



# SMART SYSTEMS

*Data-Driven Intelligence. Proactive Maintenance. Smarter Service Delivery.*

## How Are You Meeting Today's Building Demands?

When it comes to facilities management, too often a wide range of issues leak through the cracks after going undetected for long stretches of time, amounting to high-risk stakes for buildings. For example, if the temperature of refrigerators fall out of range in the middle of the night, the result can be excessive cost and food waste. Similarly, if the Indoor Air Quality is out of range the results can be poor ventilation, occupant discomfort and or higher energy costs. Other common problems that result in higher costs and inefficiency are related to not knowing the existing condition of HVAC equipment, areas of water infiltration and the pressurization of rooms to name a few. These common and on-going issues can be detrimental from operational downtime, disruption to occupants, and unplanned escalated costs.

## AIWX™ Connect: Smart Systems Delivers Data-Driven Intelligence

AIWX Connect: Smart Systems is an intelligent, data-driven solution that delivers a unique, proactive-based maintenance model. It powers organizations to achieve insight to equipment monitoring, energy and waste reduction, and better building system performance based on your unique needs. As a result, organizations reduce risk, improve facilities planning and enhance customer services.

### AIWX™ Connect: Smart Systems Service Areas

The data-driven, IoT-based system improves performance in a wide range of areas, including:



**Refrigeration Monitoring** — captures real-time freezer, refrigerator and cooling unit temperatures and humidity levels, and sends alerts to prevent costly product spoilage and unexpected inventory losses.



**Water Leak Detection** — early alerts help prevent major water damage from occurring and potential environmental issues.



**Indoor Air Quality (IAQ) Monitoring** — captures temperature, humidity and CO2 levels of indoor air to help deliver healthier environments and better energy management.



**Water Temperature Monitoring** — monitors water in pipes for legionella and hot water management.



**Room Pressurization** — differential pressures alert when room pressurization is noncompliant leading to unsafe conditions.



**Vibration Monitoring** — monitors the condition of rotating mechanical equipment to help prevent unforeseen equipment failures and costly unplanned repairs.



**Equipment Optimization** — Ammeters validate operation of equipment, anomalies and energy saving opportunities.



**Service Validation** — provides virtual supervision, validates when and where service was performed and documents the time to complete service upon customer service request.

# Preventive vs Condition Based Maintenance

With traditional preventive maintenance, organizations are held back from optimized proactive service by:

- Maintenance work scheduled and performed at regular intervals no matter the condition
- Manually logging data for moment-in-time data points
- Unacceptable or failure conditions only found when conducting maintenance leading to poor system performance and equipment degradation
- Potential of over maintenance on equipment leading to increased costs
- No true insight into condition between service

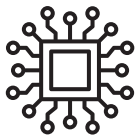
With applicable wireless sensors and data intelligence, organizations can gain these advantages:

- 24/7 continuous diagnostics
- Virtual supervision into operational conditions
- Maintenance is performed as needed, maintenance staff can optimize their time and repair
- Risk mitigation to avoid catastrophic and operation disruption and unsafe environments
- Improved uptime and equipment reliability
- Reduced reactive and corrective maintenance with increased planned maintenance to reduce excessive repair costs

## How It Works

AIWX™ Connect: Smart Systems works seamlessly to identify building and occupant needs based on real-time system performance, environmental conditions, equipment health and occupant satisfaction levels. These insights result in operational efficiencies, improved productivity, reduction of repair spend and higher customer satisfaction.

**Here's how it works:**



**IoT Building Sensors** — Placed strategically where needed to monitor areas of concern, such as critical equipment, refrigeration units, pipes, fluid fill levels, water temperature and or spaces that are sensitive to certain conditions.



**Central Platform** — Sensor data is communicated to a single platform and notification alerts sent by text and or email and an opportunity to integrate with a CMMS work order or other systems. All data is communicated by LoRa Technology that operates outside of your existing IT network.





## Paradigm Shift — Actionable Outcomes from Real-Time Data Capture

AIWX™ Connect: Smart Systems enables facilities managers to understand exactly when and where services are needed, enabling these key benefits:

- Replaces manual processes and reduce operational risk
- Safeguards service conditions
- Reduces service response time
- Decreases energy utilization
- Increases occupant satisfaction
- Prevents issues before they even arise

### SUCCESS STORIES

#### THREE RIVERS SCHOOL DISTRICT

#### 40% Cost Avoidance of Food Waste in Just 2 Months Over Prior Year

Two months after AIWX Connect: Smart Systems installation, refrigeration monitoring sensors detected a unit outage over Christmas break while no one was onsite. Early detection enabled service to be delivered promptly. The real-time alert resulted in a \$4,500 cost avoidance from food waste.

#### BRENAU UNIVERSITY

#### Real-Time IAQ Data Saves Rare Books and Artifacts Collection

Shortly after installing AIWX™ Connect: Smart Spaces, Brenau University discovered a repeated spike in humidity occurring between 11 p.m. and 7 a.m. each night in its library, revealing a previously unknown, but serious, problem. AIWX Connect sensors enabled data-driven root cause diagnosis. By optimizing the rooftop HVAC unit to achieve the ideal indoor air quality conditions, the precious library collection was preserved. What's more, room comfort improved and energy spend reduced.

## Future-Focused Smart Systems Possibilities

AIWX™ Connect: Smart Systems delivers multiple opportunities for organizations to make their buildings more intelligent, achieve proactive maintenance, equipment monitoring, energy and waste reduction, and better building performance.

**Learn how your organization can operate more efficiently.**

**CONTACT ARAMARK**



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