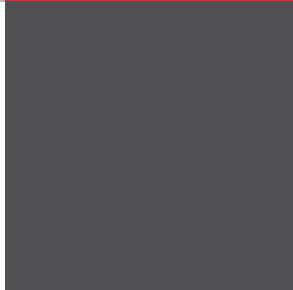


Corporate Facilities Council

First Wednesdays



PDA + WIRELESS + FACILITIES



PDA + WIRELESS + FACILITIES

*A Corporate Facilities Council
and Information Technology Council Collaboration*

Information Technology Council



International Facility Management Association

Corporate Facilities Council

Headquarters | Campuses | Office Environments



Our Speaker

Chris Keller is a recovering and reformed architect. He has worked with CAD systems since 1983 and has been implementing FM Automation for more than 20 years. In 1988 while automating an architectural firm, Chris perceived the need for implementation services to help integrate CAD with business and business with CAD. In 1993, Chris formed Integrated Data Solutions, a consulting firm specializing in the synthesis of FM, Technology and Business Process. In 2006 Chris merged his company with Facilities Solutions Group, LLC and was appointed the Managing Director. FSG works with Government and Commercial clients developing effective procedures and business models designed to enhance the operational productivity of the Facility Enterprise through the use of process and technology.

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PDA + Wireless + Facilities

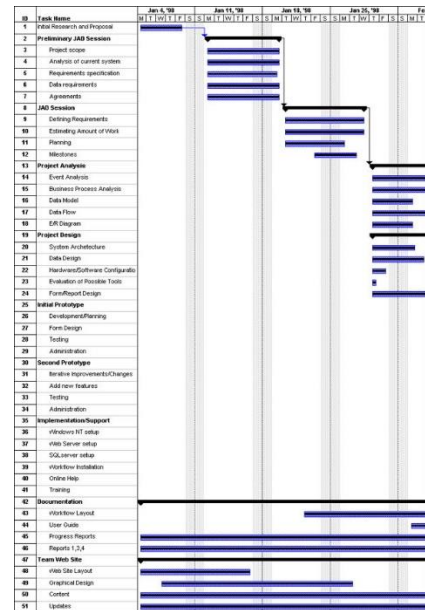
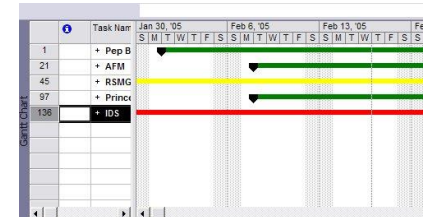
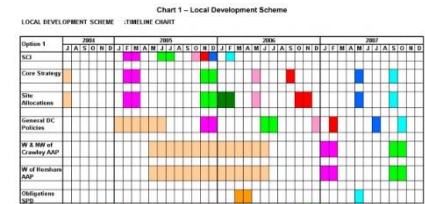
■ Agenda

- Why IT Projects Fail
- PDA Case Studies
 - AV Equipment Management
 - Fire Extinguisher Management
 - Work Orders
 - Dorm Room Inspection
 - Security
 - Donation Tracking
 - Grounds
- Technology: Now and into the future

What is Project Management?

■ Why Projects Fail (40-70%)

- Technology—Rarely
- Project Management—Often
 - Poor execution & poor communication
- Misalignment between project & business objectives—Frequent
- Process Change Resistance
- Bottom line—it is a people issue
- Objectives
 - Process improvement
- Project Management
 - We don't understand knowledge based PM
- Process Change
 - Membership in a health club



PDA Case Studies

- Technology Progression
 - Mainframe
 - PC
 - Client Server
 - Web
 - PDA
 - Wireless

PDA Case Studies

- PDA Case Studies
 - AV Equipment Management
 - Fire Extinguisher Management
 - Security
 - Work Orders
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 - Grounds

AV Equipment Management



download information from computer onto palm pilot



go to room



find equipment



upload updated information back onto computer



scan equipment bar code and enter information into palm unit



enter room information onto palm unit

Fire Extinguisher Management



Security

- Rounds, Incident Report, Parking
- Alarm – receive and send notification
 - ▣ High tech – have alarm trigger system
 - ▣ Low tech – have security personnel trigger system
 - ▣ Combination – send alarm to key personnel who verify the emergency and trigger the system

The screenshot shows a software dialog box titled "Incident Entry Dialog". It contains several sections for data entry:

- Incident Information:** Includes fields for Name (with radio buttons for EM, OOF, CFT), Report Date (02/17/2000), Association, Phone, Incident Date, Incident Time, Officer, and Type.
- Location:** Includes fields for Building, Floor, City, State, Country, and Location.
- Print Information:** Includes Supervisor on Duty, Security Supervisor, and a list of I/Os with a "Select" button and a "Remove" button.
- Other Involved Parties:** Includes a field for EM OF and "Add" and "Remove" buttons.
- Reported By:** Includes a field for EM OF, Phone, and "Add" and "Remove" buttons.
- Graphics:** Includes fields for Graphic 1 and Graphic 2, and "Add" and "Remove" buttons.

At the bottom, there is an "Action Taken" text area and a row of buttons: Review/Edit, Update, OK, Clear, Cancel, and Approved.

Security

■ Fire/Medical Emergency

Caller	1ST ANONYMOUS	Departure Time	06:10:00
Date Call Taken	03/17/2000	Building Code	8THAVE
Time Call Taken	05:44:54pm	Floor Code	01
Patient	KOBRICK, THOMAS E	Room Code	103
Patients Company Code	BSC	Additional Location	
Arrival Time	05:55:00	Remarks	Ouch!



PDA Case Studies

- Work Orders
- Dorm Room Inspection
- Donation Tracking
- Grounds

Technology: Now and into the Future

■ Technology

- Increased productivity, increased profit, increased income, and flat unemployment
- Technology is changing at an incredible pace.

Moore's Law: Technology increases by a level of magnitude every 18-24 months

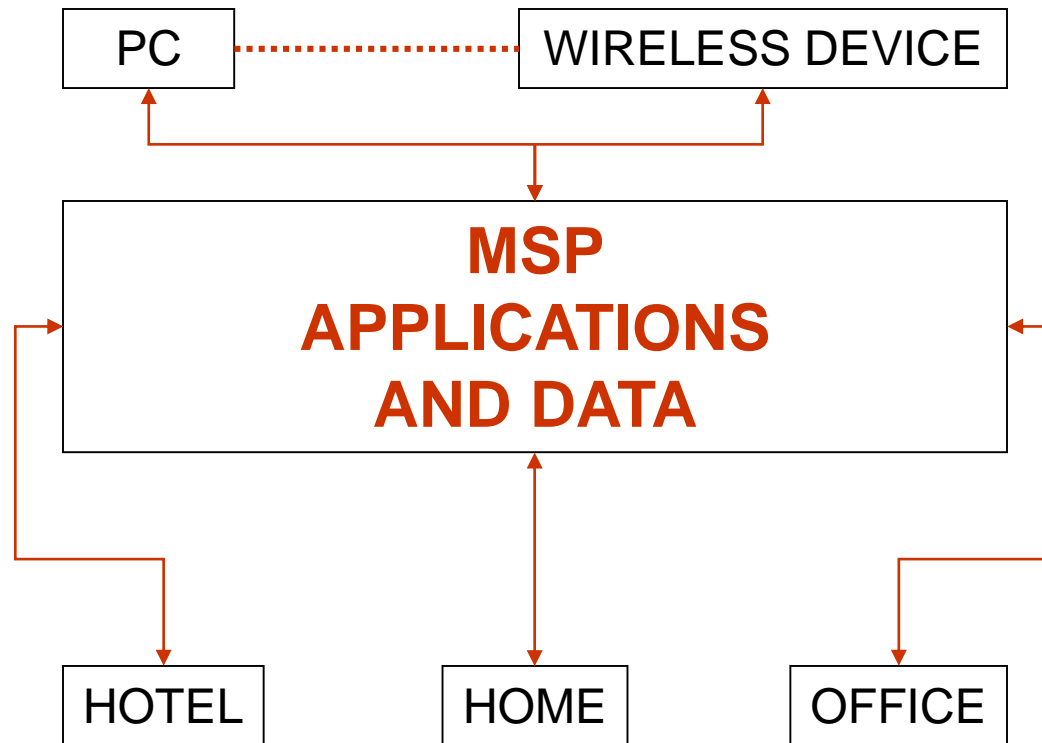
- Technology has outpaced the ability of the business to absorb it. Bringing the business process in synch with the technology can provide significant advantage and value.

Technology: Now and into the Future

■ Technology

- Understanding how Technology is going to change the institution's FM needs.
 - RFID

Technology: Now and into the Future



Technology: Now and into the Future

- Technology
 - ▣ PDA
 - ▣ Convergence

Technology: Now and into the Future

■ Technology

- Understanding how technology is going to change the institution's FM needs.
 - Electronic Paper

Technology: Now and into the Future

■ Technology

- Understanding how Technology is going to change the institution's FM needs.
- Wireless

Technology: Now and into the Future

■ Technology

- Understanding how Technology is going to change the institution's FM needs.
- Interface

Technology: Now and into the Future

- Motes
 - ▣ Sensors
 - ▣ Networks
 - ▣ Communications

Technology: Now and into the Future

- Nanotechnology
 - ▣ Self-Cleaning
 - ▣ Anti-Stain
 - ▣ Solar Energy
 - ▣ Insulation
 - ▣ Adhesives
 - ▣ LED
 - ▣ Glass
 - ▣ Drywall
 - ▣ Roofing

Technology: Now and into the Future

■ Technology

- Understanding how Technology is going to change the institution's FM needs.
- MIT Oxygen Project
 - *Bringing abundant computation and communication, as pervasive and free as air, naturally into people's lives.*
 - For over forty years, computation has centered about machines, not people.
 - In the future, computation will be human-centered.
 - <http://oxygen.csail.mit.edu/>

Technology: Now and into the Future

- Interoperability
 - ▣ \$15.8 Billion/year
(conservative estimate of the cost of inefficiency)
 - ▣ Stakeholders:
A&E, Construction, FM, & Owners
 - ▣ Key Causes
 - Fragmented Industry
 - Paper based business practices
 - Lack of Standardization
 - Inconsistent technology adoption among stakeholders
 - ▣ 2/3 of costs borne by owners & operators during O&M

Questions?

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