

**FACILITY MANAGEMENT**

DESIGN AND CONSTRUCTION

HARD FACILITY MANAGEMENT

SOFT FACILITY MANAGEMENT

>> **BUILDING AUTOMATION**

EVENT IT

# FAST TRACK TO A SMART BUILDING EVERYTHING UNDER CONTROL

**Give us a call!**  
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**BUILDING MANAGEMENT SYSTEMS (BMS)**

A modern-day building is more than just a house. With all the electronic systems that automatically control lighting, shading, heating, cooling and other functions, it is a highly sensitive, intelligent being. Infraser serv Höchst will handle all aspects of operating your building management system and provide the monitoring, operation, management and, if appropriate, optimization needed to keep your business running reliably, your energy costs low and your costs transparent.

# THE SMART BUILDING: AVAILABLE, EFFICIENT, SECURE

A highly functional building management system does more than ensure that your production processes run smoothly. It also impacts energy efficiency and, perhaps more importantly, building integrity. There is almost always room for improvement in every domain.

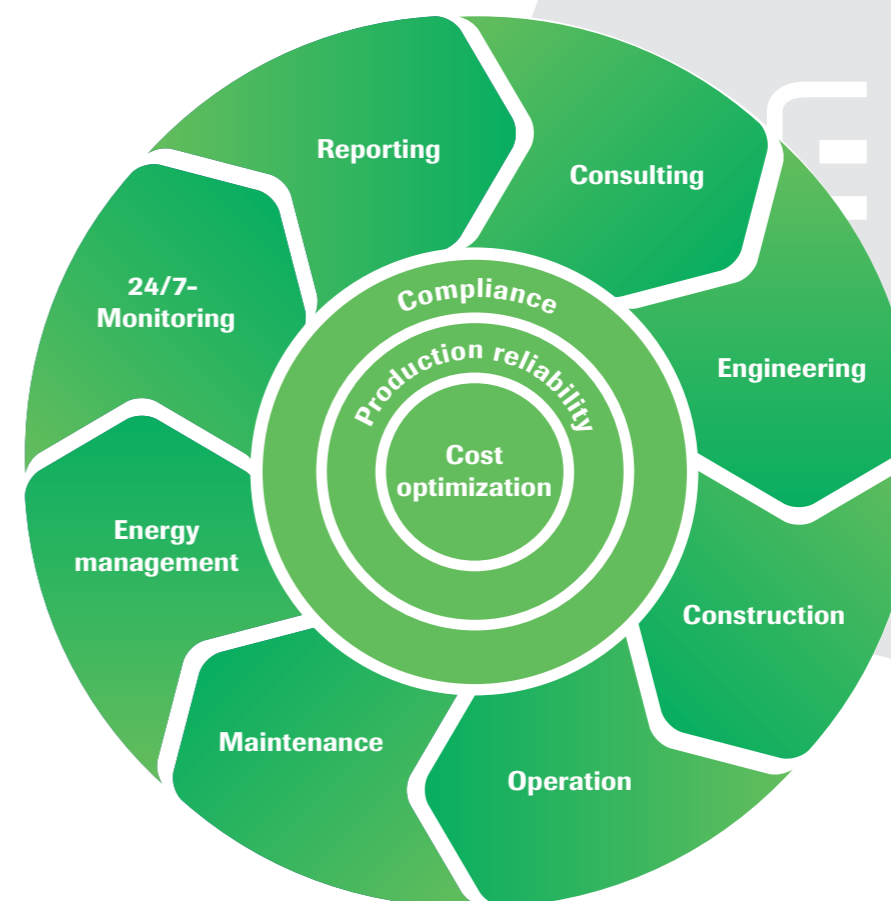
However, you cannot optimize without a clear understanding of the individual cost factors. Infracerv Höchst can help you set yourself up for success when building your facility. Later, in day-to-day operations, we can handle all your energy management, equipment operation and maintenance needs. We monitor equipment and functions in a building management cockpit (BMC). Extensive reporting captures the central monitoring of all systems and necessary activities.

This gives you complete, immediate visibility into your facilities, equipment data, the condition of all connected equipment and opportunities for improvement.

By having real-time information to connected systems and services, you can directly see opportunities to reduce energy and staff costs. Operating your building automation centrally with a 24/7 monitoring and management service will keep your production processes on an even keel, too. Services are reliably documented for greater transparency regarding maintenance.

As a supplier-agnostic service provider, Infracerv Höchst can also advise you on the lowest-cost components for any application during the design or modernization process.

## IT'S ALL ABOUT OPTIMIZATION



### ONE-STOP SHOP

SYSTEM INTEGRATION	ENERGY MANAGEMENT	PROJECTS, OPERATION, SERVICING, MAINTENANCE, TROUBLESHOOTING
<ul style="list-style-type: none"> <li>• Customized manufacturer-agnostic solutions</li> <li>• Advice and selection of manufacturers based on the best financial and technical options</li> <li>• Migration of various equipment brands to one supervisory layer</li> <li>• With our network of established solution partners, we can handle almost 100% of our customers' technical requirements for building automation, energy management and laboratory equipment (air intake and exhaust controllers) in the chemical, pharmaceutical and process industries.</li> </ul>	<ul style="list-style-type: none"> <li>• Overview of a building's total utility consumption: power, water, steam</li> <li>• Peak consumption periods</li> <li>• Visualization of current utility consumption</li> <li>• Definition of upper and lower limits</li> <li>• Alarm monitoring</li> </ul>	<ul style="list-style-type: none"> <li>• Performance of maintenance while giving due consideration to warranty obligations</li> <li>• Transparent maintenance log</li> <li>• Testing of all BMS components and field instruments</li> <li>• Manufacturer-independent</li> <li>• Expertise in nine BMS brands</li> <li>• Knowledge of common protocols</li> <li>• Electrical and networking know-how</li> <li>• Fault reporting systems</li> </ul>

### SERVICE PORTFOLIO IN DETAIL

<ul style="list-style-type: none"> <li>• Baseline inventory                             <ul style="list-style-type: none"> <li>– Inspecting plants, equipment and infrastructure</li> <li>– Analyzing the building fabric</li> </ul> </li> <li>• Analyzing data (consulting with all relevant trades, HVAC and plumbing, architects, environmental compliance officers, etc.)</li> <li>• Developing a conceptual design with you</li> <li>• Identifying savings opportunities that you or Infracerv can implement without affecting user comfort</li> <li>• Integrating autonomous legacy systems into a functional system environment (chillers, waste water controllers, access control system, elevators, fire detection and alarm system)</li> </ul>	<ul style="list-style-type: none"> <li>• Fault reporting system (alarm management)</li> <li>• Visualizing the current equipment to ensure efficient equipment operation</li> <li>• Optional and mix-and-match add-on services</li> <li>• GMP compliance</li> <li>• Data network operation</li> <li>• Electrical engineering</li> </ul>
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### YOUR BENEFITS:

- Supplier-independent: Lowest-cost components will be selected for any application
- Total optimization: Design phase already looks at components that keep operation costs low
- Optimize operating costs: Cut energy and staff costs through building automation
- Systems are centrally managed
- Control center: available 24 hours a day for you