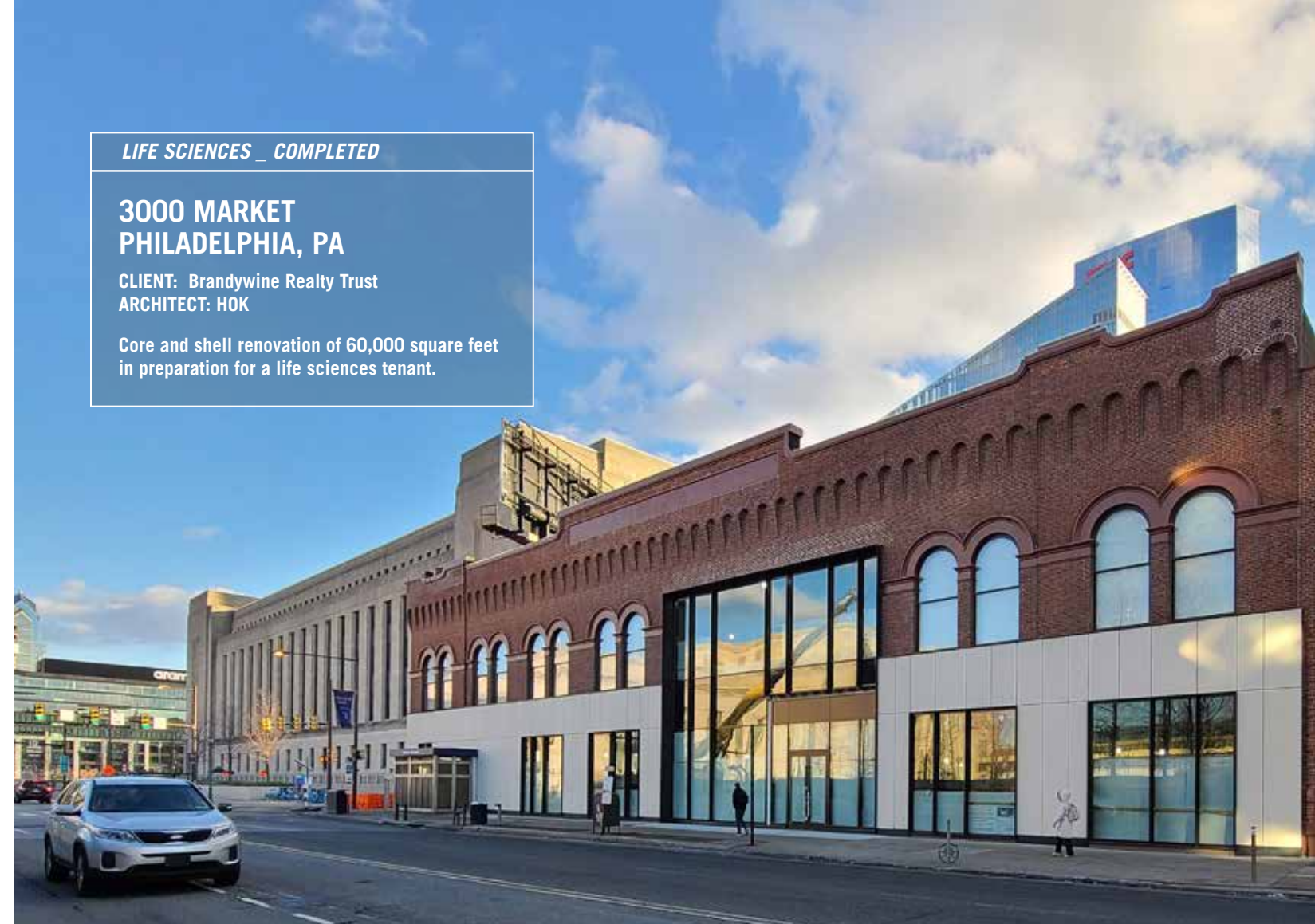
#### LIFE SCIENCES \_ IN CONSTRUCTION

### INTERIUS BIO PHILADELPHIA, PA

CLIENT: MRA Group  
ARCHITECT: Charles Matsinger Associates

Interior fit-out of new laboratory space with supporting offices, conference rooms, and a new lounge area.

With walls of natural light and epoxy floors, the new labs and offices occupy several floors of the Pennovation Lab building.



#### LIFE SCIENCES \_ COMPLETED

### 3000 MARKET PHILADELPHIA, PA

CLIENT: Brandywine Realty Trust  
ARCHITECT: HOK

Core and shell renovation of 60,000 square feet in preparation for a life sciences tenant.

Repointed brick and EIFS panels wrap the existing building, and a new glass entry and floor-to-ceiling windows engage passersby.

#### LIFE SCIENCES \_ IN CONSTRUCTION

### ARO BIOTHERAPEUTICS THE CURTIS PHILADELPHIA, PA

CLIENT: Keystone Property Group  
ARCHITECT: JacobsWyper Architects

Interior fit-out of 21,750 square feet of laboratory and conference space for a pharmaceutical tenant.

Joining a growing number of life sciences companies occupying the historic Curtis building, Aro's new lab space has flexibility for future growth.



#### LIFE SCIENCES \_ COMPLETED

### VIVODYNE LABS THE CURTIS PHILADELPHIA, PA

CLIENT: Keystone Property Group  
ARCHITECT: JacobsWyper Architects

Interior fit-out of 6,300 square feet of space for a start-up pharmaceutical tenant in the historic Curtis building.

Underused offices were repurposed into new laboratory space and support spaces in a historic building overlooking Independence Mall.



# MARKET HIGHLIGHT INSTITUTIONAL

**Institutional projects comprise a quarter of INTECH's work. Cultural, education, government, and healthcare projects support some of the most important institutions in our society, providing a steady foundation onto which we continue to build.**

INTECH is committed to devoting our resources to projects that exemplify the dual goals of great design and civic responsibility. With a brief hiatus due to the pandemic, cultural venues are coming back to address the needs of reconnecting with our history and our future.

INTECH's work at the American Bible Society helped enrich Independence Mall, adding to Philadelphia's impressive list of significant cultural institutions.

Education never stops, but it did transform with the events that happened around us. Spaces adapted to virtual, hybrid, and in-person learning, and our portfolio is a clear indication that schools are adjusting to the changes.

Facilities are growing, updating current buildings, and changing their infrastructure needs. From a new middle school building at

KIPP Whittier to the new Gutmann College House and renovations at the Quadrangle college houses at the University of Pennsylvania, and new athletic facilities at William Penn Charter School and Princeton University, we are keeping our pre-construction department busy and our construction team sharp.

INTECH has done a fair bit of adapting to the needs of our growing client base, even as we continue to construct projects that strengthen the built environment and our local urban fabric with high-quality construction.



Damaged over many years of use, the lobby millwork, fireplace, stairs, and floor were restored to their original luster.

## CULTURAL \_ COMPLETED

### AMERICAN BIBLE SOCIETY PHILADELPHIA, PA

**CLIENT:** American Bible Society  
**ARCHITECT:** JacobsWyper Architects

**New curtainwall façade with ground floor and exterior plaza renovation of an existing office building at Independence Mall.**

To accommodate a more gracious footprint for the American Bible Society's Change Lab, the ground floor exterior wall, originally inset to form a portico, was demolished and moved to the face of the building. The new curtainwall façade brings in much-needed light and visually connects the interior spaces to active city sidewalks.



## CULTURAL \_ COMPLETED

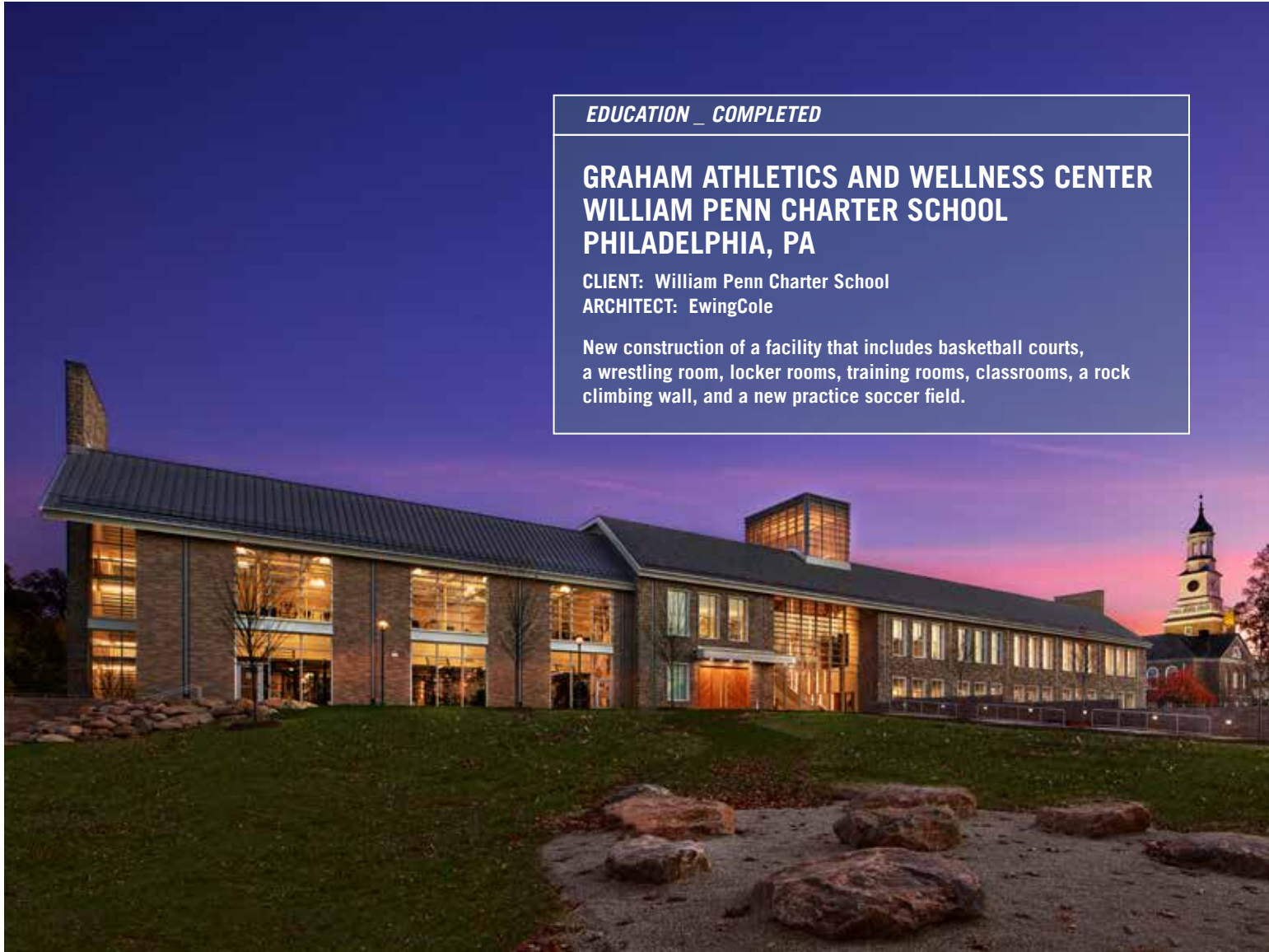
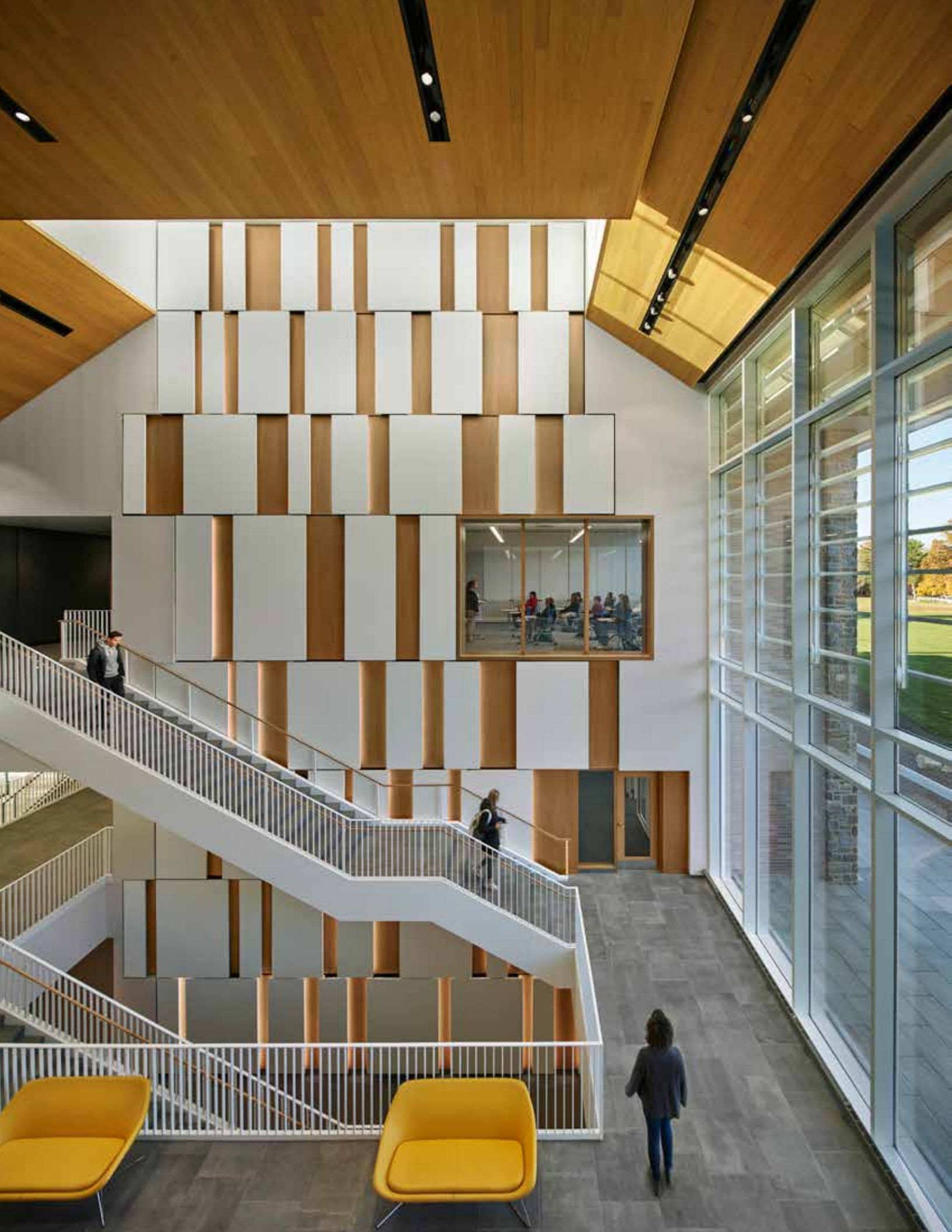
### CURTIS INSTITUTE OF MUSIC PHILADELPHIA, PA

**CLIENT:** Curtis Institute of Music  
**ARCHITECT:** IEI Group

**Historic renovation of a 19th-century building on Rittenhouse Square in Philadelphia.**

Millwork and fireplaces were restored and inlaid floors were expertly repaired by artisans.





*EDUCATION \_ COMPLETED*

**GRAHAM ATHLETICS AND WELLNESS CENTER  
WILLIAM PENN CHARTER SCHOOL  
PHILADELPHIA, PA**

CLIENT: William Penn Charter School  
ARCHITECT: EwingCole

New construction of a facility that includes basketball courts, a wrestling room, locker rooms, training rooms, classrooms, a rock climbing wall, and a new practice soccer field.

The length of the façade is punctuated by a full-height main lobby and topped with an illuminated lantern.



A bridge overlooking the courts allows access from the existing football stadium to the new athletic center, creating seamless connections for students and staff.

Far left: A three-story atrium feature wall with acoustic panels reflects daylight from the clerestory above at William Penn Charter School's new Graham Athletics and Wellness Center.



**EDUCATION \_ IN CONSTRUCTION**

**ROBERTS STADIUM  
PRINCETON UNIVERSITY  
PRINCETON, NJ**

CLIENT: Princeton University  
ARCHITECT: Sasaki

A new natural turf competition soccer field with support buildings and grandstand seating for over 2,000 spectators.



The West Pavilion features a press box, ticket office, bathrooms, and locker rooms; the East Pavilion houses a concession area.

**EDUCATION \_ IN CONSTRUCTION**

**MOORE COLLEGE OF ART & DESIGN  
PHILADELPHIA, PA**

CLIENT: Moore College of Art & Design  
ARCHITECT: JacobsWyper Architects

Renovation of classrooms, gathering spaces, and circulation to better meet the evolving needs of students.

Located in a walkway between two large spaces, the student lounge will become an idea incubator space for students.



**EDUCATION \_ IN CONSTRUCTION**

**QUADRANGLE RENOVATIONS  
UNIVERSITY OF PENNSYLVANIA  
PHILADELPHIA, PA**

CLIENT: University of Pennsylvania  
ARCHITECT: BBB

Renovations of the historic college houses at the University of Pennsylvania, phased over three years.



In preparation for interior renovations, INTECH has completed select limestone and brick replacement and repointing on the exterior façade.

**HEALTHCARE \_ IN CONSTRUCTION**

**JUNIATA PARK  
TEMPLE UNIVERSITY HEALTH  
SYSTEM  
PHILADELPHIA, PA**

CLIENT: MRA Group  
ARCHITECT: Charles Matsinger Associates

Interior fit-out of three floors of office space to support Temple University's new specialty campus for women's health services.

Well-lit interior spaces with modern finishes and spacious work areas are planned for the interior fit-out.







Situated around a landscaped courtyard, the U-shaped complex has a 13-story tower along Walnut Street and two 5-story wings projecting to the south.

Natural light floods the main entry lobby, offering views to the landscaped courtyard on one side and the more public 40th Street on the other.

Far right: The metal-clad 13-story residential tower sits atop a brick base along Walnut Street, providing a clear edge to the active intersection.



*EDUCATION \_ COMPLETED*

**GUTMANN COLLEGE HOUSE  
UNIVERSITY OF PENNSYLVANIA  
PHILADELPHIA, PA**

**CLIENT:** University of Pennsylvania  
**ARCHITECT:** Bohlin Cywinski Jackson

New construction of a 250,000 square foot college house that accommodates 435 student beds and four faculty apartments.







#### EDUCATION \_ IN CONSTRUCTION

### KIPP WHITTIER MIDDLE SCHOOL CAMDEN, NJ

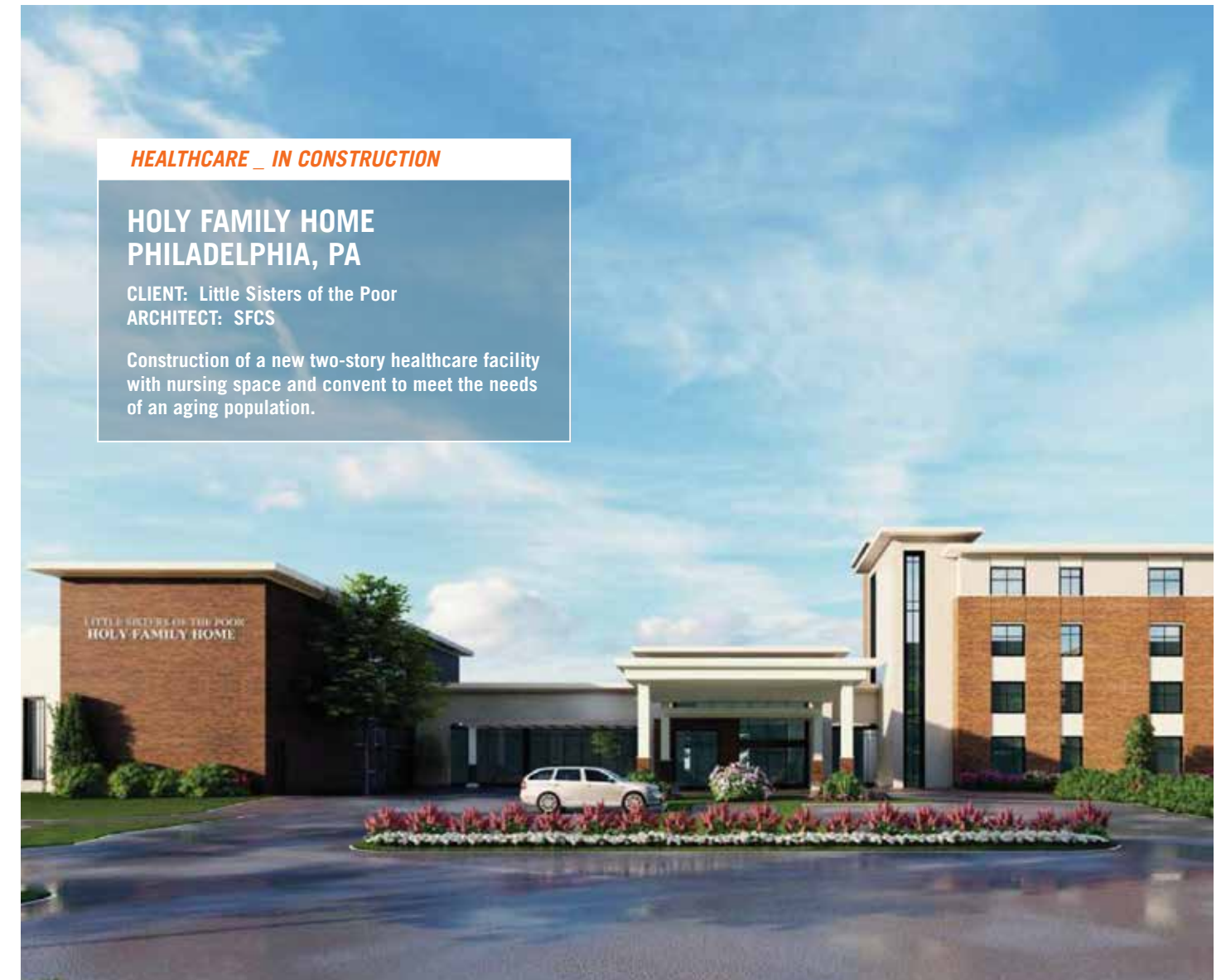
CLIENT: KIPP Cooper Norcross, Inc.  
ARCHITECT: Spiezle Architectural Group

Addition and renovation of an existing school building with new classrooms, labs, and cafeteria.

The comprehensive project includes a two-story 57,000 square foot addition and a three-story 17,000 square foot renovation. New landscaping surrounds the site.

**"Absolutely incredible. The level of finishes at KIPP Whittier is top notch and INTECH managed to beat the temporary certificate of occupancy date by one day during these uncertain times. I couldn't have asked for a better outcome. Congratulations to the team for getting it done. We're extremely grateful to have you on our side."**

Jose Pacheco  
Director of Real Estate  
KIPP New Jersey



#### HEALTHCARE \_ IN CONSTRUCTION

### HOLY FAMILY HOME PHILADELPHIA, PA

CLIENT: Little Sisters of the Poor  
ARCHITECT: SFCS

Construction of a new two-story healthcare facility with nursing space and convent to meet the needs of an aging population.

The campus provides three types of living arrangements: skilled nursing, assisted living, and independent living.



#### EDUCATION \_ IN CONSTRUCTION

### KIPP HATCH SCHOOL CAMDEN, NJ

CLIENT: KIPP Cooper Norcross, Inc.  
ARCHITECT: Strada

Renovation of an existing 1920's era school building in Camden, New Jersey.

The school building is undergoing a comprehensive renovation which includes a new roof, new finishes, and upgraded boiler and mechanical units.



## MARKET HIGHLIGHT RESIDENTIAL

**As a leading residential builder in Philadelphia, INTECH has helped transform communities and the city skyline. Our efforts support the changing needs of housing in Philadelphia and the surrounding region, emphasizing the health and well-being of residents.**

A continuing shift of the work/life balance places an important focus on residential projects. Flexible spaces for learning and socializing safely will continue to shape the future of residential design and construction. Together with clients

and architects, we are working on strengthening the resilience of these spaces.

In the Northern Liberties neighborhood of Philadelphia, INTECH is building two large residential mixed-use developments that will provide the growing community with new living spaces and much-needed amenities. Stormwater management systems and open green spaces will help strengthen the social resilience of the community, which in turn can encourage pro-environmental

behavior and an interest in keeping the community revitalized.

Located on the bustling Avenue of the Arts, across from the Kimmel Center, Arthaus embeds itself into Philadelphia's culture and arts scene. Outdoor green spaces and breathtaking corner views for each unit invite connection to the city and its residents.

Cities function as full ecosystems, and INTECH's contributions help create lasting and self-sustaining communities.

Integral to Philadelphia's Avenue of the Arts, Arthaus is nestled in the density of Center City. A glass curtainwall with brick and terra cotta feature walls continues the scale of the street and responds to the fabric of the neighborhood.

Far right: The slender new tower is clad in a high-performing glass and detailed with white aluminum mullions for added texture and variety.



RESIDENTIAL \_ COMPLETED

### ARTHAUS PHILADELPHIA, PA

CLIENT: Dranoff Properties  
ARCHITECT: KPF

New construction of a 47-story condominium tower studded with amenity floors, atop a retail plinth on the Avenue of the Arts.



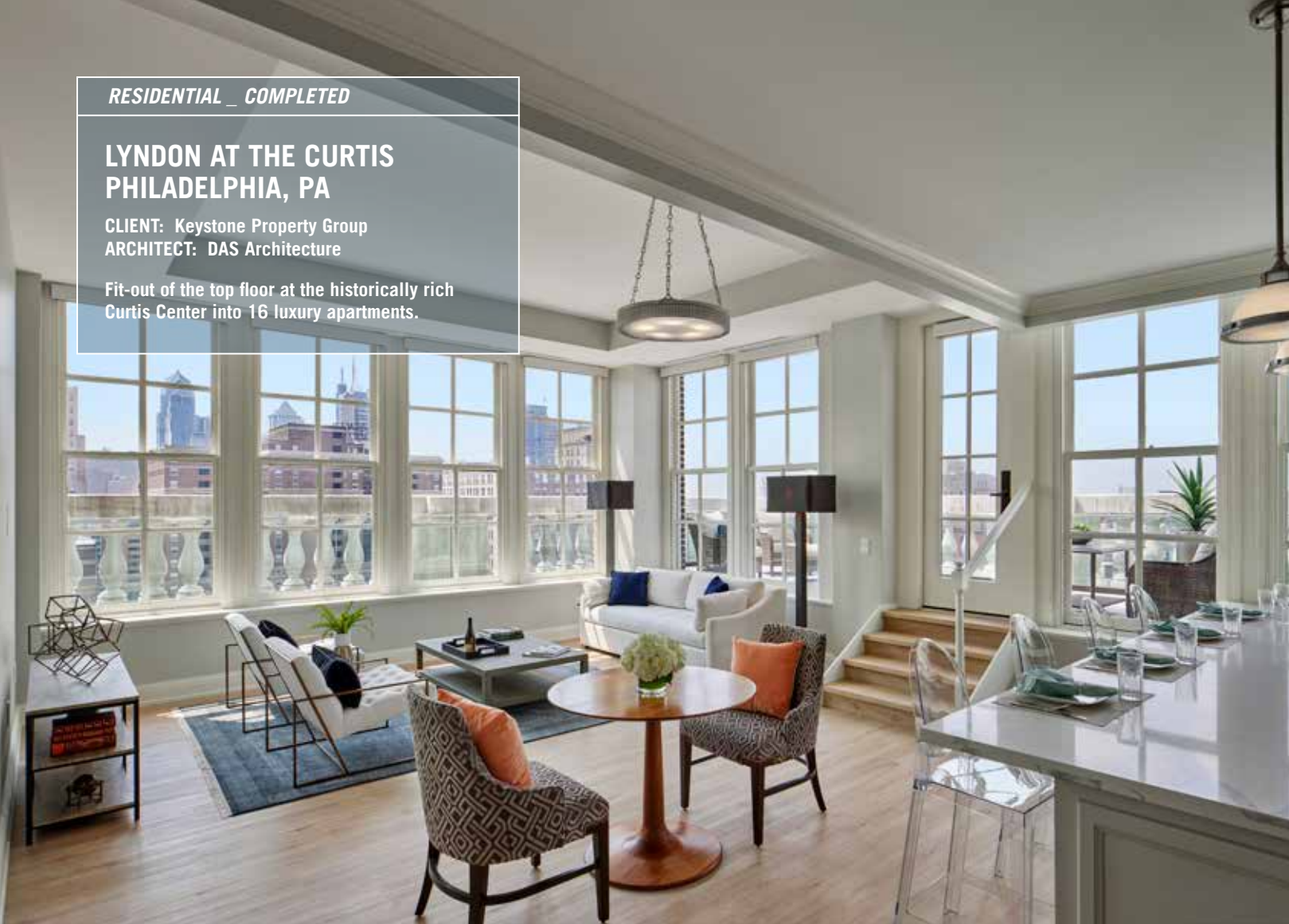


RESIDENTIAL \_ COMPLETED

## LYNDON AT THE CURTIS PHILADELPHIA, PA

CLIENT: Keystone Property Group  
ARCHITECT: DAS Architecture

Fit-out of the top floor at the historically rich Curtis Center into 16 luxury apartments.



The Curtis Center is now home to upscale residences with spectacular skyline views.

Surrounded by the Philadelphia skyline, apartments at Lyndon take advantage of their position on Independence Mall, "America's Most Historic Square Mile."

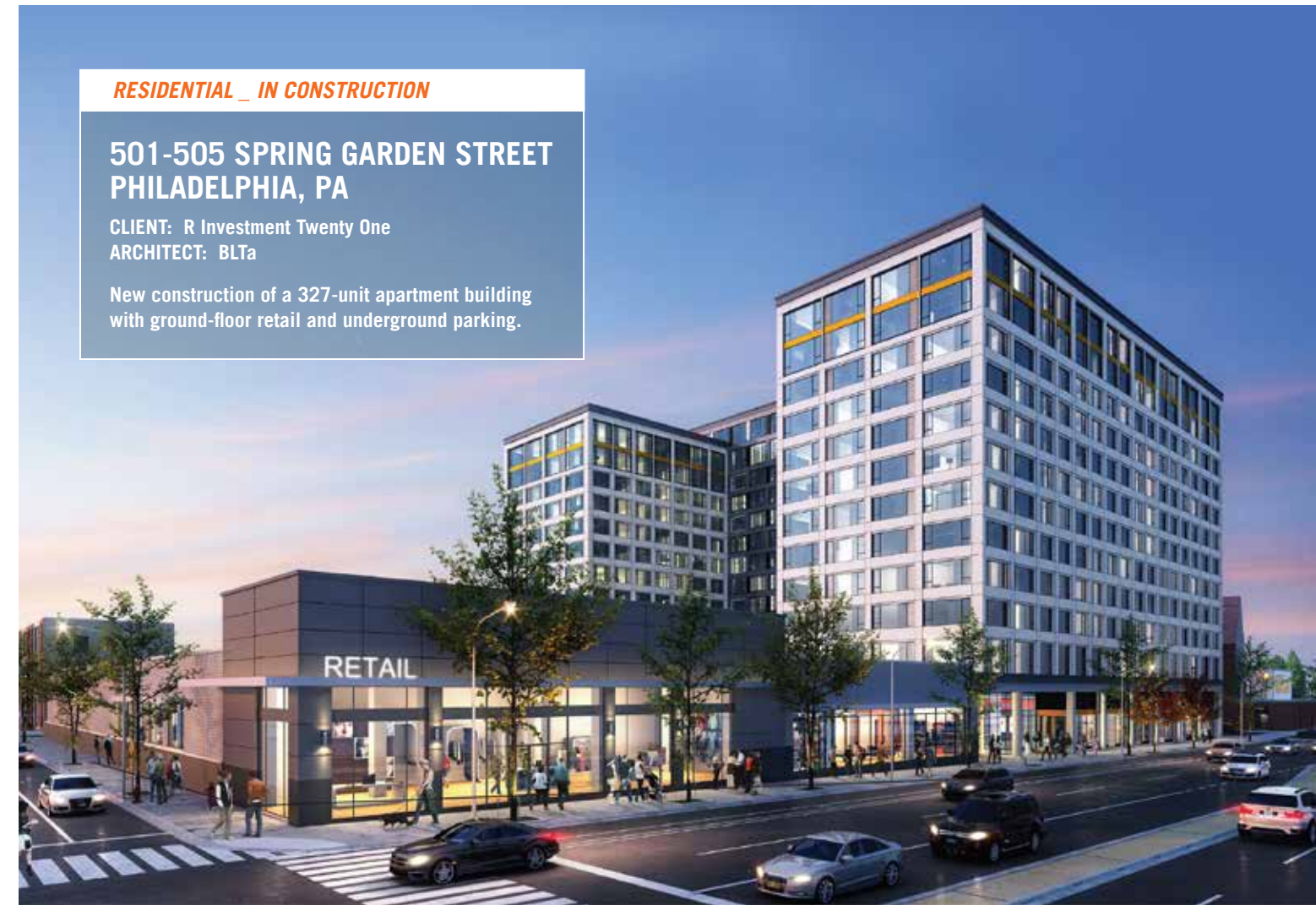


RESIDENTIAL \_ IN CONSTRUCTION

## 501-505 SPRING GARDEN STREET PHILADELPHIA, PA

CLIENT: R Investment Twenty One  
ARCHITECT: BLTa

New construction of a 327-unit apartment building with ground-floor retail and underground parking.



The large-scale, mixed-use project will occupy an entire block in Northern Liberties with a planned grocer space on the ground floor.



On the way to being water tight, load-bearing wall panels and a pre-cast hollow core plank building structure get sheathed with exterior wall panels.





Light tan brick will wrap the corner of the new six-story residential tower, accented with floor-to-ceiling windows and black metal panels.



A shaded portico will wrap the ground floor of the building and offer integrated seating and green space for residents and passersby.

**RESIDENTIAL \_ IN CONSTRUCTION**

**4519 CHESTNUT STREET  
PHILADELPHIA, PA**

CLIENT: EQT Exeter  
ARCHITECT: SITIO

New construction of a 327-unit apartment building with an integrated public pocket park.

Steel structure and metal decking form the base of the wood-framed building above.



"It has been a pleasure working with INTECH. From the hands-on principal, to the expertise of the pre-con team, followed by the knowledge and passion of the construction team, the experience was exceptional. EQT Exeter is looking forward to working with INTECH on many future projects. "

Kevin Urso  
Development Manager  
EQT Exeter



**Thank you to our clients for giving us wonderful opportunities and challenging work. We value each unique collaboration, and are dedicated to building trust and delivering excellence to our clients on every project.**

6ABC/WPVI-TV / Abington Memorial Hospital / Academy House / Aetna Life Insurance Company / The Agnes Irwin School / Alterra Property Group / American Bible Society / American Heritage Federal Credit Union / AmerisourceBergen / Amicus Therapeutics / Anapol Weiss / Bank of America / Beneficial Bank / Brandywine Financial Company / Brandywine Realty Trust / The Buccini/Pollin Group / Campbell Soup Company / Carisma Therapeutics / CBRE / CBS Viacom / The Chemours Company / Children’s Hospital of Philadelphia / Comcast Corporation / Community College of Philadelphia / Concord Hospitality / Congregation Rodeph Shalom / Congreso de Latinos Unidos / Convene / Curtis Institute of Music / Dalian Development / Delaware Valley Community Health / Dranoff Properties / Drexel University / Ensemble Real Estate Services / The Episcopal Academy / Exeter Property Group / FedEx / Fireman’s Fund Insurance / Forest City Residential Group / Fox Chase Cancer Center / Franklin & Marshall College / Free Library of Philadelphia / General Services Administration / Germantown Academy / The Goldenberg Group / The Graham Company / Greenwood Gaming & Entertainment / The Haverford School / Hill International / The Home Depot / Host Hotels & Resorts / Interius Bio Therapeutics / International Financial Company / InvenTrust Properties / iStar Financial / Jefferson / JNA Capital / K. Hovnanian Companies Northwest / Keating Development Partners / Keystone Property Group / Kimco Realty Corporation / Kimpton Hotels & Restaurants / KIPP Cooper Norcross Academy / KMS Development Partners / Leggat McCall Properties / Little Sisters of the Poor / Lutron Electronics / The Mann Center for the Performing Arts / Marketplace Philadelphia Management / Matthews Southwest / Modus Hotels / Moore College of Art and Design / Morgan, Lewis & Bockius / MRA Group / Munich Reinsurance America / Museum of the American Revolution / National Liberty Museum / National Museum of American Jewish History / Nerd Street Gamers / Netrality / Newmark / Obermayer Rebmann Maxwell & Hippel / O’Neill Properties Group / Parkway Corporation / Parx Casino / Passage Bio / Pennoni Associates / Pennovation / Pennsylvania Academy of the Fine Arts / Philadelphia 76ers / Philadelphia Cricket Club / Philadelphia Eagles / Philadelphia Energy Solutions / Philadelphia Theatre Company / PNC Bank / Pond Lehocky Stern Giordano / PREIT / Princeton University / Project HOME / Public Health Management Corporation / Radnor Property Group / The Rodin Group / Saint Joseph’s University / SAP America / Savills / SEI Investments / Shook, Hardy & Bacon / Silverstein Properties / Southern Land Company / Spark Therapeutics / Springside Chestnut Hill Academy / SSH Real Estate / Strella Biotechnology / Subaru / Sungard Availability Services / Target Stores / Temple University / Temple University Health System / TruMark Financial Credit Union / United States Postal Service / University City Science Center / University of Pennsylvania / University of Pennsylvania Health System / Vybe / Vynamic / Walnut Street Theatre / Watchdog Real Estate Project Management / Wawa / Wexford Science + Technology / William Penn Charter School / Zoological Society of Philadelphia

