

BIM PROJECT EXECUTION PLAN
VERSION 1.05
FOR
[PROJECT TITLE]
DEVELOPED BY
[AUTHOR COMPANY]

This template is a tool that is provided to assist in the development of a BIM project execution plan as required per contract. The template plan was created from the buildingSMART alliance™ (bSa) Project “BIM Project Execution Planning” as developed by The Computer Integrated Construction (CIC) Research Group of The Pennsylvania State University. The bSa project is sponsored by The Charles Pankow Foundation (<http://www.pankowfoundation.org>), Construction Industry Institute (CII) (<http://www.construction-institute.org>), Penn State Office of Physical Plant (OPP) (<http://www.opp.psu.edu>), and The Partnership for Achieving Construction Excellence (PACE) (<http://www.engr.psu.edu/pace>). The BIM Project Execution Planning Guide can be downloaded at <http://www.engr.psu.edu/BIM/PxP>.

This coversheet can be replaced by a company specific coversheet that includes at a minimum document title, project title, project location, author company, and project number.

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SECTION A: BIM PROJECT EXECUTION PLAN OVERVIEW

To successfully implement Building Information Modeling (BIM) on a project, the project team has developed this detailed BIM Project Execution Plan. The BIM Project Execution Plan defines uses for BIM on the project (e.g. design authoring, cost estimating, and design coordination), along with a detailed design of the process for executing BIM throughout the project lifecycle.

[INSERT ADDITIONAL INFORMATION HERE IF APPLICABLE. FOR EXAMPLE: BIM MISSION STATEMENT This is the location to provide additional BIM overview information. Additional detailed information can be included as an attachment to this document.

Please note: Instructions and examples to assist with the completion of this guide are currently in grey. The text can and should be modified to suit the needs of the organization filling out the template. If modified, the format of the text should be changed to match the rest of the document. This can be completed, in most cases, by selecting the normal style in the template styles.

SECTION B: PROJECT INFORMATION

This section defines basic project reference information and determined project milestones.

1. **PROJECT OWNER:**
2. **PROJECT NAME:**
3. **PROJECT LOCATION AND ADDRESS:**
4. **CONTRACT TYPE / DELIVERY METHOD:**
5. **BRIEF PROJECT DESCRIPTION:** [NUMBER OF FACILITIES, GENERAL SIZE, ETC]
6. **ADDITIONAL PROJECT INFORMATION:** [UNIQUE BIM PROJECT CHARACTERISTICS AND REQUIREMENTS]
7. **PROJECT NUMBERS:**

PROJECT INFORMATION	NUMBER
CONTRACT NUMBER:	
TASK ORDER:	
PROJECT NUMBER:	

8. **PROJECT SCHEDULE / PHASES / MILESTONES:**

Include BIM milestones, pre-design activities, major design reviews, stakeholder reviews, and any other major events which occur during the project lifecycle.

PROJECT PHASE / MILESTONE	ESTIMATED START DATE	ESTIMATED COMPLETION DATE	PROJECT STAKEHOLDERS INVOLVED
PRELIMINARY PLANNING			
DESIGN DOCUMENTS			
CONSTRUCTION DOCUMENTS			
CONSTRUCTION			

SECTION C: KEY PROJECT CONTACTS

List of lead BIM contacts for each organization on the project. Additional contacts can be included later in the document.

ROLE	ORGANIZATION	CONTACT NAME	LOCATION	E-MAIL	PHONE
Project Manager(s)					
BIM Manager(s)					
Discipline Leads					
Other Project Roles					

SECTION D: PROJECT GOALS / BIM USES

Describe how the BIM Model and Facility Data are leveraged to maximize project value (e.g. design alternatives, life-cycle analysis, scheduling, estimating, material selection, pre-fabrication opportunities, site placement, etc.) Reference www.engr.psu.edu/bim/download for BIM Goal & Use Analysis Worksheet.

1. MAJOR BIM GOALS / OBJECTIVES:

State Major BIM Goals and Objectives

PRIORITY (HIGH/ MED/ LOW)	GOAL DESCRIPTION	POTENTIAL BIM USES

2. BIM Use ANALYSIS WORKSHEET: ATTACHMENT 1

Reference www.engr.psu.edu/bim/download for BIM Goal & Use Analysis Worksheet. Attach BIM Use analysis Worksheet as Attachment 1.

3. BIM Uses:

Highlight and place an X next to the additional BIM Uses as selected by the project team using the BIM Goal & Use Analysis Worksheet. See BIM Project Execution Planning Guide at www.engr.psu.edu/BIM/BIM_Uses for Use descriptions. Include additional BIM Uses as applicable in empty cells.

X	OPERATE	X	CONSTRUCT	X	DESIGN	X	PLAN
	BUILDING MAINTENANCE SCHEDULING		SITE UTILIZATION PLANNING		DESIGN AUTHORIZING		PROGRAMMING
	BUILDING SYSTEM ANALYSIS		CONSTRUCTION SYSTEM DESIGN		DESIGN REVIEWS		SITE ANALYSIS
	ASSET MANAGEMENT		3D COORDINATION		3D COORDINATION		
	SPACE MANAGEMENT / TRACKING		DIGITAL FABRICATION		STRUCTURAL ANALYSIS		
	DISASTER PLANNING		3D CONTROL AND PLANNING		LIGHTING ANALYSIS		
	RECORD MODELING		RECORD MODELING		ENERGY ANALYSIS		
					MECHANICAL ANALYSIS		
					OTHER ENG. ANALYSIS		
					LEED EVALUATION		
					CODE VALIDATION		
	4D MODELING		4D MODELING		4D MODELING		4D MODELING
	COST ESTIMATION		COST ESTIMATION		COST ESTIMATION		COST ESTIMATION
	EXISTING CONDITIONS MODELING		EXISTING CONDITIONS MODELING		EXISTING CONDITIONS MODELING		EXISTING CONDITIONS MODELING

SECTION E: ORGANIZATIONAL ROLES / STAFFING

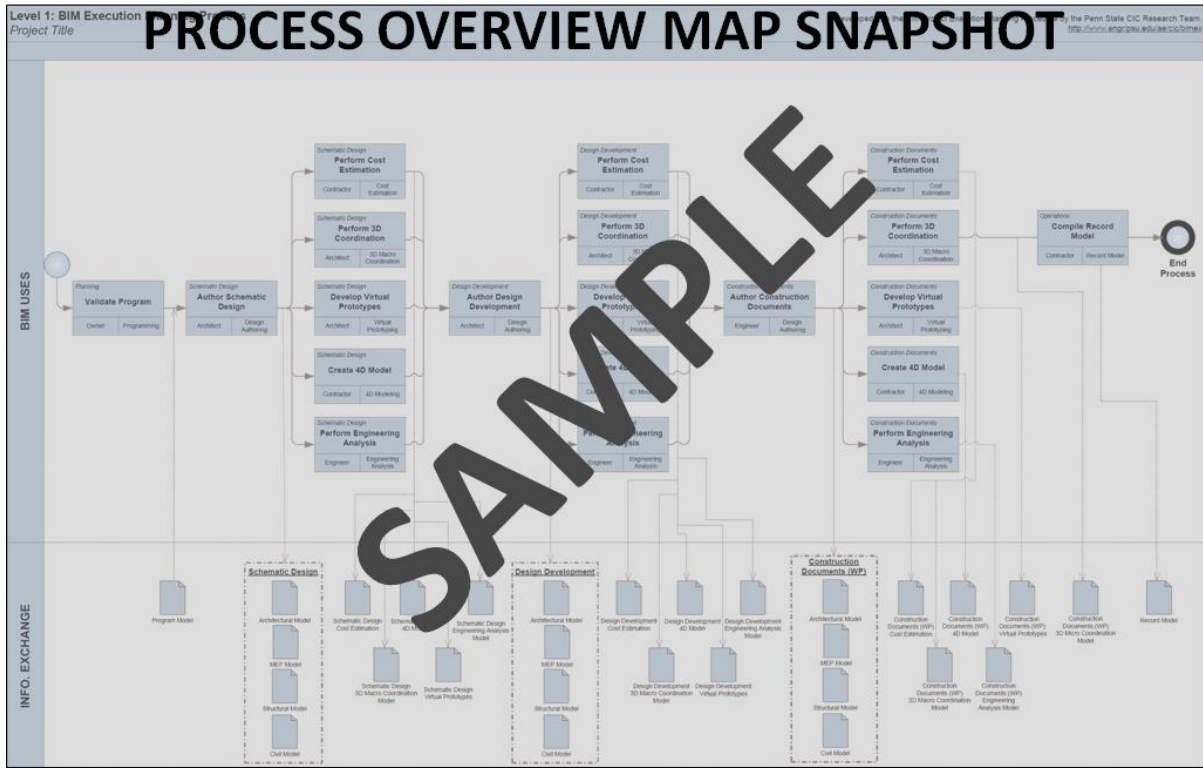
For each BIM Use selected, identify the team within the organization (or organizations) who will staff and perform that Use and estimate the personal time required.

BIM Use	ORGANIZATION	NUMBER OF TOTAL STAFF FOR BIM USE	ESTIMATED WORKER HOURS	LOCATION(S)	LEAD CONTACT
3D coordination	Contractor A				
	B				
	C				

SECTION F: BIM PROCESS DESIGN

Provide process maps for each BIM Use selected in section D: Project Goals/BIM Objectives. These process maps provide a detailed plan for execution of each BIM Use. They also define the specific Information Exchanges for each activity, building the foundation for the entire execution plan. The plan includes the Overview Map (Level 1) of the BIM Uses, a Detailed Map of each BIM Use (Level 2), and a description of elements on each map, as appropriate. Level 1 and 2 sample maps are available for download at www.engr.psu.edu/BIM/download. (Please note that these are sample maps and should be modified based on project specific information and requirements). Please reference Chapter Three: Designing BIM Project Execution Process in the BIM Project Execution Planning Guide found at www.engr.psu.edu/BIM/PxP

1. LEVEL ONE PROCESS OVERVIEW MAP: ATTACHMENT 2



2. LIST OF LEVEL TWO – DETAILED BIM USE PROCESS MAP(S): ATTACHMENT 3

The following are examples. Modify for specific project. Some Process Maps may need to be removed, while some process maps may need to be added.

- a. Existing Conditions Modeling
 - b. Cost Estimation
 - c. 4D Modeling
 - d. Programming
 - e. Site Analysis
 - f. Design Reviews
 - g. Design Authoring
 - h. Energy Analysis
 - i. Structural Analysis
 - j. Lighting Analysis
 - k. 3D Coordination
 - l. Site Utilization Planning
 - m. 3D Control and Planning
 - n. Record Modeling
 - o. Maintenance Scheduling
 - p. Building System Analysis
- [Delete unused or add additional process maps from list]

SECTION G: BIM INFORMATION EXCHANGES

Model elements by discipline, level of detail, and any specific attributes important to the project are documented using information exchange worksheet. See Chapter Four: Defining the Requirements for Information Exchanges in the BIM Project Execution Planning Guide for details on completing this template.

1. LIST OF INFORMATION EXCHANGE WORKSHEET(S): ATTACHMENT 4

The following are examples. Modify for specific project. Some Information Exchanges may need to be removed, while some Information Exchanges may need to be added.

- a. Existing Conditions Modeling
- b. Cost Estimation
- c. 4D Modeling
- d. Programming
- e. Site Analysis
- f. Design Reviews
- g. Design Authoring
- h. Energy Analysis
- i. Structural Analysis
- j. Lighting Analysis
- k. 3D Coordination
- l. Site Utilization Planning
- m. 3D Control and Planning
- n. Record Modeling
- o. Maintenance Scheduling
- p. Building System Analysis
- q. [Delete unused information exchanges from list]

INFORMATION EXCHANGE (IE)

Information	Responsible Party
A Accurate title & location, include revision and date parameters	ARCH Architect
B General title & location, include revision date	CON Contractor
C Schematic title & location	EE Civil Engineer
	FM Facility Manager
	ME Mechanical Engineer
	SE Structural Engineer
	UC Trade Contractors

BIM User Title	Programming	Design Authoring	Existing Conditions Modeling	Cost Estimation	3D Coordination	Design Reviews										
Project Phase	Planning	Design	Design	Design	Design	Design Reviews										
Time of Exchange (SD, DD, CD, Construction)																
Responsible Party (Information Receiver)																
Revision & Version																
Model Element Breakdown	Info	Resp. Party	Additional Information	Info	Resp. Party	Additional Information	Info	Resp. Party	Notes	Info	Resp. Party	Notes	Info	Resp. Party	Notes	
A SUBSTRUCTURE																
Foundations																
			Standard Foundations													
			Special Foundations													
			Slab on Grade													
Basement Construction																
			Basement Excavation													
			Basement Walls													
B SHELL																
Superstructure																
			Floor Construction													
			Roof Construction													
Exterior Enclosure																
			Exterior Walls													
			Exterior Windows													
			Exterior Doors													
Roofing																
			Floor Coverings													
			Roof Openings													
C INTERIORS																
Interior Construction																
			Partitions													
			Interior Doors													
			Finishes													
Stairs																
			Stair Construction													
			Stair Finishes													
Interior Finishes																
			Wall Finishes													
			Floor Finishes													
			Ceiling Finishes													
D SERVICES																
Conveying Systems																
			Elevator & Lifts													
			Elevator & Moving Walks													
			Other Conveying Systems													

2. MODEL DEFINITION WORKSHEET: ATTACHMENT 5

(Attach Model Definition Worksheet)

MODEL DEFINITION (MOD)

Information	Responsible Party
A Accurate title & location, include materials and object parameters	ARCH Architect
B General title & location, include revision date	CON Contractor
C Schematic title & location	EE Civil Engineer
	FM Facility Manager
	ME Mechanical Engineer
	SE Structural Engineer
	UC Trade Contractors

Project Phase Deliverable	Planning	Design	Construction	Operations					
Revision & Version									
Model Element Breakdown	Info	Resp. Party	Additional Information	Info	Resp. Party	Notes	Info	Resp. Party	Notes
A SUBSTRUCTURE									
Foundations									
			Standard Foundations						
			Special Foundations						
			Slab on Grade						
Basement Construction									
			Basement Excavation						
			Basement Walls						
B SHELL									
Superstructure									
			Floor Construction						
			Roof Construction						
			Green Roof						
			Interior Columns						
			Beams						
			Trusses						
Exterior Enclosure									
			Exterior Walls						
			Exterior Wall System						
			Exterior Windows - Glass Panels						
			Stairs						
			Exterior Doors						
Roofing									
			Floor Coverings						
			Roof Openings						
C INTERIORS									
Interior Construction									
			Partitions						
			Interior Doors						
			Finishes						
Stairs									
			Stair Construction						
			Stair Finishes						
Interior Finishes									
			Wall Finishes						
			Floor Finishes						
			Ceiling and Drop Ceiling						
			Ceiling Finishes						
D SERVICES									

SECTION H: BIM AND FACILITY DATA REQUIREMENTS

The section should include the owners BIM requirements. It is important that the owner's requirements for BIM be considered so that they can be incorporated into the project's BIM process.

SECTION I: COLLABORATION PROCEDURES

1. COLLABORATION STRATEGY:

Describe how the project team will collaborate. Include items such as communication methods, document management and transfer, and record storage, etc.

2. MEETING PROCEDURES:

The following are examples of meetings that should be considered.

MEETING TYPE	PROJECT STAGE	FREQUENCY	PARTICIPANTS	LOCATION
BIM REQUIREMENTS KICK-OFF				
BIM EXECUTION PLAN DEMONSTRATION				
DESIGN COORDINATION				
CONSTRUCTION OVER-THE-SHOULDER PROGRESS REVIEWS				
ANY OTHER BIM MEETINGS THAT OCCURS WITH MULTIPLE PARTIES				

3. MODEL DELIVERY SCHEDULE OF INFORMATION EXCHANGE FOR SUBMISSION AND APPROVAL:

Document the information exchanges and file transfers that will occur on the project.

INFORMATION EXCHANGE	FILE SENDER	FILE RECEIVER	ONE-TIME or FREQUENCY	DUE DATE or START DATE	MODEL FILE	MODEL SOFTWARE	NATIVE FILE TYPE	FILE EXCHANGE TYPE
DESIGN AUTHORIZING TO 3D COORDINATION	STRUCTURAL ENGINEER	(FTP POST) (COORDINATION LEAD)	WEEKLY	[DATE]	STRUCT	DESIGN APP	.XYZ	.XYZ .ABC
	MECHANICAL ENGINEER	(FTP POST) (COORDINATION LEAD)	WEEKLY	[DATE]	MECH	DESIGN APP	.XYZ	.XYZ .ABC

4. INTERACTIVE WORKSPACE

The project team should consider the physical environment it will need throughout the lifecycle of the project to accommodate the necessary collaboration, communication, and reviews that will improve the BIM Plan decision making process. Describe how the project team will be located. Consider questions like "will the team be collocated?" If so, where is the location and what will be in that space? Will there be a BIM Trailer? If yes, where will it be located and what will be in the space such as computers, projectors, tables, table configuration? Include any additional information necessary information about workspaces on the project.

5. ELECTRONIC COMMUNICATION PROCEDURES:

(Note: File Naming and Folder Structure will be discussed in Section L: Model Structure).

The following document management issues should be resolved and a procedure should be defined for each: Permissions / access, File Locations, FTP Site Location(s), File Transfer Protocol, File / Folder Maintenance, etc.

FILE LOCATION	FILE STRUCTURE / NAME	FILE TYPE	PASSWORD PROTECT	FILE MAINTAINER	UPDATED
FTP SITE: ftp://ftp.****.com/***/****	ROOT PROJECT FOLDER	FOLDER	YES *****	JIM McBIM	ONCE
	ARCH ROOT FOLDER	FOLDER			ONCE
	ARCH-11111-BL001.xyz	.xyz			DAILY
NETWORK drive @ PSU F:\PROJECT\BIM	ROOT PROJECT FOLDER	FOLDER	NO	JIM McBIM	ONCE
Project Management Software www.*****.com					

SECTION J: QUALITY CONTROL

1. OVERALL STRATEGY FOR QUALITY CONTROL:

Describe the strategy to control the quality of the model.

2. QUALITY CONTROL CHECKS:

The following checks should be performed to assure quality.

CHECKS	DEFINITION	RESPONSIBLE PARTY	SOFTWARE PROGRAM(S)	FREQUENCY
VISUAL CHECK	Ensure there are no unintended model components and the design intent has been followed			
INTERFERENCE CHECK	Detect problems in the model where two building components are clashing including soft and hard			
STANDARDS CHECK	Ensure that the BIM and AEC CADD Standard have been followed (fonts, dimensions, line styles, levels/layers, etc)			
MODEL INTEGRITY CHECKS	Describe the QC validation process used to ensure that the Project Facility Data set has no undefined, incorrectly defined or duplicated elements and the reporting process on non-compliant elements and corrective action plans			

3. MODEL ACCURACY AND TOLERANCES:

Models should include all appropriate dimensioning as needed for design intent, analysis, and construction. Level of detail and included model elements are provided in the Information Exchange Worksheet.

PHASE	DISCIPLINE	TOLERANCE
DESIGN DOCUMENTS	ARCH	ACCURATE TO +/- [#] OF ACTUAL SIZE AND LOCATION
SHOP DRAWINGS	MECH CONTRACTOR	ACCURATE TO +/- [#] OF ACTUAL SIZE AND LOCATION

SECTION K: TECHNOLOGICAL INFRASTRUCTURE NEEDS

1. SOFTWARE:

List software used to deliver BIM. Remove software that is not applicable.

BIM USE	DISCIPLINE (if applicable)	SOFTWARE	VERSION
DESIGN AUTHORIZING	ARCH	XYZ DESIGN APPLICATION	VER. X.X (YEAR)

2. COMPUTERS / HARDWARE:

Understand hardware specification becomes valuable once information begins to be shared between several disciplines or organizations. It also becomes valuable to ensure that the downstream hardware is not less powerful than the hardware used to create the information. In order to ensure that this does not happen, choose the hardware that is in the highest demand and most appropriate for the majority of BIM Uses.

BIM USE	HARDWARE	OWNER OF HARDWARE	SPECIFICATIONS
DESIGN AUTHORIZING	XXX COMPUTER SYSTEM	ARCHITECT X	PROCESSOR, OPERATING SYSTEM, MEMORY STORAGE, GRAPHICS, NETWORK CARD, ETC.

3. MODELING CONTENT AND REFERENCE INFORMATION

Identify items such as families, workspaces, and databases.

BIM USE	DISCIPLINE (if applicable)	MODELING CONTENT / REFERENCE INFORMATION	VERSION
DESIGN AUTHORIZING	ARCH	XYZ APP FAMILIES	VER. X.X. (YEAR)
ESTIMATING	CONTRACTOR	PROPRIETARY DATABASE	VER. X.X (YEAR)

SECTION L: MODEL STRUCTURE

1. FILE NAMING STRUCTURE:

Determine and list the structure for model file names.

FILE NAMES FOR MODELS SHOULD BE FORMATTED AS:	
DISCIPLINE - PROJECT NUMBER – BUILDING NUMBER.XYZ (example: ARCH-11111-BL001.xyz)	
ARCHITECTURAL MODEL	ARCH-
CIVIL MODEL	CIVIL-
MECHANICAL MODEL	MECH-
PLUMBING MODEL	PLUMB-
ELECTRICAL MODEL	ELEC-
STRUCTURAL MODEL	STRUCT-
ENERGY MODEL	ENERGY-
CONSTRUCTION MODEL	CONST-
COORDINATION MODEL	COORD-

2. MODEL STRUCTURE:

Describe and diagram how the Model is separated, e.g., by building, by floors, by zone, by areas, and/or discipline.

3. MEASUREMENT AND COORDINATE SYSTEMS:

Describe the measurement system (Imperial or Metric) and coordinate system (geo-referenced) used.

4. BIM AND CAD STANDARDS:

Identify items such as the BIM and CAD standards, content reference information, and the version of IFC, etc.

STANDARD	VERSION	BIM USES APLICABLE	ORGANIZATIONS APLICABLE
CAD STANDARD		DESIGN AUTHORIZING	ARCHITECT
IFC	VERSION/MVD(s)	RECORD MODELING	CONSTRUCTION MANAGER

SECTION M: PROJECT DELIVERABLES

In this section, list the BIM deliverables for the project and the format in which the information will be delivered.

BIM SUBMITTAL ITEM	STAGE	APPROXIMATE DUE DATE	FORMAT	NOTES
	Design Development			
	Construction Documents			
	Construction			
Record Model	Close out		(.xyz)	See Record Model Information Exchange to ensure that the proper information is contained in this model

SECTION N: DELIVERY STRATEGY / CONTRACT

1. DELIVERY AND CONTRACTING STRATEGY FOR THE PROJECT:

What additional measures need to be taken to successfully use BIM with the selected delivery method and contract type?

2. TEAM SELECTION PROCEDURE:

How will you select future team members in regards to the above delivery strategy and contract type?

3. BIM CONTRACTING PROCEDURE:

How should BIM be written into the future contracts? (If documents / contracts are developed, please attach as attachment 6)

SECTION O: ATTACHMENTS

1. **BIM USE SELECTION WORKSHEET** [FROM SECTION D]
2. **LEVEL 1 PROCESS OVERVIEW MAP** [FROM SECTION F]
3. **LEVEL 2 DETAILED BIM USE PROCESS MAP(S)** [FROM SECTION F]
4. **INFORMATION EXCHANGE REQUIREMENT WORKSHEET(S)** [FROM SECTION G]
5. **MODEL DEFINITION WORKSHEET** [FROM SECTION G]
6. **DEVELOPED DOCUMENTS / CONTRACTS** [FROM SECTION H]