

## BIM CREATION & MAINTENANCE

A Building Information Model (BIM) is an integrated 3-D model and database of building information. It is a digital representation of the physical and functional characteristics of a facility. Perhaps you've heard of it as the next generation of CAD documentation for architects and builders. But BIM is much, much more than design and construction software. BIM is a life-cycle facility management tool, which when properly implemented, can enable enormous cost savings over the course of a building's life.

BIM captures design and construction data; drawings, specifications, mechanical and electrical systems, etc., and passes all that information along to the facility owner in a single integrated, digital package. But a BIM doesn't stop when construction is complete. The BIM then becomes the collection point for all information about a facility's operation and maintenance going forward, integrating with all the facility's systems; CAFM, IWMS, etc. Data included in a BIM might be:

- Planning Scenarios & Site Information
- Architectural Program
- Digital 3D Model
- Floor Plans & Space Functions
- Classified Areas, Vaults, etc.
- Engineering Calculations
- Specifications
- Supporting Documentation for Litigation
- Change Orders
- Network & Alarm Diagrams
- Cost Estimates
- Procurement Documents
- Organizational Occupants
- Personnel Lists & Seating Plans
- Handicap Designation
- Hazardous Materials
- Operating Manuals & Warranty Data
- Maintenance & Inspection Records
- Disaster Recovery Plans
- Furniture Inventory

RSP i-SPACE can help you take the drawings of your building, new or existing, and transfer them into an as-built "skeleton," and "flesh it out" as time and budget permit. Or we can work with an existing BIM provided you by your design team. Our experienced professionals will work with you to determine what facilities, operations and maintenance data should be inserted into your BIM for the greatest cost savings, implement or modify the BIM itself, and integrate it with your existing IWMS or CAFM system. We can help you make your BIM one-stop shopping for any information about your facility and its performance.

