Building Management

Automate to increase control and reduce overhead
Your Technology Gateway
Think of Leviton as the brain of your automated building. Various systems are managed to maximize safety, comfort, convenience, entertainment, and energy savings.

Control security, lighting, temperatures, audio/video and more automatically based on your schedule or events including temperature change, motion or alarm activation.

New or Existing Buildings
Simply choose the automation features based upon your needs and budget.

From bank branches and pharmacies to restaurants and office parks, Leviton offers a wealth of options for today’s commercial applications.

There is the New Here
Remotely control any aspect of the facility from your smartphone or tablet with zero monthly fees. Access multiple locations from the app or customize your own interface using our software developer kit.

Common Commercial Applications:
- Mixed Use Residential/Commercial
- Medical and Business Offices
- Pharmacies and Markets
- Franchise Operations
- Fitness Clubs
- Restaurants
- Hospitality

Improve your business by simplifying control
There is a Leviton Security & Automation system for every industry
Business operation with less worry
Monitor and control multiple locations from one interface

Easy to Use
Leviton systems are simple to operate, which is why they are Automation Simplified®. Employees, guests, and tenants alike find these systems very intuitive.

Reliable Solutions
Leviton uses embedded controller technology in its building management systems, a technology proven reliable over decades of use.

Connectivity Partnerships
Leviton’s security and automation systems open you up to thousands of products utilizing several standardized protocols and platforms, including but not limited to, Z-Wave®, ZigBee®, Bluetooth®, KNX®, DALI, UPB™, X-10, RS-232/485, and TCP/IP.

Convenient Control
Utilize apps, touchscreens, keycards, and panic pendants to check and adjust lighting, temperature, security, audio, and more.

Leviton offers video surveillance and recording, which gives you the power to check in via PC, iOS and Android™ devices.

With Leviton Security & Automation software choices, you can make changes to your facility’s status from practically anywhere in the world. Leviton offers many solutions, each designed to simplify your business’ operation.
Save money, improve safety, and add convenience

**Vehicle Service Centers, 800+ locations**

**Challenge:**
Significantly reduce energy costs associated with HVAC use and high-draw appliances across all locations while providing centralized control.

**Solution:**
Lumina Energy Management Controller at the corporate office can remotely monitor and control all connected devices installed at the branch locations. Energy savings of 25-40% after a six month trial provided a return on investment within one full year.

**Application Spotlight:**
Leviton’s free Application Programming Interface along with the Software Development Kit were used for remote access. Paired with energy management, commercial lighting control, and the ability to remotely manage and monitor high-draw appliances, ZigBee® wireless devices feature both automatic and manual shut-off. Capital cost up-front was an easy decision – the return-on-investment was less than a year. Operational cost of the locations for the remaining years were lower, giving them a marked advantage over competition.

**Sports Bar & Grill – Iowa**

**Challenge:**
Commercial security and control of video screens throughout all areas. Simple interfacing and adjustment of televisions by employees.

**Solution:**
Omni Commercial system for safety and security. Special emphasis on control of televisions individually or as groups with the added benefit of energy management through shutdown of A/V components when not in use.

**Application Spotlight:**
HTX2 devices are used to control dozens of television sets and satellite TV receivers. Rather than searching for remotes, employees choose “restaurant” or “bar.” When “restaurant” is chosen, a floorplan of the table arrangement layout is displayed.

Selecting a TV from the floorplan opens a “remote control” page. The interface includes customized preset buttons for over a dozen sports channels.

Televisions can be turned on and off one at a time or all at once – a nice feature for those opening or closing the business. In fact, all components can turn off each night when the alarm is armed.
Systems can be custom designed to respond to specific needs

**Subway Franchisee – Nebraska**

**Challenge:**
Franchise owner grew tired of life on the road, needed comprehensive systems to control security and energy within a dozen existing locations.

**Solution:**
Optimum control of heating, ventilation and air conditioning (HVAC) systems. Monitoring cooler/freezer temperature, managing outdoor signage and general indoor/outdoor lighting, as well as the execution of physical security.

**Application Spotlight:**
The operating radius of this Subway franchise operation is 60 miles. To effectively manage dissimilar security and facility subsystems, management had to travel back and forth. Now, an iPhone® can be used to monitor and control all stores.

The systems maximize energy savings via temperature control in each lobby and food preparation area, also controlling cooler/freezer temperatures, outdoor signage, and physical security with wireless sensors and panic buttons.

If a customer requests a temperature change, the thermostat can be adjusted, automatically reverting back to a preset point after a certain duration. The owner can add/remove access codes to any of the stores, change a lighting plan, and view an event log. The stores go to sleep when the alarm is armed and wake up automatically each morning.

**Dental Office – International**

**Challenge:**
New dental office wanted to ensure client comfort and security for peace of mind. Remote management was crucial, with mobile control of security, lighting, and HVAC.

**Solution:**
An OmniPro II security and automation system was employed, along with Access Control readers and video surveillance. A/V control and a distributed audio system with iPod Dock were implemented to enhance the client’s experience.

**Application Spotlight:**
The construction of a new office afforded the ability to completely outfit with security and automation. The facility, utilized by 20 doctors, has 15 operating rooms, 8 offices, a meeting area, a large reception and waiting room, a hospitality suite, and a sterilization room. Integrated components include a video projector, distributed audio, DIN rail style lighting controls, air conditioning units and a Touchscreen computer.
Superior Security Detection
Leviton provides proven protection with UL Listed and CP-01 compliant commercial security systems. Intrusion, vehicle presence, water, and other hazards can be detected by either wired or wireless sensors.

Prevent unauthorized access to storage and equipment rooms, pools, and offices. Manage and track employee activity. From your smartphone or tablet, view event logs, lock or unlock doors, and see live surveillance footage.

Phone, Email and Text Alerts
In an emergency, the alarm can communicate with a central monitoring station and provide voice, email, and text notifications.

Automatic Protection
Automate your building based upon schedule or activity to reduce expenses and increase comfort. Automatically turn on lights in the event of an alarm. Broadcast announcements over built-in speakers. Push one button to put the business to sleep for the evening. Gain total control over the safety, energy, and entertainment of your facility. Do more with Leviton Security & Automation protecting your property.

ALWAYS IN TOUCH
Phone Communication Backup
Leviton’s Cellular Communications Center uses the cellular network if your landline is disabled to alert emergency personnel. Conduct business calls using landline phones.
Surveillance Automation

Keep a watchful eye around your facility, even when you're away

High Definition Supervision
Leviton’s high-resolution cameras oversee entrances and exits, parking areas, loading docks, cash registers, storage rooms, and customer facing areas like lobbies and showrooms.

Maintain a Secure Property
View live footage from up to 16 high resolution IP or analog surveillance cameras. When using Leviton’s IP camera, have still video frames emailed to you or uploaded to an FTP site when motion is detected in an area.

On-site or Remote Monitoring
On a touchscreen or app, swipe through available surveillance cameras and click the preferred camera to view in full-screen format. With this ability to monitor your business operations, theft and/or fraud from employees or customers can be better prosecuted and even outright prevented.

REMOTE SURVEILLANCE
The Secure Storage Solution
Have peace of mind by not only viewing live video footage, but also recorded video footage that’s stored on-site in a structured wiring enclosure and can also be backed up remotely on a network.
Restrict Gate and Door Access
Leviton's high security, digitally encrypted proximity card reader manages gate and door access. Initiate building functions specific to the individual accessing the door, as well as the time or date.

Wake Up Your Property
Swipe once to unlock the door. Swipe three times to unlock the door, disarm the security system, illuminate pathway lighting, change temperatures, activate pumps/fans, turn on audio zones, and much more.

Who? When? Where?
Because each card or key tag is tied to a specific user, all of the actions can also be customized for each individual user. Access to the wine cellar, out buildings, or office areas can be restricted to specific individuals and specific times. View an event log on your tablet or smartphone to determine the times that your employees are accessing supervised areas.

EXPAND YOUR CAPABILITIES
Go Beyond Basic Access
Leviton’s Access Control Keypad is weatherproof and vandal resistant, perfect for controlling gates and garage doors. Control both ZigBee® and Z-Wave® wireless door locks. Interface with an access control system that communicates using ASCII over a serial port.
Total Energy Management
Automate up to 64 thermostats to reduce energy use and increase your bottom line. Leviton’s wireless energy management products are retrofit friendly.

Monitor and control temperature and humidity settings based on occupancy. Control water heaters, fountain or pool pumps, generators, ceiling fans, irrigation, ventilation, compressors, drapes, shades and shutters. Prevent phantom loads from electronic devices.

Monitor Events and Schedules
By self-monitoring real-time energy use, high draw devices can become more aware and change operating schedules automatically.

If a compressor for a cooler at a supermarket were to fail, both the store manager and repair technician could receive alerts thereby speeding response and preventing loss of inventory.

Control Your Environment
Automate temperatures and humidities based on schedule such as sunrise or event such as window or door opening. Manually adjust any climate setpoint from a touchscreen, tablet, or smartphone.

ENERGY SAVINGS ON TAP
Efficiency Through Automation
Did you know around 40% of the world’s energy is used by buildings? Facilities managers are turning to Leviton to manage energy usage, lower energy expenditures, and increase the quality of occupancy.
**Effortless Elegance**

Improve security, contribute to savings on your energy bill, and enhance areas with task oriented lighting. Control interior and exterior lights including building signage. Program lights to illuminate exit pathways during an alarm or activate night lights each night.

**Occupancy, Time or Event**

Unused lights turn off when leaving the building and restore automatically upon returning. From a smartphone or tablet, easily turn all lights on/off or dim a CFL or LED device to a particular level.

**Every Bulb In The Building**

Omni-Bus is a hardwired DIN rail solution, popular because it can control up to 256 lights, shades, fans, shutters and pumps with reduced wiring and installation costs. HAI Lighting Control—the 110V solution—can be retrofitted without new wiring and features plug-ins for table lamps and small appliances.

Leviton automation systems also control Vizia RF+®, Z-Wave®, ZigBee®, KNX®, DALI, and various other lighting protocols to suit your aesthetic or technology requirements. The Leviton GreenMAX® integration opens up additional commercial lighting protocols and voltages.

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**MATCH LIGHTING TO YOUR NEEDS**

*Customers Will Note The Ambience*

Easily set lighting to emphasize points of interest such as artwork or furnishings. Limit mingling areas by lighting only the areas meant for gathering. When business closes for the night, press one button to engage overnight settings.
Set The Mood, Room By Room
Easily share your favorite music, and use Bluetooth® to distribute tunes from your tablet or smartphone! Employees can use a telephone to make an announcement throughout the premises or a single zone. Designated employees can use their smartphone to adjust audio settings.

A Professional, Discreet Solution
For a sleek installation, the amplification and distribution are built-in to a structured wiring enclosure and use in-ceiling and in-wall speakers. While the foyer features relaxing jazz on satellite radio, the patio lets patrons enjoy the game outside. In the meantime, pleasing ambient music fills a dining room.

iOS Remote Control
Control audio/video systems with customizable user interfaces for iPad® and iPhone® devices.

A/V EQUIPMENT CONTROL
One Unified System for All Sources
Without compromise, achieve total control of A/V systems through one interface. Use one button on a Touchscreen to close the curtains/shades, lower a screen, and turn on the appropriate A/V equipment. Automatically adjust the lights and set the room temperature for the perfect presentation.
Automation Interface Options

Leviton offers many choices to monitor and control your business

Easy to use interfaces control security, temperature, lighting, audio, surveillance video, irrigation, and more.

**OmniTouch 7**
Access all facility functions from a dedicated in-wall device available in Black or White. Monitor and adjust security, temperatures, lighting, audio distribution, irrigation, door locks, window coverings, pumps, fans, fountains, video surveillance and more. Arm the alarm and the quick glance LED changes from green to red.

**Wireless Key Fob, Keypad, & Panic-Alert Pendant**
With the push of a button, lights activate, doors unlock, audio is distributed and temperatures adjust. Use the panic alert to sound alarm and notify authorities.

**OmniTouch Pro**
Leviton’s customizable interface application for a PC or PC touchscreen. Includes settings for over a dozen different languages.
Award-Winning Automation Software

The smartest, most secure, and easiest to use software with no fees

Snap-Link Mobile
Graphically control your building via iPhone®, iPad®, iPod Touch, Kindle Fire e-reader, or Android™ device. Manage multiple properties from the same app without any user fees or licenses, perfect for franchise owners and businesses with multiple locations.

Set lighting levels or audio volumes from 0-100% with a sliding scale, or use quick scene buttons. Conserve energy by adjusting heating and cooling and view humidity and outdoor temperatures. View real time video of surveillance cameras. Arm or disarm alarm, lock or unlock doors, and view a security log to monitor activity of employees, service personnel, and contractors.

Snap-Link
Quickly adjust and check lights, temperature, webcams, security, audio, access control, and more on the go! Plug the Snap-Link USB key into any Windows computer and directly communicate through the secure Ethernet port on your Leviton Security & Automation Commercial System. No on site computer is needed and you won’t leave anything behind on a web browser.

Software Development Kit
With our software developer kit and application programming interface, generate software that works with Leviton automation systems. We will provide the documentation and examples plus provide access to a forum to share experiences or ask questions.
Proven to Exceed Expectations
Leviton Security & Automation systems have been installed around the globe for nearly three decades. As a testament to their unparalleled quality, many Leviton first generation controllers are still in use; some have even been in continuous operation since 1988. This success stems from Leviton’s technological approach which has proven reliable over decades of service.

Every Region and Budget
With products available worldwide, Leviton Security & Automation is responsible for many industry firsts and has garnered well over 100 awards. As Leviton Security & Automation’s product line has grown, the benefits of merging energy conservation with security and remote access has remained at the core of our efforts.

The Smart Choice is Leviton, with a comprehensive product offering for the entire business.
Add Intelligence to Your Business
Use Leviton Security & Automation’s solutions to simplify operations

Perfect for Your Property
For decades, Leviton Security & Automation integrators have been meeting and exceeding the satisfaction of commercial customers. Whether a retail development, a restaurant or a supermarket, there is a Leviton system right for the job and a Leviton Security & Automation integrator ready to provide the solution.

Achieve Global Control
Leviton Security & Automation’s products are designed and intended for professional sale, installation, and service. Your Leviton Security & Automation integrator can discuss and advise you on what options are best for your application. Visit leviton.com to find an integrator near you.
Contact your preferred Leviton Security & Automation Integrator:

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