



# FACILITY CONDITION ASSESSMENTS ARE JUST THE **BEGINNING**



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# MOVING PAST FCAS



# IT'S ALL ABOUT THE DATA (BABY!)

- MUST have a single source of truth for key tombstone data
  - Facility names, square footage, dates of construction, etc.
- MUST be speaking the same language
  - Uniformat II is the de facto standard
    - Which version are you using?
- Relevant data MUST be shared between departments if there are different owners



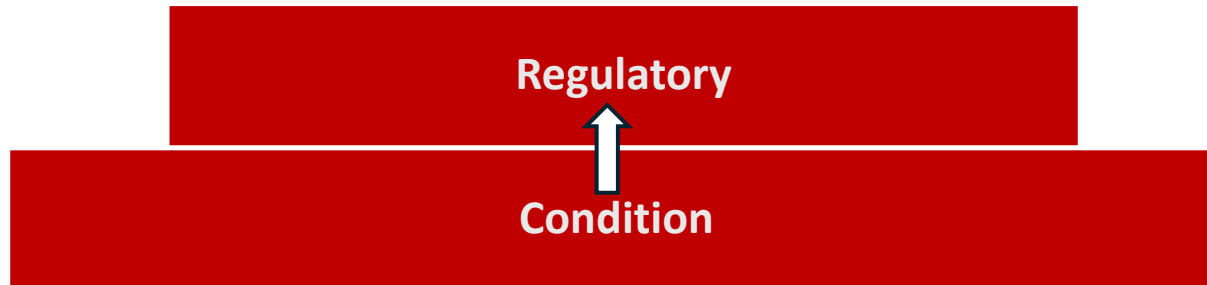
# FIRST GO UP



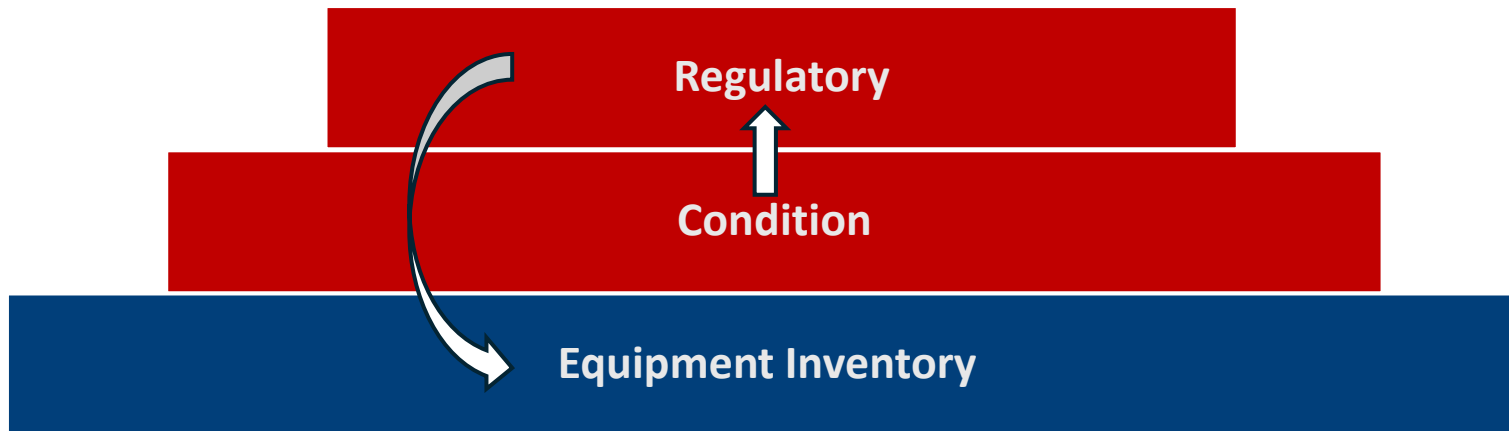
## Is your FCA creating legal blind spots?

Code • Accessibility • Hazmat • Life Safety

Regulatory gaps delay projects and expose you to liability — even when compliance is outsourced.



# GO DOWN TO GO BACK UP

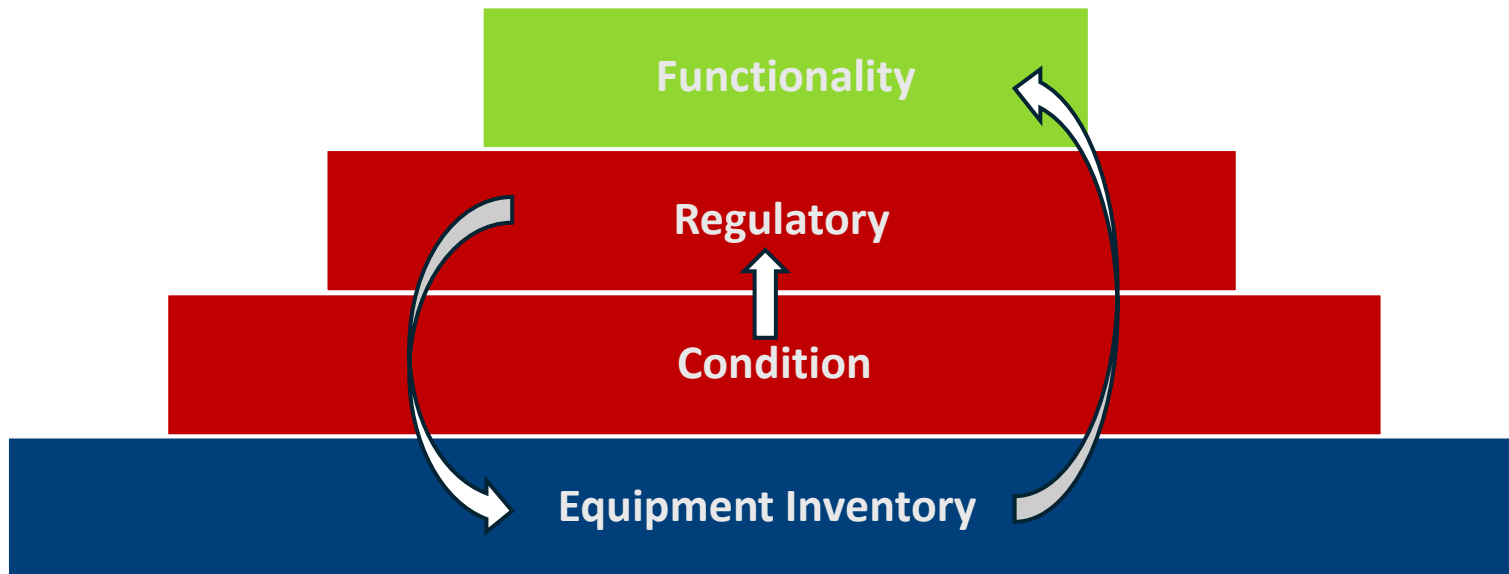


**Your capital plan renews assets.**  
Your equipment inventory keeps them alive between renewals.

**What good inventory data enables:**

- A defensible PM program
- Right-sized staffing and contracts

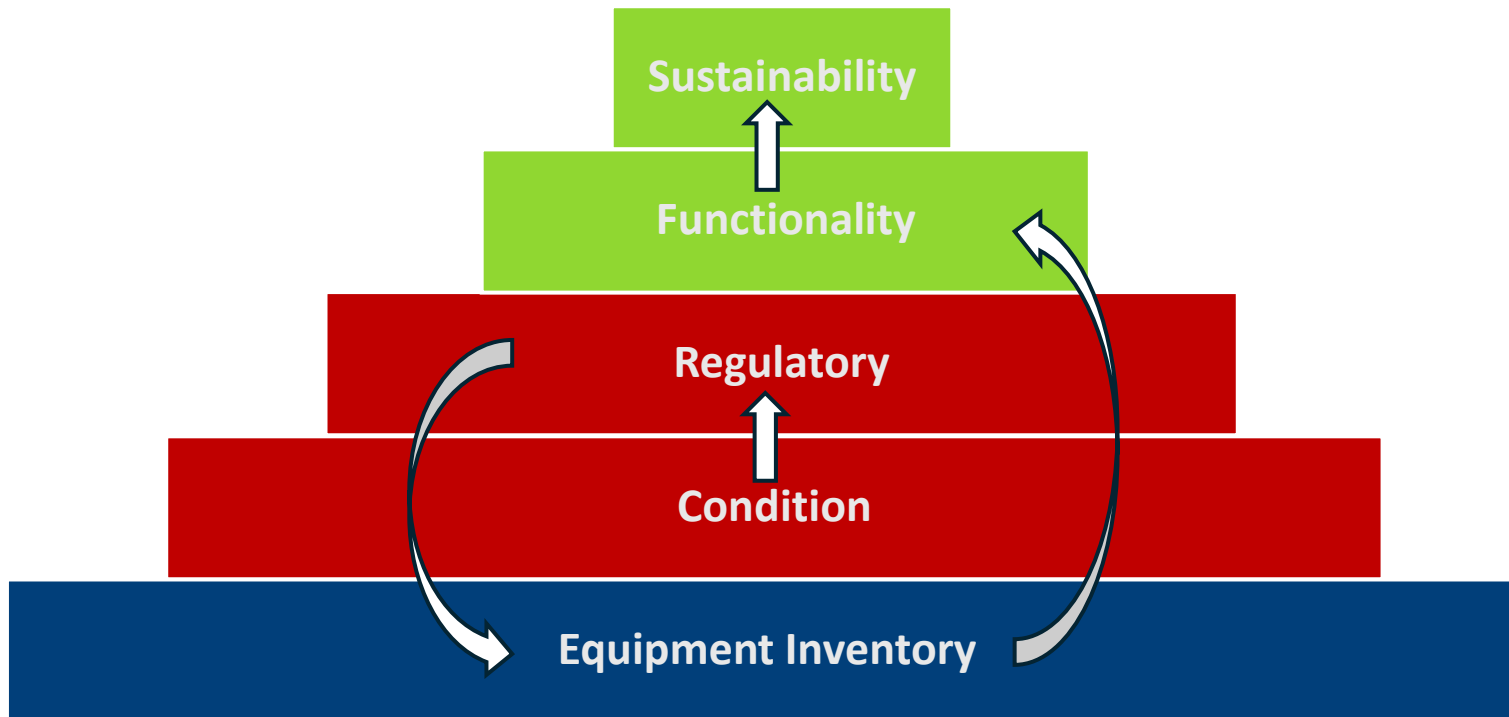
# SHIFTING TO PROGRAM: SPACE



## Three questions every facilities leader must answer:

- Do you have the right amount of space?
- Do you have the right kind of space?
- Are you using it efficiently and effectively?

# REACHING THE PINNACLE



**Sustainability isn't separate from your asset strategy - it IS your asset strategy.**

- Energy efficiency and carbon reduction
- Optimized indoor environments
- Extended equipment life
- Improved occupant productivity

# BRINGING IT ALL TOGETHER

- Integrate all your needs into a consolidated listing
  - Need to speak the same language – Uniformat II
  - Still not a capital plan
- Opportunity to integrate Lifecycle Costing or Total Cost of Ownership

# NOW BUILD THE PLAN

- Develop a prioritized, multiyear capital plan that considers
  - Different funding sources and expected budgets
  - Capacity and capabilities of your internal team
  - Market conditions within your area

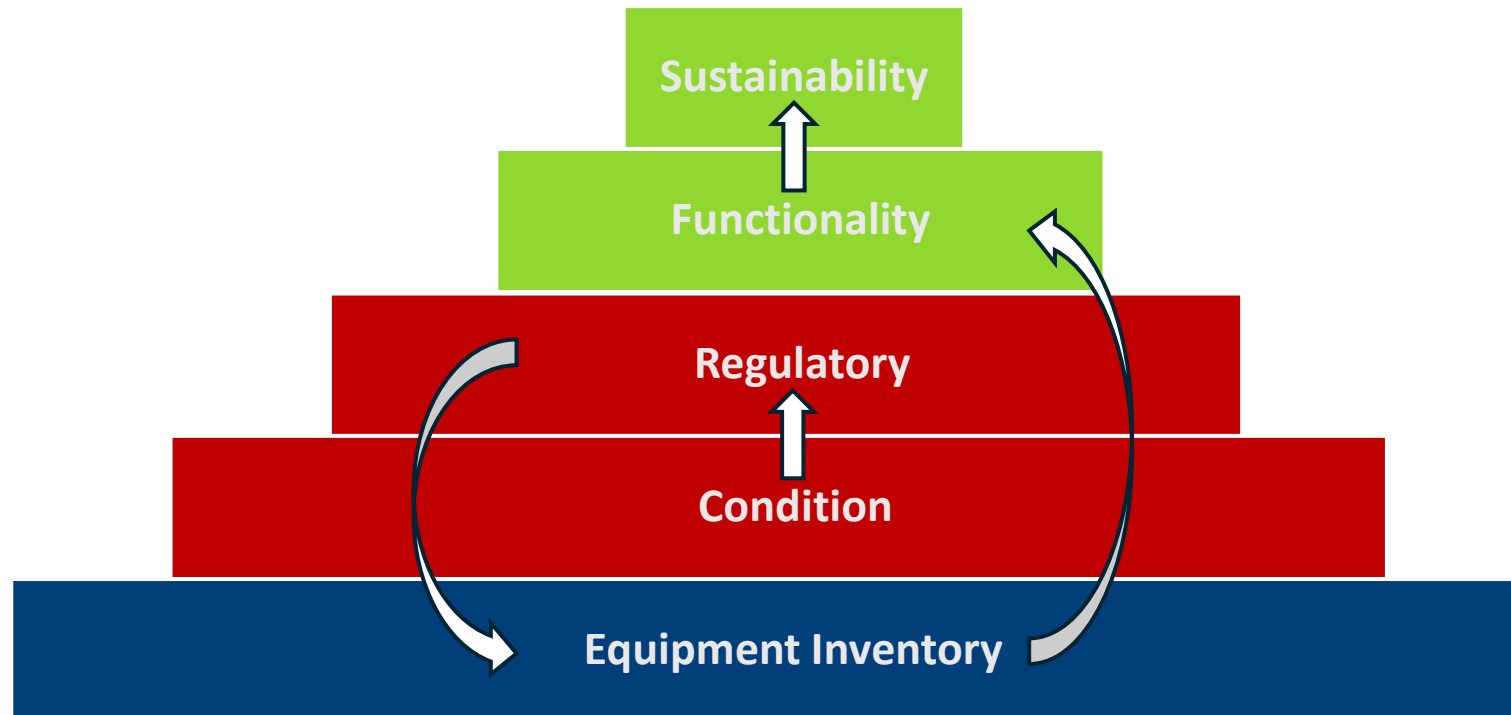


# THE KEY TO IT ALL

- **Can you answer these questions?**
  - Where do you store the data?
  - How often will it be refreshed?
  - Will it be geolocated?
  - Who needs access to it?
  - Who is responsible for maintaining it?
  - How will you leverage it to tell your story?



# WRAPPING IT ALL UP



# WHAT TO DO NOW?

## For Those That Have FCAs

- Road Map to move from a prioritized capital plan to an Integrated Asset Management program

## For Those That Don't Have FCAs

- Develop a plan that begins with the end in mind as you build out your FCA program





# Q & A

# THANK YOU FOR ATTENDING

Connect with us directly!

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The screenshot shows the Roth IAMS website homepage. At the top, there is a navigation menu with links for ABOUT US, SERVICES, WHY ROTH, COOPERATIVES, CLIENTS, CAREERS, EVENTS & INSIGHTS, PODCAST, and CONTACT US. The main heading reads "Integrated Asset Management Strategies for Successful Facilities Management". Below this, a sub-heading states "Solving the world's Deferred Capital Renewal & Maintenance backlog crisis starts here and FCAs are just the beginning." Further down, it mentions "Powered by SLAM technology, national reach, and pre-approved procurement pathways through Sourcewell, Canoe, and OECM, Roth IAMS empowers you to make data-backed decisions that are defensible and forward-focused." A blue button labeled "WHY WORK WITH US" is visible. The bottom half of the page features a large photograph of the Roth IAMS office building, a modern structure with large glass windows and a blue sky in the background.

