

# BIM: driving beyond design to a common understanding

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# Session Plan

- Presentation - 10 minutes
- Table discussion - 10 minutes
- Feedback & discussion - 15 minutes
- Take aways & final word - 10 minutes

# BIMMM

**INTELLECTUAL PROPERTY  
CONTRACTUAL ISSUES  
IMPLEMENTATION COSTS**

**AUGMENTED REALITY**

**MODELLING**  
2D, 3D,  
CAD/CAM  
3D printing

**VIRTUAL REALITY**

**MAINTENANCE**  
Operation  
Facility Maintnc

**MANAGEMENT**  
Time, Cost,  
Carbon, Asset

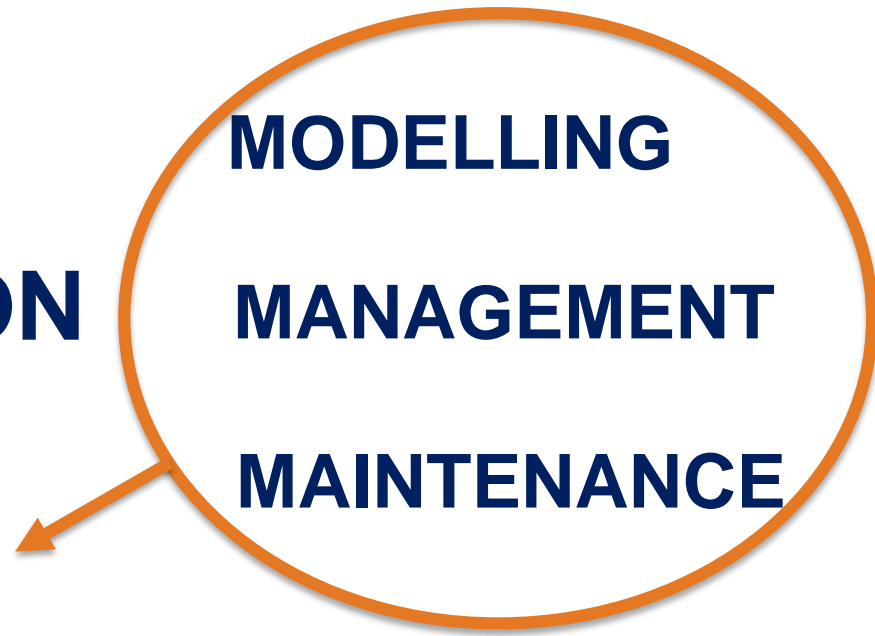
**COLLABORATIVE IT PLATFORMS**



# INFORMATION

**MODELLING**  
**MANAGEMENT**  
**MAINTENANCE**

*PHYSICAL ATTRIBUTES*  
*DELIVERY*  
*OPERATION*



**ONE OF THE 8 FLOWS OF LEAN CONSTRUCTION**

**EVERYONE UNDERSTANDS**

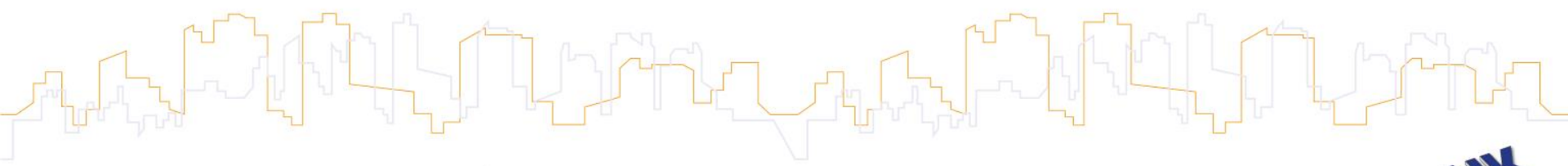
**INFORMATION WORKERS**

**EQUIPMENT PREVIOUS TASK**

**MATERIALS SAFE CLEAR SPACE**

**EXTERNAL CONDITIONS**

# EVERYONE UNDERSTANDS LEAN



SKANSKA

 mace

 COSTAIN

 carillion

 Colas

**LCI-UK**

REDUCES  
WASTE

CREATES  
FLOW

DELIVERS  
RELIABILITY

CONTINUALLY  
IMPROVES

## EVERYONE UNDERSTANDS LEAN?

- WHAT IS REQUIRED (CUSTOMER VALUE)
- THE IMPACT OF THEIR WORK ON OTHERS AND VICE VERSA (NEXT CUSTOMER)
- HOW TO COLLABORATE (COMMITMENT)
- HOW TO RAISE & RESOLVE PROBLEMS (LEARNING)

# EVERYONE UNDERSTANDS LEAN?

Need *LEAN* understanding of what “the work” is

- Site work +/-?
- Design work X
- Supervision X
- Finance X
- Contract X
- Administration X

ARE THESE LEAN IN THE SENSE DESCRIBED ON PREVIOUS SLIDES?





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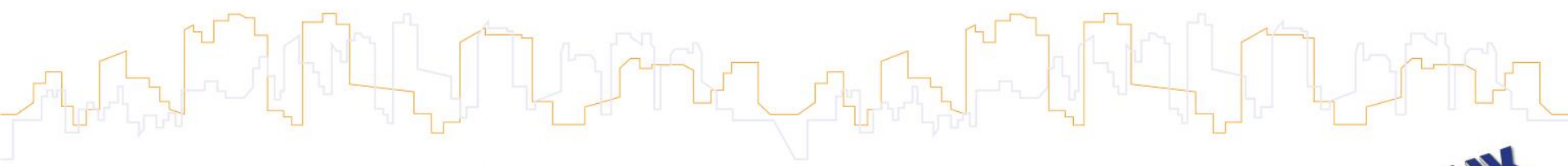
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# BIM

## Information modelling –

In what ways can BIM help people to better understand the project and what they need to do?

# Take aways .....



# AND FINALLY.....



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 **mace**

 **COSTAIN**

 **carillion**

 **Colas**

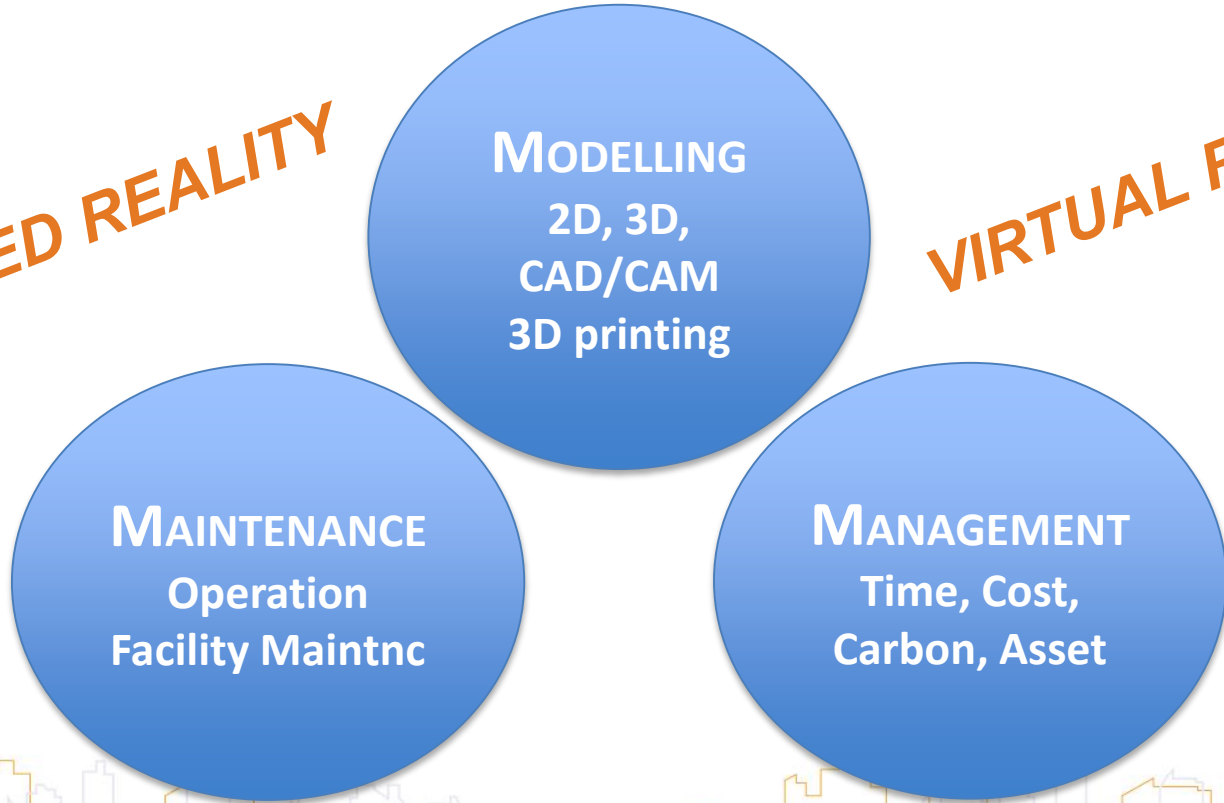
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**RAPID INFORMATION TECHNOLOGY ADVANCES  
WILL FORCE INDUSTRY CHANGE**

**COLLABORATIVE IT PLATFORMS**

# BIM

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IMPLEMENTATION COSTS**

**MAKE MONEY IN A  
DIFFERENT WAY**

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# BIM

# WHY?

**WHAT IF THE FACILITY BECOMES MERELY PACKAGING FOR THE HUMAN EXPERIENCE?**

Supplier networks will integrate not to deliver a physical structure but to deliver a distinct experience

- complete rethink of business model
- complete rethink of industry structure

**MAKE MONEY IN A DIFFERENT WAY**



