

School Construction Projects

AVELEY SECONDARY COLLEGE





How Can OmTrak Help School Construction Projects?

Streamline school construction projects through design, construction and maintenance. OmTraks connected solutions provide access levels to the whole team. Produce quality building information, reduce project delays and save time and money.

OmTrak Documents Module:

A medium size school construction project of, say \$100m, can produce 20,000 documents ranging from initial feasibility studies, draft and final plans, special details, instructions, and updated plans over the entire design/construct phases. OmTrak Documents Module organises and streamlines large amounts of documentation.

- **Third party project server:** Project members have access to one platform in a secure environment.
- **Project centric:** Transmittals and storage are contained, so its easy to search for documents.
- **Reduced Duplication:** If a consultant uploads a new file, they do it once and issue a transmittal email to all the parties who need a copy.
- **True collaboration process:** Built in review and mark up capability and workflows.

OmTrak O&M Manuals Module:

OmTraks O&M Manuals Module allows multiple sub-contractors to each create their separate O&M Manual during the 'Build' phase of the school. O&M Manuals are created for each project based on a client template. This template is matched to the schools end user needs. OmTrak O&M Manuals streamlines and standardises information, allowing a smooth handover and transition to FM.

- **Reduce handover delays:** Subcontractors upload documentation in the construction phase. Project managers can review the information is complete and approve before handover, reducing project delays.
- **Digital Handover:** Digital O&M manuals are professional, userfriendly and searchable. Data outputs are fit for asset management systems, including attribute and validation requirements.
- **Built in workflows and approvals:** Preview and mark-up documents online. Track the progress and status of content via the chart reports. Provide feedback, create tasks and set due dates. Simple workflow content approval process.
- **Smooth Transition to FM:** OmTrak O&M Manuals can successfully upload to many FM systems. So, schools can quickly transition to FM.

Reduce school construction handover delays, and hit the ground running with facility management. OmTraks method of collecting building and asset information serves as a guide to meeting statutory requirements. The information produced is high quality and thorough, this reduces the long term risks associated with missing or poor quality information. Asset data and O&M Manuals can be uploaded to your FM System or use OmTraks highly efficient facility maintenance tools.

OmTrak Siteworks Module:

Siteworks makes managing school construction defects and maintenance easy. The mobile application has full functionality both online and offline. Teams have real-time access and data collection ability even in mobile black spots.

The scheduled maintenance function helps builders prove compliance during the DLP period. Maintenance can be automatically scheduled using existing data from the O&M Manuals.

OmTrak Facility Maintenance Module:

Scheduling maintenance across a portfolio of Schools traditionally relies on high-end, complicated and expensive software. Time-consuming to both implement and use, these systems often cause schools and facility managers more problems than they solve.

OmTraks, calendar-driven maintenance scheduling is fast and easy. Customisable asset registers are included, Facility Managers can automate future maintenance work orders for every asset in the schools portfolio and export maintenance schedule log books. Scheduled maintenance can be linked to the operations and maintenance manuals to ensure proper servicing is completed.

OmTrak MPlan:

Mplan is used for the Schools facility life cycle planning. It can reduce the cost of ongoing maintenance plan forecasts by up to 90%. This includes maintenance managing, upgrading and improving the portfolio, constructing new properties, and disposing of surplus or unusable property.

OmTraks MPlan has 3 main functions:

- **Condition Audits:** Simplify the data collection process and reduce the cost of Condition Audits by up to 75%
- **FM Planning:** Quickly generate 1 - 50 year maintenance plans. More accurate planning and risk assessments reduce spending and provide an automated cost forecast.
- **Knowledge Management:** Your Facility Maintenance staff are trained on the 7 step methodology behind MPlan and the ongoing use of the system. The OmTrak team support you to develop your own maintenance plans including regular reviews and updates.



New Zealand Ministry of Education

2,500 Schools



Client: The New Zealand Ministry of Education

Project:

The MOE in New Zealand has responsibility over all public education properties. This includes managing, upgrading and improving the portfolio, constructing new properties to meet demand, and disposing of surplus or unusable property. Each school independently appoints a Project Manager to assess buildings, create management plans, apply for funding and perform maintenance work.

There are some 2,500 schools in the Ministry's portfolio. With many Project Managers responsible for a large collection of buildings, there was no consistent method of conducting condition assessments.

OmTrak's consulting and MPlan software delivered a new condition assessment solution for the Ministry of Education's portfolio of 2,500 public schools.

Project Value:

Ongoing

Date:

Ongoing

OmTrak Tools Used:

FM Consulting: We gained a thorough understanding of how capital works were delivered in the schools, this enabled us to develop a highly relevant method to conduct condition assessments.

MPlan: Used for Maintenance Plans. Mplan has the capacity to quickly generate complete 1-50 year maintenance plans from the front page through to the detailed list of works and projects for the schools.

WA Schools Public Private Partnership

7 Schools



Client: Department of Education WA

Project:

Awarded in 2015, this complex project involves the design, construction, maintenance facilities management and private funding of four primary schools and four secondary schools (across 11 separate construction stages) within the Perth metropolitan area.

In 2016, the first four primary schools were delivered; Alkimos Beach Primary School, Baldivis Gardens Primary School, Woodland Grove Primary School and Carnaby Rise Primary School. In 2017, Aveley Secondary College Stage 1 (pictured above) in Ellenbrook was the first of seven secondary school construction stages to be completed. This was followed in 2018 by Coastal Lakes College Stage 1 located in Lakelands. In December 2019, Hammond Park Secondary College Stage 1 and Harrisdale Senior High School Stage 2 project were completed.

Project Value:

\$150,000,000.00

Date:

Construction Completed in 2019

OmTrak Tools Used:

OmTrak O&M Manuals: OmTrak O&M Manuals Software was selected manage the operations and maintenance manuals of the buildings and facility assets.

OmTrak Siteworks: The OmTrak Siteworks Software and App was used to manage the defects during construction and DLP.

Adelaide Botanic High School

Adelaide SA



Client: Department of Education SA

Project:

South Australia's first vertical school. Located in the CBD, Adelaide Botanic High School opened in 2019. For 1,250 secondary school students, the buildings are designed with flexible learning areas to enable an integrated curriculum that helps prepare them for the future.

The new school's heart is a light-filled atrium connecting the adapted six-storey Reid Building to a new seven-storey building as an active atrium.

Environmental design minimises energy and water use, in support of the city's Adelaide to Zero Carbon Challenge. The project will achieve a 5-Star Green Star As-Built rating.

Project Value:

\$100,000,000.00

Date:

Construction Completed in 2019

OmTrak Tools Used:

OmTrak O&M Manuals: OmTrak O&M Manuals Software was selected manage the operations and maintenance manuals of the buildings and facility assets.

OmTrak Siteworks: The OmTrak Siteworks Software and App was used to manage the defects during construction and DLP.

Yandelora Public School

Narellan NSW

**Client: NSW Education****Project:**

Yandelora is a School for Specific Purposes (SSP). It opened to meet the needs of students with moderate to severe intellectual and physical disabilities, by providing intensive and specialised staffing and educational programs. The Yandelora School is located on the site of the former Hope Anglican School in Narellan NSW.

The construction works were completed by St Hilliers and include 16 teaching spaces for students from Kindergarten to Year 12; hydrotherapy pool, accessible classrooms, library and school hall.

Project Value:

\$22,000,000.00

Date:

Completed in 2019

OmTrak Tools Used:

OmTrak O&M Manuals: OmTrak O&M Manuals Software was selected to manage the operations and maintenance manuals of the buildings assets.

OmTrak Siteworks: The OmTrak Siteworks Software and App was used to manage the defects during construction and DLP.



Company & Profile Overview

WebFM is an award-winning company with a highly experienced team of consultants & software developers.

Since our inception, we've used technology to apply our simplification logic to every phase of building and facilities management. Our three integrated solutions – OmTrak, MPlan and consulting services – combine to give everyone across the entire project incredible efficiencies. We bring every document and collaboration point together in one place. With WebFM, everything is in hand.

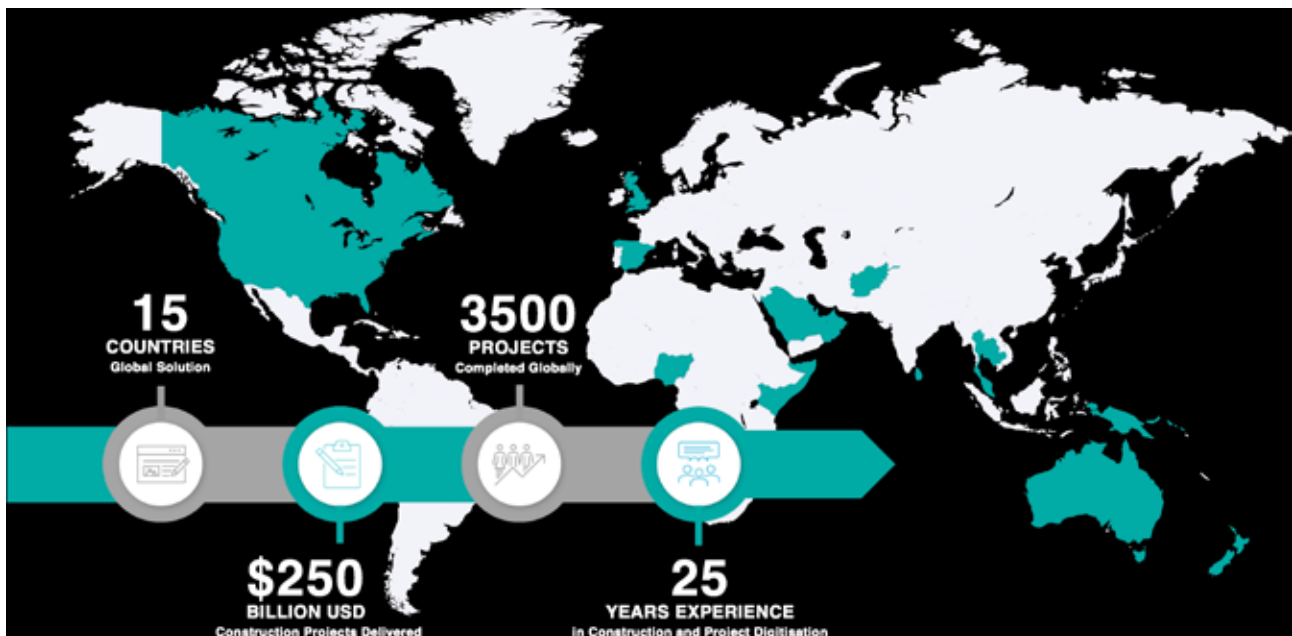
Our Story

WebFM was developed by Stuart Smith while he was working as an asset management consultant on the Sydney Olympic Games, he realized the gross inefficiencies and shortcomings of the incumbent asset handover process.

Stuart knew there must be a way to transform this process from manual and people-driven, to highly integrated, collaborative and data-driven. He used technology to develop a process that would revolutionize project handovers. He called it OmTrak.

We've continued to refine and improve our tools and consulting services in response to technological advancements. Today, some of the world's leading construction firms, government and defense departments and major education providers use WebFM to achieve an optimal asset solution.

Global Experience



System Description & Functionality



A complete asset life-cycle solution Cloud based, anywhere anytime. Reduce time, cost & risk.

Document Management

Securely and quickly upload all your project-specific information in one online location. Control versions, comment, approve, collaborate and share.

Mail, RFIs & Tasks

OmTrak automatically captures and categorises all email correspondence, so you have a complete and undeletable audit trail.

Design Manuals

Create and review design reports during the initial feasibility and detailed design stages. Control of the process with up-to-date data available at any time.

Operations and Maintenance Manuals

Progressively create and review online to eliminate handover delays and improve the quality of your O&M manuals.

Defect Management

Record, distribute and manage defects, snags or punch lists faster and more efficiently using the mobile app.

BIM Management

Project teams can quickly and easily access and manage multidimensional project models improving decision making and co-ordination.

Project Reports

Track the status of approvals, workflows and data to gain greater visibility across the entire project.

Facility Maintenance

Streamline and automate ongoing maintenance scheduling. Schedule future maintenance and work orders.

Capabilities & Experience

WebFM's innovations simplify every stage of an asset's lifecycle, from the initial design and build through to ongoing maintenance. Our integrated solutions combine to give builders, owners and facility managers incredible efficiencies and reduced risk. Project handovers become seamless and asset maintenance becomes future proof. To date, more than 3,500 projects worth over \$250 billion are benefiting from our innovative approaches

WebFM's Head Office is located in Sydney, Australia, and our reach stretches across the globe. Our international client base boasts some of the world's leading construction firms, government, commercial, infrastructure, major health, and education providers. Wherever your project or team is located, WebFM can deliver a solution that's relevant for today, and for the future.

WebFM is led by the Australian Handover consulting team with a combined 60 plus years' experience delivering project globally.

OmTrak is an award-winning online platform developed specifically for construction projects. Its seven fully integrated modules combine to offer all project teams, owners, and facility managers one central, cloud-based collaboration platform.

Our specialist asset information handover and facility management consulting services enable you to work smarter. WebFM's consulting services will solve your asset challenges and help you realise smarter data management.

WebFM is Accredited with ISO 9001 - The International Organisation for Standardisation. It sets out the specification for company quality management systems and ISO 27001 - The international standard for information security. It sets out the specification for an information security management system (ISMS). WebFM accreditation with ISO 9001 and ISO 27001 gives its clients the highest standards of data security in the industry.

Please refer to omtrak.com/iso-certification for copies our certified certificates.



Solutions to Streamline Your Project

BE THE MASTER

“The end results for our clients are real time, cost saving and reduced risk. With webfm, there are no surprises and no information gaps and gives everyone involved a complete journey of confidence.”

STUART SMITH

Managing Director - WebFM

Australia & South East Asia

Toll Free: 1300 135 815

Phone: 02 4655 5044

New Zealand

Phone: 027 560 0070

Usa / Canada

Phone: 949-757-4165

Middle East / UK

Phone: +971 505 295 893

omtrak.com

