

CLEAR

WATER YOU CAN TRUST

Case Study:
Developers

UV Water Purification System at Lifetime Development's Oscar Residences

Lifetime Developments has been a pillar of luxury and innovation in real estate for over 40 years in the Greater Toronto Area. Known for their dedication to design innovation, architectural excellence, and holistic community building, they consistently strive to enhance the neighborhoods in which they build. Their commitment to elevated well-being is evident in their sustainable and health-conscious approach to every new development.

As part of a continual effort to remain at the forefront of wellness innovation, Lifetime Developments began a new collaboration in January 2022, announcing a strategic partnership with Clear Inc., a Toronto-based leader in centralized UV technology for residential properties. "Together, we aim to redefine healthy living by ensuring better indoor air and water quality for our residents." This partnership continues to prove Lifetime Development's commitment to becoming healthy builders.

The first project under this new collaboration was Oscar Residences. Located in Toronto's vibrant Annex neighborhood, Oscar Residences is a nine-story, 155-unit building designed to blend luxury with advanced amenities. As the first residential building in Canada to integrate advanced air and water purification technologies, it sets a new standard for healthy living.



Oscar Residences, Toronto, Ontario, Canada

Whole-building Water Purification Technology

Clear offers UV systems that fit buildings of every size. For Oscar Residences, Clear selected the industry-trusted RZ104 UV reactor. This system is equipped with state-of-the-art Hydro-Optic Disinfection, which provides 99.9999% disinfection at the building's point-of-entry for the water supply. This ensures microbiologically pure water at every tap, shower, and fountain in the building. Clear UV is the same system that is used by beverage manufacturers such as Nestle, Fiji, and Coca-Cola; meaning that every resident in Oscar Residences will have access to

microbiologically purified water directly from their faucets. In addition, the UV energy produced by the reactor breaks down chlorine and chloramine compounds in the water, contributing to softer, healthier hair and skin for all residents.

Clear's engineers developed a custom design for the integration of the UV reactor into the plans for Oscar Residence's pump room. As an inline system, Clear UV has a very small footprint and can be installed in any orientation, facilitating its application in a new development with minimal changes to the design required. Clear's engineers were onsite to ignite the new system on May 14th, 2024.

Clear then conducted thorough water quality testing, to ensure the efficacy of the system (Table 1). Incoming municipal water showed low bacterial levels (0.02-1 CFU/mL). Post-UV treatment, no bacteria were detected in the water.

Table 1: Results from bacterial plate count test on water samples from Oscar Residences. CFU: colony-forming units.

	Bacterial Plate Count (CFU/mL)
Before UV	0.02-1
After UV	None Detected



Clear's UV system, installed at Oscar Residences.

Air Purification

Clear also provided Oscar Residences with cutting-edge air filtration systems in all common areas. Clear-Air Pro XM provides residents with enhanced indoor air quality, by capturing over 99.99% of all air contaminants including viruses, bacteria, and allergens. Clear Air is also the first standalone air purifier to receive the "Works with WELL" designation, thanks to its MERV-16 rating, the highest possible efficacy rating for commercial air filters. These filters help prevent the spread of airborne diseases and reduces allergies.



Clear's air purification, installed on the ceiling at Oscar Residences.

Impact & Insights

This case study illustrates the utility of Clear's advanced UV technology in delivering a healthier living environment in an urban development. This strategic investment showcases how developers can enhance both resident satisfaction and property value through innovative health-focused amenities.

By prioritizing high-quality water and air, Lifetime Developments not only adds value to their properties with healthy amenities but also reaffirms their commitment to community well-being. Such a focus on well-being is a valuable feature for residents who are seeking the highest standard of living.

The integration of Clear's air and water purification amenities into Oscar Residences reinforces Lifetime Development's focus and commitment to health and wellness for their residents. Lifetime Development continues to work with Clear to include these amenities in other properties.

Key benefits of Clear's centralized UV purification system include:



Comprehensive water purification:

Building-wide, whole-tower water disinfection



Preventative maintenance:

Prevents biofilm formation in pipes, improving infrastructure longevity



Branding and reputation:

Establishes commitment to health and wellness, appealing to health-conscious residents



Monitoring & service:

Ongoing system monitoring and servicing, ensuring performance and peace of mind



Sustainability impact:

Bottle-quality water from every tap and shower reduces reliance on single-use plastics



Green building certifications:

Contributes points to certifications like LEED and WELL

Watch:



[Lifetime Developments x Clear Inc](#)

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