




## Spot-r Sensors Bring the Blueprint for Safety to Complex, Occupied Jobsites



enables **Apex Building** to easily manage worker locations and safety incidents across **15 buildings at 3 project sites**

**Apex Building Group's mission is to strengthen and revitalize communities by developing, building and restoring affordable and mixed-income housing.** A cornerstone of that mission is ensuring the safety and security of all tenants and workers. On a complex jobsite that can be a daunting task. When Apex was chosen in partnership with **Gilbane Development Company** by the **New York City Housing Authority (NYCHA)** to renovate three major complexes in the Bronx, which required managing workers and activities across 15 buildings, it turned to Spot-r to provide critical workforce management and real-time data. And, at the same time, it also gained the much-needed data for prevailing wage verification.








## Safety-first commitment to protecting workers and tenants

Apex Building Group, which has operations throughout the Northeast, provides comprehensive construction services for new structures, occupied rehabilitation and down-to-the-stud renovations of affordable and mixed-income housing. Apex is committed to completing quality projects on schedule, and above all, maintaining a safe, secure environment on its jobsites for all stakeholders.

These are challenging goals at most construction sites, which are constantly changing environments with hundreds of workers in disparate areas at any given time. These challenges are intensified in environments occupied by tenants, creating additional safety and privacy concerns. Apex, like many contractors, typically relied on manual safety checks and headcounts to account for workers, which is very time-consuming and lacks accurate visibility into specific worker location and activities.

The challenges were even more evident when Apex and Gilbane Development Company won the bids for the three Bronx projects, including an occupied 312-unit building with six wings. The extensive jobs entail rehabbing apartment units, including renovating bathrooms and kitchens and updating electrical infrastructure and windows. To best coordinate its resources across the projects, Apex is taking a phased approach to construction, focusing on one group of buildings at a time and then moving to the next.

A large part of Apex's safety concerns on these projects involve visibility into worker location. As Apex CEO Lee Brathwaite described the construction environment, "It's like a maze, you can easily get lost, or people can wander off from the work site and you would never really know."

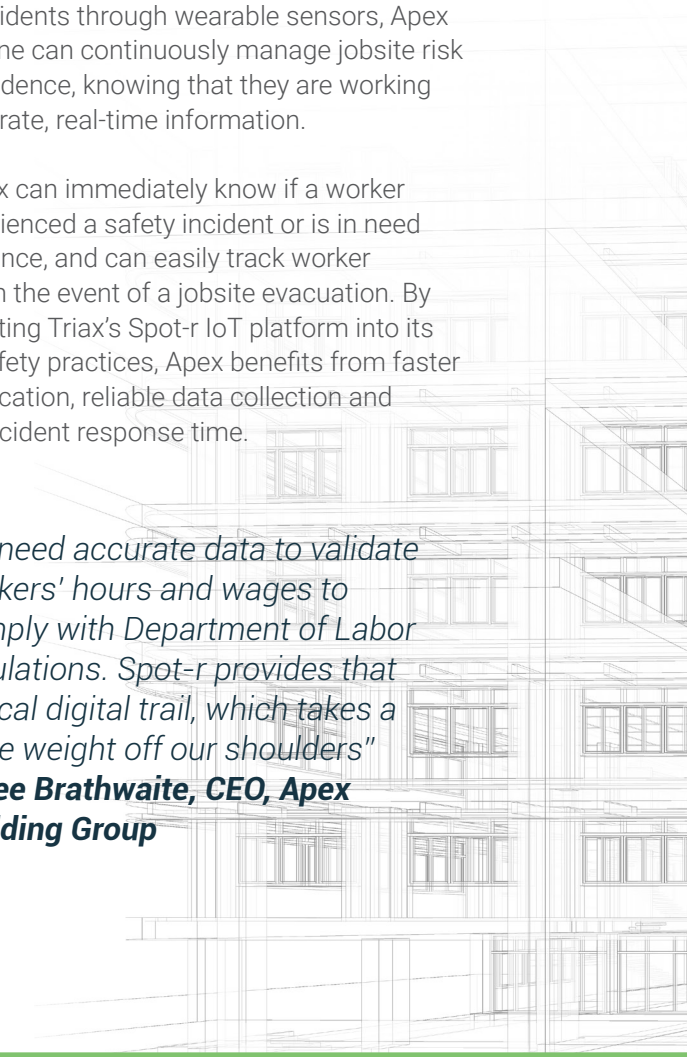


To address these challenges and increase safety and worker oversight, Apex and Gilbane Development Company turned to Triax Technologies and its Spot-r Internet-of-Things (IoT) platform "The safety features – such as the push button alerts that allow workers to signal emergencies and the automatic fall detection and notification alerts – sold us on the technology," said Brathwaite. "And, as a key added benefit, the system allows us to accurately keep track of worker locations and activities which we need to validate hours worked for prevailing wage jobs."

## A simple approach to increasing jobsite safety

By collecting real-time data on worker location and safety incidents through wearable sensors, Apex and Gilbane can continuously manage jobsite risk with confidence, knowing that they are working with accurate, real-time information.

Now, Apex can immediately know if a worker has experienced a safety incident or is in need of assistance, and can easily track worker location in the event of a jobsite evacuation. By incorporating Triax's Spot-r IoT platform into its overall safety practices, Apex benefits from faster communication, reliable data collection and quicker incident response time.



***"We need accurate data to validate workers' hours and wages to comply with Department of Labor regulations. Spot-r provides that critical digital trail, which takes a huge weight off our shoulders"***  
**– Lee Brathwaite, CEO, Apex Building Group**



## Meet compliance requirements with ease

In addition to these safety benefits, Spot-r enables streamlined management and administration, providing an automated process for tracking employee location. Additionally, Spot-r has streamlined Apex's record keeping, with real-time tracking of workers' hours, which is accelerating its efforts to create smoother payroll processes.

## No GPS required


Spot-r technology does not use GPS, but rather a proprietary scalable network that cuts through tough building materials to transmit data from wearable devices to the system's intelligent, cloud-based dashboard. The Spot-r wearable clip collects data on safety incidents and worker location in real-time, as workers arrive and move throughout a jobsite, which enables Apex to easily manage resources, safety and risk across its project portfolios.

## Immediate value, no implementation surprises

The Apex team put Spot-r through its paces and were thrilled with the results. By leveraging Spot-r, Apex is furthering its

*"With the number of people that the system impacts, we had to test it rigorously. The system was easy to use, scalable and we were able to realize value right away. Now, I have peace of mind knowing that we have the information we need to maintain the critical safety of our workers and the community,"*  
**said Brathwaite.**

commitment to safety and control, protecting its most important stakeholders and making project oversight easier and more transparent.



Brathwaite noted that **Spot-r** was easier to implement than any other solution it has evaluated. The **Apex team** was also pleased by how easy it is to upload historical data on time/attendance and safety events to its **Procore system** and it's looking to integrate **Spot-r** with other systems in the future, including its LCP Tracker and payroll system.

**PROCORE**



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or safety concerns that you're not sure how to  
address? We want to hear about them.

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[info@triaxtec.com](mailto:info@triaxtec.com) | 203-803-9879 | [www.triaxtec.com](http://www.triaxtec.com)