



Funded by OfWat

Turn Your Building into an Intelligent, Zero- Waste Property.

£10,000+

Free tech and
plumbed assets

10%–30%

Utility waste
reduction

Zero

Tenant and work
disruption



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■ SECTION 01

What is Project Dash

An Ofwat-funded national trial inviting 30 forward-thinking commercial buildings to test the UK's first predictive, cross-vector water telemetry and insurer-backed management ecosystem.



THE PROBLEM

10–30% of water in UK commercial buildings is wasted



DURATION

18-month study, through Dec 2027



COST TO YOU

Zero fees, plus £10k+ of free tech per site



ZERO DISRUPTION

No shutdown, no tenant interruption, out-of-hours install



■ SECTION 02

The consortium

Led and delivered by premier industry, insurance and academic partners under Ofwat funding.



Project lead and wire-free sub-metering



Spatial occupancy telemetry



Accredited plumbing and FM response



Insurer validation and escape-of-water risk



Water retail and consumption data



Water efficiency strategy



Behavioural insight and evaluation



Tenant engagement and nudge toolkits

Ofwat Funded by Ofwat under the Water Efficiency Lab (WEL1)



■ SECTION 03

Why join the cohort

01 Instant bill and carbon cuts

Catch silent urinal leaks, continuously running cisterns and hot water recirculation waste. Scope 1 and 2 utility emissions fall from week one.

02 Aviva insurer validation

Co-design the UK property safety standard and receive an Aviva-backed Water Management Plan to mitigate escape-of-water risk.

03 Keep the equipment forever

All sub-meters and automated isolation shut-off valves remain the permanent capital property of your building at zero charge.

■ SECTION 04

Continuous improvement loop

Occupancy and flow correlated in real time, from IoT signal to FM fix to insurer-validated outcome, then back to sharper detection.

IOT

Data Sources

Quensus sub-metering +
Direk wire-free spatial
occupancy loggers.

AI

Cross Vector

Correlates water
consumption against live
room presence to flag
hidden flow & dead legs.

FIX

FM Response

Auto valve shut-off &
prioritised fix lists
seamlessly routed into
Wates FM workflows.

VALUE

Outcomes

Permanent cost reduction,
Aviva insurance validation,
and zero disruption to daily
tenants.

- Outcomes feed back into the model, and detection sharpens across all 30 sites as the cohort matures.

Addressing key challenges

Will building tenants be interrupted?

No shutdown is required. Installation runs out-of-hours or at weekends, water isolation is held under 60 minutes per washroom, and no main external stopcocks are closed.

How are Legionella and H&S managed?

All work is executed by accredited, pre-vetted Waters plumbers under strict RAMS. Continuous flow telemetry flags stagnant water and dead legs, strengthening your Legionella compliance profile.

Are occupancy sensors privacy and GDPR safe?

Fully compliant. Direk sensors use wire-free infrared spatial heat footprints. No cameras, no microphones and no personal data collection. All occupancy telemetry is anonymised at zone level.

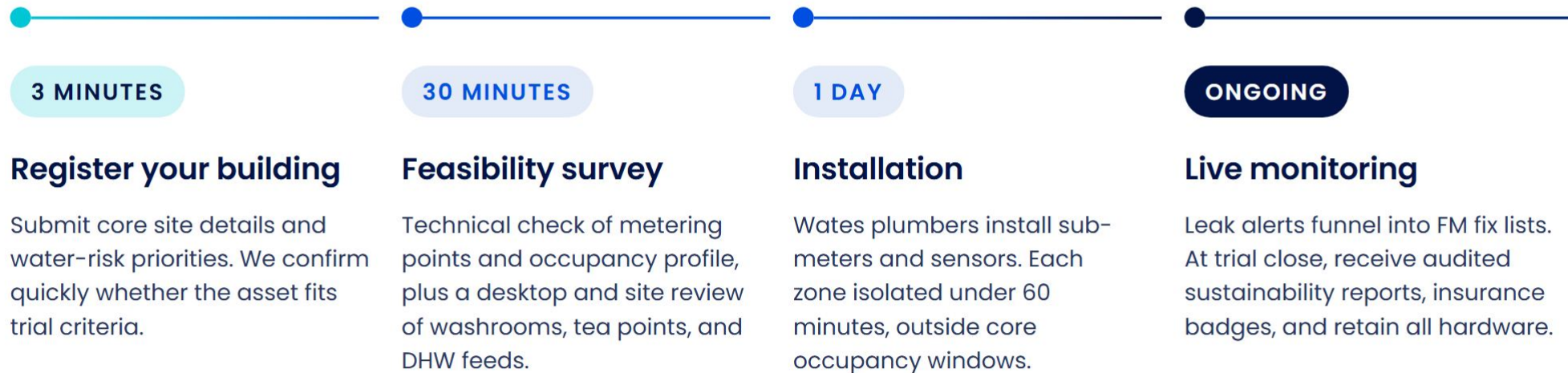
What happens when the trial ends?

You keep all installed sub-meters and isolation valves free of charge as permanent building assets. Take an optional low-cost cloud analytics subscription, or retain the plumbed manual shut-offs. Zero lock-in.

■ SECTION 06

Next steps

From confirmation to audited reporting, the implementation is designed to take almost nothing from your team.





Nominate your building for Project Dash

Selection is underway. 30 UK sites are admitted on a first-confirmed, fully funded basis. Zero fees, zero tenant disruption.

Register your building →

projectdash.org/register

Funded by OfWat

Open to commercial offices, corporate headquarters, public sector estates and mixed-use commercial spaces across the UK.

