

Topic 1

BIM and Facility Management

*Department of State
Overseas Buildings Operations*

Industry Advisory Panel

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Introduction - Champions

OBO

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What is BIM?

- ◆ A Tool
- ◆ A Process
- ◆ An Opportunity
- ◆ A Headache
- ◆ The Holy Grail

BIM – What we know

- ◆ Inadequate Interoperability costs the Capital Facilities Industry \$15.8B Annually ¹
- ◆ BIM has the potential to share information from beginning-to-end and from side-to-side
- ◆ Tremendous potential to increase efficiencies for all stakeholders

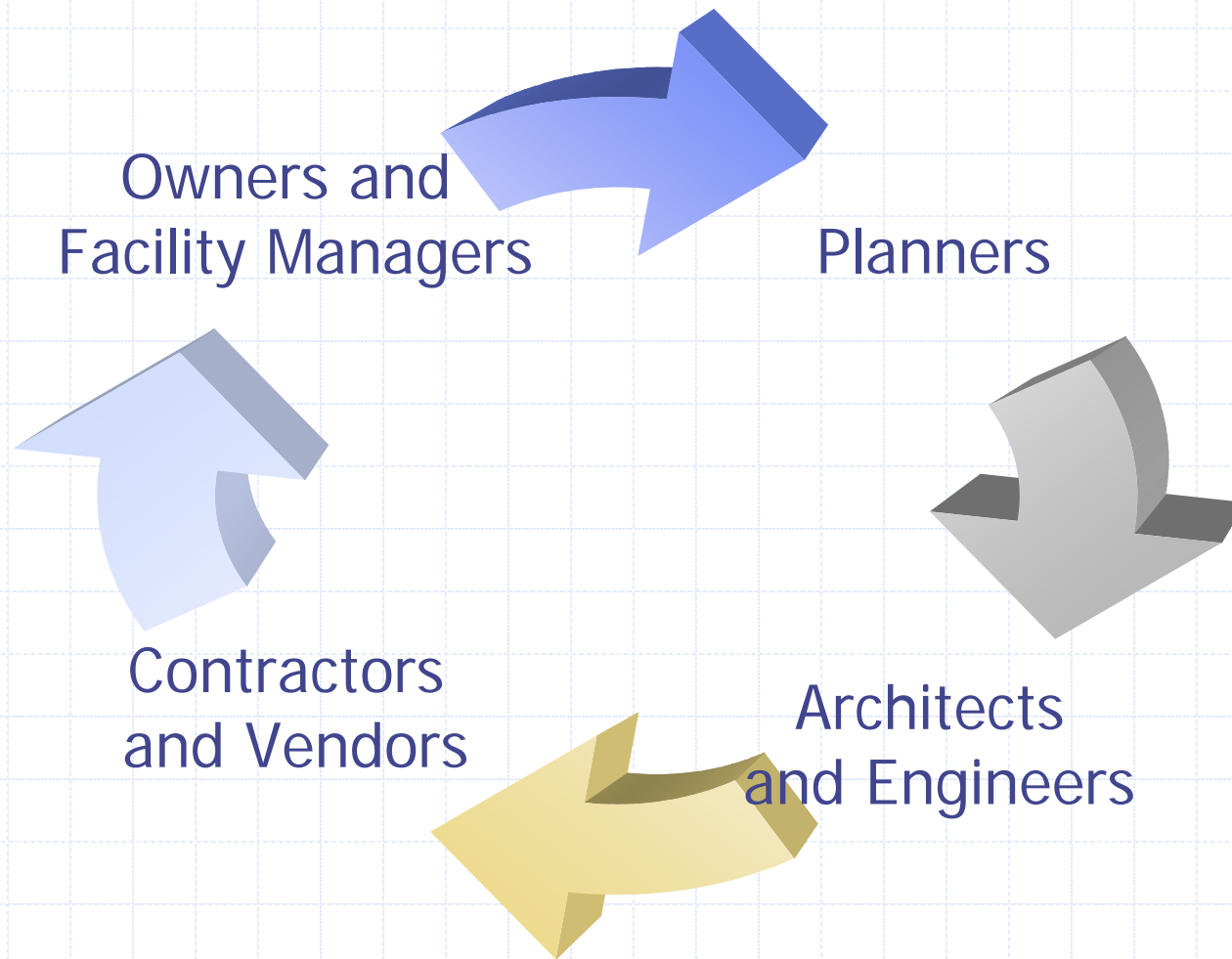
BIM – What we know

- ◆ Tremendous Interest in Developing Standards and Early Adoption:
 - Across Public Sector: COE, GSA, ICC, NASA, etc.
 - Across Private Sector: A/Es, AISC, GM, etc.
 - Collaborative Efforts: AGC/AIA/CURT, CIFE, CII, FIATECH, NBIMS, etc.
- ◆ BIM use in Design is closest to the Tipping Point, followed by Planning and Construction

BIM – What we know

- ◆ BIM is leading to 3D, 4D (scheduling and sequencing) and 5D (cost)
- ◆ BIM is leading to PIM (Product Information Modeling)
- ◆ Currently, significant O&M resources are dedicated to data verification
- ◆ BIM is leading to an As-maintained mentality vice an As-built mentality

BIM - Life Cycle Perspective



BIM – What we don't know

- ◆ *How does the Facilities Management sector envision the use of BIM during Operations and Maintenance?*
 - ◆ *Is anybody doing it yet? If so, what benefits have the early adopters derived?*
 - ◆ *Assuming that a BIM for Facilities Management is beneficial, what data should be captured in a BIM during the Planning , Design and Construction phases to accrue benefits during the O&M and Decommissioning phases?*
 - ◆ *Are there aspects of OBO's construct (i.e. as an owner and facility manager of a global inventory of standard facilities) that we should be leveraging in this regard?*
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