

CENTENNIAL SECURITY INTEGRATION

Client Case Study

BROWN HARRIS STEVENS

NEW YORK CITY



www.CSI-SECURITY.US

CSI Security & Electric, Inc.

dba

CENTENNIAL SECURITY INTEGRATION

Founded 2005

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CLIENT CASE STUDY

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Established 1873

ABOUT THE CLIENT

Brown Harris Stevens is an American real estate service company headquartered in New York City with offices across the East Coast. The original firm was founded in 1873. It is primarily known for its real estate brokerage and management divisions that have catered to wealthy buyers and sellers. It is one of the largest privately held real estate services companies with more than 2,500 agents and 55 offices across the United States with more than \$9 billion in sales in 2019.

PROJECT

Brown Harris Stevens, a longtime client of CSI, desired to upgrade the safety and security systems that were installed in two back-to-back buildings they own in the Soho area of Manhattan. Both buildings were built in 1897, they are each 12 stories tall. The primary Beaux Arts style building on Broadway is an official City of New York Landmark, known as The Astor Building, named after one of the wealthiest men in the



United States—John Jacob Astor (the richest man aboard the Titanic) who had his home at this location. Originally lofts for garment industry manufacturing, it is now a mixed-use commercial mid-rise establishment containing 24 luxury apartments.

The access control system was failing and not reliable, and the existing legacy systems installed in those 124-year-old buildings were linked by a single common control center which was inadequate for proper functionality.

SOLUTION

CSI's Project Management team designed a new overall system, which utilized parts of the still existing highly functioning infrastructure. After the legacy system was removed, the new entry system was retrofitted into the existing infrastructure. This included a two-wire bus Elvox system. This two-wire system provides increased audio and video quality, utilizing two existing wires of a 12-wire cable.

Further, a new modern edge-based Openpath card touchless access system (UL 294 and FCC compliant) was added. This new system communicates over the clients existing I.P. network. Additional, high security card readers replaced older legacy ones at the front doors and the elevators. These readers use encrypted technology and have the ability to be operated via cell phone. The new proprietary intercom system allows tenants to speak directly to the concierge for all of their needs. Each individual building has its own direct concierge intercom master which identifies which building incoming calls were placed from .



CONCLUSION

CSI analyzed the client's concerns regarding their outdated communication system and needs to upgrade security and redesigned solutions to best fit their needs. This included providing upgrades which allow the building concierge to see tenants on a video intercom, operate building cameras, and recall or control secure elevator access for the tenants and visitors— all from the front desk, thus increasing both building's security.

The project was met on schedule, within its budget, and to the great satisfaction of the client.

