

Workshop 4E:

Take the guesswork out of asset management by
mapping your data

Speaker: Rick Thompson (Oxford Data Consultancy)

Chaired by: Karen Cannon (Walsall HG)

Room: Dorset Room





Take The Guesswork Out Of Asset Management By Mapping Your Data

Rick Thompson
Account Manager / GIS Consultant
Oxford Data Consultancy



01993 851053



info@odc.co.uk



www.odc.co.uk

CONTENTS



1. Why GIS For Housing?
2. Uses of GIS in Asset Management & Maintenance
 - a. Programme of Works- Does the rest of the organisation know where and when you are working on improvement works?
 - b. NPV Thematic Maps- make best use of your NPV data for more informed decisions.
 - c. Repairs Analysis- Where are the true hotspots?
 - d. Repairs Productivity- How productive really are your staff?
 - e. Development Site Feasibility – Where are we building and what should we be building?
 - f. Benefits of Data Capture for Asset Management & Maintenance Teams
3. Questions



01993 851053



info@odc.co.uk



www.odc.co.uk

WHY GIS FOR HOUSING?

Geographical Information Systems (GIS) are used to view, analyse and share spatial data.

99% of housing data has some form of spatial element:

- Property Locations
- Street Furniture
- Communal Grounds
- Estates
- Commercial Buildings
- Development Sites

By taking Housing data and visualising it and analysing it within a GIS can provide / assist an organisation with:

- Strategic Insight
- Process Improvement
- Enable Mobile Working
- Data Visualisations



USES OF GIS IN ASSET MANAGEMENT AND MAINTENANCE

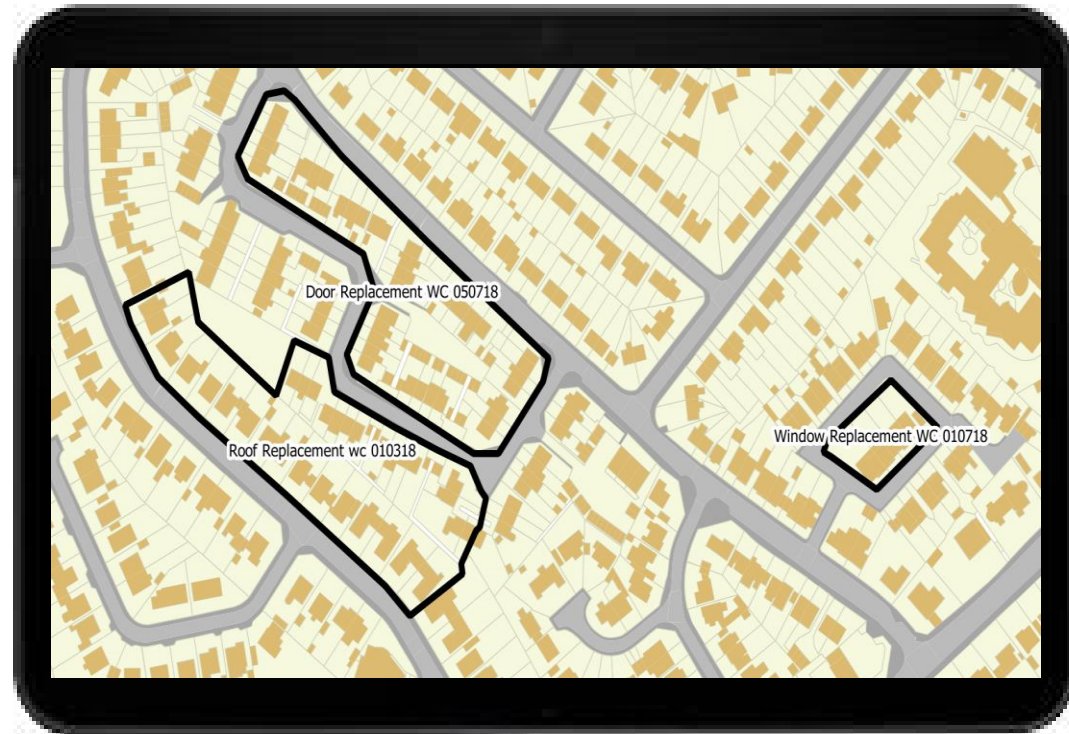


a) Programme of Works- Does the rest of the organisation know where and when you are working on improvement works?

Having a programme of works is one thing but what about sharing this with the rest of the organisation?

Sharing this information through web mapping can help Housing officers when dealing with queries on the ground from tenants rather than wasting staff and customer time in finding the information or the right person who has the information.

Also by having this information in a GIS allows for more efficient and effective planning of these works.



01993 851053



info@odc.co.uk



www.odc.co.uk

USES OF GIS IN ASSET MANAGEMENT AND MAINTENANCE

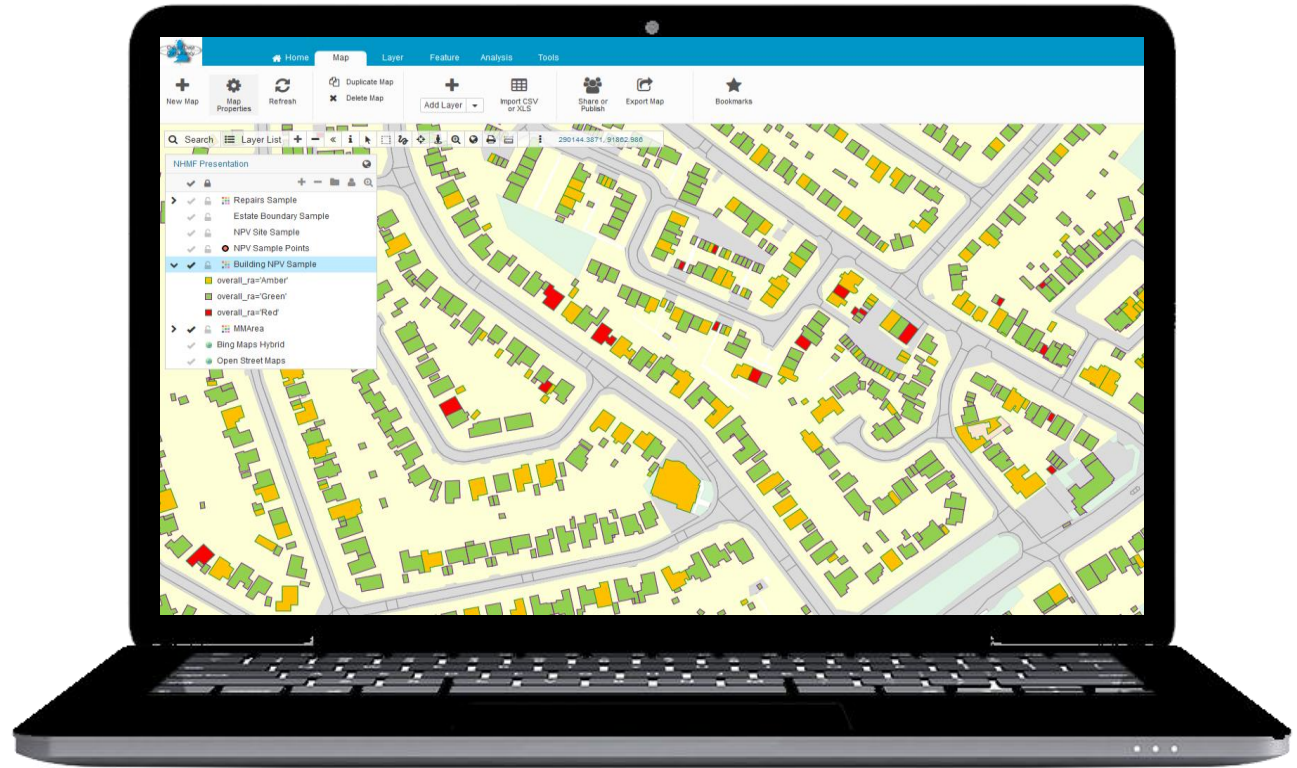


b) NPV Thematic Maps- making best use of your NPV data for more informed decisions

If you have a Net Present Value for your stock then you are in a great position to start thinking strategically about your stock going forward and whether you invest, maintain or release.

Visualising this data spatially can present to you more information and insights that no spreadsheet or database can show.

Combining NPV data with other information can help you to view this information in a completely different way.



01993 851053



info@odc.co.uk



www.odc.co.uk

USES OF GIS IN ASSET MANAGEMENT AND MAINTENANCE



c) Repairs Analysis- Where are the true hotspots?

Producing reports on the number or type of repairs for a particular estate or patch is achievable but this only shows you themes or issues at these pre designed geographical areas.

Visualising this data and analysis within a GIS allows you to look past these boundaries from your housing management system and allow you to see the data on real world geographies / groups of properties.

GIS also allows for simple data filtering without the need to request a new report or build one from your housing system.



01993 851053



info@odc.co.uk



www.odc.co.uk

USES OF GIS IN ASSET MANAGEMENT AND MAINTENANCE



d) Repairs Productivity- How productive really are your staff?

If you have a DLO or your repairs staff are contracted then maybe you or they have tracking equipment on their vehicles.

This data is great for dealing with complaints etc but this seems to be the only way the data is really used.

GIS allows you to pull this data in and compare it with actual repairs data and SMV's from your housing management system. Providing accurate information on productivity.



01993 851053



info@odc.co.uk



www.odc.co.uk

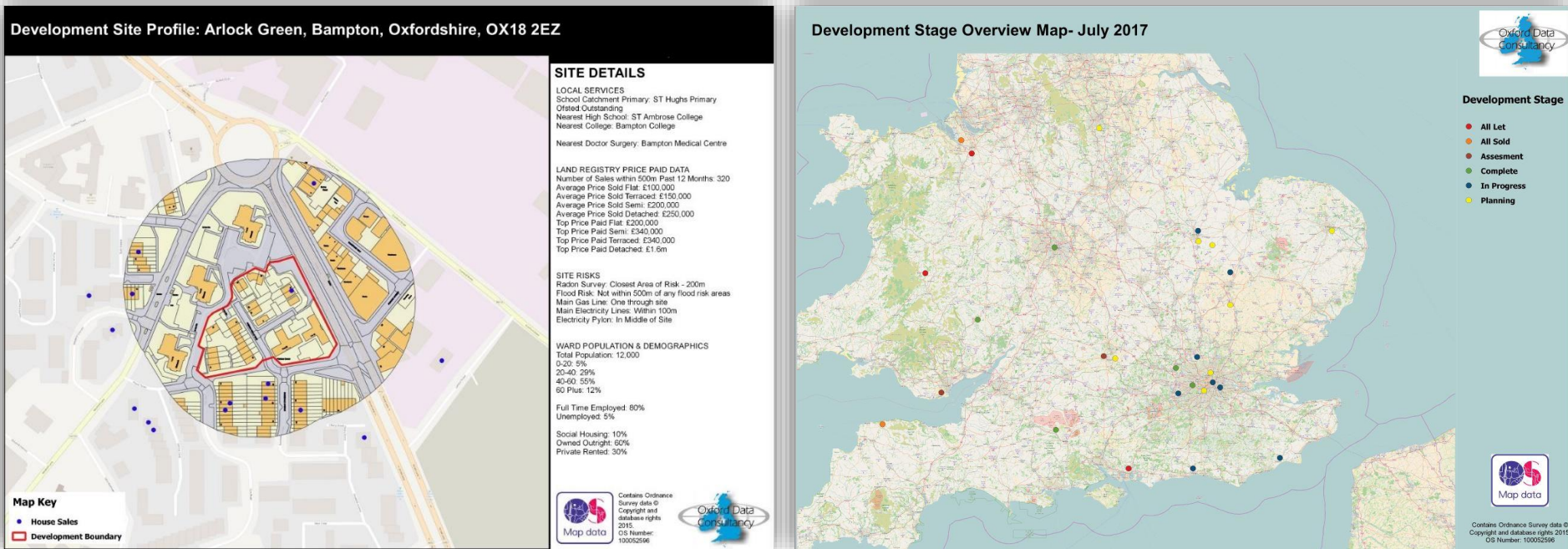
USES OF GIS IN ASSET MANAGEMENT AND MAINTENANCE



e) Development Site Feasibility – Where are we building and what should we be building?

GIS can be used to look at potential development sites and establish information about a site without extensive site visits or consultants.

Looking at Flood Risk, Radon Risk, Local Services and infrastructure just to name a few.



01993 851053



info@odc.co.uk



www.odc.co.uk

USES OF GIS IN ASSET MANAGEMENT AND MAINTENANCE

f) Benefits of Data Capture for Asset Management & Maintenance Teams.

GIS is the tool used to capture information / locations from the ground such as:

- Grounds Maintenance Sites & Communal Spaces
- Land Ownership & Property Boundaries
- Site Services
- Blocks
- Footpaths & Ginnels

By Capturing this information in a digital format allows an organisation to truly see their responsibilities and assists with up-coming tenders to reduce costs as well as assisting to produce accurate service charges and providing information to those that need it.

Walsall
Example

Grwp Cynefin
Example



USES OF GIS IN ASSET MANAGEMENT AND MAINTENANCE



Other Example Uses of GIS:

- a. Welfare Facilities for Contractors- Are you meeting CDM Regulations?
- b. Simple Visualisations and Reports
- c. Ginnel / Alley Management
- d. Mobilise Staff- Access information anywhere
- e. Data Collection (Mobile Forms)
- f. Repairs Patches – Re-designing Geographical Patches based on demand
- g. Flood / Radon Risk Analysis- Is your Stock at risk of flood or Radon Gas?
- h. Getting your house in order (Data)



01993 851053



info@odc.co.uk



www.odc.co.uk

QUESTIONS



A FREE paper on the Benefits Of GIS can be downloaded at:
www.odc.co.uk

Rick Thompson
GIS Consultant

07939 037 530

rick@odc.co.uk



01993 851053



info@odc.co.uk



www.odc.co.uk