

2017 CANADIAN CONSTRUCTION INNOVATIONS CONFERENCE

Eric Hall

Chief Innovation Officer

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www.site1001.com

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BORN FROM CONSTRUCTION



BACKGROUND



ERIC HALL

Chief Innovation Officer, Site 1001

A commercial architect-turned-construction
superintendent-turned-software architect

2010

As Senior VP at JE DUNN, began CMMS project –
Innovations 10.01

2013

Innovations 10.01 releases Site 10.01, CMMS product
platform

2016

Series A funding closes for company, Site 1001

2017

Site 1001 product enhanced – **building AI is born**

THE HANDOVER PROBLEM

Poor communication

- Architects, constructors & engineers know a lot about the buildings they create
- That information is **lost in translation** to building owners, operators and technicians
- Operations manuals don't help at the operator level
- Mass information is simply regurgitated - operators don't have the right information to get their job done.



THE HANDOVER PROBLEM (CONTINUED)

Lack of technology

- Building information is disparate & inaccessible
- Building systems don't work together
- Maintenance is scheduled, at best
- Building's (and their systems) aren't "smart"



WHAT'S A SMART BUILDING?

A building that allows for continuity in its utilization so as to maximize the effectiveness of the business purpose of the structure.

In other words:

When all of the things that make up a building—from BIM data and inventory spreadsheets, to outside service providers and automation systems—are coordinated so that the building, and all of its associated assets, work as a single entity, that's a, “smart building.”

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ABOUT SITE 1001

Smarter building operations



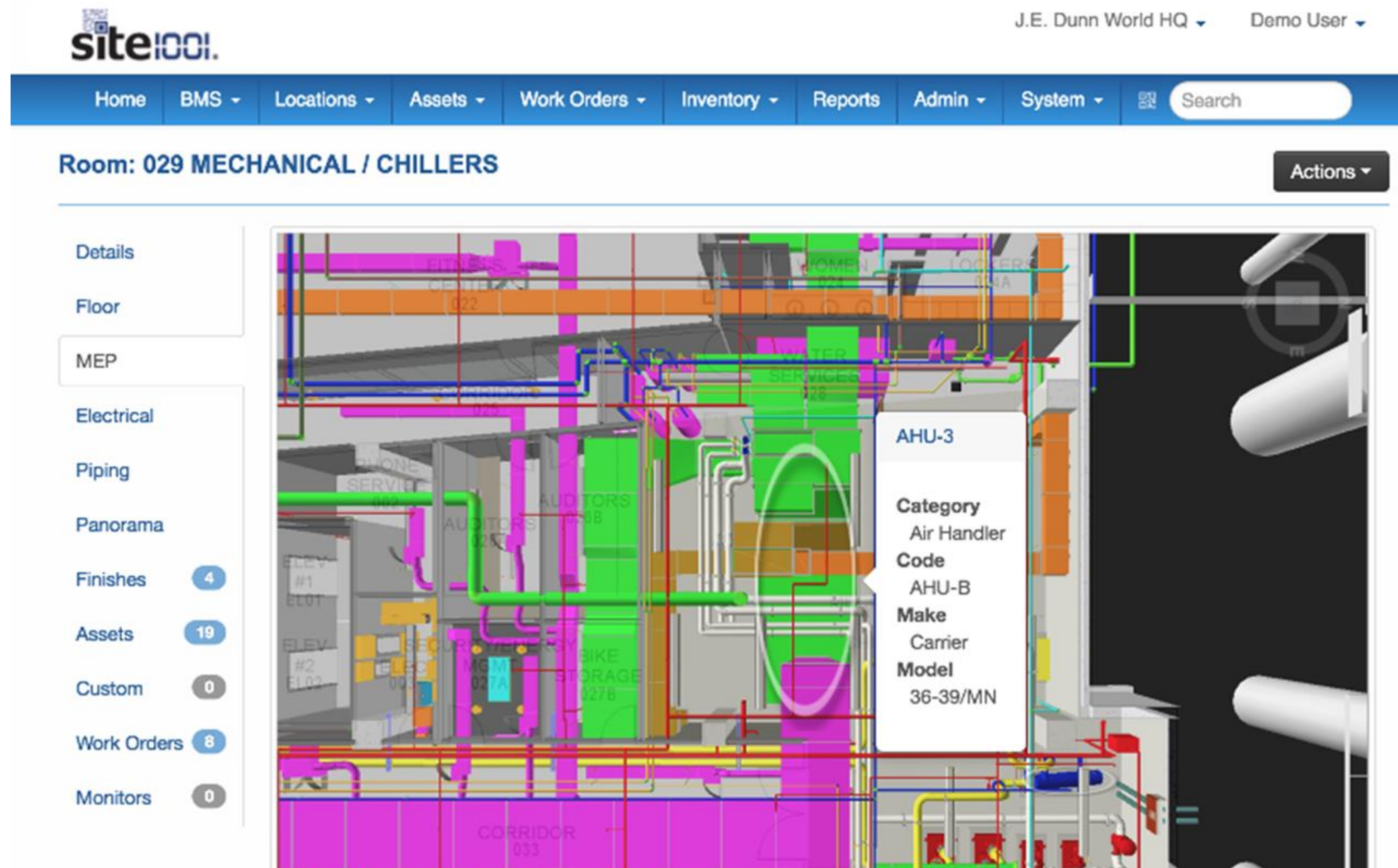
SITE 1001 MAKES BUILDINGS “SMART”



- Cloud-hosted, doesn't eat up IT resources
- On-board buildings in weeks, not years
- Solution specific training – in-person, online, self-paced
- Support every step of the way with a dedicated implementation manager and client success manager
- Load images of rooms for wayfinding and visual, digital understanding
- O&M manuals, warranty & vendor information, and BIM information are loaded automatically
- Link Assets to Rooms
- Create PM schedules and task lists linked to assets and rooms

ALL DELIVERED AS A SERVICE!

LOCATION HIERARCHY



- Location-based assets
- Map-Based UI
- Link to assets to see work order history, spec sheet and other asset information
- Knowledge management platform that grows over time

ROOM DETAILS

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Springfield (Primrose)David Admin

HomeBMSLocationsAssetsWork OrdersInventoryReportsAdminSystem


Search

Room: Generator ATS

Actions

DetailsFloorMEPElectricalPipingPanorama

Finishes0Assets2Custom0Work Orders0Monitors0



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J.E. Dunn World HQDavid Morse

HomeBMSLocationsAssetsWork OrdersInventoryReportsAdmin

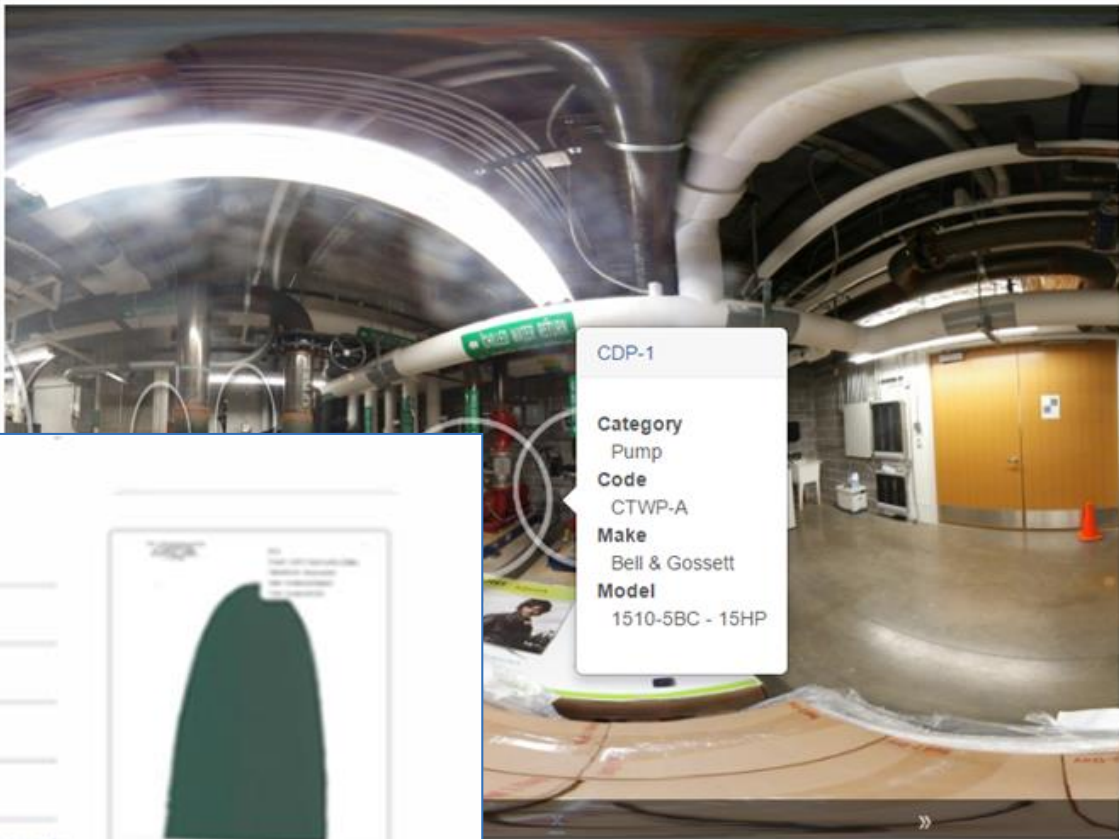
Search

Room: 029 MECHANICAL / CHILLERS

Actions

DetailsFloorMEPElectricalPipingPanorama


Finishes4Assets20



East

Category	Paint
Code	P-14
Make	Pratt & Lambert
Model	Pro Hide gold eggshell
Description	to match SW-7622

(more)



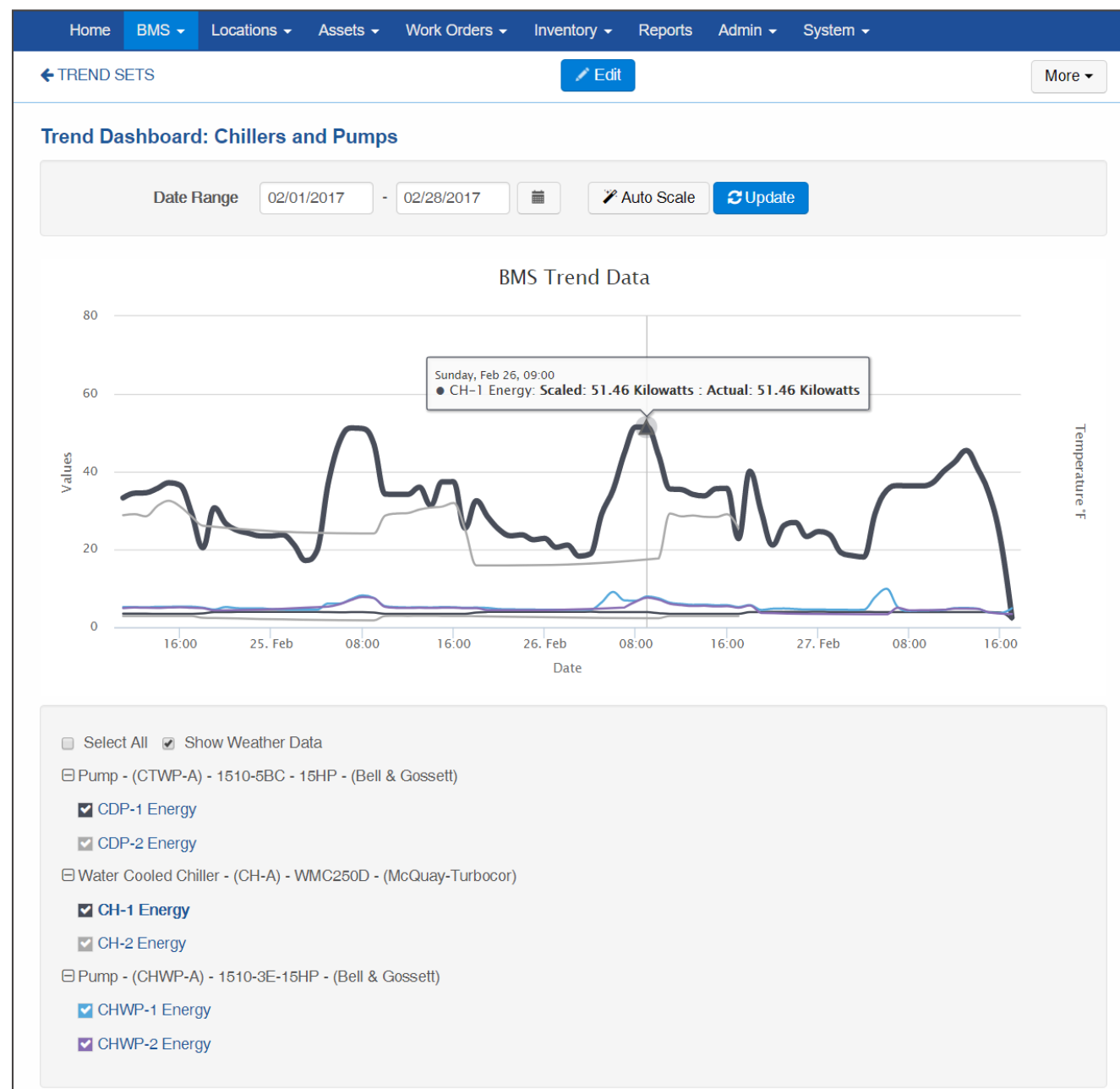
- 360* shows real visual of space
- Finishes are visualized in the room
- Dynamic and easily updated
- Know what tools and equipment you need before leaving the shop

ASSET MANAGEMENT

The screenshot displays the 'Assets' section of a software interface. At the top, a navigation bar includes links for Home, BMS, Locations, Assets, Work Orders, Inventory, Reports, Admin, and System. Below this, a sub-header for 'ASSETS' contains buttons for 'Edit', 'Add New Asset', and 'Add Work Order'. The main content area is titled 'Asset: CH-1' and features tabs for 'Details', 'Work Orders' (1), 'Custom' (2), and 'Monitors' (5). The 'Details' tab is active, showing a form with the following fields: Name (CH-1), Serial Number ([None]), Warranty Status (Out of Warranty), Quantity (1), Installed Date (10/01/1997), Notes ([None]), Warranty Length (365), Warranty Days Remaining (0), and SpecSheet (with a thumbnail image). To the right, 'Asset Groups' is set to 'HQ Air Conditioning Group'. Below this, 'Asset Type' details include Category (Water Cooled Chiller), Code (CH-A), Make (McQuay-TurboCor), and Model (WMC250D), with a link to 'View full Asset Type details'. The 'Location' section specifies Building (KC HQ), Area (LOWER LEVEL), and Room (029 MECHANICAL / CHILLERS). At the bottom left is a 'Navigation Code' with a QR code. At the bottom right is a large floor plan diagram with a zoom control.

- Asset instances are tracked individually in a location
- Intelligent linking for Vendors, Work Orders and O&Ms
- Warranty lifecycle
- Inventory data


BMS & IOT INTEGRATION



- Collect alerts from any system
- Energy Monitoring
- HVAC Monitoring
- Water Detection
- Assign different actionable tasks to each alert
- Customizable Trend dashboards

THANK YOU!

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