ArchDigital

Your Real Estate Passport

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# Philosophy

ArchDigital's strength is based on our thoroughness, professionalism, and overall transparency. We are a company, which places significant emphasis on our ability to assess and respond to the design, environmental and aesthetic issues of each project and well into the lifecycle.

Our company's philosophy is based on the fundamentals of our client's requirements, which not only meet their physical and financial requirements but by careful selection of environmental and sustainable elements and materials to provide places which influence and enhance the lives of their users through our designs.

ArchDigital develops, manages and delivers design proposals and strategies for sustainable interior design, through a collaborative design process.

This process brings together key stakeholders and interested parties, to work together collaboratively to discuss, and then produce, an agreed vision and development of a design proposal for Landlords and tenants alike.

Every element of the initial feasibility that has been presented to the client is then tested through drawing.

These drawing sessions are used in disciplines that may range from architectural design with mechanical and electrical design, lighting designers and working alongside internal horticulturists and landscape designers.

The participants share their respective expertise creating an overarching design. The result is stakeholder buy-in and ownership of the project at an early stage of

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# Methodology

ArchDigital is made up of three integrated elements consisting of Workplace Interior Design, Digital Document Management and Building Asset Management to provide one overarching service for the entire lifecycle of your asset, for one space or the entire property.

Our *Workplace Interior Design* Department places significant emphasis on our ability to assess and respond to the design, environmental and aesthetic issues of each project; designing tenant fit-outs and common areas to suit our client's needs.

The process begins from the early stages, and even prior to the formal commencement, of a project, with ArchDigital facilitating and mediating key discussions and negotiations regarding the project's nature, its framework and structure, its politics, the stakeholders interested parties who will be involved, planning policy compliancy and navigation, key constraints and viability, and brief requirements.
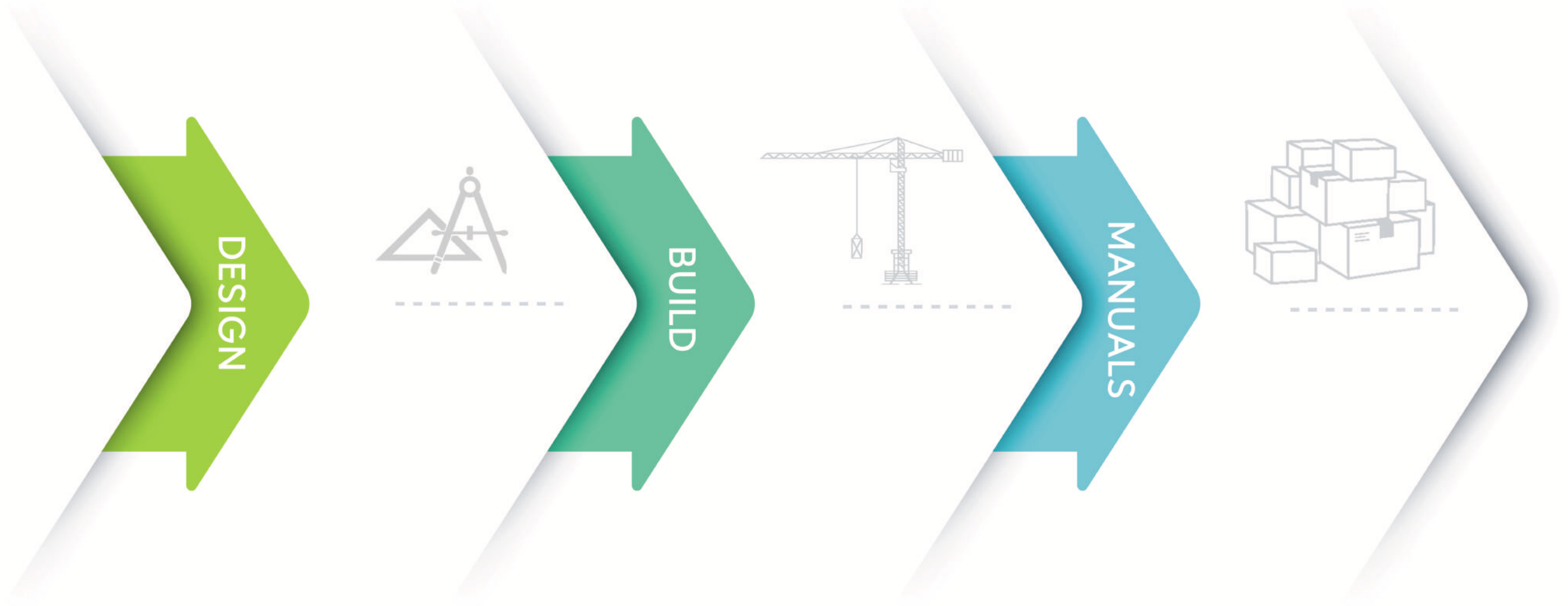
Following the pre-construction design and tendering, ArchDigital provide Project Management, Project Supervisor for the Design Process (PSDP) and cost control services all in-house as part of our Workplace Design element.

ArchDigital provide *Digital Document Management* services; this includes smart Operations & Maintenance and Health & Safety Document Management services as part of a follow-up to the completed works and to Statutory Regulations.

Our O&M and H&S Documentation are fully clickable interactive and are hosted on our fully secure data servers; enabling an easy to view, review and updating during the entire lifecycle of your real estate property.

ArchDigital provide a *Building Asset Management* Platform integrated to the document management system, further expanding the management of your asset by integrating the Design Consultants Building Information Models and the as-built Common Data Environment and taking your asset to the next level in "digital buildings" helping you and your facilities team managing the building with ease through its entire lifecycle daily projections, maintenance notifications, water & energy usage to help your asset within your portfolio meet part of ESG requirements.

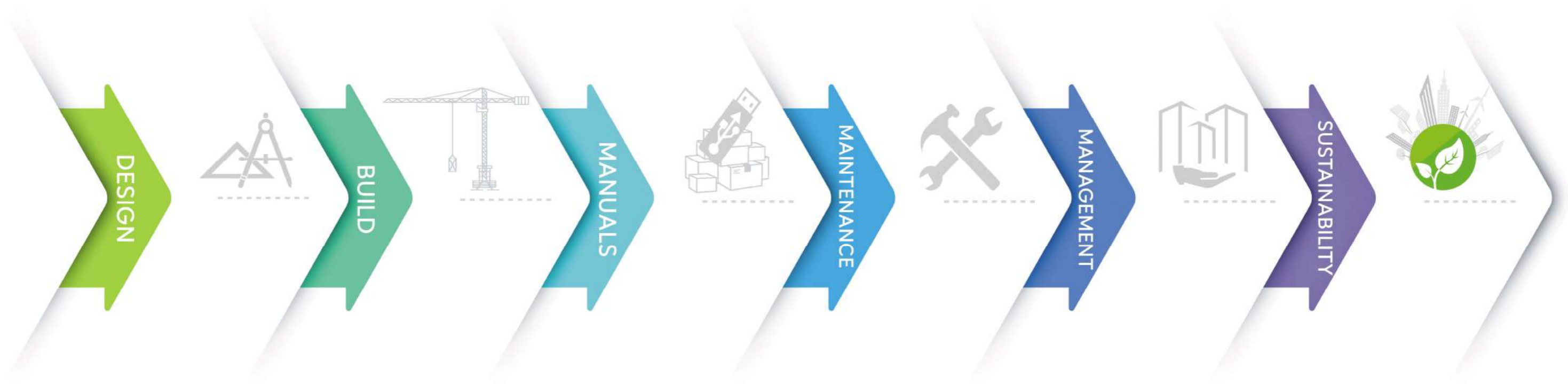ArchDigital

**DESIGN**

**BUILD**

**MANUALS**

The traditional model of completing a project up to 2015 when a shift to BIM modelling became more prevailent on larger projects.
This model is still widely used for smaller projects and small Building Contractors.

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From 2009 onwards, there has been a shift in the way the Lifecycle of a building is monitored, from the design stages into project handover to the facility management companies, property management companies and the asset owners and managers focus on their obligations to sustainability and energy regulations.

DESIGN → BUILD → MANUALS → MAINTENANCE → MANAGEMENT → SUSTAINABILITY
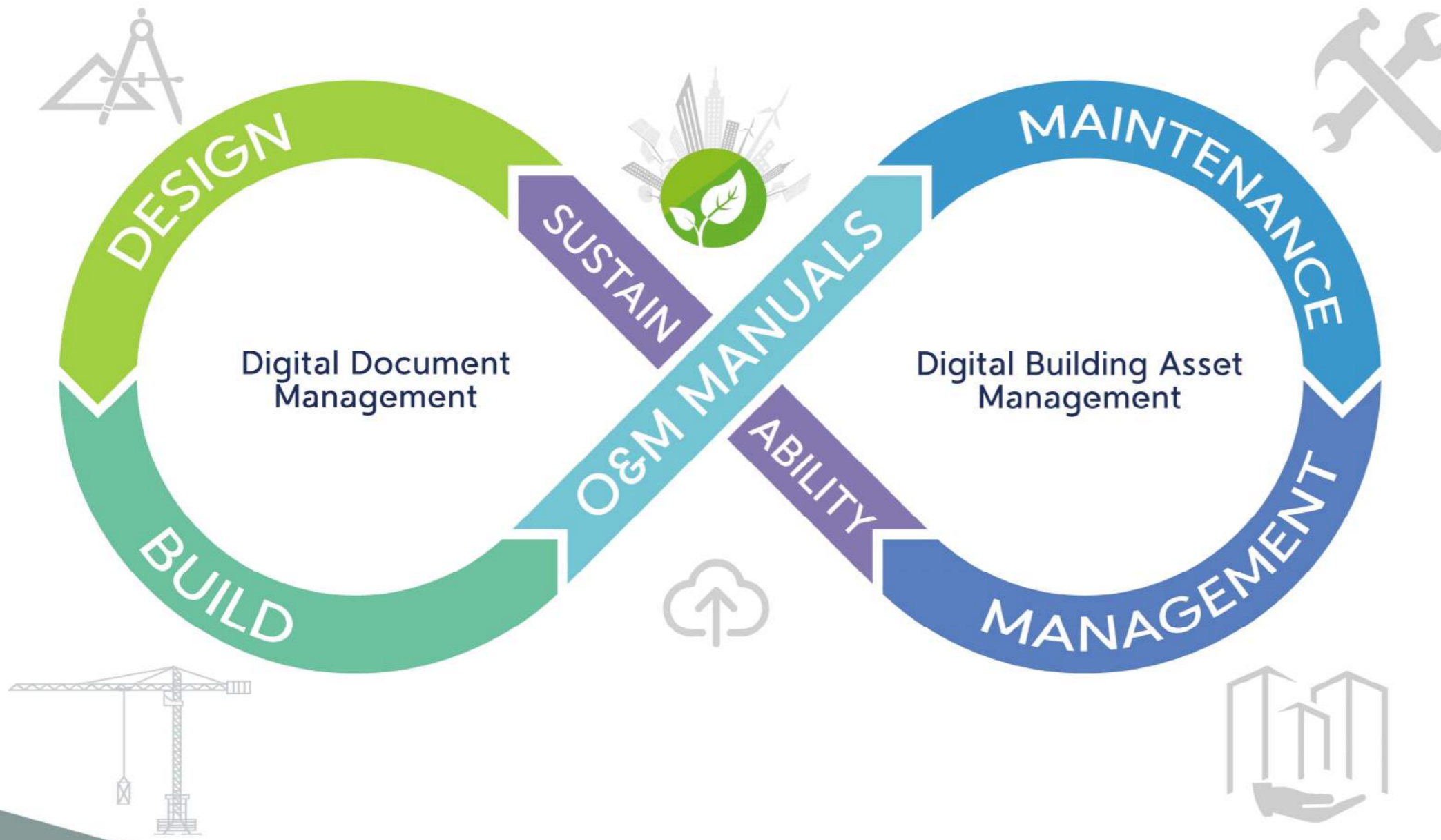
This has taken a linear form through the partial use of the design documents with separate platforms for the facilities maintenance and property management of the assets.

The use of numerous platforms is usually a challenge in itself; providing full coverage and cohesion under many disciplines whilst equipping the asset manager with all the necessary information to carry out the daily, monthly and annual reporting.

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**DESIGN**

**SUSTAIN**

**O&M MANUALS**

**ABILITY**

**BUILD**

**MAINTENANCE**

**MANAGEMENT**

Digital Document Management

Digital Building Asset Management

*ArchDigital* have taken the "infinity" approach on the linear path a building's lifecycle is currently setout at. At *ArchDigital*, we believe that every property should have a cohesive platform capturing all the relevant data from design stages right through to Facilities Management and back again when building upgrades and retrofits are required.

We have designed the platform to allow an asset to step into the infinity cycle at any time. For this we have three tiers of entry.

Tier 1 - Existing Buildings with legacy handover and management documents.

Tier 2 - Existing Buildings scheduled to undergo a refit.

Tier 3 - New Builds.

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# Expertise & Capabilities

At ArchDigital, we believe that a service doesn't or shouldn't stop at Construction stage handover; a service should be provided from Initial design stages right through to the day to day running of the building. With this Philosophy in mind, we offer the following services.

## Design Services

→ Brief Formulation

→ Feasibility & Capacity Study

→ Design Vision and Concept

→ Landlord and Tenant category A & B fitout Design

→ Interior Design

→ Spatial Planning

→ Space Identity & Design

→ Planning applications & planning reports

→ Fire Safety Certificate applications

→ Disability Access Certificate applications

→ Construction Stage Services

→ Design Team Lead, Coordination & Project Management

→ Regulatory Compliance

→ Cost Control & Contract Administration

## Digital Document Management

→ Digitisation of legacy Health & Safety Manuals and Digitalisation

→ Digitisation of legacy Operations & Maintenance Manuals and Digitalisation

→ Interactive Operations & Maintenance Manuals on ArchDigital's Cloud Platform

→ Design Stage & Construction Stage Document Management

→ Statutory Documentation Management

→ Facilities Documentation Management

→ Property Management Document Management

## Building Asset Management Platform

→ Water & Energy Consumption Management

→ Service & Maintenance Management & recording

→ Facilities Management Document Management

→ Interactive Building Lifecycle Management

→ Sustainability Monitoring & targeting

→ Lifecycle Cost Management

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