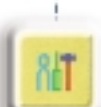


# UniART

樓宇監控管理系統

Building Management System



誥鑫企業有限公司  
ARITH COMPANY LTD.

地址：台北市復興北路427巷30號

電話：(02)2717-5038

傳真：(02)2717-5039

e-mail: [taipei@arith.com.tw](mailto:taipei@arith.com.tw)

網址： <http://www.arith.com.tw>

### 樓宇監控管理系統



#### General

**UniArt is a PC-based user-friendly, monitoring, data logging and controlling SCADA software package for DDC/PLC controllers. UniArt establishes a natural Man Machine Interface (MMI) between the control staff and the site's control systems. The UniArt system is especially designed to control heating, ventilation and air conditioning systems (HVAC) as well as energy, electrical, lighting, fire detection and extinguishing systems. UniArt is the optimal solution for controlling and monitoring systems in public, commercial and industrial buildings as well as hospitals and hotels.**



#### Features

- User friendly Graphic User Interface
- Full multimedia system
- Multiple DDC/PLC protocol support
- High resolution graphic display with zoom feature
- Windows and NT operating system platform
- Internet and Intranet LAN interface
- Alarm management
- Telephonic and Mail alert system (optional)
- Trend reports and data logging with graphic generation
- Preventative maintenance program (optional)
- Holiday and weekly timetables
- Backup programs



#### User-Friendly Graphic User Interface

Visual graphic displays guide the user to various available options. "Pop-up windows" and an enhanced graphic display enable real-time presentation for status, point values, engineering units (e.g. Celsius, Fahrenheit, Kw) and the point descriptor. At the set-up level users can define logical group names, site menu screens, hardware data files, parameter files, system calendar parameters, system alarm descriptions, trend report parameters and graphics.



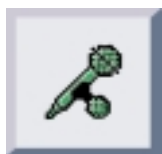
#### High Resolution Graphic Display with "Zoom" Feature



UniArt's high-resolution graphics software enables users to create, edit and display a specific site diagram illustrating job/site equipment, control systems and real-time data values. A series of logically related pictures can be "linked" and the user can move from a global picture to a more detailed picture and vice-versa. UniArt supports graphic formats such as DXF, JPG, GIF, PCX, BMP, WMF and more.



#### Multimedia System



UniArt supports full multimedia features such as voice and record alert message, full graphic animation display, record of system functionality description and voicemail messages for maintenance personnel.



#### Internet, Intranet and Remote-Site Control



UniArt provides the following communications features:

- Multiple remote control centres,
- Full operation and control via intranet, LAN, modem and internet.

■ Support of TCP/IP communication protocols.

■ Internet and intranet support.



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 傳 真：(02)2717-5039  
 e-mail: [taipei@arith.com.tw](mailto:taipei@arith.com.tw)  
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## Alarm Management



In the event of an alarm the system can provide:

- Pop-up graphic picture alarm display
- Fully editable help screen

- Alarm status report
- Historical alarm data logging file
- E-mail/fax report
- Local sound alerts
- Fully detailed voice alarm description

## Trend Reports and Graphs Generator



Historical trend logs help maintenance personnel evaluate the system's performance and verify it's current operation.

Operators can define up to 40 trend reports, each containing up to 80 checkpoints. The trend data report can be displayed in different formats including line-graph, 3D, columns and more.

The data can be exported to spreadsheet software such as Excel, Lotus 123 and others.

## Multiple DDC/PLC Protocol Support



UniArt software can communicate with various DDC/PLC controllers including Modbus, BacNET, INSTABUS, DALI, Modicon, Siemens, GE,

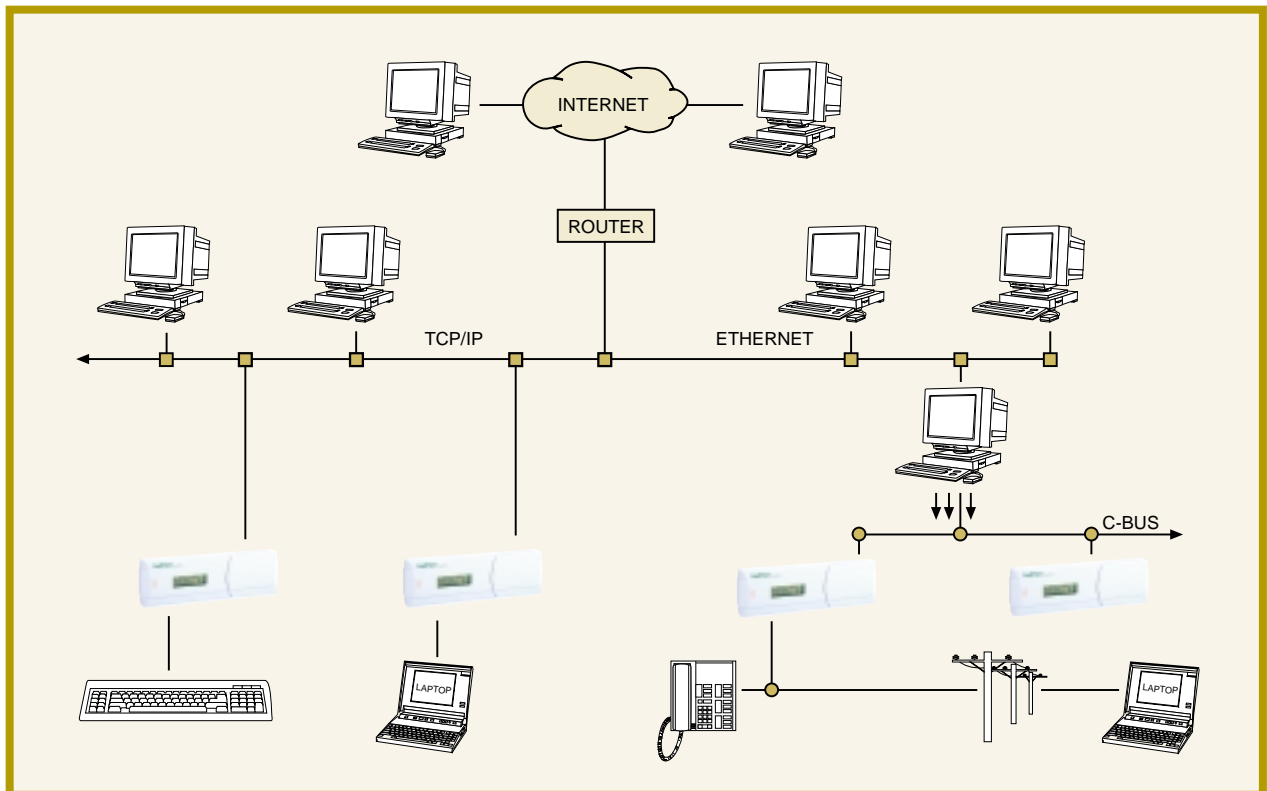
TI, Omron, Mitsubishi, Trane, York, Satec, Simplex, Telefire, Jbus, Carrier, Cerberus and more.

### Preventative Maintenance Program (Optional)



This program provides the manager with reports regarding equipment or systems that require preventative

maintenance operations. It also prints job cards that contain system/equipment-detailed information and historical logs. These cards are automatically initiated based on fixed time (calendar) or total equipment operation time received from the DDC/PLC controllers.



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### 樓宇監控管理系統

#### --- Holiday and Weekly Timetables



The user can define an on/off weekly timetable for any point in the system. Up to twenty on/off switching times can be defined per day.

A "special day" program enables the user to define up to nine different time schedules that can be set to override the current time program.

The "setting holidays" program enables the user to create a calendar for holiday dates over an unlimited period of time.

#### --- Backup Programs



UniArt provides backup and reload of DDC programs on the control centres hard disk. This facility ensures that the entire DDC system is backed up.

#### --- UniCall Telephonic Alert Feature (Optional)



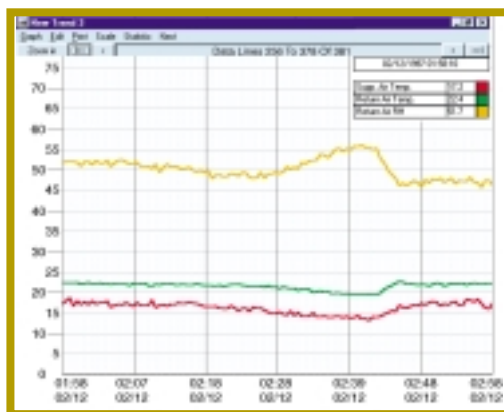
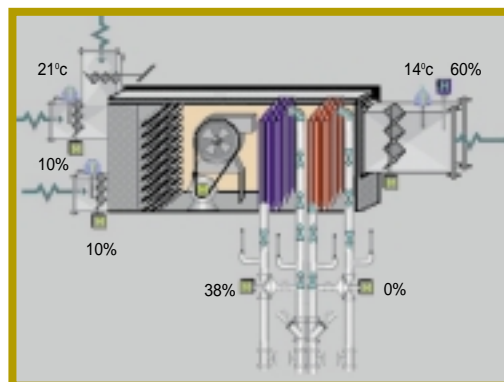
This program provides automatic telephone alert call with detailed vocal remote site alarm information. UniCall can reach the control staff either by standard telephone, cellular phone, modem or beeper.

UniCall offers:

- Immediate telephone voice message in alarm situations
- User may check the system and alert status via telephone
- Bi-directional communication

#### --- UniMail Automatic Messaging Feature (Optional)

UniArt offers the capability of sending e-mail messages informing the user of alarms, events and the system status.



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