

# ASSET INFORMATION REQUIREMENTS

Richard Choy - CEO

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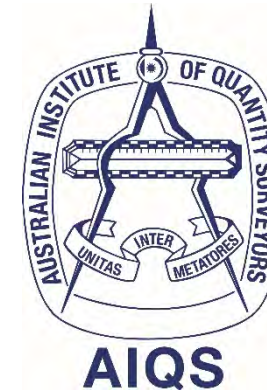
Founded in 1975, with the  
objective to improve the construction quality  
and productivity of the built environment  
through leadership of information.

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We are a not-for-profit organisation owned by government and industry.



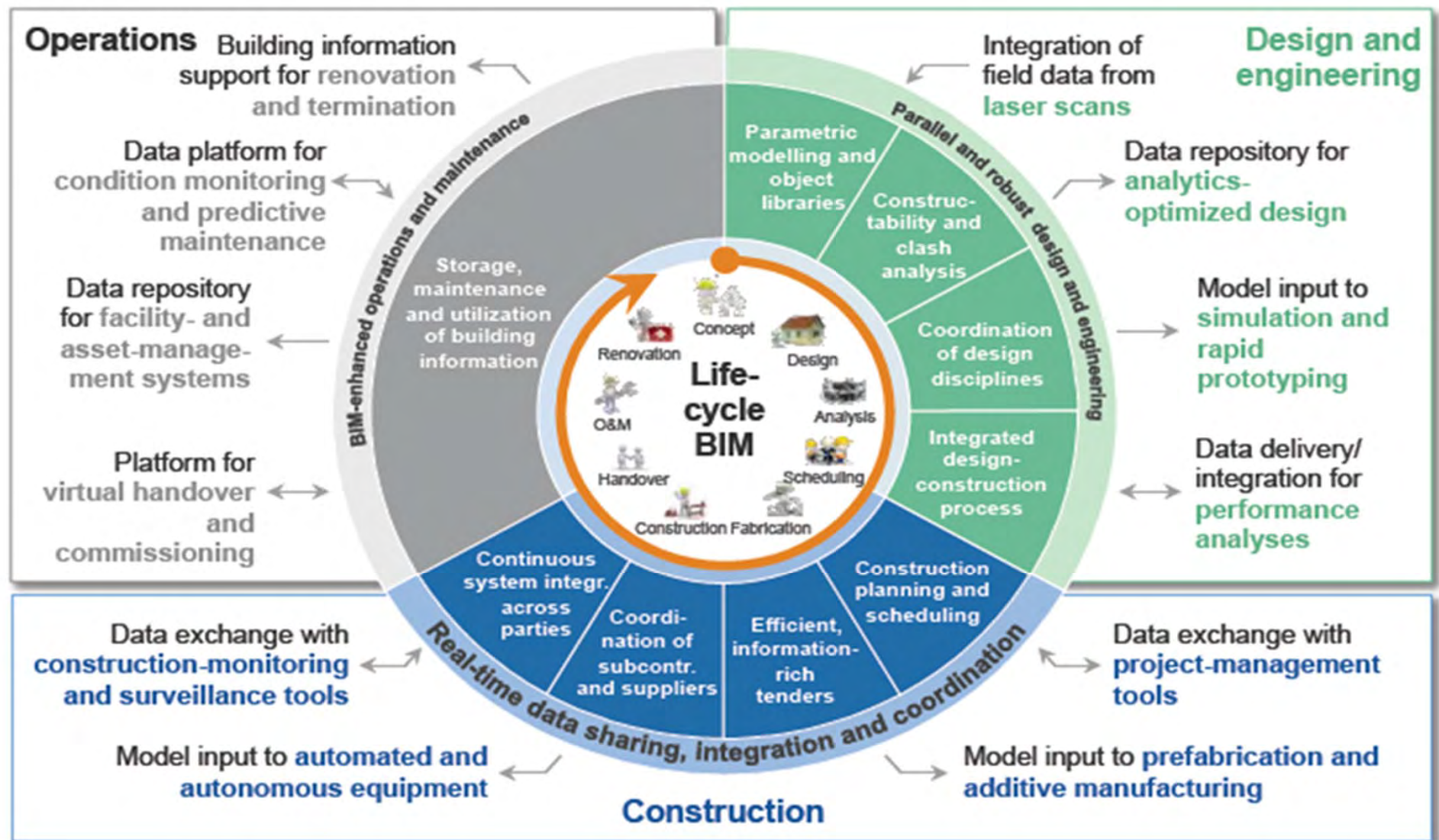
Australian  
Institute of  
Architects



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# Building Information Modelling

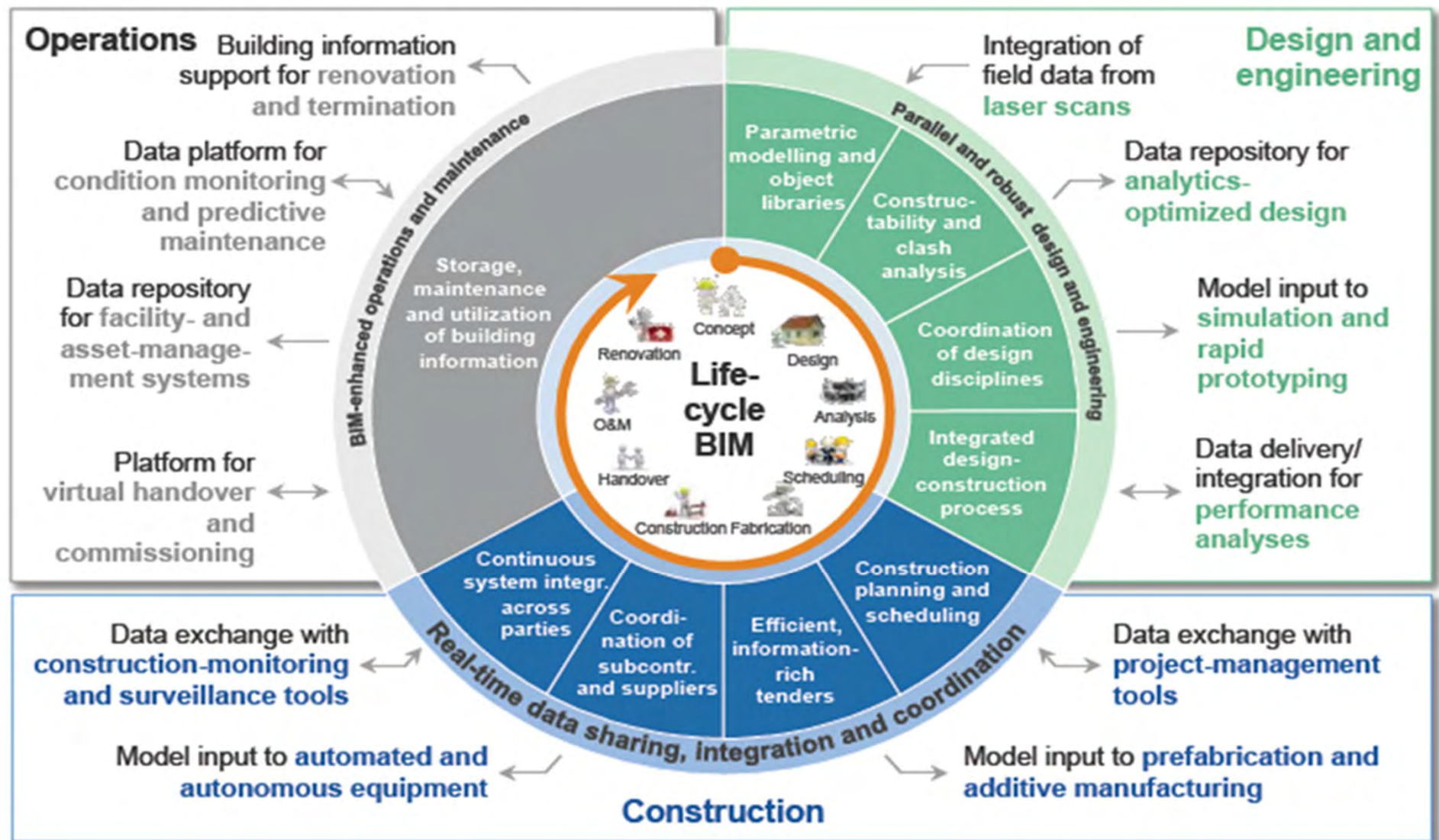
BIM is a digital form of construction and asset operations. It brings together technology, process improvements and digital information to radically improve client and project outcomes and asset operations. BIM is a strategic enabler for improving decision making for both buildings and public infrastructure assets across the whole lifecycle. It applies to new build projects; and crucially, BIM supports the renovation, refurbishment and maintenance of the built environment – the largest share of the sector. (EU BIM Taskgroup, 2018)



World Economic Forum, 2016

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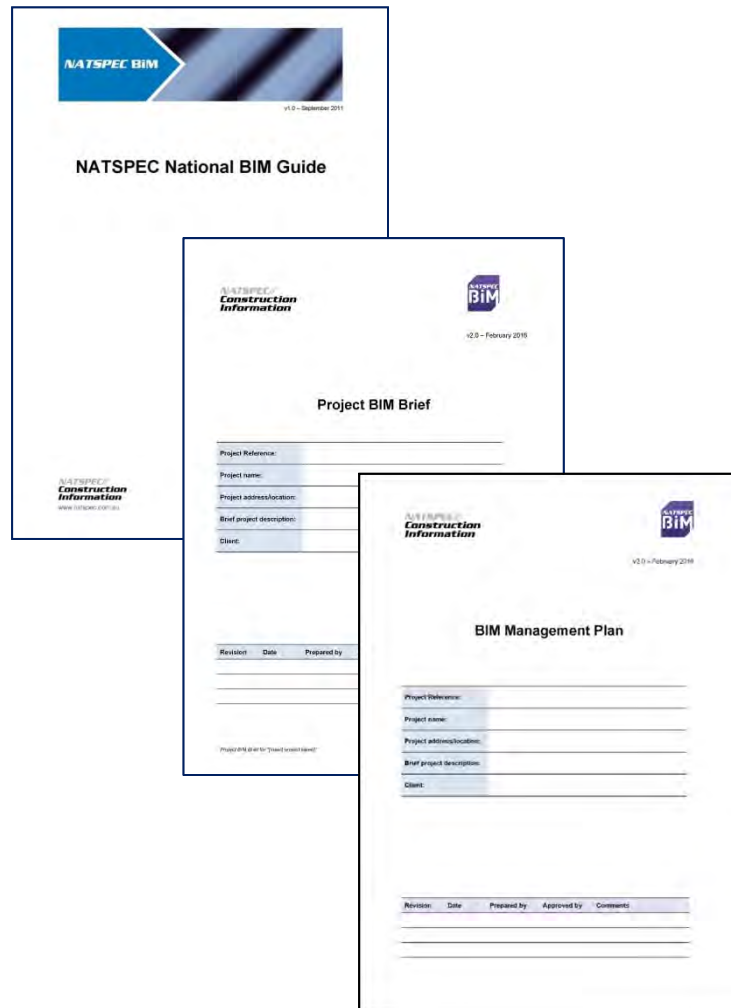




World Economic Forum, 2016

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# NATSPEC National BIM Guide



## Purpose:

To assist clients, consultants and stakeholders to clarify their BIM requirements for construction projects in a nationally consistent manner.

# 23 BIM Uses



- 7.1 Project Definition, Planning and Pre-Design
- 7.2 Architectural Modelling (Design)
- 7.3 Structural Modelling and Analysis
- 7.4 MEP Modelling and Analysis
- 7.5 Quantity Take-off and Cost Planning
- 7.6 Construction Models
- 7.7 Facilities Management/As-built Mode



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**MULTIPLY**  
Built to outperform.

**BIM at the Perth Stadium**



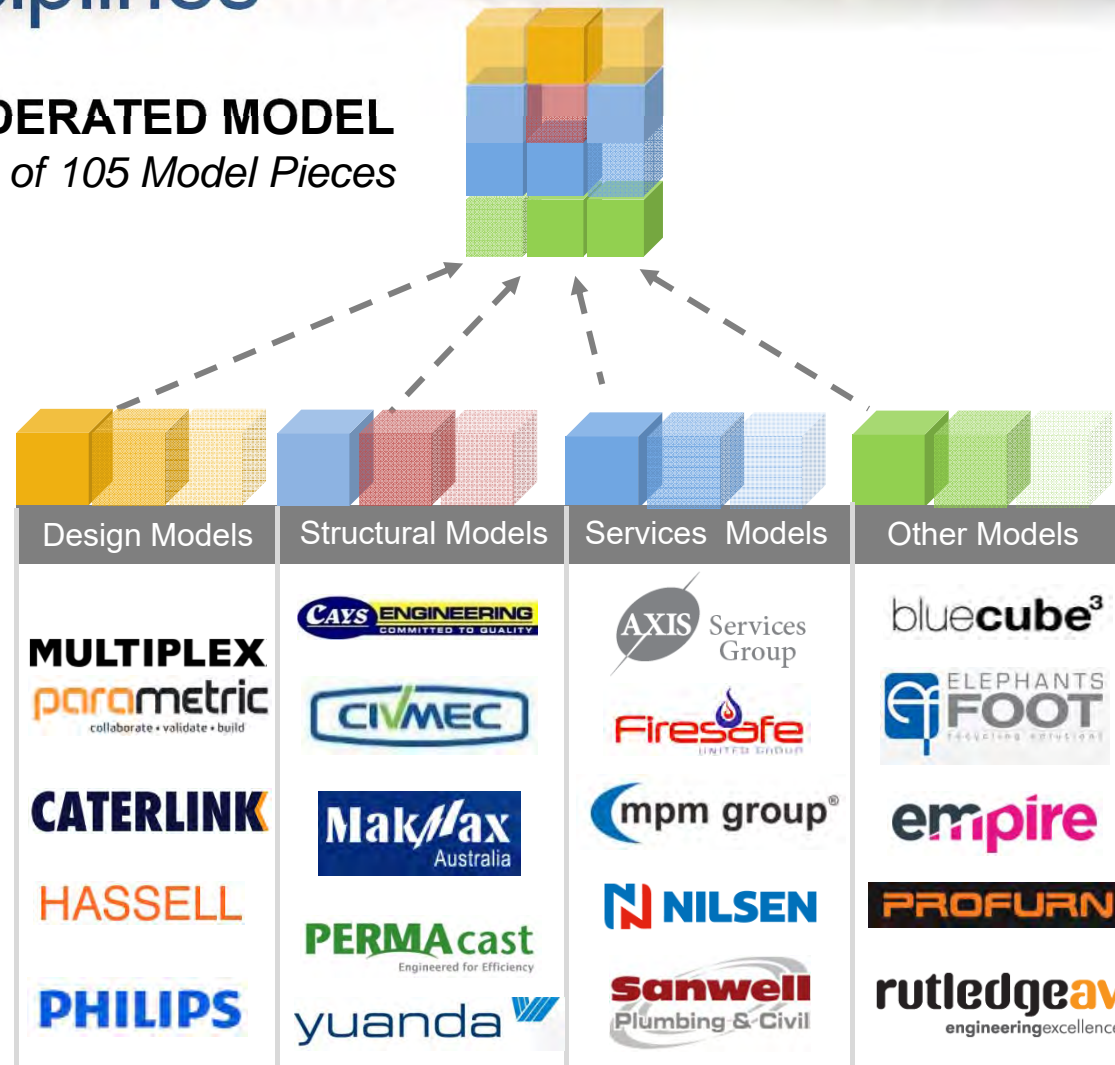
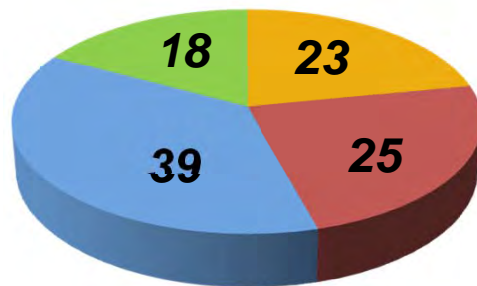


# Contributing Disciplines

## FEDERATED MODEL

*Currently made up of 105 Model Pieces*

- Design model pieces
- Structural model pieces
- Services model pieces
- Other model pieces



# Government Shareholders

- Chief Minister, Treasury and Economic Development Directorate (ACT)
- Dept of Finance (Federal)
- Dept of Finance (WA)
- Dept of Finance, Services and Innovation (NSW)
- Dept of Housing and Public Works (QLD)
- Dept of Infrastructure, Planning and Logistics (NT)
- Dept of Planning Transport and Infrastructure (SA)
- Dept of Treasury and Finance (TAS)
- Dept of Treasury and Finance (VIC)

NATSPEC provides the baseline level of  
quality for Government and quality projects

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# Australasian BIM Advisory Board

## - Strategic Statement

**Vision: 'Improved productivity and asset outcomes'**

**Strategy: To take a leadership and coordinating role in the consistent adoption of BIM and associated integration and collaborative processes.**

***Coordination & Collaboration***

***Awareness & Education***



## Asset Information Requirements Guide

Deciding at the start of a project what information is required to effectively manage the operation of an asset after handover



[www.abab.net.au](http://www.abab.net.au)

### Exchange Information Requirements (EIR)

The client's information exchange requirements, e.g. data formats, exchange dates and procedures applicable to the AIR and PIR

### Asset Information Requirements (AIR)

The information the client needs during the operational phase of an asset

### Project Information Requirements (PIR)

The information the client needs during the project delivery phase

## 5. Definition of Asset Information Requirements

5.1 Strategic considerations

5.2 Initial Scope and Structure

5.3 Asset selection

5.4 Asset property selection

5.5 Asset information model (AIM) structural integration

5.6 Review and finalisation

## 7. Asset Information Model Documents

7.1 Existing handover documentation expectation

7.2 Additional handover documentation for asset management/facilities management (AM/FM)

7.3 Delivery format

7.4 Linking to other elements of the asset information model (AIM)



Northern Beaches Hospital



The Bright Alliance



Dubbo Hospital Redevelopment Stages 1 & 2



Hillston Multipurpose Service



Health  
Infrastructure



# Governance of BIM

**Health Infrastructure BIM  
Requirements for Projects**

**Project BIM  
Brief**

by Project  
Director

**Design BIM  
Management Plan**

by Architect

**Construction BIM  
Management Plan**

by Contractor



**Health  
Infrastructure**

# Questions

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FOR FURTHER INFORMATION  
GO TO

[www.NATSPEC.com.au](http://www.NATSPEC.com.au)

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