

# PIPP.AI

by **Build-Apps**



PROPERTY INFORMATION POWER PLATFORM

The Microsoft Cloud for Real estate

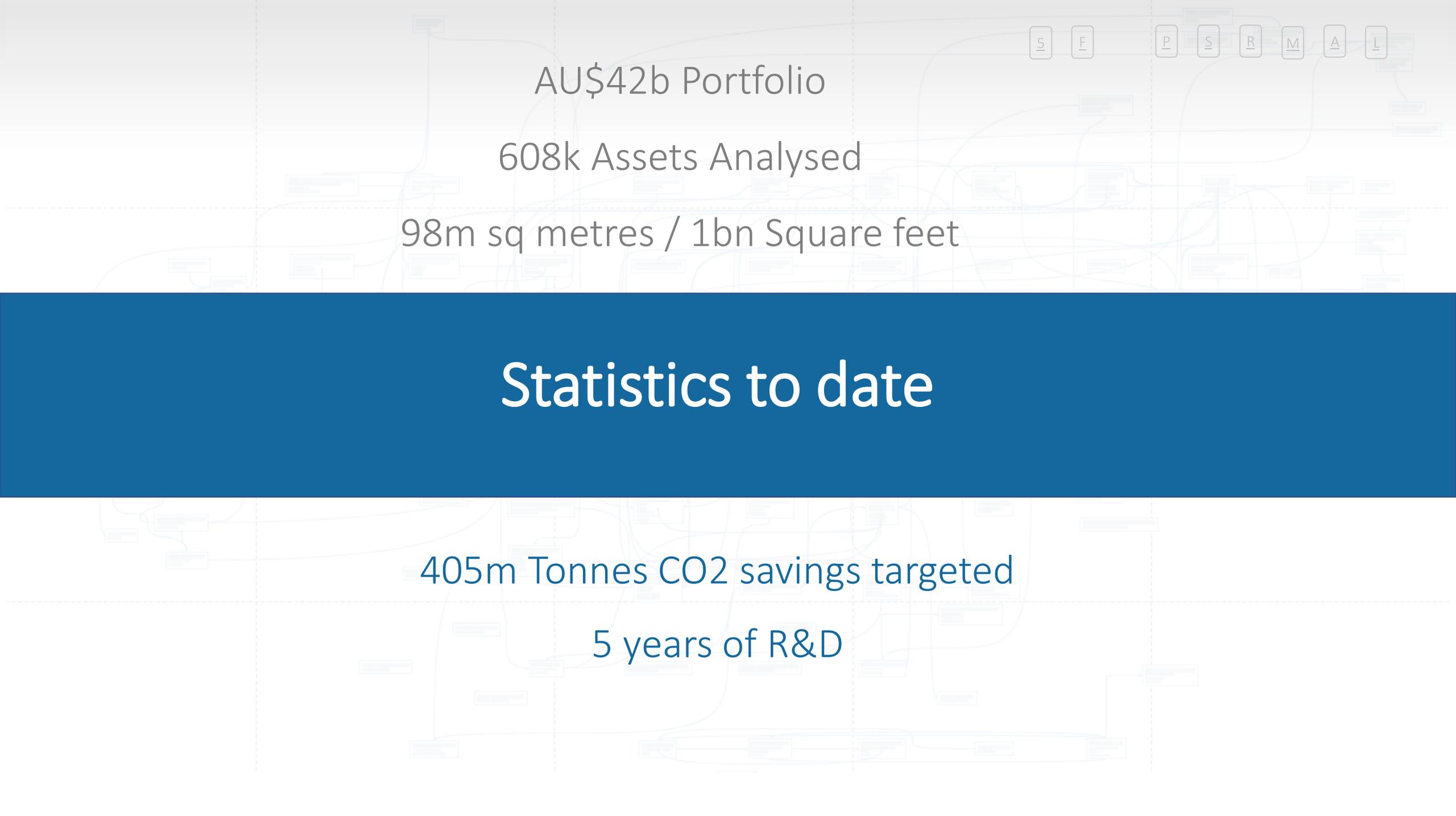




# Key clients to date

“We have been thrilled to partner with Build-Apps on our digital journey. Their support has fast-tracked the GBCA’s digital opportunities & substantially improved our progress in this area.”

Davina Rooney, Chief Executive Officer, GBCA



AU\$42b Portfolio

608k Assets Analysed

98m sq metres / 1bn Square feet

## Statistics to date

405m Tonnes CO2 savings targeted

5 years of R&D

# Evolution of data management

## Spreadsheets

Value



Security



Customizability



Have thousands of spreadsheets scattered across various locations, with no security or governance. Spreadsheets don't talk to each other, and the initial creator left no guidance.

## Custom enterprise software

Value



Security



Customizability



Spent hundreds of millions of capital with software development teams which takes 5+ years and offers very little value as can't interoperate with other software

## SaaS – Software as a Service

Value



Security



Customizability



Have hundreds of "PropTech" SaaS tools all fighting to gain access to your data. Endless logins and security risks are created as you no longer have data access control or stewardship.

## APaaS – Apps for a Platform as a Service

Value



Security



Customizability



Created data democracy with a single Independent data layer on your platform of choice. Free to Build Apps yourself or buy ready made applications from integrated software vendors.



AVAILABLE ON  
Microsoft AppSource

# PIPP.AI

Each data table is intrinsically linked providing 360-degree view of your Dataverse



**Maintenance & Facilities**  
Detail of maintenance contract & KPI's



**Approvals & Investments**  
Executive lens & framework



**Risk & Compliance**  
Assist, monitor & mitigate risks



**Project & Assets Management**  
Using AI & ML for data flow



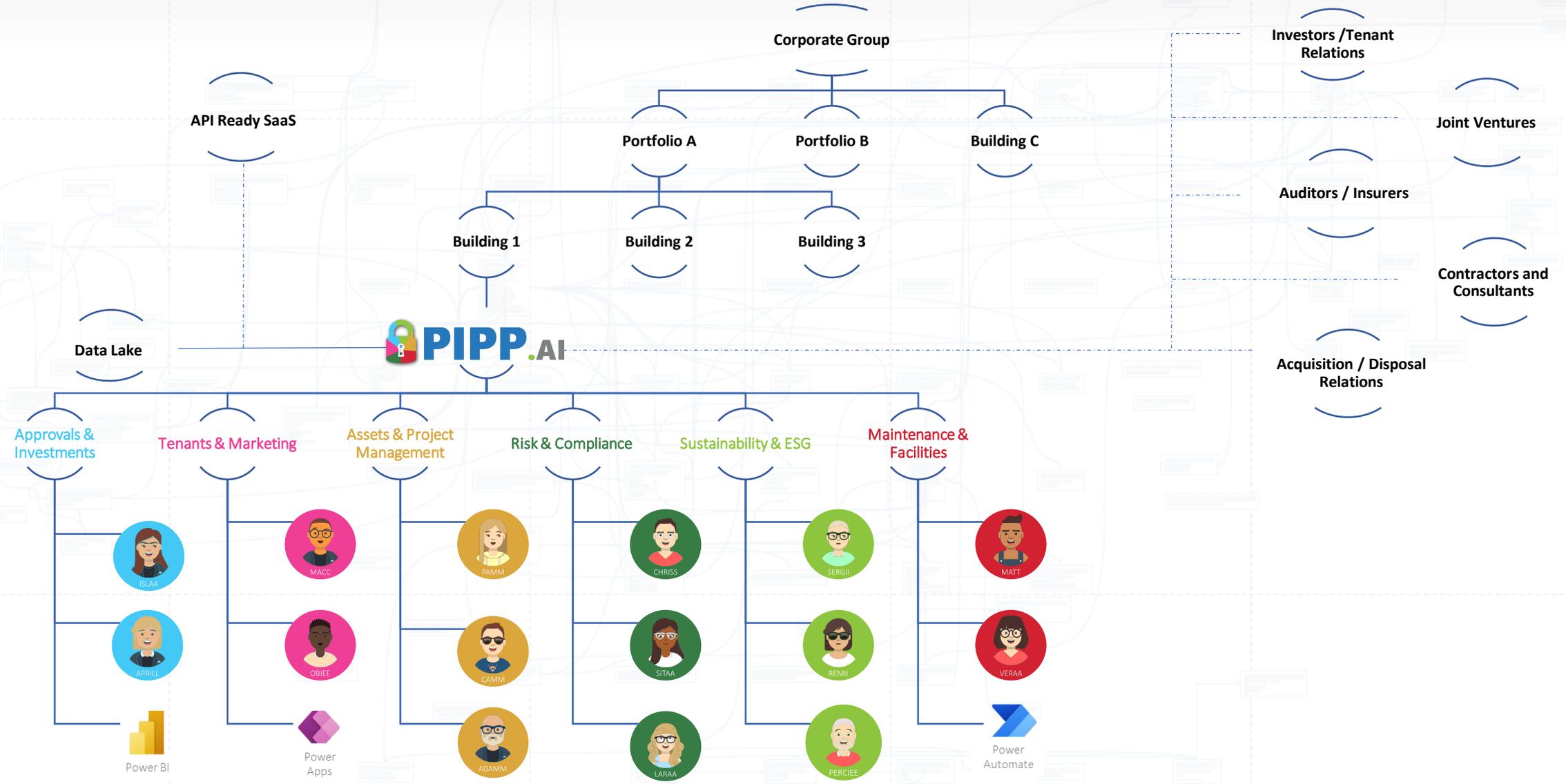
**Sustainability & ESG**  
Patented UNSDG's mapping  
GREENSTAR online, GRESB & ISC



**Tenants & Marketing**  
Integrated collateral database



# Data Governance



# Case Studies



Build the GBCA rating tool – Greenstar, which assesses the sustainability attributes of buildings and responds to the Paris Agreement, sustainability megatrends and supply chain opportunities.



Integrate asset management data as a pathway to improve sustainability tracking and forecasting across their entire portfolio.



Create a single source of truth to for a \$6.3b retail portfolio to improve operations and capital forecasting by leveraging PIPP.AI.



Continually improve the performance of Salta's entire portfolio from Capex planning to Maintenance contract execution and monitoring.

**Greenstar Online** solution was built by Build-Apps, which includes Movement & Place, Energy Use, Water Use, Lifecycle Impacts and Carbon Emissions calculators. This integrates with PIPP.AI sustainability app, SERGII, to expedite ESG reporting and drive progress towards net zero.

**Lendlease** deployed PIPP.AI to integrate their asset management data as a pathway to sustainability improvement. Using PIPP.AI's forecasting capabilities, 1,599 energy saving initiatives with an equivalent forecast saving of 24m kgs of CO2e were recommended.

**Stockland** deployed PIPP.AI to capture data from their 3-yearly asset and condition audits. This created richer portfolio insights to inform capital expenditure decisions.

**Salta** streamlined and centralised their asset operational data across their portfolio. By utilising PIPP.AI, Salta has full control and visibility of their property data – in addition to richer insights to drive improved maintenance, asset management and sustainability outcomes.

# Customer Value: Maintenance & Facilities

**PIPP**.AI

30%

Less unplanned maintenance costs

80%

Reduction in contract renewal execution costs

55%

Decrease in facilities management time spent reviewing PPM

15%

Decrease in Maintenance cost with portfolio standardization

58%

increase in implementation, evaluation and KPI reporting

# Maintenance & Facilities

Custom connectors

?  
Your  
Internal  
Apps



Create the ultimate maintenance contract tracking and KPI management tool across the portfolio.



## Meet our Apps



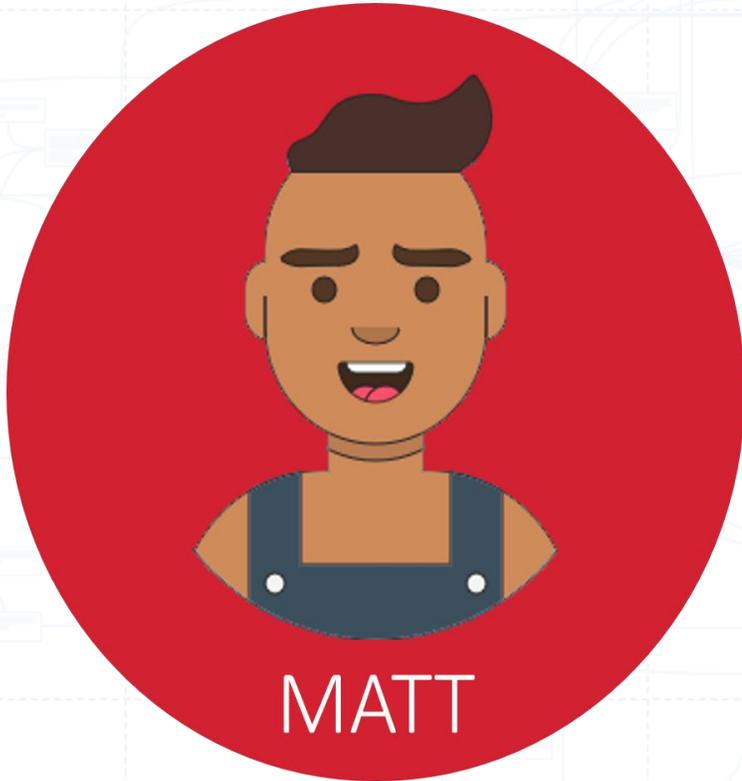
# MATT

## Maintenance Activity Task Tracker

MATT enables your ground team to stay up to date with all your building maintenance activities. For too long, maintenance contract compliance has been an informal and disjointed method of random contractor led reporting. MATT reverses the flow of information and ensures clarity and visibility on contract compliance and maintenance key performance indicators.

MATT is a maintenance solution suite created for the planning and tracking of asset maintenance as a means of devising consistency in building operations across your whole property portfolio. Thus, forming an interconnected overview of your current property portfolio data for optimal performance.

## MATT – Case Use



Want to compile the assets, KPI, Schedules and Task requirements to tender maintenance on your portfolio?

**Just ask MATT**

Want to track the performance and compliance requirements of your maintenance contractors in a fair and equitable way?

**Just ask MATT**

Want to understand the real cost of maintenance including planned and unplanned maintenance at a micro and macro level?

**Just ask MATT**

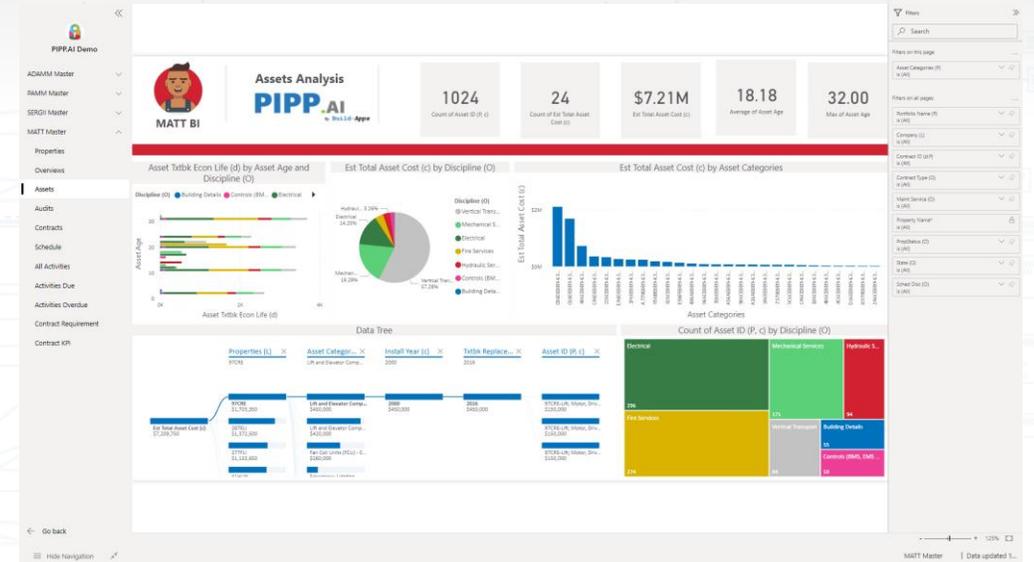


# MATT key tables

- Properties
- Teams
- Assets
- Maint Contracts
- Maint Contract KPI's
- Maint Contract Requirements
- Maintenance Schedules
- Maintenance Tasks
- Maintenance Activity / Planner
- SimPro API

Plus others

\*Contractor side API required



Contract ID	Description	Start Date	End Date	Status
50YK001	...	...	...	...
50YK002	...	...	...	...
50YK003	...	...	...	...
50YK004	...	...	...	...
50YK005	...	...	...	...
50YK006	...	...	...	...
50YK007	...	...	...	...
50YK008	...	...	...	...
50YK009	...	...	...	...
50YK010	...	...	...	...
50YK011	...	...	...	...
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50YK047	...	...	...	...
50YK048	...	...	...	...
50YK049	...	...	...	...
50YK050	...	...	...	...

Contract ID	Description	Start Date	End Date	Status
50YK001	...	...	...	...
50YK002	...	...	...	...
50YK003	...	...	...	...
50YK004	...	...	...	...
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50YK048	...	...	...	...
50YK049	...	...	...	...
50YK050	...	...	...	...

# Meet our Apps



## ADAMM

Asset Database for Audits and Monitoring Management

ADAMM is the father of the Build-Apps PIPP.AI suite of Apps, he holds the core data on your portfolio.

ADAMM enable REITS and property portfolio owners to build structured data about their assets to enable CapEx and OpEx forecasting with in strategic thinking.

ADAMM is essential for assisting property professionals manage assets, audits and maintenance monitoring as well as optimize performance and develop strategic improvement plans. ADAMM has been created as a Microsoft 365 Power App and can be accessed securely allowing review and edit functions on any device with an internet connection. ADAMM allows portfolio owners to log and share portfolio-wide asset history of real performance. ADAMM is fully customizable to the clients' working requirements and personal preferences. This includes the user interface and appearance when viewing the database as well as the input fields. This allows ADAMM to effectively provide the most accurate and useful information for each client.

## ADAMM – Case Use



Need to create an asset register or AIM (Asset information model) which automatically generates a lifecycle model?

**Just ask ADAMM**

Trying to manage asset condition comments across your portfolio which automatically generate a CapEx Schedule?

**Just ask ADAMM**

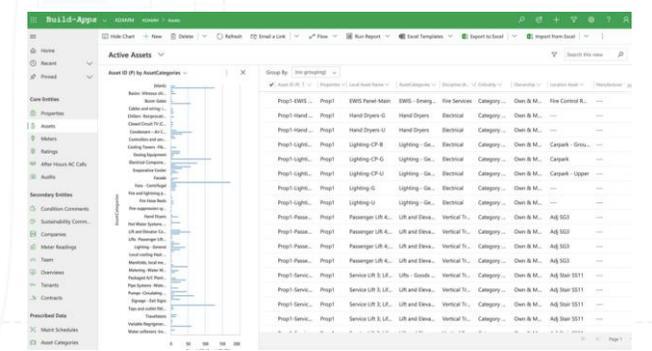
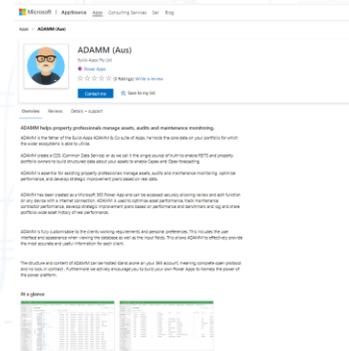
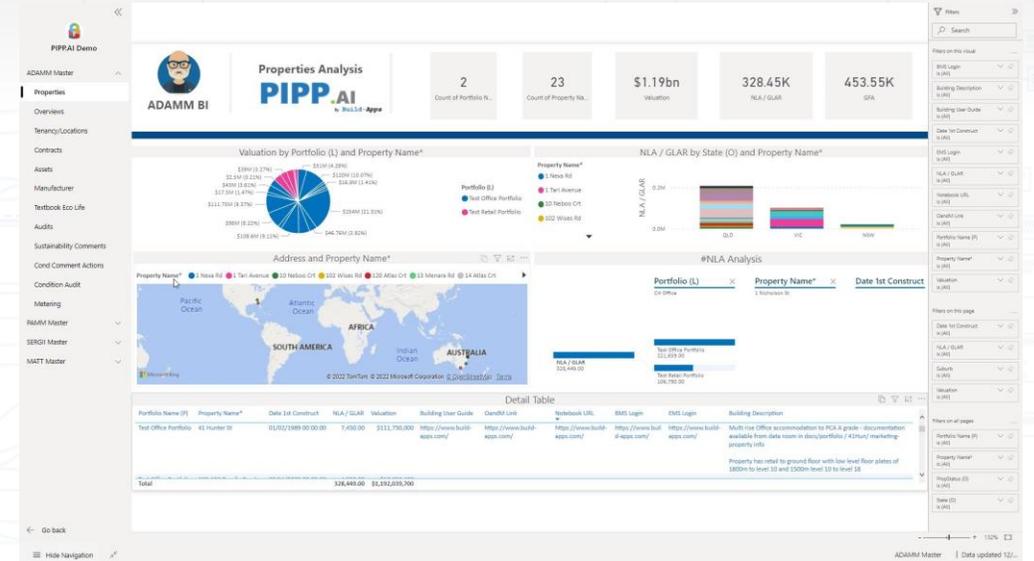
Need to onboard new staff quickly & give them a one-stop shop for all information they need to know about a property?

**Just ask ADAMM**



# ADAMM key tables

- Portfolios
- Properties
- Teams
- Overviews
- Assets
- Asset Category & Lifecycle
- Tenancies / Functional Locations
- AHAC
- Meters
- Maintenance Contracts
- plus others



## Meet our Apps



### VERAA

Vertical Transport Entrapment and Risks Analysis Assessor

VERAA is an all-inclusive source of your CRE property vertical transport system operations.

Built in collaboration with some of the leading Vertical Transport providers, the app pulls together the available data from vertical transport manufacturers such as Schindler, Otis, KONE and ThyssenKrupp.

VERAA is a monitor of vertical transport systems within a building suite. This app is designed to collate incumbent data about VT asset registers and align them against vertical transport performance. This data is uploaded to the VERAA app in real-time. All management and monitoring data of vertical transport performance is uploaded to the client's database.

## VERAA – Case Use



Want to ensure all your vertical transport assets are optimally performing and have a clear lifecycle plan?

**Just ask VERA**

Want to have your own source of truth and not be reliant on your VT vendors to hold the data on their performance?

**Just ask VERA**

Want to compare multiple vendors and understand the trends between lift entrapments, Nuisance alarms and machine failures?

**Just ask VERA**

# Meet the family



ADAMM

## ADAMM

### Asset Database for Audits and Monitoring Management

ADAMM is essential for assisting property professionals to manage assets and asset audits to optimize performance and develop strategic improvement plans based on real data.



PAMM

## PAMM

### Project Administration Matrix Manager

PAMM is a repository for all projects undertaken across the property portfolio. Creates an easy to view snapshot of all the diverse, cross department projects and reports on CAPEX spend.



SERGII

## SERGII

### Social, Environmental, Resilience, Governance Indices Improver

SERGII maintains data on how your business is tracking in terms of sustainability and takes care of all data relating to the social, environmental, resilience and governance (ESG) aspects.



CHRISS

## CHRISS

### Compliance Hazards, Risk, Inclusivity & Security Systemizer

CHRISS offers a proactive approach to risk management and risk mitigation. Creates an exchange with building occupants, prioritizing inclusivity, ensuring wide representation on OH&S matters.

# Meet the family



MATT



ISLAA



MACC



CAMM

## MATT

### Maintenance Activity Task Tracker

MATT provides an up-to-date inventory on asset maintenance and collates an accurate record of the works and improvements carried out within a property portfolio.

## ISLAA

### Investments Surveys Leases Adjustments and Annuities

ISLAA provides an overview of the financial model and leases across a portfolio. It can be used by landlord or tenant and creates a clear place to track and understand the investment made and the potential returns.

## MACC

### Marketing and Advertising Collateral Collector

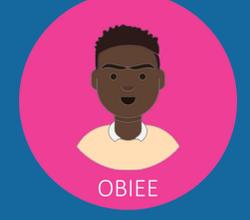
MACC loves to play with marketing and advertising information. From key facts and statements on individual properties to creating a curated and perfectly leasing portfolio image library.

## CAMM

### Commissioning Activity Matrix Manager

CAMM provides a holistic management system for the commissioning of building services within a property portfolio. Ensures the client intent is maintained and allows password access to contractors.

# Meet the family



## REMI

### Real-time Enterprise Metering with Integrated Intelligence

REMI enables real-time analysis of energy use per building across the entire property portfolio to develop and implement strategies to achieve energy and water targets.

## LARAA

### Legionella and Associated Risk Analysis Assessor

LARAA evaluates baseline risk profiles of Legionella according to a building's type, features and use patterns. Provides analysis of risk elimination measures including specific instructions and budget.

## VERAA

### Vertical Transport Entrapment and Risk Analysis Assessor

VERAA creates a single source of truth for all vertical transport systems in the portfolio. Incident reporting and lift KPIs can be uploaded to maintain a live analysis of all VT performance.

## OBIEE

### Other Building Information Enterprise Evaluator

OBIEE creates a comprehensive property investment database of all questions and issues arising around a building allowing analytics of potential investments, while collating data across industry to determine the quality of the space.

# Meet the family



BARRIEE

## BARRIEE

**Building Annotation Real-time Recording and Interoperability Exchange Examiner**

BARRIEE translates languages for CFM, Digital Twins, BIM and BMS to ensure a record copy of information is kept centrally. Easy to understand dashboards give mapping and data transparency.



SITAA

## SITAA

**Security of Information & Technology Analytical Assessor**

SITAA aims to crack down on cyber security managing endpoints and API integration to ensure data is the creation of a data democracy keeps ICT teams happy with the level of security auditing undertaken.



APRILL

## APRILL

**Approvals, Procedures, Responses, Insights and Leverage Ledger**

APRILL is the C-Suites of a large portfolio's best friend. Creating sign-off gates and approvals required for every step of development through Inception, Conversion, Delivery and into Operations.



PERCIEE

## PERCIEE

**Product Evaluator for Resource Costs Impacts and Embodied Carbon**

PERCIEE helps ensure both developments and operations are ethically and responsibly chosen. His knowledge of EPDs and open data nature means he is continuously learning.

# Find us on Microsoft AppSource

**ADAMM (Aus)**  
Build-Apps Pty Ltd  
Power Apps  
4.5 (1 Review) Write a review  
Contact me Save to my list

Overview Reviews Details + support

**ADAMM helps property professionals manage assets, audits and maintenance monitoring.**  
ADAMM is the father of the Build-Apps ADAMM & Co suite of Apps, he holds the core data on your portfolio for which the wider ecosystem is able to utilize.  
ADAMM create a CDS (Common Data Service) or as we call it the single source of truth to enable REITS and property portfolio owners to build structured data about your assets to enable Cases and Open forecasting.  
ADAMM is essential for existing property professionals manage assets, audits and maintenance monitoring, optimize performance, and develop strategic improvement plans based on real data.  
ADAMM has been created as a Microsoft 365 Power App and can be accessed securely allowing review and edit function on any device with a internet connection. ADAMM is used to optimize asset performance, track maintenance portfolio performance, develop strategic improvement plans based on performance and benchmark and log and share portfolio-wide asset history of real performance.  
ADAMM is fully customizable to the clients working requirements and persona preferences. This includes the user interface and appearance when viewing the database as well as the input fields. This allows ADAMM to effectively provide the most accurate and useful information for each client.  
The structure and content of ADAMM can be hosted stand-alone on your 365 account, meaning complete data control and no lock-in contract. Furthermore we actively encourage you to build your own Power Apps to harness the power of the power platform.

**At a glance**

Asset ID	Asset Name	Location	Asset Type	Status
1001	1001	1001	1001	1001
1002	1002	1002	1002	1002
1003	1003	1003	1003	1003
1004	1004	1004	1004	1004
1005	1005	1005	1005	1005

**SERGII (Aus)**  
Build-Apps Pty Ltd  
Power Apps  
4.5 (1 Review) Write a review  
Contact me

Overview Reviews Details + support

**SERGII maintains data to track all ESG aspects of your business.**  
SERGII is part of the Build-Apps ADAMM & Co suite and has been created as a Sustainability and Governance Microsoft 365 App for commercial real estate portfolio.  
SERGII can be accessed securely allowing review and edit function on any device with internet connection. SERGII is the place to maintain up to date data on how your business is tracking in terms of sustainability. SERGII takes care of your business data relating to the social, environmental, resilience and governance. More and more REITs and asset owners are required to report to investors on the ESG performance of their portfolio. SERGII can consolidate responses to ESG tools such asGRESB, DJSI, WGBSC, CDP (BREAM, LEED, Green Star, etc.). Effectively SERGII can streamline all your ESG processes. In particular, we are working closely with WGBSC members to create a strategically aligned schema which references the UN SDGs. By aligning ADAMM's data with SERGII's inputs uncovers unparalleled insights to enable ESG improvement across the entire portfolio with clear alignment to the asset management strategy.

**At a glance**

**MATT**  
Build-Apps Pty Ltd  
Power Apps  
5.0 (1 Rating)  
Contact me Saved

Overview Reviews Details + support

**MATT provides an up to date inventory on CRE asset maintenance within a property portfolio.**  
MATT is part of the Build-Apps ADAMM & Co suite of Apps and has been created as a Microsoft 365 App. It can be accessed securely allowing review and edit function on any device with a internet connection.  
MATT is the ultimate CRE integration tool for planning preventative maintenance and collecting all asset maintenance data. Create a seamless, accessible and secure maintenance environment to stay in front of maintenance requirements. Let your building performance inform your maintenance activity rather than complaints from tenants.  
Monitor the state of your CRE portfolio performance at all times and rely on seamless, integrated data for optimal portfolio performance.

**At a glance**

**PAMM**  
Build-Apps Pty Ltd  
Power Apps  
5.0 (1 Rating)  
Contact me Save to my list

Overview Reviews Details + support

**PAMM is project management tool for commercial estate.**  
PAMM is a Project Administration Matrix Manager for commercial real estate. The solution is a repository for all projects undertaken across a property portfolio. It creates an easy to view snapshot of all the diverse, cross department projects from project opportunity, to project initiation, planning, procurement and delivery. The project management matrix is asset centric and provides a framework to define scope, milestones, delivery plan, approvals, responsibility matrix and team. All procurement details are also managed within the solution from tender to contract and payment schedule. Within the delivery aspects the framework also allows for variation, health & safety, defects and correspondence data to be stored.

**At a glance**

Project ID	Project Name	Status	Start Date	End Date
1001	1001	1001	1001	1001
1002	1002	1002	1002	1002
1003	1003	1003	1003	1003
1004	1004	1004	1004	1004
1005	1005	1005	1005	1005

## Custom Apps

Let us know what you need; we are always looking for new family members to adopt if you have an idea!

We want to hear about it.

If you want to develop your own internal apps to talk to PIPP.AI that's also fine.



# Ready to Own, Control & Govern your own Data?

Get in touch: [Sales@build-apps.com](mailto:Sales@build-apps.com)

Visit: [www.build-apps.com](http://www.build-apps.com)

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