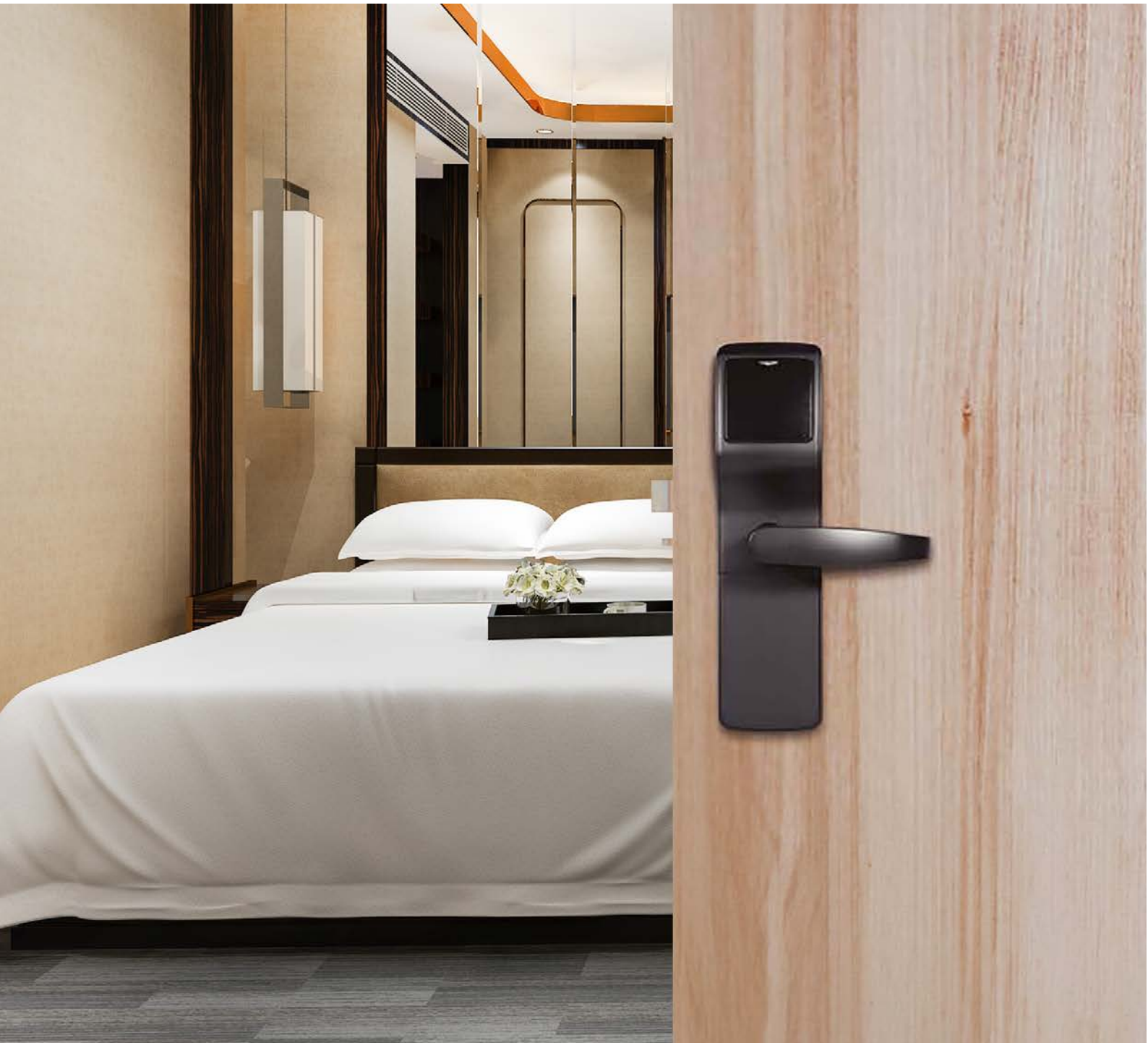# B.GRIMM
SINCE 1878

Onity

B.GRIMM Technologies

HOTEL
SOLUTIONS

OUR COMPANY

B.Grimm was founded in 1878 with a philosophy of "Doing Business with Compassion for the Development of Civilisation in Harmony with Nature." For over 146 years, B.Grimm has become a conglomerate comprising many businesses that operate in a range of industries, including energy, industrial businesses, healthcare, lifestyle, investment, and emerging digital technologies

As one of B.Grimm affiliates, B.Grimm Technologies Company Limited is a dedicated provider of comprehensive solutions for buildings, hotels, and factories, with a focus on integrating sophisticated technologies for energy optimization and sustainable innovations for healthy living environments. We gather a wide selection of products from well-known brands across the world and address unique requirements of our customers with teams of experts and engineers.

COMPREHENSIVE HOTEL SOLUTIONS

B.Grimm Technologies proudly offers all-in-one solutions and services for hotel businesses to meet specific needs of our valued customers. As an authorized distributor of Onity, a global leader in hospitality solutions, we bring in cutting-edge technologies with premium quality including electronic locking systems, mobile access solutions, in-room safes, and minibars, all backed by our dedicated 24/7 customer support.

Electronic Locking System

Keycard — Key Fob — Wristband

Locks

Card / Opening devices

Mobile Key Solutions

Hotel Systems → DirectKey Mobile Credentialing Services → Freedom to use the mobile or physical key → Guest Access

Lock Management System

OnPortal RFID Encoder

OnPortal Motorized Encoder

In-Room Facilities & Energy Management

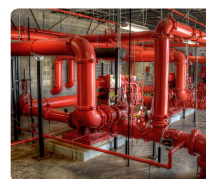Electronic In-Room Safes

Minibars

Energy Management

Other Solutions

Electrical & Lighting Solutions

HVAC Systems & UVGI

Fire Pumps

Solar Rooftop

EV Charging Solution

Electronic locks
The evolution in security

ELECTRONIC LOCKS

The demanding hospitality industry landscape is changing quickly; as a trusted leader in proven, reliable electronic locking solutions, Onity is at the forefront of the evolution in security and access control.

Research

Developed through years of careful research & development that includes detailed scientific data, as well as feedback from a broad spectrum of hoteliers, guests and design professionals, new Onity locks build upon the proven reliability and convenience of previous generation ones.

Bluetooth®   DirectKey   Connectivity

Advanced, Reliable and Built for the Future

Today the Onity access management range is comprised by ADVANCE, Trillium™ - a stylish lock series which provides an easy upgrade path for existing Onity locks - and the latest all-in-one Serene solution.

You can choose Onity for a new project, or easily replace currently installed Onity locks with Trillium series ones for an updated look and enhanced security, using the existing footprint and door prep.

Superior Security

Onity electronic locks offer enhanced credential security as well as superior security options.

1. RFID (MIFARE® Classic/EV1) or Magstripe lock.
2. MIFARE Plus technology, which provides an enhanced security protocol for RFID locks.
3. DirectKey™ ready module, offering an additional layer of security through 128-bit AES encryption.

Locks on Quality Standards

Continuing our commitment to maintain the highest standards for quality and security, Onity locks* are compliant, among others, with CE EN14846, DIN and BHMA standards (the Builders Hardware Manufacturers Association/American National Standard Institute -ANSI- A156.25 grade 1 standard for electrified locking devices).

CE BHMA CERTIFIED® DIN

1239
EN 14846

TRILLIUM SERIES ELECTRONIC LOCKS

The Trillium lock range is available with 2 reading technologies and numerous features:

· Stand-alone (no wiring required)
· Non-volatile memory records the last 500 openings including date, time and card used
· Each new guest card overrides any previous ones, preventing re-entry
· Programmable for the "office-mode" function (free passage)
· LED lights to indicate lock status, including a low battery warning without disturbing guests
· Powered by 4 standard AA batteries
· Corrosion resistant case

Trillium Mag   ADVANCE Mag   Trillium RFID   ADVANCE Trillium RFID

Magstripe Lock Reader

· Works with standard ISO/ABA magstripe cards
· Compatible with Bluetooth® technology
· Lock ensures accuracy by reading the card twice, at insertion and at removal

RFID Lock Reader

· Uses next generation proximity technology, no insertion required
· Works with MIFARE® Classic/EV1, Plus, Ultralight and Ultralight C technologies
· Compatible with Bluetooth® and NFC (Near Field Communication) technologies
· Wide range of opening devices
· Supports multi-application

Lock Options

A wide selection of attractive finishes, interchangeable handle styles, and cover plates allow hotels to seamlessly blend the locks into the overall aesthetic design of the property.

Finishes

Complement the elegance of your **Onity** lock with any of these wear-resistant finishes:

Satin chrome* Antique brass

Polished chrome Satin nickel

Satin brass Dark bronze

Polished brass Matt black**

* Standard
** For Trillium RFID / ADVANCE Trillium RFID / Trillium Mag locks, with Wing / Granada / Jerez / Barcelona / Toledo handles and EURO / DIN / ANSI / Tubular / Panic Bar mortises.

Handles

Choose the perfect handle to reflect the design style of your property:

Granada

Wing

Barcelona

Jerez

Toledo

Sevilla

Latches / Mortises

Options include extra-long high security deadbolt, security deadlatch, privacy and anti-panic functions:

EURO*
with auto latch

DIN
with auto deadbolt

ANSI

ANSI
with auto deadbolt

Tubular Interconnected

Sliding Panic bars

Compatible with Trillium Mag & Trillium RFID

Special Handles

In answer to today's increasing design conscious hotel requirements, Onity has partnered with HOPPE Group, a leading hardware producer, to offer a range of handles which combines an aesthetically pleasing look with top of the range quality and durability. They are available in stainless steel finish, with EURO mortise. Compatible with Trillium Mag and Trillium RFID lock models.

HOPPE®
Der gute Griff. SecuSan

Amsterdam

Bonn

Dallas

Paris

Trondheim

Cover Plates

Onity offers a selection of attractive cover plates that are ideal for retrofit projects.

TRILLIUM SPECIAL LOCKS

Outdoors Lock

Onity locks are available in a special version for outdoors, designed to withstand rough weather environments. This solution is offered for Trillium Mag and Trillium RFID locks in satin chrome and dark bronze finishes, combined with the full range of Onity handles.

Glass Door Lock

The Onity glass door solution is ideal for main entrance, office, meeting or passage doors, for virtually any type of property. It has been designed especially to fit the Onity Trillium series electronic lock range on glass doors, and it is also suitable for other types of doors with thickness under 25 mm (metallic, hard wood, lockers, etc.)

Sliding Door Lock

Onity electronic locks are suitable for installation on sliding doors, using a specially designed mortise lock. This solution is applicable to Trillium Mag and Trillium RFID series locks.

Electronic Lock with Panic Bar

Onity electronic locks can be combined with a panic bar solution at emergency exits, for higher security and control. Manufactured in high quality materials and using simple mechanisms, they guarantee efficiency and long life.

SERENE™ ELECTRONIC LOCK

Beautifully Designed, Inside & Out

Serene is a unique all-in-one minimalist lock for aesthetically minded high-end hotels. It is elegantly designed to deliver security, flexibility and guest satisfaction.

Serene is more than just a lock, it offers online network connectivity and a straightforward method for full smart room integration.

📱 DirectKey™ Mobile Access

With built-in DirectKey technology, Serene locks enable properties to easily implement a proven mobile key solution, right away or when they are ready. It is customizable and easily integrates with brand loyalty apps or Onity's DirectKey mobile app.

Features

- Soft LED light halo provides a visual indicator
- Ideal for new construction
- Future proof, upgradable lock firmware
- Managed by Onity's OnPortal™ software to deliver optimal efficiency
- Supports RFID and Bluetooth® communications
- Detailed audit trail: 3000 events
- Ready for integration with third-party smart room solutions*

* Availability of connected room functionality is based on Onity lock model and project specifications. The integration partner must write to the API interface per Onity specifications. Hotels interested in a connected room solution should contact Onity and their technology partner for detailed system requirements.

Customize Your Look

With a design that minimizes on-the-door hardware, SereneTM locks are available with a range of handles and finishes, allowing for ultimate design flexibility and customization for each property.

Finishes

Satin chrome* Antique brass
Polished chrome Satin nickel
Satin brass Dark bronze
Polished brass Black chrome

Handle Styles

Standard Onity handles

Wing Granada Toledo

Third Party Handles

Athinai Atlanta Capri
Houston Los Angeles New York
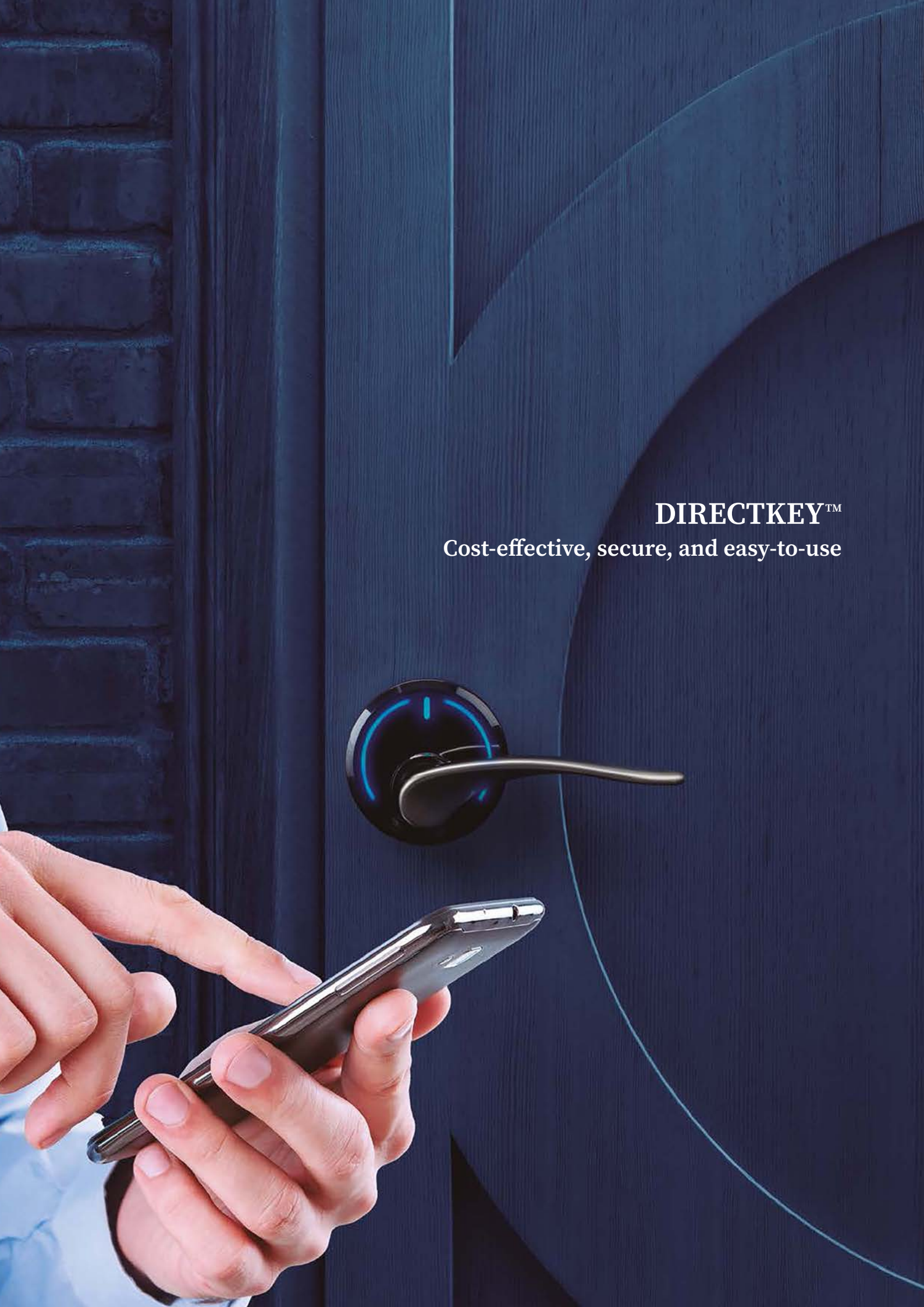
HOPPE® Der gute Griff. SecuSan

Finishes

EURO with auto latch ANSI

Additional Handle Options**

If our current line of levers isn't quite what you're looking for, Serene locks are compatible with a range of alternate handles.

** Serene supports selected designer levers with 8mm square interface.

DIRECTKEY™
Cost-effective, secure, and easy-to-use

DIRECTKEY™ MOBILE KEY SOLUTION

DirectKey is a cost-effective, secure and easy-to-use solution which allows guests to use their smartphone as their room key. Combining Bluetooth® and cloud technologies, DirectKey can enhance guest experience for hotels of any size.

Through integration with a hotel property management systems (PMS) and OnPortal, properties can implement DirectKey to enable contactless check-in and property access; this allows guests to securely download their assigned key on their phone and bypass the front desk to access their room.

DirectKey technology helps deliver superior user experience and reduce typical touch points.

Different Requirements, Different Scenarios

Onity's cloud-based secure mobile credential platform offers multiple ways to seamlessly deploy mobile access at your property, allowing to enhance your customer relationships.

· **DirectKey app*.** Onity's off-the-shelf mobile solution, ideal for independent hotels without mobile app initiatives.

· **Third party** application. Partnering with external providers to offer a customized guest experience

· **Customer integration.** For properties with an existing loyalty app, Onity allows for seamless integration.

♟ Advantages for the User

• Avoids waiting at front desk for check-in

• Key credentials remain on the phone during the stay

• Access from a convenient distance, no need to wake up the lock touching it with the phone

• Enhanced guest experience

• Meets guest preferences for contactless access through mobile app

• Can be used alongside physical keycards

🏢 Advantages for the Hotel

• Easily configurable access hours

• Operational efficiency

• Loyalty build-up

• On-line system capability

• Enhanced security

• Convenient upgrades, same door footprint
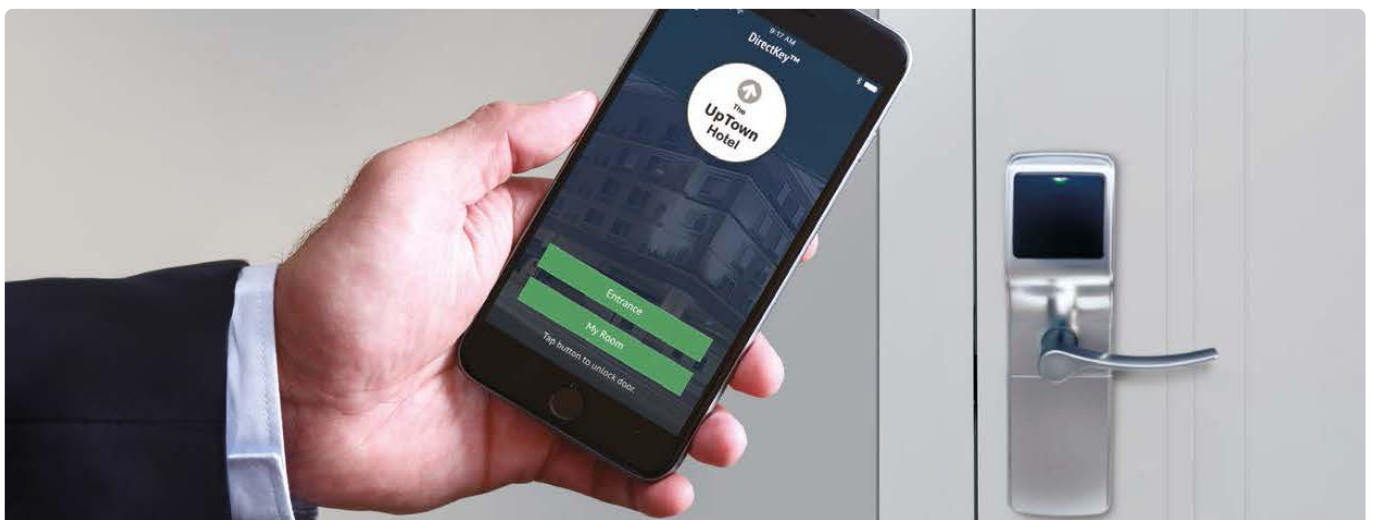
DIRECTKEY™ MOBILE KEY SOLUTION

| **Touch-free** | **No waiting at reception** | **Economical** | **Easy upgrade** | **Enhanced security** |
| Remote unlocking | Straight to the room | | | |

Convenient Opening distance

Solution for Car park & Lift

Technology for Advanced Management

Onity's DirectKey mobile toolkit offers a convenient way to program and manage locks, through contactless communication between a smartphone and the locks, via Bluetooth® technology.

Keep Properties and Guests Secure

All mobile key credentials use 128-bit AES data encryption which provides an additional layer of security on top of locking system features such as user-access permissions and audit trails.
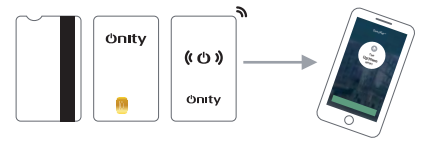
A Direct Way to Save Time and Money

Credential management through DirectKey helps reduce operational expenses. Your staff can dedicate time to guests on a personal level, while you minimize front desk time needed for traditional key cards.

Backwards Compatible

DirectKey can easily retrofit existing Onity locks, saving deployment costs and time. Discover the full range of Onity locks and devices that are compatible with DirectKey:

Investment Protection

DirectKey can improve overall ROI by reducing key card management costs while maximizing your hardware's life.

Serene

Trillium Mag

Trillium RFID

HT24

ADVANCE Trillium RFID

HT RFID

ADVANCE RFID

Wall reader Trilium Mag

ADVANCE Mag

Wall reader Trilium RFID

Wall Reader Trillium RFID

DirectKey™

The UpTown Hotel

DirectKey Stats

| OVER **30** years electronic locking systems experience | **4** million Bluetooth® locking devices deployed* | **20** years mobile key credentialing experience* | **1** collaborative partner for moving ahead |

* Bluetooth® locking devices and mobile key credentialing solution deployed with Carrier technology across multiple industries.

ONPORTAL™ LOCK MANAGEMENT SYSTEM

OnPortal is Onity's latest lock management software, a scalable solution with roving check-in option and full access management. Built on research and feedback from front-desk agents on their routines and challenges, OnPortal is designed to deliver optimal effIciency, flexibility and guest satisfaction.

Check-in Flexibility

• Enjoy a variety of access management options that match the way you want to run your hotel: mobile and physical key credentials, front desk and roving check-in etc.

• Help give your staff the technology they need to better engage your guests when they arrive, such as VIP reception areas and airport greetings.

Consistent Performance

• Easily set up, use and maintain your system with OnPortal's software-based functionality and upgrade existing hardware on a timeline that works for you.

• Get direct integration with Onity's DirectKeyTM mobile access system.

Convenient Scalability

• Let OnPortal grow with you. It is right-sized no matter the complexity of your property, small or large.

• Full lock management throughout your entire property.
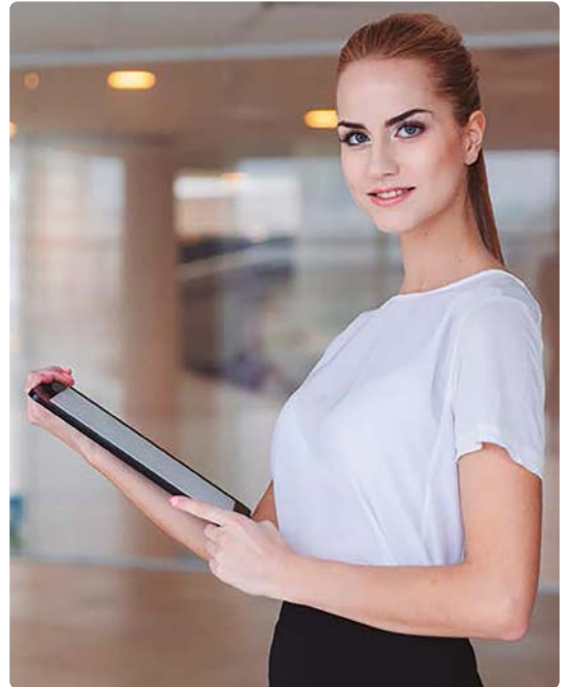
Specs to Suit You

• Fast check-in
• Easy to set up, use and maintain
• DirectKey™ ready for mobile access now or in the future
• Windows® based, use it side-by-side with your PMS system on a desktop PC or in touch-friendly mode on a tablet
• Multi-sector RFID encoding for better interfacing to third party systems
• Multi-thread property management system (PMS) interface
• Provides option to validate staff daily and control their access by shift and rooms, groups of rooms or floors

Space Saving Keycard Encoding

Onity offers compact encoders that work seamlessly with the OnPortal system.

OnPortal RFID Encoder

• Supports MIFARE® Classic/EV1, Plus and Ultralight C technologies
• USB port connection, no additional power supply required
• Writes keycards in a snap
• Dimensions: 18 x 56 x 88 mm (H x W x D)

OnPortal Motorized Encoder

• Reads/writes high (Hi-Co) and low (Lo-Co) coercivity magstripe cards
• Communication through USB interface
• Dimensions: 100 x 148 x 225 mm (H x W x D)

OnPortal Software Manages the Onity Locks and Access Control Devices for a Property

OnPortal creates and manages both mobile and physical key credentials.

DirectKey Credential Service

Check-in flexibility: Enjoy a variety of options that match the way you want to run yout hotel.

DirectKey App & Ketcards

Tablet

OnPortal™ System

Onity Locks

Encoders

Interfaces with the hotel property management system to encode physical and DirectKey credentials.

Hotel Property Management System

OnPortal works with existing and new compact encoders for full flexibility.

Wall Readers   **Bluetooth**®

On-line or off-line configurations. For a wide range of applications such as:

• Elevators
• Parking areas
• Electric gates
• Swimming pools
• Back office

ELECTRONIC IN-ROOM SAFES

OS100
Digital Keypad Safe for Any Budget

Economical but functional safe making it cost effective for properties to provide this expected amenity to their guests, protecting their valuables. OS100 includes many key features such as audit trail, mechanical key override and an optional rental stick.

SIZE (external) (mm, HxWxD)	VOLUME	WEIGHT	COLOR
LAPTOP 200 x 420 x 370	22.7 L	8.4 Kg	Black (standard) Ivory (optional)

* Depth indicates box dimensions, keypad is not included.

OS100 Top
Digital Keypad Safe for Drawer

Onity's top opening safe provides the expected functionality from a safe, integrating with the room decoration. It can be discreetly "hidden" in a drawer, desk or side table.

SIZE (external) (mm, HxWxD)	VOLUME	WEIGHT	COLOR
LAPTOP 128 x 400 x 350	11.7 L	10 Kg	Black (standard)

OS200
Digital Keypad Safe

Fully featured electronic in-room safe, its user friendly operation coupled with high functionality makes it ideal for any application. It includes optional power outlet and a rental module.

SIZE (external)	VOLUME	WEIGHT	COLOR
MINI 250 x 350 x 250	15.3 L	10 Kg	
LAPTOP 200 x 420 x 370	21.4 L	12.7 Kg	Black (standard) Ivory (optional)
LAPTOP 17" 204 x 508 x 370	31.2 L	16.5 Kg	

* Depth indicates box dimensions, keypad is not included.

OS500
Enhanced Design Digital Keypad Safe

An ideal option for design-conscious hotels who also seek maximized security and convenience for guests and staff; fully featured, it combines the popular advantages in Onity safes with a sophisticated sleek design. Available with interior light and electronic rental mode option, OS500 series safes record the last 1000 operations.

SIZE (external)	VOLUME	WEIGHT	COLOR
LAPTOP 190 x 435 x 370	32.5 L	16 Kg	Black (standard) Ivory (optional)
BUSINESS 190 x 435 x 470	37.8 L	18 Kg	

OS600
Guest Keycard Interface & Keypad Safe

This easy to operate model uses a 4-digit code in combination with the room keycard and advanced security through a "Non-resident master code" and audit trail. The OS600 safe seamlessly interfaces with any Onity magstripe locking system; it features enhanced rental mode through keycard usage, and optional PMS interface.

	SIZE (external)	VOLUME	WEIGHT	COLOR
MINI	204 x 424 x 220	18.1 L	12 Kg	Black (standard) Ivory (optional)
LAPTOP	204 x 424 x 370	31.1 L	15.5 Kg	
BUSINESS	204 x 424 x 460	38.6 L	17 Kg	
SUITE	570 x 424 x 390	81.5 L	30 Kg	

* Depth indicates box dimensions, keypad is not included.

OS700
Contactless RFID Card Safe

Following the latest market trends and demands, Onity OS700 hotel in-room safes feature contactless RFID technology. Operated by the room entry keycard, they are very easy to use. Combined with the proven reliability Onity solutions are known for, OS700 series safes are the ideal solution for properties looking to offer high security for their guests' belongings with great functionality.

	SIZE (external)	VOLUME	WEIGHT	COLOR
MINI	250 x 350 x 250	15.3 L	10 Kg	Black (standard) Ivory (optional)
LAPTOP	200 x 420 x 370	22.7 L	8.4 Kg	
LAPTOP 17"	204 x 508 x 370	31.2 L	16.5 Kg	

* Depth indicates box dimensions, keypad is not included.

MINIBARS

The Onity product range includes **solutIOn**, a series of elegant minibars designed specifically for the hospitality market. They are available with absorption or thermoelectric technologies and their cooling system, without moving parts, enables a very silent operation especially suited to hotel environments.

Onity **solutIOn** minibars comply with high quality and environmental standards, with models that meet the latest regulations.

Adjustable door shelves

Integrated door opening holder

Reversible reinforced door hinges

Interior light

Glass door (optional)

Lock (optional)

Onity Quality and Service

Onity minibars are backed by the leading provider of solutions for the hospitality market, with products in around 5 million rooms and 30,000 hotels throughout the world. All components for Onity minibars are sourced, following the highest quality standards.

Flexibility

• Reversible door
• Sliding shelves with different possible positions depending on the model
• Adjustable racks for bottles and snacks

Flexibility

• Low energy consumption

Silent Running

Extremely silent operation thanks to their absorption or thermoelectric cooling system technology

Options

• Glass door
• Lock
• Sliding hinge for cabinet door

Minibars have the advantage of generating incremental revenue for the hotel whilst providing a service to the guest.

The Importance of Ventilation
Essential for a Correct Performance

Minibars can be easily integrated into any type of furniture, as long as the appropriate ventilation space is allowed. A minimum space of 400cm2 is recommended to enable air circulation around the cooling unit.

Exhaust → Min 10x40cm^2

Min 10x40cm^2
6 cm

Exhaust

Min 10x40cm^2
Air intake

Min 10x40cm^2
Air intake
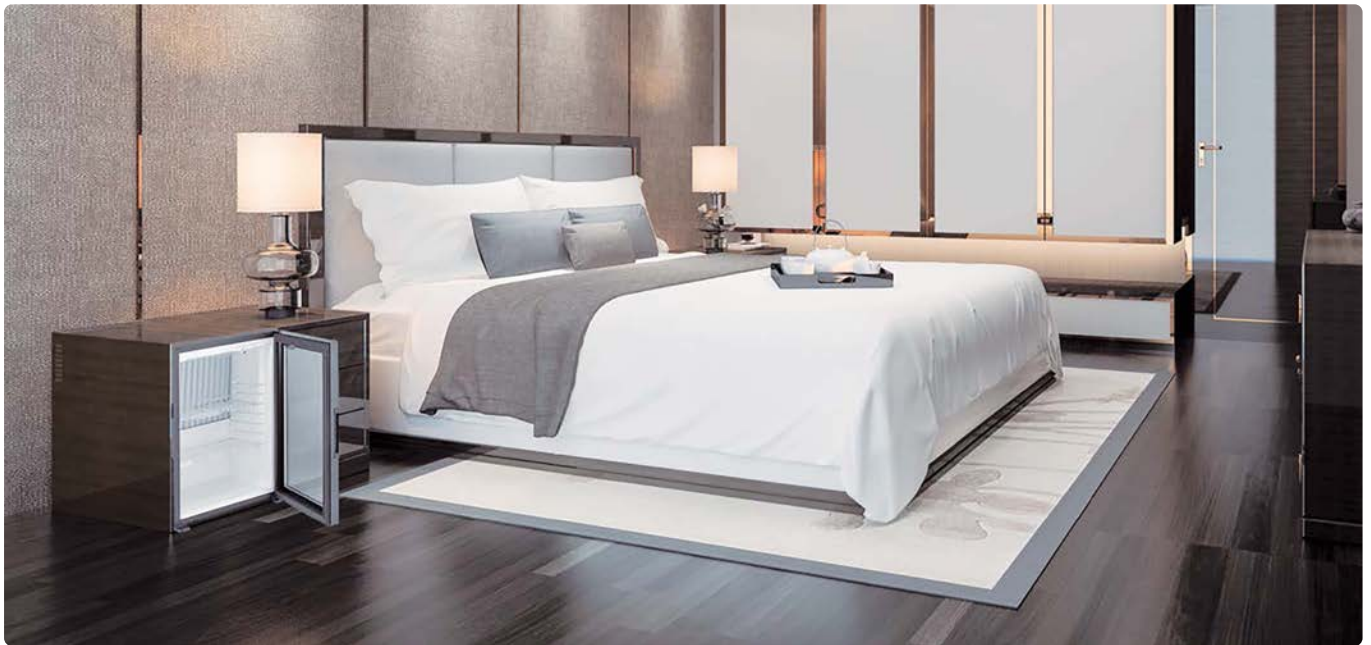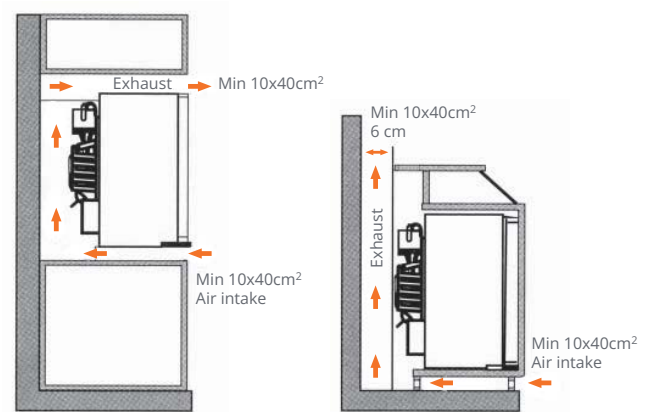
Technical Specifications

Solution AB3 model		
Volume	30 L	40 L
Dimensions (H×W×D)*	480×400×420	550×400×440
Technology	Absorption	
Options	Lock, sliding hinge	

Solution AB3 Glass model (glass door)		
Volume	30 L	40 L
Dimensions (H×W×D)*	480×400×415	550×400×435
Technology	Absorption	
Options	Lock	

Solution TE1 Glass model (glass door)		
Volume	27 L	30 L	40 L
Dimensions (H×W×D)*	512×384×399	512×419×423	566×441×457
Technology	Thermoelectric		
Options	Lock, sliding hinge		

* Dimensions in mm

ENERGY MANAGEMENT

Hoteliers' Operative Concerns

50%
of all guest challenges and opportunities are HVAC related

A typical room is vacant
75%
of the day

Energy Cost

Room Occupancy

Occupancy Rate per Day

Equipment Maintenance

Guest Satisfaction

HVAC costs can total **45%** of a building´s utility expense
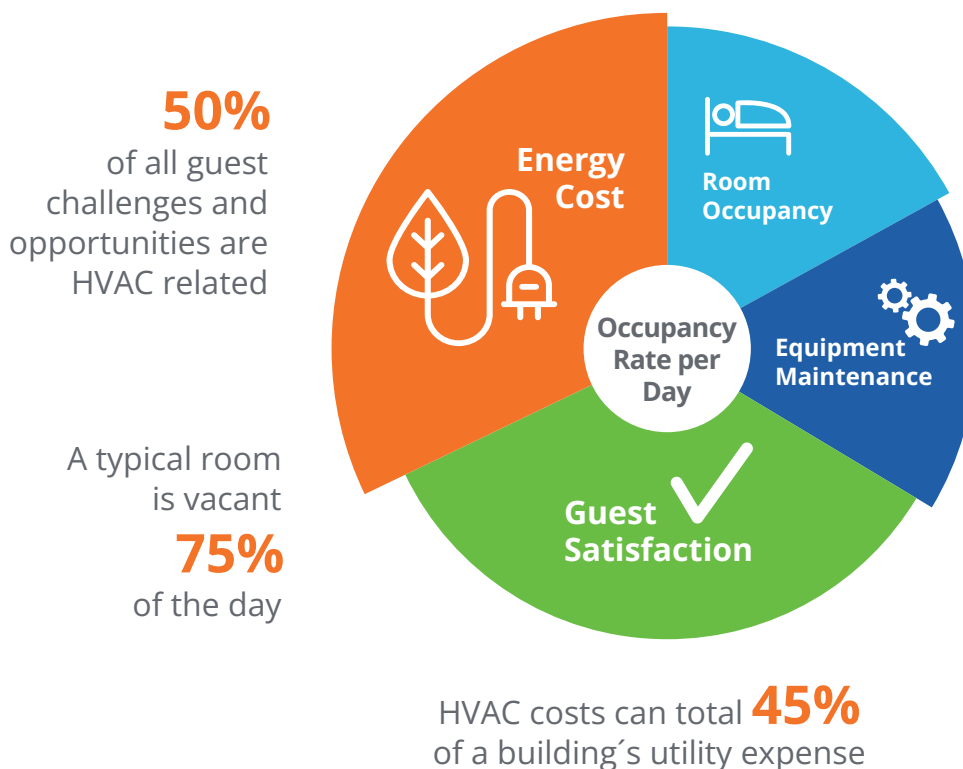
HVAC often works all day in a hotel room even when the guest is out.
• High cost for the hotel
• Low efficiency
• Energy waste

Smart Energy Management Will Improve Your Bottom Line and your Guests' Comfort while Protecting the Environment

Onity presents our feature rich line of products with innovative designs and unsurpassed performance, which provide substantial savings and rapid return on investment, without compromising comfort. They can help facility managers reduce operating expenses and satisfy guest expectations for comfort and sustainability.

EcoCentral Remote Management System

The SensorStat® EcoCentral cloud-based command center is accessible from any Internet-enabled mobile device. In addition to improving energy efficiency and maintenance staff productivity, it avoids having to use dedicated PC hardware and software that needs manual updating.

Convenient features include:

• Proactive monitoring
• Remote control in real-time
• Identifying malfunctioning HVAC units
• Automatic load balance to improve response
• Logical profile shifting
• Cloud-based data backup
• Communication with PMS / BMS
• Actionable reports

Energy Saving Devices

Energy switches which activate electric supply upon keycard insertion:

OniSwitch Range

• Technologies: RFID (MIFARE®, SR176 and SR512), magstripe or mechanical
• Intelligent version available (OniSwitch Mag Intel) which differentiates guest and master cards, acting accordingly
• Timed courtesy light
• LED lights for easy location in the dark
• Wall surface installation

Intellity Range

Intelligent energy switch which differentiates guest and master cards, acting accordingly*

• Technologies: RFID MIFARE, magstripe or mechanical
• Timed courtesy light
• Attractive light for easy location in the dark
• Installation in standard electrical box

* Not applicable to Intellity Basic and Intellity RFID

Comprehensive
Solutions for Hotels

OTHER SOLUTIONS

Electrical Products

B.Grimm Technologies offers a variety of electrical equipment from the global leading brand Siemens. Over our 20 years of expertise in this field, we have installed our products in more than 150 projects nationwide.

Lighting Solutions

We bring in complete decorative lighting solutions for all architecture and landscapes. From decorative lighting to interactive light show, our all-in-one solutions can improve the exterior and interior of your buildings in a fascinating way to leave a lasting impression on your visitors.
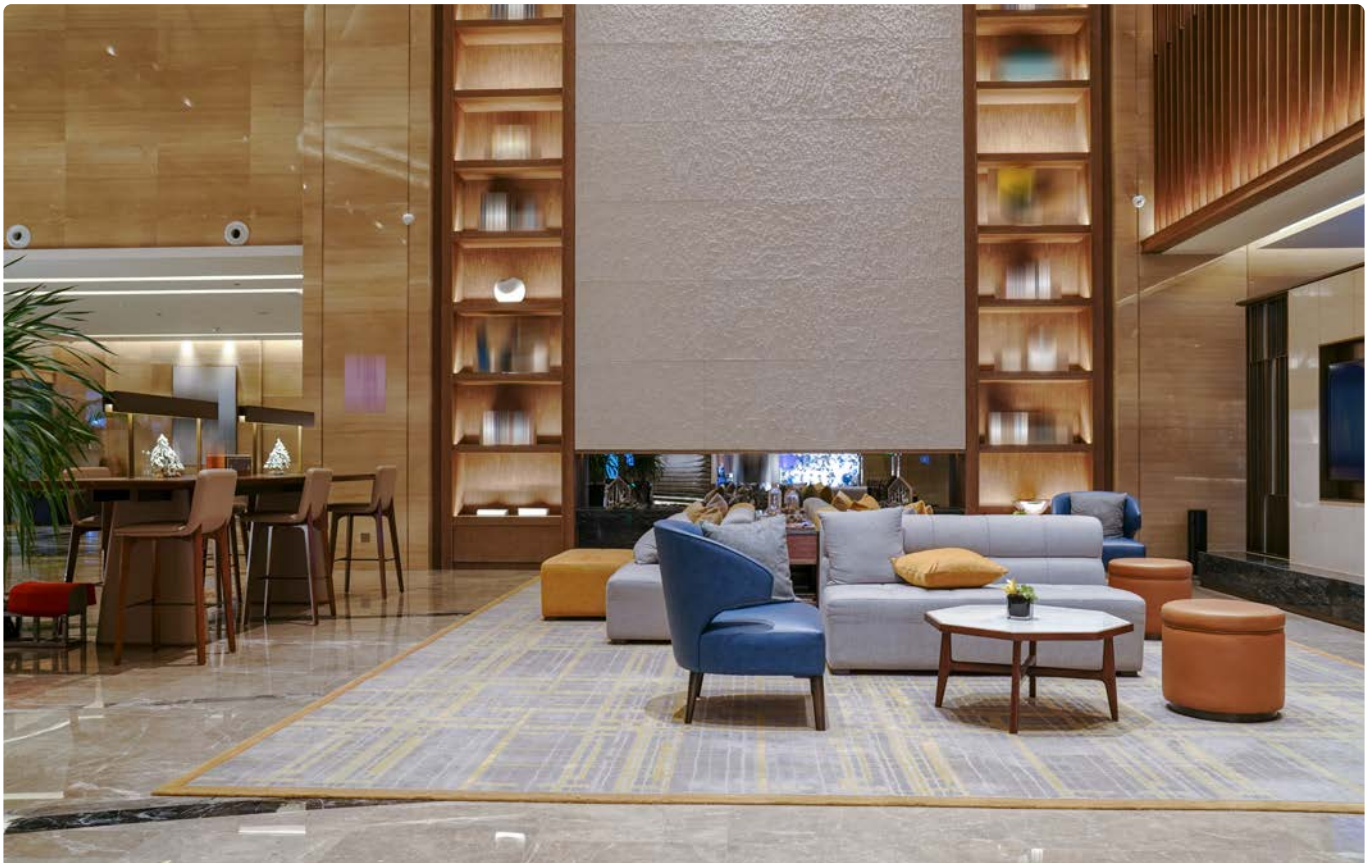
OTHER SOLUTIONS

HVAC Systems & UVGI

We provide complete air conditioning solutions from Carrier, serving energy efficiency for cost savings. Our services come with an option to integrate a UVGI system which helps enhance indoor air quality in your facilities.

Fire Pumps

B.Grimm Technologies is the authorized distributor of world's leading pump brand Patterson from the United States. We have a team of experienced engineers and servicemen who are ready to support your projects from a design stage to installation, with 24 hours of customer services.

Solar Rooftop

As a specialist in a solar rooftop solution, B.Grimm Technologies offers the system with a 5-year break-even period that significantly helps save energy costs and addresses your net zero goals. We puts together the processes of solar rooftop implementation up to your requirements.

• One-stop service from design, installation, and post-sale services
• A team of electrical engineers and solar panel experts
• Customization to meet specific requirements
• Relaxation with a 25-year warranty on the solar panel efficiency
• Freedom from worry with a 24/7 support from our customer service team
• Real-time monitoring system

EV Charging Solution

EV charging stations represent another specialized area of expertise from B.Grimm Technologies, tailored to meet the unique preferences of our customers. Our turnkey solution encompasses the entire process, from consultation and design to installation, operation, and around-the-clock support. Additionally, we provide a range of investment options to align with your specific goals and ambitions.

CUSTOMER REFERENCES

The strength of Onity brand is the result of products and services we provide and the reputation we build every day by listening and meeting the needs of our clients. The following are some of the properties where the millions of existing Onity locks have been installed:

OUR SERVICES

- Teams of experienced experts
- Customizable solutions
- One Stop Services
- Trainings
- Customer Services
- Maintenance Services

One-stop services from consultation, design, installation, commissioning, and after sales services

Teams of experienced experts and engineers to deliver premium services with competitive investment

Customizable solutions for unique requirements of our valued customers
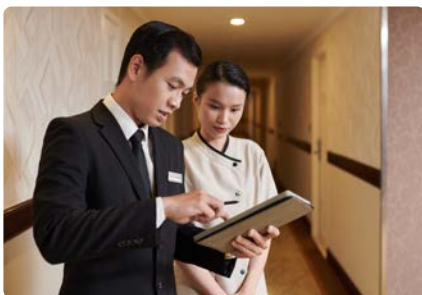
Product and system trainings provided to understand the basic operations of the products and investigate primary solutions for functional problems

A 24/7 customer service with professional consultation to support your seamless operations

Comprehensive set of maintenance services to get your systems optimally functioning

B.GRIMM Technologies

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