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**U.S. General Services Administration Chooses Tridium Software to Automate Intelligent Building Project for Chicago Federal Facilities**

***Complex five-year facility overhaul completed at courthouse and nearby federal office building***

**Richmond, November 1, 2001** - Two major government facilities in Chicago, comprising more than 72 floors and 2.5 million square feet of building space, are now fully automated - from their HVAC and power monitoring to their lighting systems - thanks to Tridium's Vykon™ Building Automation Suite software.

The U.S. General Services Administration's (GSA) intelligent building project (initiated in 1996) has been working toward improving energy inefficiencies and simplifying the management of thousands of independent building control devices shared by the Everett M. Dirksen U.S. Courthouse and John C. Kluczynski (JCK) Federal Building. The facilities are critical sites for the federal government - housing various tenants including the Federal Courts, GSA, Department of Justice, U.S. Marshals Service and federal law-enforcement agencies. GSA's goal was to upgrade and optimize the facilities' operating systems into an open system environment that allowed their facility managers to efficiently manage energy consumption and costs.

The complexities facing the multi-phase process provided numerous integration challenges for Teng - GSA's contracted project development, design, specification and system integrator charged with converting the antiquated operations into a seamless and open operating system. A significant challenge was the final integration of the multi-vendor LonWorks® systems that manage every mechanical element in the two buildings into a single, easy to use, efficient graphical user interface.

"We were looking for a 'silver bullet' solution that allowed facility managers in the Dirksen and JCK buildings to fully integrate their diverse building devices - regardless of manufacturer - into a single interoperable platform," said John Huston of Teng. "That's why the Vykon package was chosen."

The foundation of Vykon's technology is Tridium's universal Niagara Framework™ infrastructure. The Niagara Framework's open, Java-based platform converts devices and their proprietary protocols into software "objects." With this object modeling, Vykon can "talk" to new and legacy systems using their native protocol and respective networks, regardless of make, model and manufacturer. As a result, end-users - such as GSA - can access and control their diverse building systems while protecting their investments in legacy systems.

In addition, Vykon utilizes enterprise-level software standards such as TCP/IP, HTTP and XML to allow access to any control system via the Internet. Users of the software read real-time energy data and send commands to and from different devices. They can take immediate action to help manage energy consumption and costs; correct comfort problems; or do whatever else is



necessary for smooth and concise building operations - from anywhere around the world via the Internet.

With the integration of Vykon, GSA's Dirksen and JCK building projects achieved substantial project completion on June 2, 2001.

"This project is a great example of how Tridium products can assist the government and its efforts to create more efficiently managed buildings," said Jerry Frank, president and CEO of Tridium. "We're pleased to be a part of the effort and look forward to assisting in future projects."

### **About Teng**

Teng ([www.teng.com](http://www.teng.com)) is a specialized, high-quality Integrated Services Organization providing Design, Construction, and Project Development Consulting Services for America's fastest growing business sector. Teng's Integrated Service Model<sup>®</sup> provides our clients with any or all of our services, giving them the power of choice and the option of single source responsibility.

### **About the U.S. General Services Administration (GSA)**

GSA is a centralized federal procurement and property management agency created by Congress to improve government efficiency and help federal agencies better serve the public. It acquires, on behalf of federal agencies, office space, equipment, telecommunications, information technology, supplies and services. GSA, comprised of 14,000 associates, provides services and solutions for the office operations of over 1 million federal workers located in 8,300 government-owned and leased buildings in 1,600 communities.