

A photograph of a modern office interior. On the right, a large, curved, grey staircase with a white railing curves upwards. In the center, a large, white, cylindrical pillar stands on a floor made of grey and white rectangular tiles. To the left, there are several white desks with blue chairs, arranged in a row. The background features large windows with blue frames, letting in bright light. The ceiling has exposed pipes and modern lighting fixtures.

interact

Real-time real estate

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Find out more about Interact Office
www.interact-lighting.com/office



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From dumb to smart

The journey of office buildings from dumb containers to smart environments means that workplaces can be programmed in real time to respond to changing occupier needs. This enables some of the biggest human and business challenges in the workplace that need to be addressed. Here are six big shifts.



Six game-changing shifts in office design

01.

Smart productivity

Tailoring experience for innovation

02.

Smart talent

Agile steps to recruit and retain talent

03.

Smart brand

Underpinning corporate culture and values

04.

Smart well-being

Responding to health and well-being

05.

Smart cost control

Reducing real estate expenditure

06.

Smart sustainability

Lessening environment impact



Smart productivity

Tailoring experience for innovation

In their dumb form, office buildings are inert, unresponsive, and unable to positively influence how work is done. That is now changing with smart technologies: the physical workplace itself can help to increase levels of productivity, creativity, and innovation. The volumes of data generated on people, movement, and location within a smart building can be used to orchestrate patterns of collaboration and interaction. The workplace can be programmed to bring the right people together in the right settings at the right time with the right tools to innovate, thus meeting pre-determined corporate objectives.

Smart talent

Agile steps to recruit and retain talent

Amid increasing competition for top talent in key business, the smart building can play a key role in attracting and retaining premium employees in a flexible and immediate way that traditional workplaces were never able to do.

The smart building does so in two critical ways: first, by supporting more agile ways of working; and second by enhancing employee experience, whether through customized lighting, acoustics, and ambient conditions, or through smarter room booking.

Workplace apps play a key role in this regard. They give individuals control and choice in relation to both their environment and fellow employees, helping people order lunch, reserve space, adjust lights, or track down a colleague. Knowing who's in, and where they are in the building, turns real estate into a 'live' social network.



Smart brand

Underpinning corporate culture and values

Many traditional offices are neutral containers that do little to express the occupiers' brand values or culture. It can be hard to tell one organization from another in standard workspaces.

The smart building is different: it plays a key real-time role in helping businesses to build brand values and strengthen corporate culture. And that process starts the moment you interact with the facility, as the entire "meet and greet" experience is reimagined in line with corporate brand values. For example, the smart building can know who visiting clients, partners, and contractors are.

All visitors can be sent a "boarding pass" in advance of a meeting. Just as with airline check-in, visitors gain access with a bar code on their smartphone. In reception, curated audio tours of corporate artworks will be just part of the experience.



Smart well-being

Responding to health and well-being

In their dumb form, office buildings are often unhealthy places to work.

Smart buildings are able to adjust to individual needs, unlocking the potential to support employee health and well-being, a goal which has headed to the top of the employer agenda.

Smart building sensors can detect changes in indoor air and water quality that can adversely affect performance and well-being. Light and noise levels can be monitored and altered. Ambience and vibe can be centrally orchestrated with changing colors, moods, and spatial layouts at different times of the day to counter mental health issues such as depression or disassociation at work.

By collecting and analyzing bio-data from wearable fitness devices, the smart building will be able to respond directly to the state of health of its occupants on a daily basis.



Smart cost control

Reducing real estate expenditure

One of the problems of the office building in its dumb form is the inability to manage costs effectively.

But the old saying – if you can't measure it, you can't manage it – loses its meaning in the smart building. Smart systems and sensors generate large and continuous volumes of real-time data on the performance of the building and the behavior of the people inside it. That enables cost reduction through clever optimization of space and the early detection of component faults.

Greater business efficiencies are within reach when building managers are given control software that manages all systems within one visual interface.

Smart sustainability

Lessening environmental impact

Traditionally, many workplaces have been wasteful of energy and resources, resulting in a negative impact on the environment.

The smart office is more energy-efficient, as technology monitors and optimizes the use of water and electricity. Better system management leads to considerable reductions in energy consumption, reducing environmental impact through more efficient lighting, thermal control, and ventilation control. Next-generation smart building could even generate more energy than they consume.



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