



فيرمونت Fairmont



Case study: Fairmont Ramla Riyadh

State-of-the-art luxury powered by connected lighting

Seamless lighting control and guest room management courtesy of Signify



Fairmont Ramla Serviced Residences, a luxury long-stay destination located in the As Sahafah district of Riyadh, Saudi Arabia, sought to differentiate itself through a high-end, cutting-edge technology solution that would both enhance guest experience and optimize operations. Together with lighting contractors Lumiere Group, Signify deployed a connected lighting and controls system that provided property-wide automation for the hotel.

Customer challenge

The Fairmont Ramla's 249 serviced apartments, seven restaurants and bars, and prestigious meeting spaces presented unique opportunities for a comprehensive automation strategy, but also presented unique challenges.

The primary challenge was how to deliver a seamless lighting control and guest room management system (GRMS) across the property's hundreds of apartments. Ensuring guest privacy was paramount, so the system requirements included do not disturb (DND) functionality and seamless integration with the guest rooms' door lock systems.



On the energy management side, the hotel required centralized control over electrical outlets and the fan coil units (FCUs) responsible for heating and cooling. In addition, because every guest apartment features a private terrace, hotel facilities management required an override capability for the terrace lighting in case of an emergency, to present a unified façade, or to support other property-wide events.

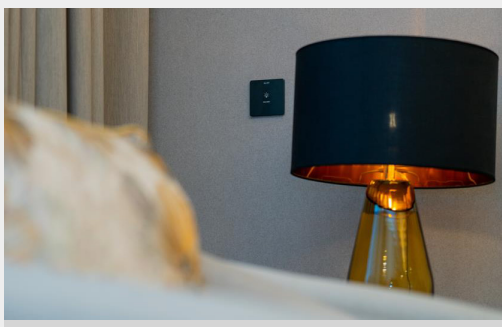
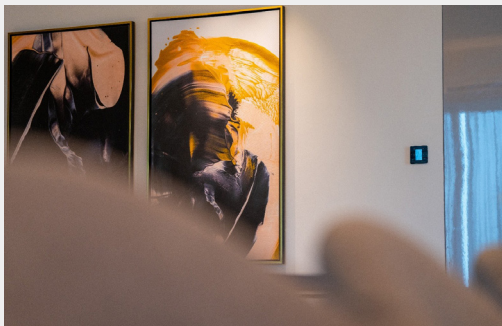
The solution

Signify, in partnership with Signify Certified System Integrator Lumiere Group, developed a solution that met all project requirements and demand. The implementation integrates Signify Interact for Hospitality connected lighting management with Signify Dynalite lighting controls and third-party luminaires.

The implementation delivers precise lighting control with custom scene-setting capabilities. With DALI actuators for architectural lighting and state-of-the-art passive infrared (PIR) sensors, it automatically detects when a room is unoccupied, turning off lights, switching the HVAC to an energy-saving "green mode," and disabling non-essential electrical outlets.

Integration with the hotel's door lock system triggers a curated "welcome scene" when guests first arrive, while a separate, task-oriented scene is activated when hotel staff enter. Additionally, integration with the hotel's property management system (PMS) automatically adjusts temperature setpoints during check-in and check-out.

Hotel and facilities management personnel can monitor the entire system via a central control room workstation, significantly reducing maintenance intervention times by providing instant alerts whenever any anomalies occur.



Making it happen

- The client and operator successfully realized their vision for a fully automated, state-of-the-art property. With the flexible Signify Dynalite lighting controls portfolio in combination with Interact connected lighting management system, the implementation team succeeded in developing a highly tailored guest room management system for the hotel.
- Signify Dynalite control solutions used throughout the property include DDFCUC fan coil unit controllers for HVAC management, DDRC-GRMS-E switching controllers for guest room management, and Antumbra Display button panels in the guest rooms.
- With Signify Dynalite controls and Signify Interact software and dashboards working together, the Fairmont Ramla Riyadh now enjoys a unified, connected ecosystem that delivers sophisticated lighting control, streamlined facility operations, maximized energy efficiency, and proactive maintenance capabilities.

Project details

- Property-wide system servicing 249 guest apartments.
- Integration of lighting, HVAC, door lock, and other building systems.
- Centralized control of electrical outlets, fan coil units, and terrace lighting.
- In-room welcome scenes and personalization capabilities.

Benefits

Enhance experiences

Welcome scenes and in-room personalization and controls via wall-mounted touch panels enhance the sense of comfort and luxury.

Reduce energy costs

Occupancy detection automatically minimizes HVAC, lighting, and electricity usage when guest rooms are unoccupied.

A connected ecosystem

Integration of lighting, HVAC, door lock, and other building systems creates a state-of-the-art property that employs state-of-the-art technology.

Streamlines operations

Monitoring and management via a central dashboard reduces maintenance intervention times with instant, data-rich alerts.



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