

Lessons in Project Closeout for Facilities Management

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 - 23 years experience
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 - 8 years experience

≡ Agenda

- Define the Problem
- Discuss Solutions
- Demonstrate Turner's Solution
- Discuss Key Lessons Learned
- Questions / Feedback

Challenges faced during building operations

NIST GCR 04-867

NIST

U.S. Department of Commerce
Technology Administration
National Institute of Standards and Technology

Advanced Technology Program
Information Technology and Electronics Office
Gaithersburg, Maryland 20899

Cost Analysis of Inadequate Interoperability in the U.S. Capital Facilities Industry

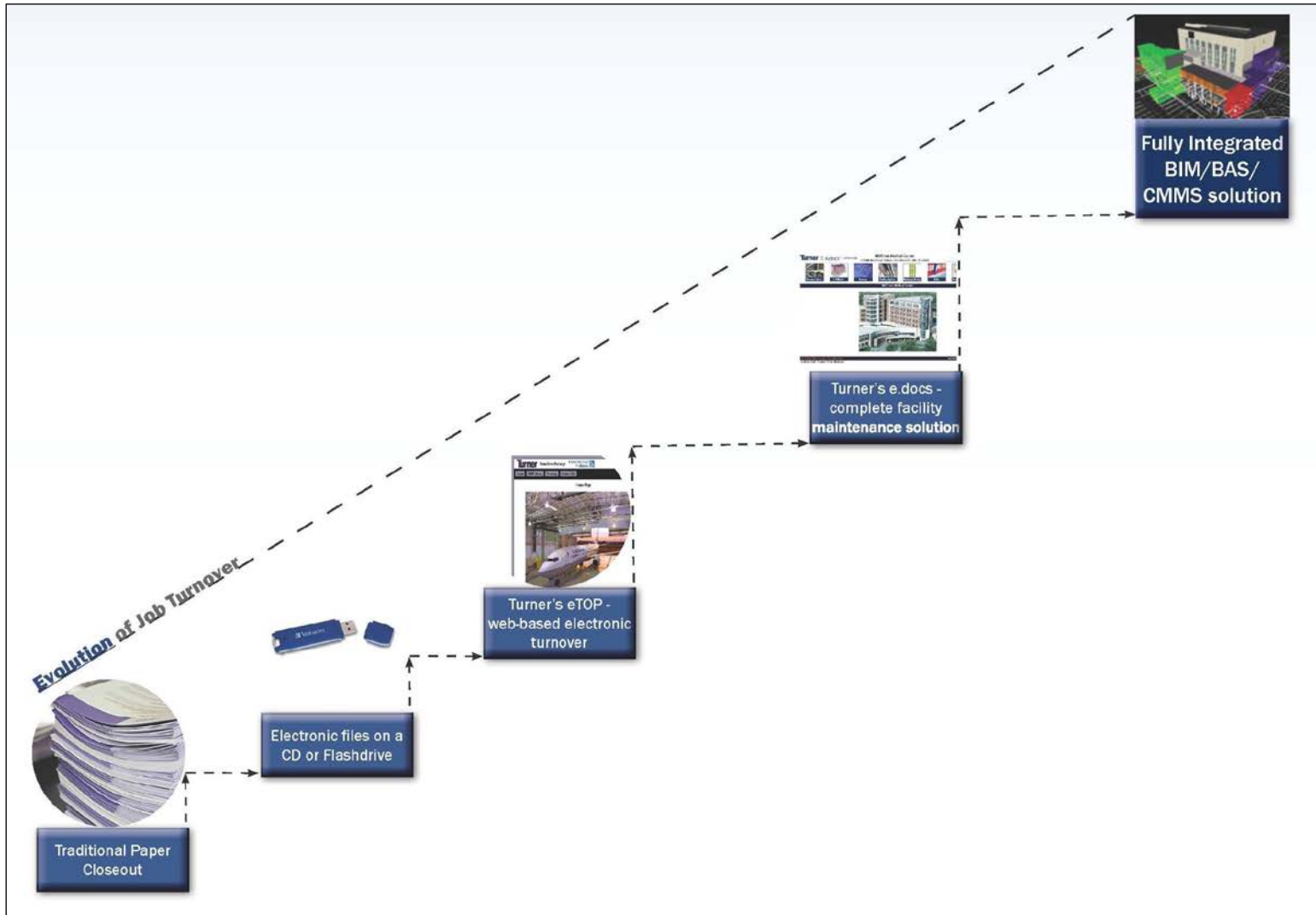
Michael P. Gallaher, Alan C. O'Connor, John L. Dettbarn, Jr., and Linda T. Gilday



National Institute of Standards and Technology (NIST):

- > \$15B/yr lost due to non-interoperability of bldg info
- Need better way to get facility info to the people that need it
- Equivalent loss of \$0.23/SF/yr to building owners

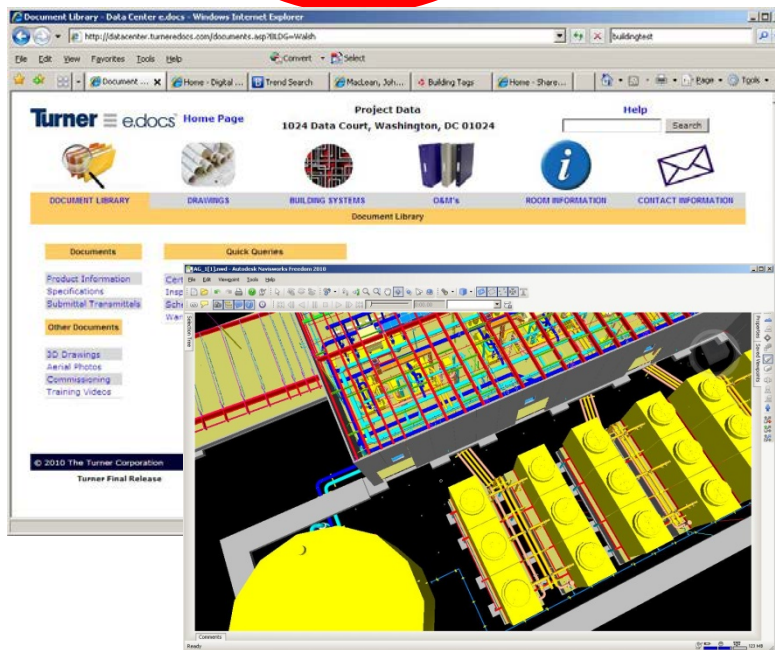
≡ Solutions



≡ Solution – Digital Facility Manual



- Simple to retrieve, view, update and share facilities documents and data
- Quick, easy web-based access to accurate, facility information
- No physical storage space required
- Intuitive...staff will use and like it
- On-going information repository
- Easy integration with your CMMS
- Industry best practice
- Includes as-built BIM



≡ Deliveries



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≡ Key Lessons Learned

- Construction Managers and Facility Managers have very different ideas about how to organize information
- Design your system for easy use with little training necessary
 - Speeds up transition from construction to full operations
- Insist on electronic management during construction
 - Big difference in scanned files and original files

≡ Key Lessons Learned (Continued)

- Engage your IT department early
 - Maybe special requirements for server access
- Spell out data requirements to ease upload to existing software systems
- New facility managers are tech savvy and expect building info to be accessible in a user friendly digital format