

WOW FACTOR IN FLORIDA

RTI Control and Automation in Every Corner of Luxury Vacation Home



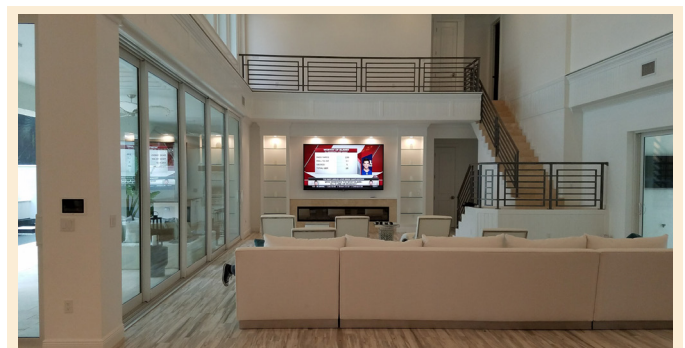
In September 2017, work was completed on a \$1.5 million renovation of a vacation home in University Park, Florida. The property had been torn down to the studs and rebuilt as a 6,500-square-foot modern marvel with an entirely new second story added. Beyond the extra space, though, the homeowner was looking for a serious “wow factor” that could only be delivered by incorporating the very latest in technology. To provide it, Sarasota-based integrator Prime Audio Video spent 10 months designing, installing, and programming a system that would provide the desired effect.

Technological highlights in the revamped vacation home include a Pentair IntelliTouch system for the pool, its LED lights, two in-wall waterfalls, and jets that spray out of the deck. For security, the house is equipped with four Yale smart locks, a DoorBird D202B video doorbell, and an eight-zone security system with a DSC PowerSeries integration module, while lighting and shade control is provided by a nine-zone Lutron RadioRA 2 system and eight QMotion QAdvanced wireless automated roller shades. Heating and Air Conditioning is controlled by 5 Nest Thermostats. The home’s audio is delivered by two Sonos® CONNECT wireless receivers, RTI’s AD-8X audio distribution system, and an Integra DRX-7 AV receiver for 9.2 surround sound. Six of the 12 displays are incorporated into the home automation, including a jaw-dropping 100-inch Sony 4K smart TV in the living room,

with sources including an Apple TV, cable TV, Smart Hub, and PlayStation®4.

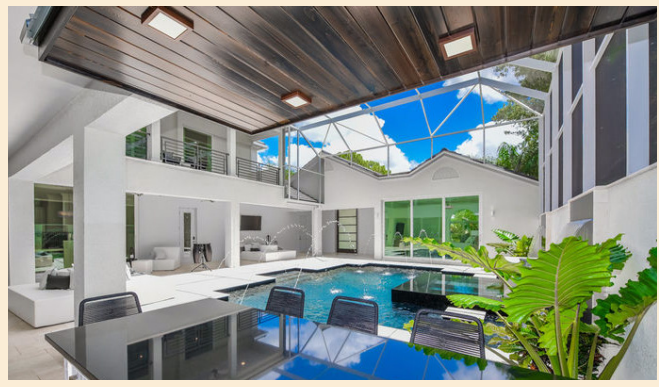
“Ease of use was a primary concern for our client, who frequently entertains guests when in town,” says Kevin Phillippi, COO at Prime Audio Video. “It was of paramount importance that we choose a control system that was so intuitive anyone could use it with little or no instruction. With its versatility, powerful control options, and customizable interface, the RTI platform was the obvious choice.”

The home’s control system is driven by RTI’s powerful XP-8s and XP-6 control processors, used in conjunction with a CB-8 connecting block, two ZM-24 Zigbee® transceiver modules, and two ZW-9 Z-Wave® interface modules. The homeowner



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COO, Prime Audio Video*

and guests have several options when interacting with electronic systems. The house is outfitted with three RTI KX7 7-inch in-wall touchpanel controllers and one KX3 3.5-inch in-wall touchpanel keypad. In addition, the RTiPanel app is running on an iPad® and iPhone®, allowing for control over the home’s systems from anywhere with a network connection.

An abundance of IP and RS-232 two-way drivers allow the RTI processors to integrate seamlessly with the home’s electronics systems. The homeowner and guests can view two-way feedback on the touchpanels and mobile devices, allowing them to view and adjust audio and lighting levels across the whole house, open and close the shades, answer the doorbell, turn off the pool’s waterfalls, monitor the security system, and much more. RTI’s ZW-9 Z-Wave modules integrate the Yale door locks into the system, while the XP-

8s and XP-6’s IR ports are used to control the home’s displays and a 120-inch built-in electric fireplace.

“Our client loves their new system and is amazed at how easy it is to control everything with RTI,” adds Phillippi, “The homeowner and guests use the in-wall touchscreens regularly, but they have really taken a liking to control via the iPad and are using that control option more frequently. Being that the majority of our clients have multiple residences, we know the importance of remote access and RTI makes it simple for them to use. They can access their system from anywhere with the RTiPanel app for mobile devices. Our University Park client keeps an eye on everything and makes adjustments from their primary residence in the Northeast.”

List of RTI products used:

- 1 x XP-6 control processor
- 1 x XP-8s control processor
- 1 x AD-8X audio distribution system
- 2 x ZM-24 2.4-GHz Zigbee® transceiver module
- 2 x ZW-9 Z-Wave interface module
- 1 x CB8 connecting block
- 3 x KX7 7-inch in-wall touchpanel
- 1 x KX3 3.5-inch in-wall touchpanel keypad
- 1 x RTiPanel for iPad
- 1 x RTiPanel for iPhone



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