

Building Technology Management Centre (B.T.M.C.)

Nexacor Realty Management (Nexacor) is an industry leader in providing real estate services. As a full service provider, Nexacor combines all services from site search through design/build to property management and lease administration in an integrated and cost effective delivery model. Our ongoing commitment is to provide quality, value-added services driven by a customer-focused approach while improving profitability and efficiency for clients.

Nexacor's depth of internal resources include 1,200 professionals (including our sister company ProFac Facilities Management Services Inc.) specializing in project management, transactions, facility management and support services. Nexacor is wholly owned by the SNC-Lavalin Group Inc., which is one of the leading engineering and construction firms in the world, and a key player in the ownership and management of infrastructure.

Monitoring your installations 24/7

The Building Technology Management Centre (BTMC) is a dedicated 24x7 service team that monitors remote stand-alone critical sites for our Clients and provides technical support to complex buildings such as the Bell Network Centres. This team monitors the status and operating conditions of connected buildings through their BAS (Building Automation Systems) that are over dedicated communication lines and adjust or respond as necessary. The BTMC is located immediately adjacent to the Call Centre and staffed 24x7 by bilingual Building Technicians highly qualified in maintenance of building systems and operations of building automation systems.

Nexacor in conjunction with our clients has developed a DDC policy with the objective to establish guidelines for technical, administrative and operational aspects of centralised DDC Automation systems, related equipment and staffing. The BTMC provides Field Operations personnel with DDC and Control system expertise and all related services including documentation and DDC System Commissioning and Recommissioning services. The typical criteria for site selection include importance to the network, importance to client administration as well as the site remoteness or accessibility.

Nexacor's BTMC provides a complete remote monitoring and management service for building systems located in 325 of the most important buildings in the Bell Canada portfolio throughout Quebec and Ontario. This service covers over 20 million square feet of floor space and related systems and other clients include Rose Development, S.I.T.Q. and Bell Nexxia.

One of the area where Nexacor had succeeded in the past was on re-commissioning program consisting of comparing existing installation to the design and making the proper adjustments in order to obtain peak performance.

Our scope of services (B.T.M.C.)

Monitoring of building systems

- ◆ Continuous monitoring and analysis of systems
- ◆ Adjustment and modification of operation parameters as per owner's request
- ◆ Reception, acknowledgement diagnosis, prioritisation and resolution of alarm condition
- ◆ Troubleshoot and assist, maintenance personal in performing maintenance tasks

Direct Digital Control System

- ◆ System evaluation and recommendation
- ◆ Commissioning and Recommissioning



Nexacor can assist in the developing a re-commissioning strategy to evaluate the present status of the DDC systems in place throughout a client's portfolio. With our extensive experience, are able to make concrete recommendations on improving operational efficiency as well as reducing energy consumption.

Nexacor's BTMC can provide a complete remote monitoring and management service. This proven program operated by Nexacor, Bell's supplier of choice for Real Estate services, has been used successfully for several years and is recognized for it's ability to maintain uninterrupted service with cost effective and reliable methods as well as results.