

The maintenance of a block of flats became easier in Herttoniemi

EXIT SCREWDRIVER, ENTER LAPTOP

The Linnanrakentajanpuisto housing company in Herttoniemi, Helsinki, decided to introduce the Schneider Building Automator system to control the heating and domestic water adjustments, as well as saunas.

In total, there are 130 residents in the 56 flats in the Linnanrakentajanpuisto company. The estate also has a pizzeria, a dental laboratory, and a company called Maxisat that offers data network solutions for housing companies. Maxisat also offers the Talovahti service, operating in conjunction with Building Automator. "Talovahti routes an e-mail or SMS to the service person



if there are problems with the heating or supply of domestic water," says Matti Uljas of Maxisat.

"Before, the red light on top of the canopy over the main entrance could blink for ages before anyone noticed the problem. Now the alarm comes through in a couple of minutes," says Kari Laukkarinen, the service man for the housing company. "The screwdriver has been exchanged for a laptop. We no longer need to drive to the site to fix the problem. Instead, we can solve it at home using a laptop," he continues.

"The alarm message contains the meter readings as well as the information about which centre and housing company are involved. This way, the information comes through rapidly and no extensive water damage can occur. This is particularly important for our estate, as we have thousands of litres of water circulating in the underfloor heating system," says Uljas, who himself uses Building Automator.

Building Automator has made the maintenance work of the housing company easier. "It is much easier when you can work remotely. The system is easy to use because

settings and adjustments do not require many different phases," says Laukkarinen happily.

The settings have remained at the desired levels, and there have been no alarms in the

The system is easy to use and remotely operable.

last six months. The consumption figures have gone down also. "The system has been able to adjust to the warm weather this autumn deftly and has not raised the temperature according to the norm for the season," says Laukkarinen.

"In the future, I could adjust the timing of Christmas Eve saunas and the transfer to wintertime in all of the housing companies I manage using Building Automator. Earlier, I had to go to all 50 estates and find the timers, and the next day I had to come back to reset the adjustments," Laukkarinen sums up.