DISTECH CONTROLS™



Retrofit-Ready Controls

Unlocking smarter, more sustainable commercial buildings

Smart Buildings Show London 2026

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Acuity

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DISTECH CONTROLS

Why commercial buildings need to change

Commercial buildings are being asked to do more

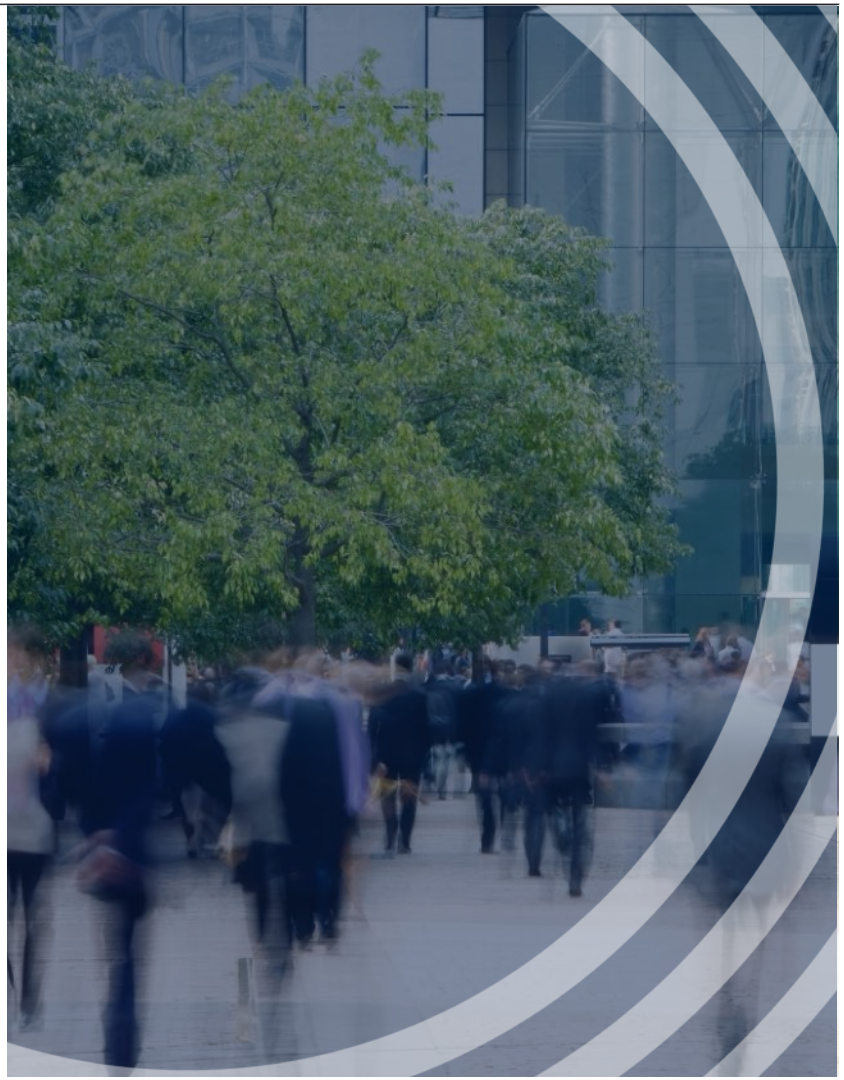
The pressure is not only technical. It is operational, financial and human.

Energy performance
Make operations more visible and adjustable

Carbon reduction
Support progress toward sustainability objectives

Occupant experience
Create spaces that feel responsive and reliable

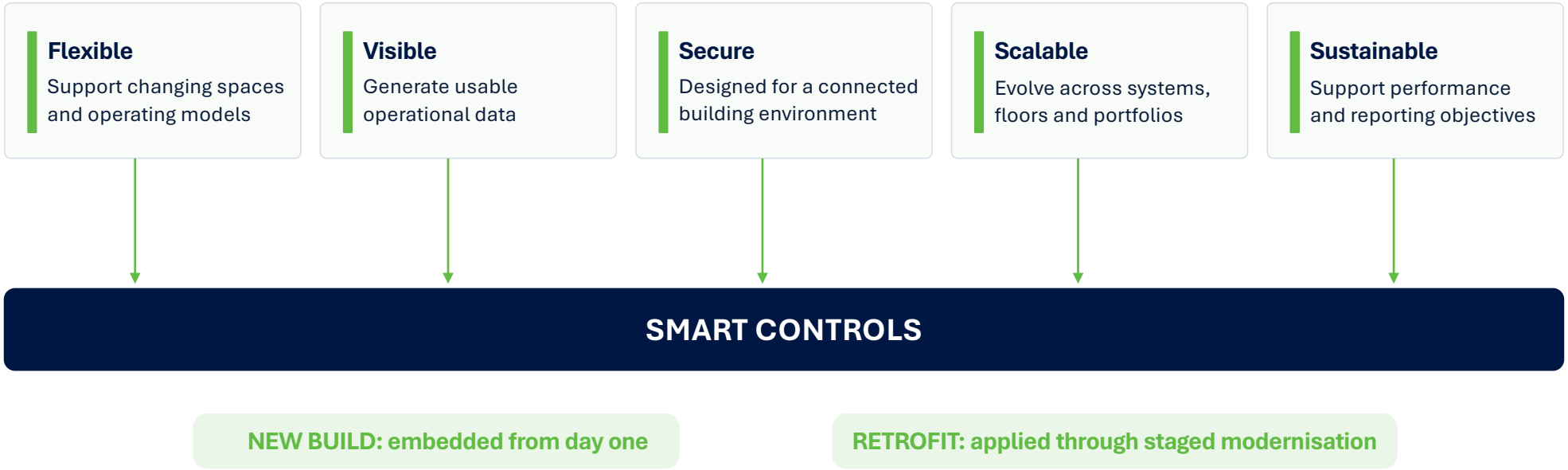
Operational resilience
Keep buildings adaptable as demands change



Smart controls as the common foundation

Future-ready buildings are designed to adapt

Different project routes, same underlying control principles.



Project spotlight: 40 Leadenhall



40 Leadenhall shows what future-ready control principles can support

- Major new-build commercial development in London
- Intelligent building technologies deployed as part of a sophisticated BMS strategy
- Supports energy efficiency, operational flexibility, occupant wellbeing and future-ready operation
- Supports ambitious sustainability performance targets: BREEAM Excellent, NABERS 5 Star and WELL Platinum certification ratings

From new build principles to retrofit application

Different project route. Same control principles.

New-build route
Intelligent infrastructure designed in from the outset.

Transferable principles



- Open
- Interoperable
- Secure
- Scalable

Retrofit route
Existing infrastructure modernised in stages with minimal unnecessary disruption.

Retrofit reality: opportunity and constraints



Existing buildings need practical routes to better performance

Start with the building you have
Work with legacy infrastructure where practical.

Modernise without unnecessary disruption
Occupied buildings need phased, operationally realistic plans.

Improve visibility and performance
Connect what matters, then optimise over time.

Open, interoperable, secure and scalable controls

The control strategy must keep the building adaptable

#1 Open

Supports choice and reduces lock-in

#2 Interoperable

Connects systems and data across the building

#3 Secure

Supports safer connected building operation

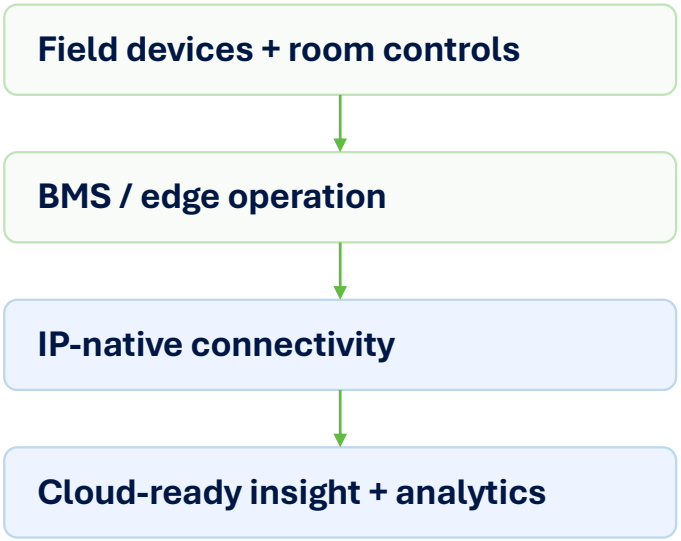
#4 Scalable

Enables future growth across systems, floors and portfolios



IP-native and cloud-ready: from visibility to decisions

Modern control architectures connect local operation with wider intelligence





Where is energy being wasted?

Which systems need attention?

How are spaces being used?

Value for building owners and operators

Smarter controls help protect and improve asset performance

Energy performance
Make building operation more visible and adjustable

Carbon reduction
Support progress toward sustainability objectives

Operational resilience
Improve visibility and responsiveness

Asset value
Help buildings remain competitive and adaptable

Modernisation
Improve existing assets without unnecessary disruption

"The Building Management System (BMS) is the single plane of glass that brings everything to life that happens in the building on the engineering services," **comments Andrew Cowie, Head of Engineering at JLL.**

Value for occupants



Occupant experience is part of building performance

Comfort
Support more responsive indoor conditions

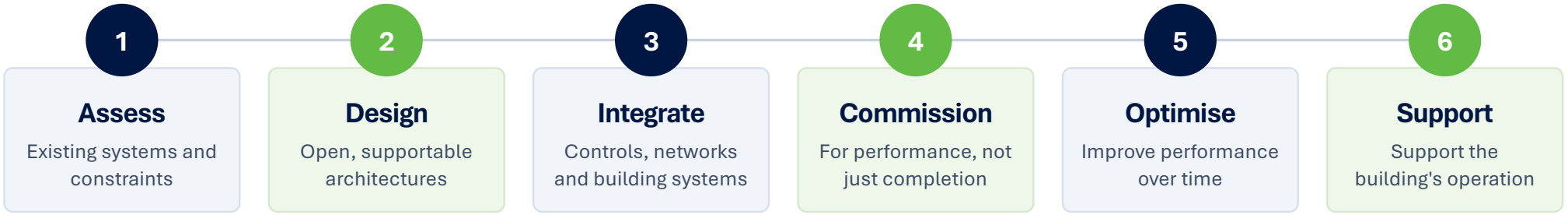
Flexibility
Help spaces adapt to changing use patterns

Wellbeing support
Support building strategies designed around people

Reliability
Reduce avoidable disruption to the occupied environment

Value for system integrators and consulting engineers

Modernisation creates a more strategic role for integrators



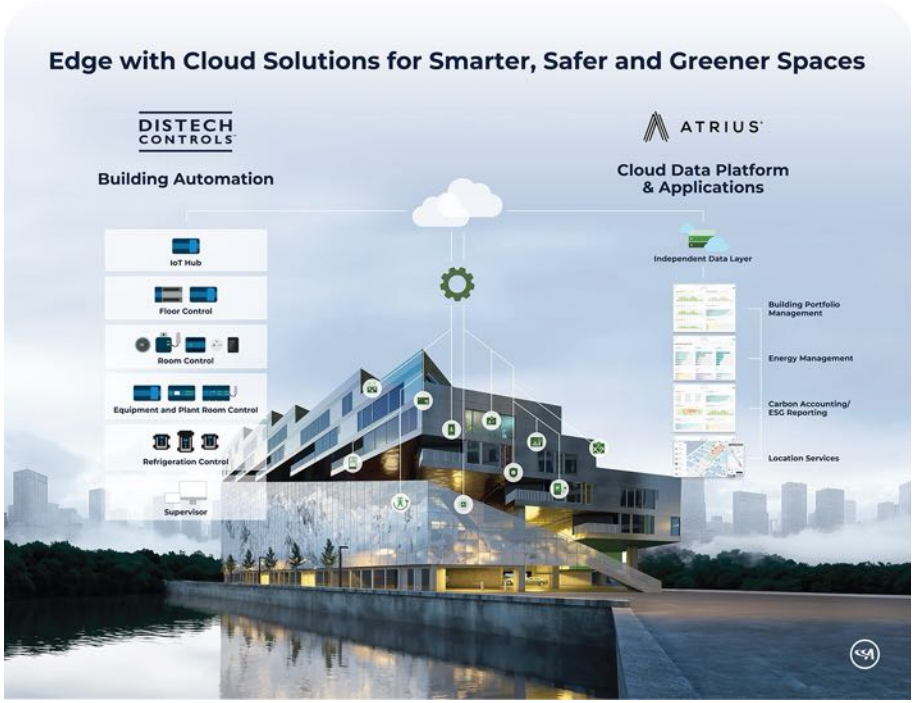
KEY MESSAGE FOR SYSTEM INTEGRATORS

The opportunity is not only installation; it is long-term performance enablement.

How Distech Controls supports these outcomes today

Distech Controls supports open, connected and scalable building control strategies

Room controls	Building-level control starts close to the space.
BMS + integration	Connect systems into a supportable operating layer.
Data visibility	Create the foundation for better operational insight.
Expertise + partners	Support modernisation through delivery experience and ecosystem collaboration.



What You Should Take Away

Future-ready control strategies apply across the full building lifecycle

1. Smart controls are becoming essential to building performance.
2. New developments can embed intelligent infrastructure from day one.
3. Existing assets can modernise through staged, retrofit-ready strategies.
4. Open, interoperable, secure and scalable controls protect long-term flexibility.
5. Data visibility creates the foundation for optimisation and future innovation.



How ready is your building control strategy for what comes next?

Let’s continue the conversation at the Distech Controls stand (B10)