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BUILDING MANAGEMENT & THE POWER OF A DAY 2 FOCUS

Verosol

1. What is meant by the term 'Day 2 Services'?

The term 'Day 2 Services' refers to building maintenance services, which are provided once a project's construction phase is complete and the building in question is fully operational. It covers preventive and predictive maintenance, system upgrades and future proof conversions.

2. In the context of automated blinds, what is meant by the term 'operational data'?

The term 'operational data' refers to real-time data, relating to factors like blind performance, energy consumption, and maintenance needs. This data is accessed via open-source platforms and central servers. Examples are motor runtime hours, cycle counts, start/stop frequency, fabric travel distance (metres), load and/or torque feedback.

3. How can digitisation and automation transform Day 2 Services and building management?

Harnessing operational data, digitisation and automation have the capacity to improve energy management, introduce predictive maintenance regimes, improve workplace comfort, reduce costs, and minimise environmental impacts.

4. Do automation and data have a role to play in maintenance?

Yes, the collection of operational data has the capacity to introduce a predictive maintenance approach. It does this by enabling automated data collected from equipment to be analysed and then used to predict potential failures, provide automatic alerts and schedule maintenance.

5. What is meant by the term 'future proof wiring'?

'Future Proof Wiring' refers to the installation of wiring and electrical systems during the construction phase, which will be able to support future technological advancements, such as those associated with Smart Buildings.

6. How can Day 2 System Audits improve sustainability?

Day 2 System Audits identify the individual parts (manufacturer, type, etc.), check operation and condition, identify potential failures, gauge the remaining asset lifespan and provide insight into future options. Subsequently, audits assist in reducing waste, time and resources by recommending reuse of existing parts and avoiding full replacements of operational elements.