



CASE STUDIES

Agency

Housing Authority of the City of Daytona Beach
6 AMPs, Comprising 607 Family and Elderly Apartment Units

Contact

Doug Zimmer – Modernization Coordinator
E-mail: ZimmerD@dbhafl.org

Former Lock Program: Conventional Cylinder

Reason for Conversion

In May of 2000, the Daytona Beach Housing Authority installed InstaKey in the 300 units of the Windsor and Maley senior living apartment complexes after reviewing the InstaKey Program, and determining that it provided a number of measurable advantages over the previous keying system. DBHA Management was particularly interested in the element of increased security provided by the InstaKey Program through the use of serialized, restricted keys, allowing for greater control over the distribution and duplication of keys. The cost savings and convenience of locks that could be changed at the unit level in seconds, and the even greater cost and time savings gained with the ability to change out an entire master system without having to change all the locks and keys for that system, also contributed to the decision for DBHA to convert to InstaKey.

Budget Acquisition

Budget for the initial conversion of the Windsor and Maley properties, and the subsequent conversion of all remaining property locations, was obtained by Daytona Beach Housing Authority Management through Capital Funds Expenditure.

Implementation Strategy

Daytona Beach Housing Authority Executive Management provided Housing/Apartment complex names, lists of units per complex, required core and key quantity requirements per unit, and delivery timing requirements. InstaKey then coordinated with DBHA to verify said requirements, provide contractual quotation, and schedule delivery. Authorization on quotation and delivery timing was then provided by DBHA, and an installation schedule was developed. Installation of InstaKey cores and compatible door hardware was sub-contracted to a Locksmith or General Contractor. Upon completion of the installation, the Sub-contractor provided DBHA with a unit installation report, which was forwarded to InstaKey for use in activating all unit lock and key information in SecurityRecords.com.

The Daytona Beach Housing Authority began with the Windsor and Maley senior living apartment complexes in 2000, and continued with the conversion of the remaining 5 family living properties comprising an additional 307 residence units between 2003 and 2006.

On-Going Program Benefit

DBHA Management continues to value and utilize the central components of the InstaKey Program. Restricted, serialized keys that control key duplication and allow the tracking of all keys to specific locations and personnel, and the ability to change locks at units in seconds and salvage a lost master key at minimal cost are all valued elements. DBHA Management has also made note of the speed and accuracy provided by InstaKey when tasked with situations related to their properties and concerns.