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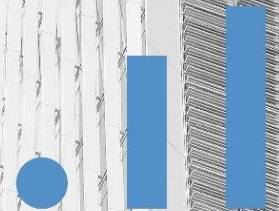
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Case studies

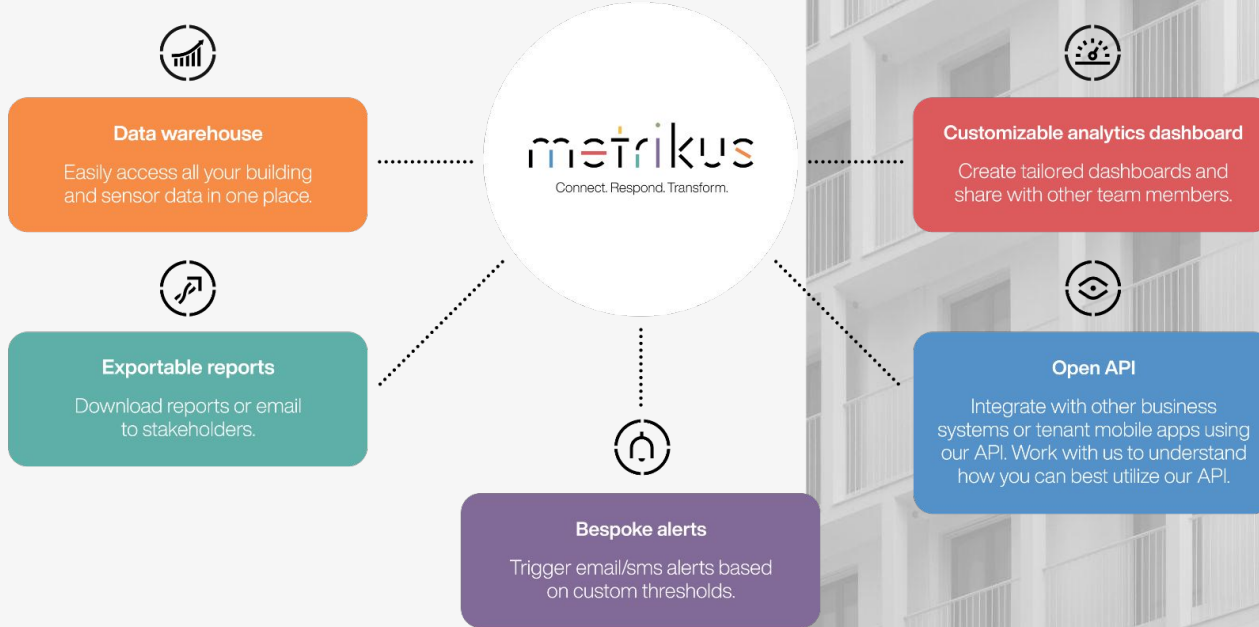


Make your building work
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Metrikus

key features



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The Met Office

Indoor air quality monitoring

When we first started working with the Met Office, our primary goal was to monitor temperature in their office. They were constantly bombarded with 'too hot' and 'too cold' complaints, even though their BMS said everything was normal and that the room temperatures were 21°C, the BMS set point.



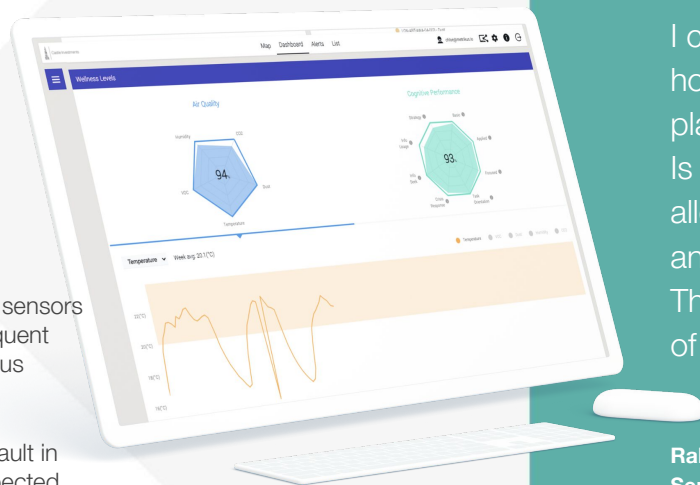
Top-of-the-range sensors immediately discovered that their BMS sensors were not reading correctly. Many years of sensor drift and subsequent compensation meant that the system was operating with erroneous inputs.



We picked up on a cold spot and were able to deduce a design fault in the vents underneath their building that hadn't been properly inspected in 18 years. As well as this, we detected an unbalanced airflow.



On one occasion, the Metrikus platform picked up on a very high dust event, and this transpired to be a Saharan dust storm hitting the UK, showing how easily polluted air can infiltrate indoor spaces and have a detrimental impact on indoor air quality.



 Met Office



I cannot overstate how useful the Metrikus platform has been. It is a powerful tool that allows you to become an intelligent customer. The flexibility and speed of response is exemplary.

Ralph James, FM & Technical Services Manager,
The Met Office



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GSK

Indoor air quality monitoring

We have worked with GSK since 2018, focusing primarily within the IAQ space. Currently Metrikus is a preferred partner for Environmental Monitoring and displaying IAQ data to GSK occupants. As well as deploying sensors in the GSK London office, we have just completed a project for the recently commissioned Bengaluru site in India. Data from these sites have been pulled from multiple sources, including sensors and Building Management Systems.



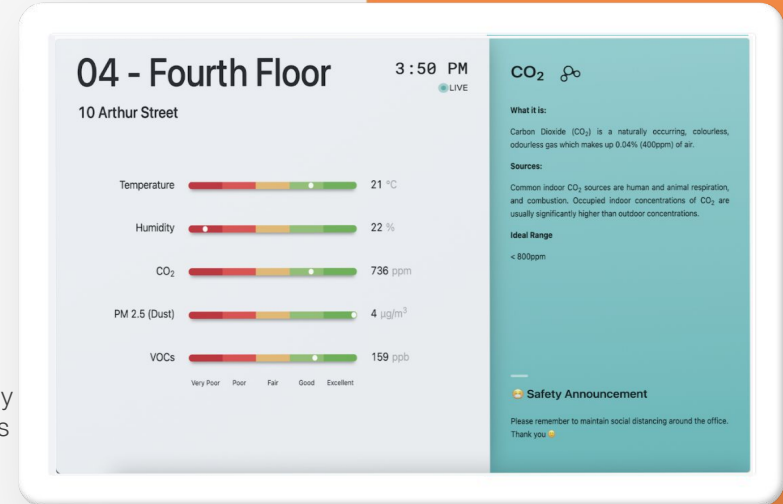
Deployed IAQ sensors in the Workplace Hub programme in order to help create a framework for smart building technology. The project was incredibly successful, identifying key improvements in productivity and overall wellness of occupants



Created the Kiosk Panel to promote transparency on IAQ and encourage occupants to learn more about the common sources of CO₂, temperature, humidity, VOCs and dust.



Integrated with the building management system (BMS) to pull IAQ data being fed via Kaiterra Sensors.



Major UK bank

Occupancy monitoring

We worked with this bank to optimize the utilization of their agile workspace. On our first deployment, there was an estimated 71% floor peak occupancy based on manual headcounts. The HR and FM teams were being asked to contract a new lease worth £500,000 to accommodate the expanding floating population of employees.



Our proof of concept was deployed within a week and real-time occupancy monitoring immediately gave an accurate and detailed insight into utilization within their space.



Even after stress loading with additional employees, we found that the average utilization remained below 44%. We continued to control the volume of staff on the floor, with real-time alerts to ensure any increases would not lead to a breach in building control.



We recommended that occupancy levels stayed between 80-90%. This enabled an increase of 303 in staff allocation, a 34% increase from the previous allocation. This resulted in an **ROI of >98x**.



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US investment bank

Occupancy, capacity and IAQ monitoring

We were brought in to help with the return to work. We monitored the indoor environment to make sure the air was healthy, productive and safe, and monitored capacity sensors in order to visualize the flow of people into the building and ensure that they didn't exceed capacity in their lift lobbies or on the floors.



Lift lobby monitoring automatically notified the FM team when capacity exceeded the allowed amount in the lobbies, to ensure social distancing was possible.



Monitoring of overall capacity across their operating floors and cafeteria floor allowed them to prevent queues and proactively manage how many people are in each space.



Implemented real-time performance against the FitWel criteria.



Indoor air quality monitoring in their treatment centres ensured it was safe for staff and puts their minds at ease.



Renowned Spanish asset owner

Indoor air quality monitoring

In 2020, problems started all around the office: too high temperatures, sub-optimal humidity, and a generally unfavorable indoor environment in terms of both productivity and occupants comfort.

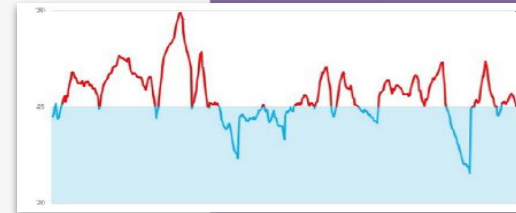


Our solution was deployed identifying high levels of CO2 in the office, they were then able to make changes to reduce this.

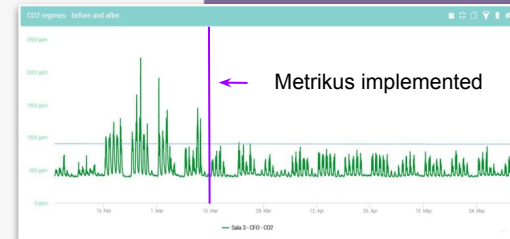


After we installed sensors, we could see that the BMS sensors were not reflecting the occupants' experience, diverging in some cases as much as three degrees. This meant that temperature was consistently above 25°C (outside the WELL standard), so between February and May this was improved.

Office temperature pre and post Metrikus
(February - May 2020)



CO2 levels in the office before and after
Metrikus



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Data is everywhere.

We are ready to save you time,
money and equip you with the
data you need to transform your
space – **why wait?**



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