

Review



This thorough guide will make a useful primer for clients, and indeed engineers, who are starting out in the world of BIM, believes **Steve Buckley**.

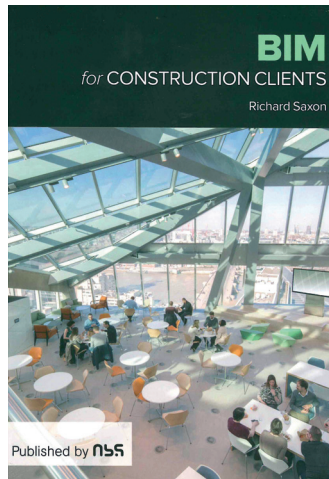
BIM for Construction Clients

Author: Richard Saxon

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all areas the clients will need to be aware of as BIM usage matures.

The book leaves little doubt where the author's sensibilities lie. A self-confessed BIM evangelist, Saxon never hides his admiration for the approach, and while that in itself isn't an issue, the reader is left wondering if this has coloured the treatment of issues, with advantages all talked up and relatively little mention of potential drawbacks. The text is strong on the "what" and the "how" of BIM, but not always on the "why". For all the positive examples the book includes, the knockout blow in favour of BIM doesn't quite land. Clients reading would be entitled to wonder whether it's actually something they need to be pressing for or if they can just keep with the status quo, particularly if they are delivering projects which don't necessarily have the complexities of the projects cited.

All that said, this is a thorough and useful primer for clients, and indeed engineers, who are starting out in the world of BIM and don't know what to expect or how to go about it. It might not wholly answer the question asked at the outset, but it will certainly allow clients to approach BIM usage on their projects with greater confidence and knowledge of the benefits they could expect to accrue.

There's little doubt that Building Information Modelling (BIM) is the main area of change in construction right now, and with the UK Government's policy to mandate Level 2 BIM usage on all publicly funded projects coming into force in April of this year, the change is only likely to accelerate.

It is against this background that Richard Saxon has written *BIM for Construction Clients*, aimed at those commissioning design projects. But the book is not just a BIM guide; it is part history, part manual and part manifesto for the future. The foreword by Terry Stocks, when considering the challenges to the construction industry to save time, money and carbon, asks, "Is BIM the panacea, the answer to all our problems?" That is the question that the book sets out to answer for clients.

It starts by reviewing the impact of BIM on the client's role, before considering BIM use on projects from different viewpoints, taking in examples from the perspective of a commercial developer, a local authority, a university, and a contractor. The developer's story, using the example of Great Portland Estates' building at 240 Blackfriars Road, is perhaps the one that will resonate most with clients, being the one that seems most like "everyday" BIM usage, rather than the more innovative uses of BIM that are explored

in the other sectors. Not that the other examples should be dismissed, providing as they do best practice and project successes that clients can aspire to.

The rest of the book takes a step-by-step walk through the project stages from inception to completion and operation, discussing what clients should do at each stage and how they might do it, be they active clients who take a full part in the BIM implementation or more passive, preferring to leave their design professionals to get on with it. This is the client's BIM manual and is perhaps the part that will be of most use to the BIM novice. In particular, there is much for those clients who retain their assets to consider in the section on maintenance, an area where the data generated during design can be harnessed by new facilities management approaches rather than being lost to the designer's archives.

Finally, there is discussion of the next steps the industry may take to move BIM usage forward. This necessarily is an area of some conjecture, and not all of the changes are BIM related. BIM is the facilitator for some examples, such as building performance-based construction contracts, whereas for others its increasing use may lead to contractual changes such as Integrated Project Insurance. These are

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