



5 time-saving facilities management trends for 2024





Facilities management (FM) is a resource hungry and constantly evolving sector, and as a role is one that involves multi-tasking, organisation and agile management.

It's a dynamic area of the property management sector that requires constant adaption and innovation to meet the changing needs and expectations of property managers, landlords, occupiers and suppliers.

Today, there are technologies and strategies available to embed efficiencies when performing FM tasks and to ensure the role is delivered in the best possible way. We thought it would be useful to share with you five key trends that can speed up your work and improve outcomes in 2024 and beyond.

1

Improving efficiency through automation

For facilities managers, leveraging technology to enhance efficiency remains pivotal – an evolution that doesn't mean relinquishing control to robots but rather embracing software capable of automating repetitive, labour-intensive, or error-prone tasks.

For example, TAP's property management platform is a robust system designed to seamlessly alleviate the burden of manual tasks. Our permit tool streamlines the entire process, starting from request initiation, progressing RAMs collection, contractor check-ins, and securely storing the associated communications trail.



Enhance your FM role by harnessing technology to automate routine tasks – saving you time for strategic decision-making and innovation. Embracing advanced tools doesn't replace your expertise but instead improves your efficiency and accuracy, ensuring smoother operations and fewer risks.

2

Unlocking the power of data

In today's world, data is ubiquitous, and is integral to many – if not all – industries. In recent years, the property sector has begun to embrace the transformative potential of data and analytics. Where this has been done correctly, it has given facilities managers and property managers the ability to leverage data analysis and predictive insights, driving decisions that significantly enhance building operations and enrich occupant experiences.

Enter the TAP platform: a new solution that not only collects data but also provides comprehensive analytics through an intuitive dashboard – easy to access and in a simple to digest format. This powerful tool reports and analyses a wide range of property operations, from identifying peak periods to monitoring permit requests on a monthly basis, and even tracking energy consumption across different areas of a building.

The centralised repository of real-time data eliminates the tedious process of sourcing information from various outlets and compiling it for analysis. This not only saves time but also empowers FMs and property managers to meet their governance requirements effortlessly.



Discover the transformative potential of data with the TAP platform – your gateway to streamlined operations, enhanced decision-making, and unparalleled efficiency in the property sector.



3

Empowering facilities managers with proactive maintenance solutions

Preventive and predictive maintenance strategies are aimed at bolstering building performance while mitigating unforeseen repair expenditures. By proactively identifying potential issues before their manifestation, FM's can gain the advantage of scheduling maintenance and repairs during off-peak building hours, thereby minimising disruptions for tenants. Regular upkeep not only ensures operational efficiency but also safeguards against sudden, unexpected repair costs.

TAP's helpdesk module tool and its innovative analytics dashboard is designed to facilitate optimal maintenance planning. This advanced software enables FM's to strategically schedule maintenance during opportune times, reduce disruptions for tenants and capitalise on quieter periods in the property calendar. Simultaneously, this approach bolsters compliance with health and safety regulations, ensuring a safe and secure environment for all occupants.

Unlock the potential of proactive maintenance strategies with TAP – transforming your approach to facility management by enabling operational efficiency, minimising disruptions, and ensuring compliance with regulatory obligations.



4

The rise of IoT technology

The FM industry is poised to embrace IoT technology to a greater extent in the upcoming years. IoT, or Internet of Things, refers to connected devices that engage with the physical environment through sensors, facilitating seamless data transfer between devices.

In the realm of commercial property management, this encompasses a spectrum of applications, ranging from access control

and security systems to smart meters. Harnessing the potential of IoT hinges upon the critical process of analysing the generated data, making the gathering and interpretation of this information an indispensable aspect of operations. Integrating your property management software with these devices wherever feasible can significantly enhance the automation of data collection processes.

29
billion

The number of Internet of Things (IoT) devices worldwide is forecast to almost double from 15.1 billion in 2020 to more than 29 billion IoT devices in 2030.

Source: www.statista.com/statistics/1183457/iot-connected-devices-worldwide



5

Sustainable benefits for commercial property management

The focus on sustainability in commercial property isn't merely a passing trend; it's an imperative that continues to increase in significance and immediacy. Beyond being a social and ethical commitment for landlords, it's poised to become increasingly important from a building compliance standpoint, particularly with the expansion of ESG reporting and the likelihood of more stringent legislation in the years ahead. Ensuring sustainability within your property involves many considerations, with energy efficiency standing out as a key pillar, both ethically and economically.

Prioritising energy efficiency isn't solely about reducing costs – it's a critical step in fostering sustainability. Vigilantly tracking energy data empowers property managers to reduce consumption and align with targeted sustainability goals. TAP's analytics dashboard serves as a comprehensive tool, providing an encompassing overview of a building's energy usage. This insight allows for the identification of areas ripe for enhancement and facilitates informed decisions to propel your property towards greater sustainability and efficiency.

Elevate your property's sustainability initiatives by leveraging TAP's analytics dashboard – a valuable resource for optimising energy usage, meeting targets, and maintaining your commitment to a sustainable future.

60%

Many real estate firms aren't ready to meet environmental, social, and governance (ESG) regulations. Nearly 60% surveyed say their firms lack the data, processes, and internal controls necessary to meet compliance standards.

Source: www2.deloitte.com/us/en/insights/industry/financial-services/commercial-real-estate-outlook.html



How can TAP help save you time and money?

TAP's cloud-based platform boosts efficiency, productivity, and compliance. Developed by property experts and RICS certified, it saves time and money through automation, offering valuable data and insights into a property.

The platform ensures comprehensive compliance management for permits and audit trails to reduce risk. It also integrates visitor management, a helpdesk system and energy solutions to transform property operations.

