

On behalf of the Office of Government Procurement who is co-ordinating this consultation process we thank you for taking the time to participate in this consultation on the development of a BIM Adoption Strategy for the Public Sector.

Please note that all responses received by the Office of Government Procurement will be published within one month of the deadline for receipt stated below.

Fields highlighted in yellow with bold text indicate a mandatory response, all others are at the discretion of the respondent. If mandatory fields are not completed the response may not be considered.

Responses to be emailed to [publicworkscontractsreview@per.gov.ie](mailto:publicworkscontractsreview@per.gov.ie) by close of business on **Thursday, 13 April 2017**.

### SECTION A – Respondent’s details

|                                                                                                           |                                                                                                                                                   |
|-----------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Name:                                                                                                     | Johanna Wallwork<br>Turner & Townsend (Dublin Office)<br>johanna.wallwork@turntown.com<br>Johanna is also co-chair of the CITA Eastern BIM Region |
| Select the sector title that best describes your area of work:                                            | Other<br>Global Construction Professional Services company                                                                                        |
| Indicate whether the views expressed are those of a business, organisation or are in a personal capacity: | Business<br>It is the opinion of the Dublin office and the BIM Team.<br>Communication should be channelled through Johanna.                       |
| Do you work in the public or private sector?                                                              | Other<br>We work in both sectors internationally                                                                                                  |

### SECTION B – Response to structured questions

|            |                                                                                                    |
|------------|----------------------------------------------------------------------------------------------------|
| <b>Q1.</b> | <b>Does your organisation already have BIM policies/protocols/procedures?</b>                      |
|            | Yes and one of our service offerings is to advise and implement systems into Client organisations. |
| <b>Q2.</b> | <b>Has your organisation invested in BIM software?</b>                                             |
|            | Yes                                                                                                |
| <b>Q3.</b> | <b>Has your organisation a dedicated BIM manager?</b>                                              |

As an international consultancy we have a dedicated BIM Team which contains a number of qualified experienced BIM Managers

**Q4. Please outline the obstacles that exist to the successful adoption of BIM in your own organisation**

- 1) Not within our gift to create the information on a project so we can not drive it onto projects
- 2) PM and CM are behind designers and contractors in the UK
- 3) Only certain units have BIM on the curriculum for PM
- 4) Training has to be cyclical as not all projects are BIM
- 5) Types of software that PMs use aren't as advanced as design software

**Q5. Please outline the obstacles that exist to the successful adoption of BIM in the construction sector**

- 1) Culture - changing the culture in a financially challenging market is not an easy task, at executive management level there could be less desire to change as any dip in the market would be a risk and BIM has to be driven top down and delivered bottom up.
- 2) Redefining the way projects are procured, ie supply chain capability.
- 3) Standards - There are 3 types of consultants, mature (could struggle to accept change), mid level (who could adapt more easily) and brand new (who could adapt easily but are not experienced).....consultants also need to be convinced it's worth their time.
- 4) Willingness to adopt - from UK experience there are 2 types of clients, ones that want to do it who will invest time and money to deliver successful schemes and people who are forced and these do the minimum required, which becomes a public expense for limited benefit.
- 5) Some organisations within the UK feel it's not significant to them without substantial work in changing fundamental processes.

**SECTION C – Response to Position Paper** – respondents may wish to provide the response to this section in a separate document, this should be attached with this response and sent to the email address above.

**Client Education and Technology in Ireland**

In the last 3 years T&T have met with a number of Public and Private Sector Organisations to talk about the use of BIM on projects. Although the level of understanding has without a doubt increase we would be of the opinion that there are still gaps that need to be filled especially in relation to the writing of OIRs, AIRs and EIRs and then the ongoing monitoring of Design Team and Contractor progress to ensure the requirements are being met. Developing an OIR, AIR and EIR is a time consuming process that will involve input from both Capital and Operational personnel sufficient time must be given in the roll out of BIM for Clients to put these documents in place. It is likely that there would be a heavy reliance on Consultants to undertake this work which would have a cost impact on the set up.

Many Public Sector Clients we find do not have adequate IT infrastructure, hardware and software etc to either manage or utilise the data captured for FM. This would be another cost factor that will need to be addressed.

BIM Level 3 is mentioned in the document, we would not that Level 3 has now been absorbed into the Digital Build Britain Initiative (<http://www.digital-built-britain.com>), the final definition needs to be in place of 2018 and close out by 2025 so it's a long way off. The software development has progressed to enable it however what's available on the market it not.

### Ireland Work Stages

If the decision is made to use the UK developed documentation ie PAS 1192s etc a review of the workstages defined in the PWCs will be needed as the UK documents are aligned to the RIBA Stages. We understand that there is a BIM working group (CIF) currently looking into how the stages could align. Within the Dublin office we have done some work to review how the PWC stages could fit in with the UK processes and it is something that does need further investigation and clarification to ensure there are no issues.

### Timelines

One year after the mandate it's not fully embedded within the mandated organisations, the funding to drive it has been substantially reduced meaning that there is some stalling. Lessons learned from the UK should be reviewed to ensure adequate timelines are set.

### Use of Measuring Software

If it is the intention that Clients will require Quantity Surveyors to utilise the model for measuring they will also require to upskill and invest in hardware and software eg Costx. Within T&T we have made the move down this route but we would be of the opinion that many other firms have not which could be a risk factor for Clients and acknowledge in programmes.

There are many onther topics that we could offer our advice and experience on but this document is probably not the appropriate place to do so.

George Mokhtar our BIM Technical Lead ([george.mokhtar@turntown.co.uk](mailto:george.mokhtar@turntown.co.uk)) would be more than happy to engage further face to face to support the journey going forward.

Topic 7 (limited to 3000 characters)

Topic 8 (limited to 3000 characters)

Topic 9 (limited to 3000 characters)

Topic 10 (limited to 3000 characters)