

# Smart and Healthy Building Solution

智能、節能、健康的  
大廈方案

HOME TOUCH™

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Touch Imagination. Redefine Experience.

想像掌控 · 嶄新體驗

# What is Smart and Healthy Building Solution?

什麼是智能、節能、健康的大廈方案？



Smart Building solution allows you to enjoy the most advanced building engineering technologies through a platform that is easy to use and customised to your own needs. The defining element of any Smart Building is a Building Management System or Building Automation System (BAS), consisting of a network of electronic devices designed to monitor and control the various mechanical, security, lighting (especially emergency lighting), HVAC, humidity control and fire and flood safety-related systems in a building.

BAS core functionalities are to keep indoor temperature within a specified range, switch lights on and off based on movement throughout the home or building, monitor device performance in all of the building's electrical systems and provide malfunction alarm notification (typically via email and/or text notification) to building maintenance staff and contractors. By selectively turning systems on and off based on occupancy and building use, BAS networks serve to reduce building energy and maintenance costs relative to buildings without such systems.

The cost of a BAS system is typically recovered through energy and insurance savings as well as other savings associated with pre-emptive maintenance and quick detection of device malfunction.

Smart Home systems – the residential version of Smart Building systems – offer users the easiest and the most intuitive way to manage home appliances, lighting, heating, air conditioning, computers, home entertainment systems, security and surveillance networks.

Users can manage the various complex electronic systems in their homes through a process as simple as tapping a mobile app, giving a voice command or even blinking an eye. Making your living space a Smart Home gives you and your loved ones the benefits of convenience, comfort and improved safety while also saving you time, money and energy.

智能大廈方案能讓您通過一個平臺享受最先進的建築工程技術，從而更容易使用和定制客戶的需求。它又稱建築系統或建築自動化系統（BAS）。建築系統內可組成一個網路，並能監視和控制各種設備、安防、其他照明電子設備（尤其是應急照明）、冷暖空調、濕度控制和建築火災和防洪等。

BAS的核心功能是保持室內溫度在指定的範圍內全自動開關燈光、監控所有建築內的設備和系統，並向建築維修人員及承建商提供故障報告（通常通過電子郵件或短訊通知）。通過各種系統，便能更有效地控制入住率，相對於無此類系統的建築物，BAS網路有助於減少建築能源和維護成本。BAS的投資能在能源及投保的節省中得到回本，以及可以更快的維護與檢測設備的故障。

智能家居系統 - 智能大廈建築自動化系統的住宅版：它為使用者提供了最簡單、最直接的方法來管理家電、照明、採暖、空調、電腦、家庭娛樂系統、安全和監測網路。使用者可以通過一個過程簡單的手機應用程式、或聲控命令、或一個眼神來管理各種複雜的電子系統，使客戶和他/她的家人的家居生活的更方便、更舒適，同時也更節省了時間、金錢和能源。

## Our Target Clients Property Developer's projects

我們的目標客戶  
房地產開發商項目

## What main features can we offer?

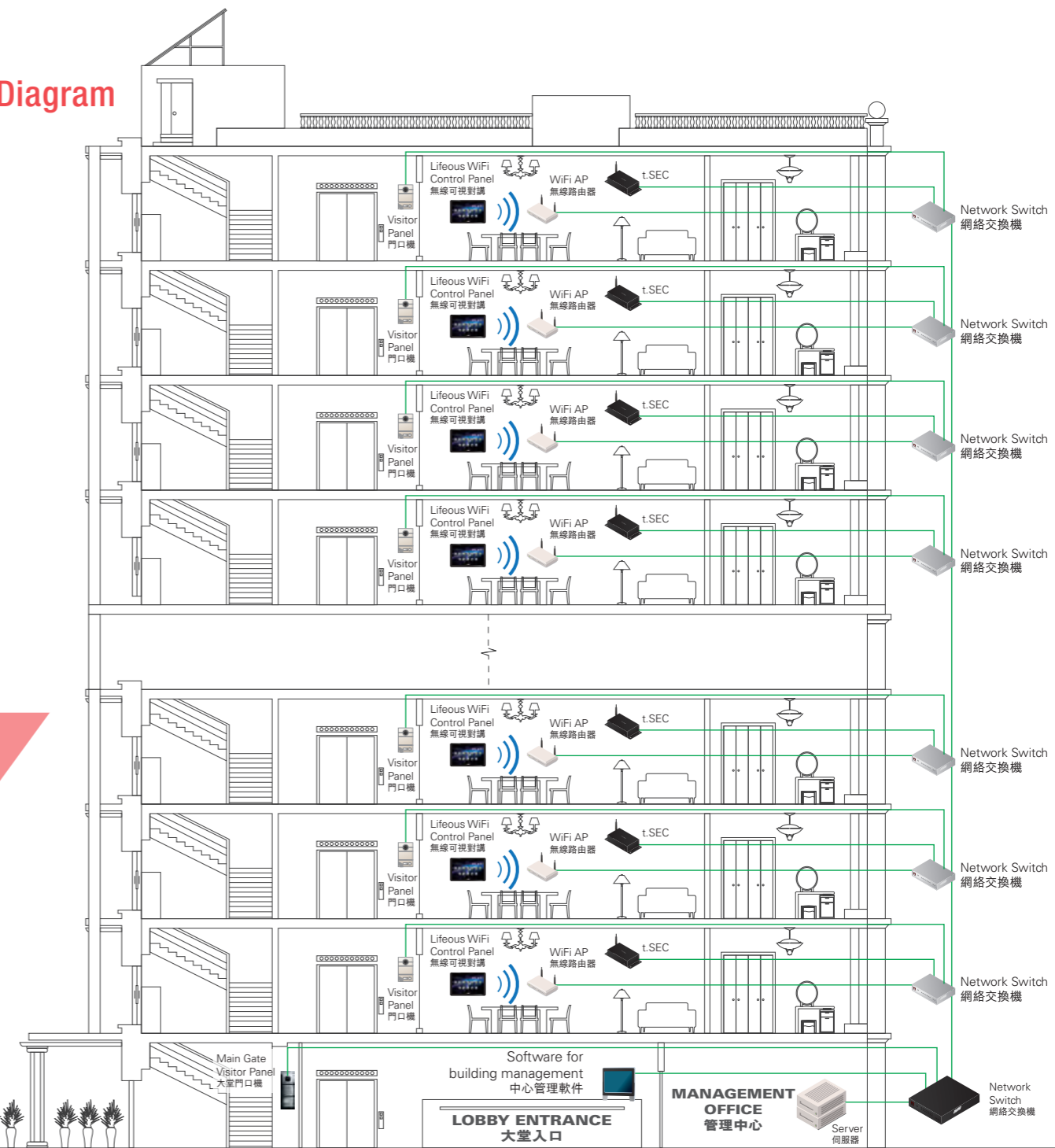
- Energy Efficiency System includes power monitoring, reading of power consumption of home and makes suggestion to tenants
- Recycled and solar energy shall be considered
- E-broadcasting for all unit – reduce usage of paper – paperless solution, broadcasting system for both public area and club house, all kind of notices, reports, bills
- Timer Control, temperature control, scene control
- Shopping mall, school, hospital and hotel integration
- VRV, VRF air-con integration
- CCTV and IP camera integration, emergency alarm, PSTN call-out to notify tenant, 24 hours Control Room Service
- E-broadcasting notice to each tenant
- Club housing booking for each tenant
- Visitors could leave video message when tenants are away from home
- Call divert to mobile when tenants are away from home

## 控特智能小區、大廈主要功能

- 節能系統、包括光度感應、紅外感應、全屋移動探測
- 整合再生能源和太陽能
- 大廈信息廣播，減少使用紙張 - 無紙化方案，配合公共空間、會所等地方的信息、報告或帳單的廣播系統
- 定時、溫度、情境控制
- 整合酒店、商場、學校、醫院系統
- VRV, VRF空調系統整合
- 監控及IP視頻系統
- 小區、大廈信息發佈
- 小區、大廈會所預定
- 訪客留言功能
- 訪客電話轉移功能

## System Diagram

系統圖



# Product Introduction

## 產品介紹



### Lifeous Win 7 Panel

- 10" IPS, multi touch
- Portable video intercom, smart control and scene control
- Alarm arm/disarm
- Photo Album
- WiFi built-in
- Control HiFi, TV, air-con and DVD
- 3D Graphical user interface (GUI)
- Customised scene setting

### 视窗 7 Lifeous

- 多點觸控十吋IPS屏
- 可攜式對講、智能家居、情境控制
- 布防、撤防
- 電子畫冊
- 無線WIFI
- 家電控制
- 三維介面
- 自訂功能

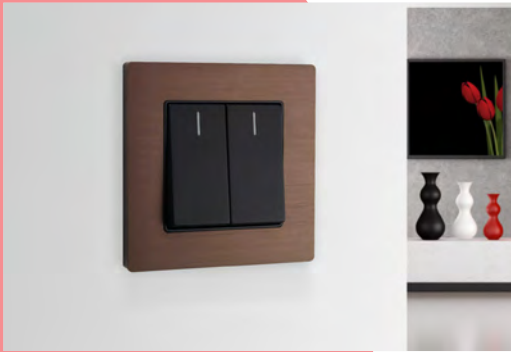


### t.SEC series

- t.SEC is a central controller at home
- 16 zones security alarm, Ethernet module CCTV connection and PSTN
- After connected with RF transmitter, smart home system will be activated
- Remote site control from overseas available
- Use any tablet to login
- Timer control and temperature control
- Customised Scene Control

### t.SEC 系列

- t.SEC 家中主控功能
- 16位安防報警系統連監控接口、IP接口、電話報警等功能
- 接上無線發射器後，便連上控特智能家居平台
- 遠程控制
- 客戶用任何平板、手機登入
- 定時控制、溫度控制等
- 自訂情境控制



### Kenso switch series



光亮銀  
Silver



瑰麗金  
Champagne  
Gold



型格黑  
Black

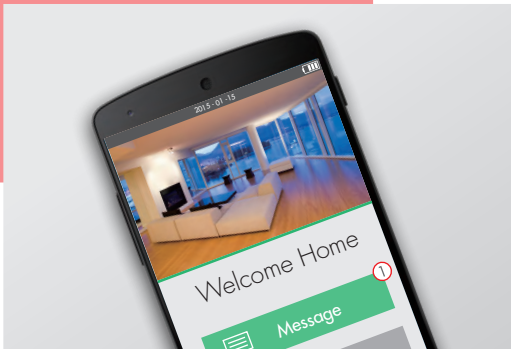


格調銅  
Copper

\*各款均可配選黑色、銀色或金色按鍵

Can be selected with black, silver or champagne gold buttons.

### Kenso 開關系列



### Wireless Mobile App Access Control

- QR code scanning for visitor's registration
- One-touch control OR touchless control
- Automatic Call Lift function or stop at preset floor
- Warning by App and floor access reminder
- Access Keyless Letter Box system
- Use mobile device to replace access card
- Support iOS and Android

### 無線手機程式應用訪問控制

- 旅客透過掃描QR碼登記入住
- 單觸控制或減少觸控控制
- 自動呼叫電梯或預設停靠樓層
- 手機程式警告和樓層出入提醒
- 無鑰匙信箱系統
- 使用手機取代訪問卡
- 支援iOS和Android

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