



WATER SUSTAINABILITY AND LEAK DETECTION

FlowStop® 2

24-hour protection against
damaging and costly water leaks
within properties



According to the Association of British Insurers, UK insurers pay out around £1.8 million every day to customers making 'escape of water' claims.

Escape of water is the most common cause of home insurance claims in the UK, accounting for 29% of all domestic claims.

Commercial claims costs have also increased over recent years due to a rise in the number of high-rise, multiple-occupancy buildings.

An increase in water leak claims has inevitably led to an increase in insurance costs. There is a now greater focus on implementing water leak detection technology

to reduce the risk and scale of water-related damage, potentially decreasing both the frequency and severity of insurance claims.

Insurers increasingly require buildings, especially those accommodating multiple occupants, to incorporate automatic shut-off devices as standard equipment.

This technology not only facilitates early leak detection, it also minimises damage, potentially resulting in lower insurance premiums.

FlowStop® protects against the costly consequences of water damage from internal leaks and floods



FlowStop® can reduce water wastage, save on water bills and protect against water damage from burst pipes, internal leaks and floods within properties.

WRAS Approved Andel FlowStop® detects abnormal water flow or the risk of freezing pipes, automatically shutting off the water supply, avoiding the risk of water damage.

24-hour protection

FlowStop® automatically and continuously monitors a water supply for excessive flow rate, continuous flow, periods of non-use and low air temperature – all to pre-set parameters and user adjustable. The system automatically isolates the water supply if a problem is detected.

Installation

FlowStop® is easy to fit by a qualified engineer and can be installed in new builds and retrofitted into existing and occupied buildings.

The system comprises a control unit and a valve unit (integrated latching solenoid valve and flow rate sensor) which actively monitors the water supply to a property. Each control unit can monitor up to two valve units.

FlowStop® is ideal for:

- Student accommodation
- Multi-occupancy residential developments
- Individual residential properties
- Private landlords
- Social landlords
- Hotels
- Offices
- Vacant properties.

For more information:

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✉ help@andel.co.uk

www.andel.com



Making water sustainable for
a cleaner and safer environment.

Vacant properties

FlowStop® isolates the water supply if no water is used for a pre-set period, automatically covering for when a property is vacant. FlowStop® is the perfect safeguard for landlords, property owners and agents, preventing leaks in empty properties which if left unchecked could have serious consequences.

Option to add leak detection sensors

There is also an option to add water leak detection sensors such as Andel's FlexiPad or leak detection cable for more localised monitoring in critical areas such as kitchens, utility rooms, bathrooms, showers and WCs.

Maintenance

The system performs an automatic solenoid exercise to minimise the build up of limescale. A yearly inspection is recommended by a qualified engineer to ensure the correct operation of the system.

FlowStop® features and functions

VALVE UNIT:

- **Continuous flow protection:** Shuts off the water supply if water has been running for more than 1-120 minutes (user adjustable).
- **Excessive flow rate protection:** Shuts off the water supply if there is an abnormal flow of water of between 5-40 litres per minute (user adjustable).
- **Low temperature freeze protection:** Shuts off the water supply if the air temperature falls below the set threshold (user adjustable).
- **1 to 48-hour non-use protection:** Isolates the water supply if no water has been used for a pre-set period (user adjustable with disable option).

CONTROL UNIT:

- **Faceplate:** Discreet design, double-gang faceplate featuring full colour LCD display showing system status and active alarms. LED indicators for power, maintenance and alarm. Four navigation buttons for easy configuration and control. Can be surface mounted or mounted with the supplied surface pattress box.
- **Override feature:** Turns flow monitoring off temporarily to allow for prolonged water use such as watering the garden. The user can also manually close the valve(s) as required.
- **Optional leak detection sensor:** Can be added to detect water leaks in any vulnerable areas with running water such as in kitchens, bathrooms and WCs.
- **Power supply:** Mains power 110-240Vac
- **Output:** Volt-free relay contact rated 30V @1A per input.

Benefits at a glance:

- Highly cost-effective
- Low maintenance
- Easy to install, easy set-up
- Monitors up to two water supplies
- Low-temperature protection (user adjustable)
- Continuous flow protection (user adjustable)
- Excess flow rate protection (user adjustable)
- Non-use protection (user adjustable)
- Override control
- Discreet surface-mounted control unit
- Option to add leak detection sensor
- Optional connection to onward BMS and GSM for property owners/agents and absent occupants
- WRAS approved for standard domestic cold water supply
- Option for Andel Product Protection Plan*

TECHNICAL INFORMATION

PIPE SIZE:

Andel FlowStop® valves are available with 3/4" BSPP male threads to adapt to UK and EU 15mm and 22mm diameter pipe sizes.

MAINS SUPPLY:

110-240Vac, max 10W, typical 2W, idle power consumption <0.5W

RELAY OUTPUTS:

2 x 30V/1A

NUMBER OF FLOW/VALVE CHANNELS:

2

FLOW CHANNEL/VALVE TYPES:

Pulsed/latched

CONSTRUCTION:

- Control Unit: Moulded ABS
- Valve Body: WRAS Approved PA66-GF30
- Valve Enclosure: PETG

DIMENSIONS:

- Control unit: W 149mm x H 88mm x D 8mm, minimum 45mm depth double gang back box, 58mm deep if installed in 47mm pattress box
- Valve unit: W 144mm including threaded fittings, 115.5mm excluding fittings x H 91mm x D 70mm

OPERATION:

- Max working pressure: 10 bar
- Min operating pressure: 1 bar
- Working temperature: Max 4-25°C
- Handles 2 inputs from 2-40 l/min, controlling up to 2 FlowStop® valve units

*Further details are available on request.

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