A Contractor's Guide to BIM and Entrance Matting

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Contents

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Interactivity

This is an interactive pdf, for ease of navigation click on the relevant icon at any time to jump to the chosen topic, click the home button to return to this screen.
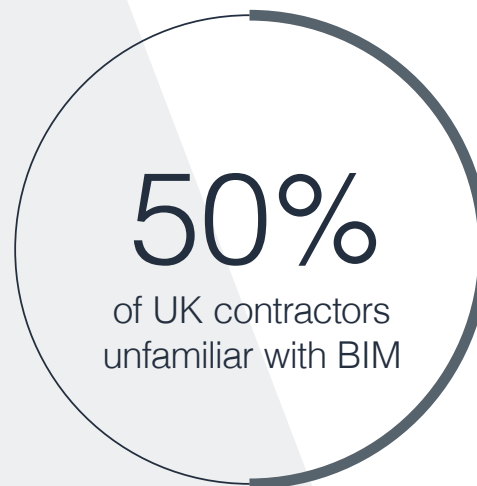
A word from Chris

We are delighted to bring you some useful guidance on BIM with a specific emphasis on its relevance to entrance matting. All COBA Flooring's entrance matting products are BIM-listed and if you aren't that familiar with BIM, then we hope this helps to explain the basic principles, and its importance to you, the contractor. BIM plays a major role in 'getting specification right the first time'.

At COBA Flooring, we work on projects with architects, specifiers and contractors, and that is why we have produced this guide, to ensure that 'as a team', we ALL have the competitive edge.

**Chris Stanley,
Group Commercial Director EMEA**

Introducing BIM

50%
of UK contractors unfamiliar with BIM

2016
Central government projects demand BIM

A recent survey conducted by COBA Flooring across UK contractors suggested that not everyone was familiar with BIM (Building Information Modelling). In fact, over 50% of those surveyed were unfamiliar with BIM.

BIM is being used more and more in building design, and last year (2016) became a mandatory requirement for central government projects. It's anticipated that BIM will filter down to private sector projects too.

It's not just the main components of a building; BIM can also be used for entrance mat specification and that's why, if you are a flooring contractor and you aren't familiar with BIM, we'd like to tell you more.

Understanding the basics of BIM may just give your business that competitive edge. Furthermore, a well specified 'BIM object' (entrance matting in this case) can actually support the installation phase, which must be music to a flooring contractor's ears!

As British entrance matting manufacturers, we are taking BIM rather seriously and significantly, it's why our entrance matting products are listed in the **NBS National BIM Library**.

We mention this, because over 70% of those flooring contractors surveyed didn't know that our products were BIM-listed. So let us tell you more about BIM.

What does BIM mean?

BIM is today widely used by architects during the design and specification phases of a new build project.

In simple terms, it is a collaborative digital tool for managing and sharing information associated with a building project, from the design stages right through to a building's operational life and ultimate demolition.

It involves creating a virtual 3D environment using 'BIM objects' and sharing intelligent structured data attached to 3D models.
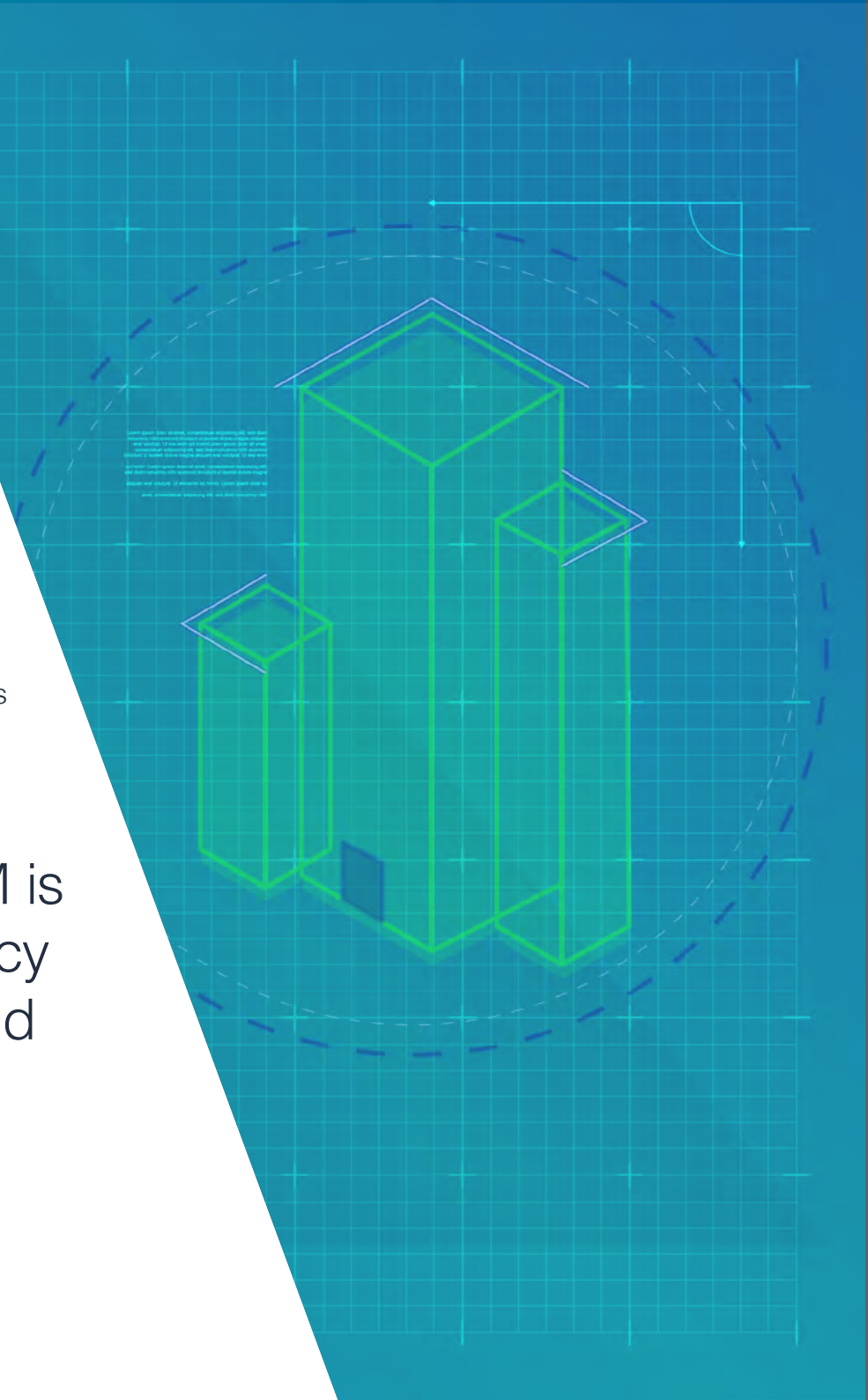
What it does, is to bring all the information about every component in a building in one place and helps to reduce risks during specification – risks that can affect the installation phases, which where entrance matting is concerned, could delay the handover of a building project.

BIM is about creating all-round efficiencies for that building's entire lifespan.

"One key competitive advantage of BIM is its ability to promote greater transparency and collaboration between suppliers and thereby reduce waste (procurement, process and material) through all levels of the supply chain."

BIM levels

In April 2016, it became mandatory to use a **minimum of BIM Level 2** on all central government procured construction projects to introduce more efficient methods of designing, creating and maintaining its assets with BIM Level 3 close on the horizon.

This is expected to filter down to the private sector too. It is why it is important for all flooring contractors to understand BIM. BIM is here to stay!

There are various levels of BIM: 0, 1, 2 and 3.

BIM 0

BIM 0 is considered outdated

BIM 1

1 comprises a combination of 3D CAD for concept work and 2D for drafting without any collaboration between disciplines

BIM 2

2 involves collaborative working where all parties use their own 3D CAD models and while not working on the same model, share information in a common file format

BIM 3

3 is the ultimate goal with full collaboration between all disciplines through the use of a single, shared project model held in a centralised repository known as Open BIM
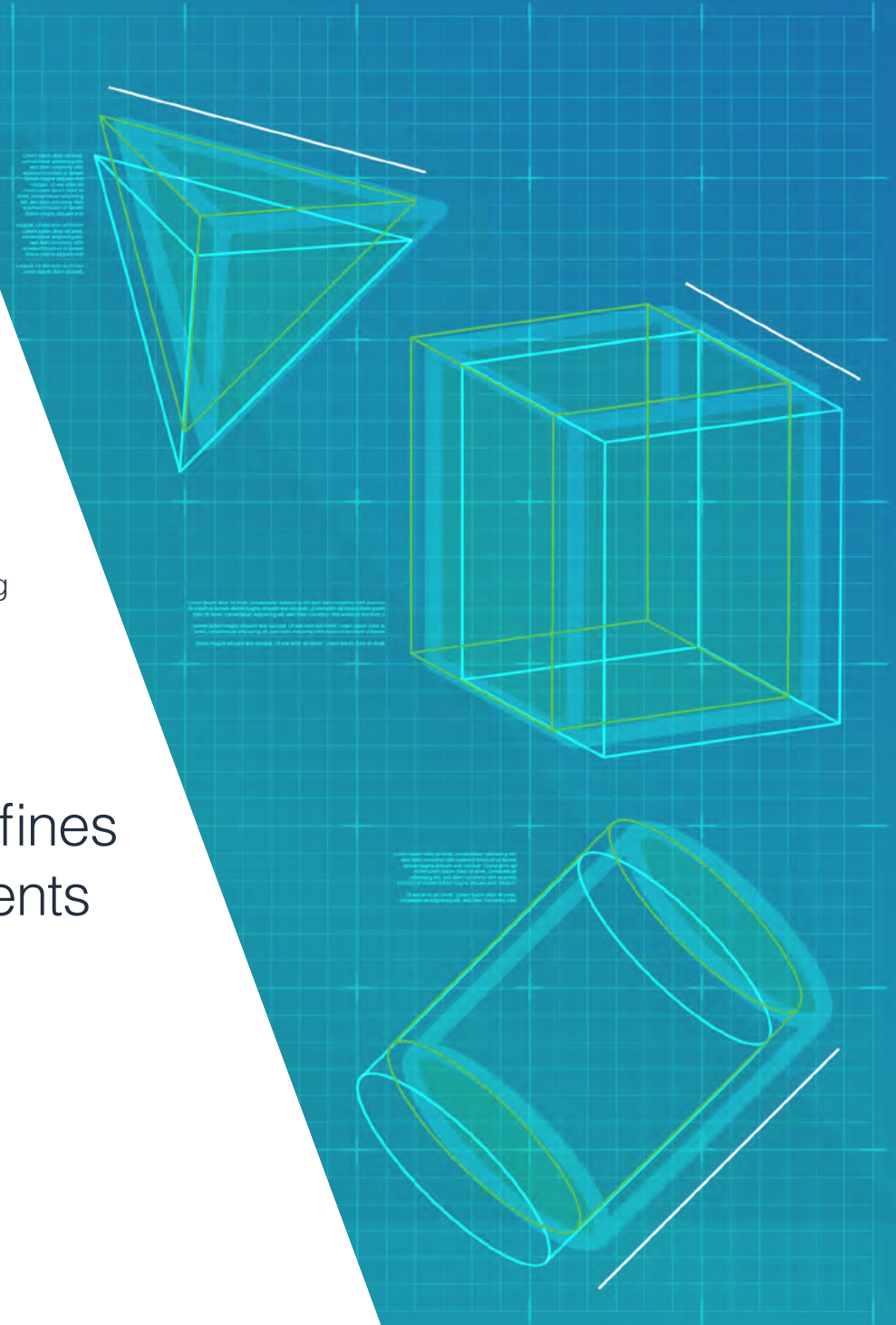
BIM Objects:
What are they?

RIBA, the Royal Institute of British Architects, describes a BIM object as "detailed information that defines a product and geometry that represents a product's physical characteristics."

This means information is available in a standardised format to help architects and designers and will include all sorts of details from a product's dimensions and composition, to performance and functionality.
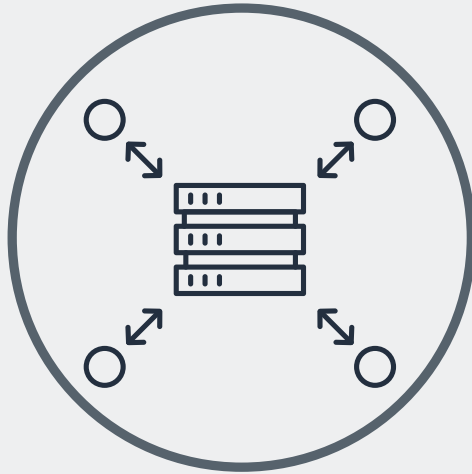
Architects and designers can download 'objects' such as entrance matting and incorporate them into their 3D building models.

"(BIM is) detailed information that defines a product and geometry that represents a product's physical characteristics."
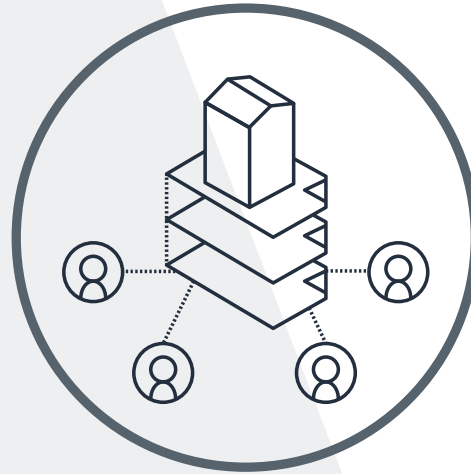
Where can I get BIM objects?
Is there just one BIM Library?

BIM teams and the role of BIM Manager

There are a number of BIM libraries where architects and specifiers can download 'objects' and incorporate them into the building design.

However **COBA Flooring** BIM objects are available on the **BIMstore** and on our website.

Our BIM objects are compliant with the BIM Object Standard, the acknowledged standard for BIM objects, operating in a Common Data Environment (CDE).

BIM Managers and BIM Co-ordinators are all now familiar job titles, especially within the larger building contractors.

Responsibilities broadly span everything from initiating and managing software to developing and implementing BIM standards and processes, and managing BIM teams.

BIM & installation

Entrance matting can be one of the last products on the specification list, however BIM can help make informed decisions earlier on in the design phase. If entrance matting does become something that is specified towards the latter stages of a building project, then BIM helps to reduce the risk of poor specification.

Architects have traditionally copied and pasted products but BIM is altering that. In fact, a recent BIM Survey revealed that 71% of respondents now want manufacturers' BIM objects, such as BIM-ready entrance matting systems.
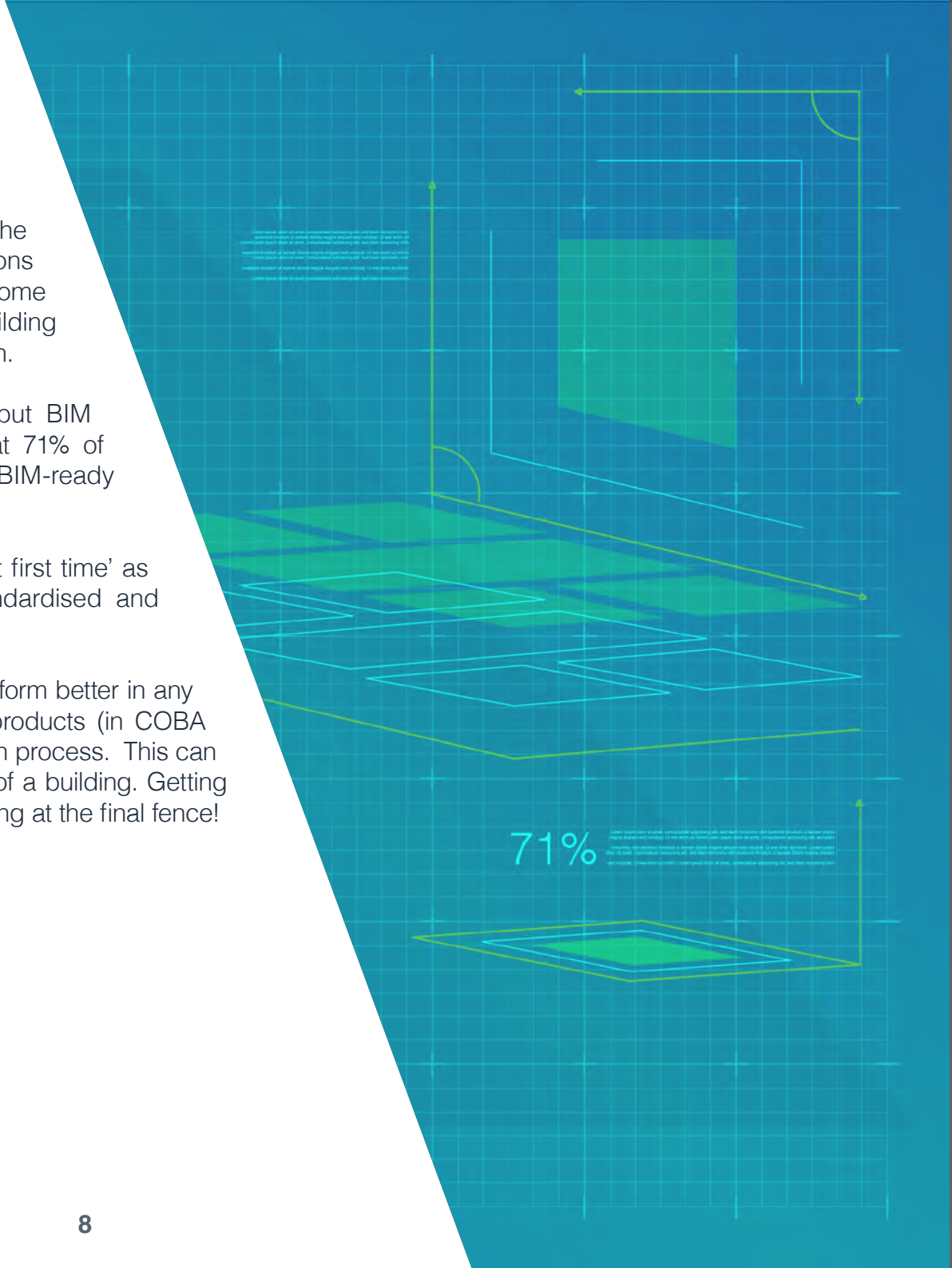
Decisions can be refined more accurately to help 'get it right first time' as designers, architects and contractors have access to standardised and detailed technical information for greater efficiencies.

For example, better specification not only means products perform better in any given situation, but also by selecting the most appropriate products (in COBA Flooring's case entrance matting) it also supports the installation process. This can be helpful to reduce hold-ups which can delay the handover of a building. Getting entrance matting wrong at the end of a project is rather like falling at the final fence!

"What's good for specification is good for installation"

71%

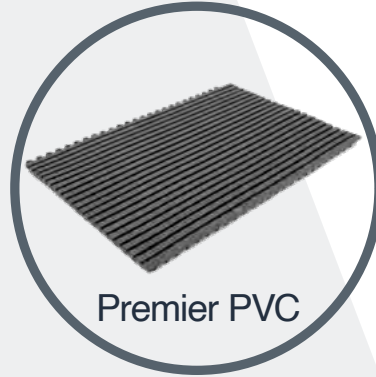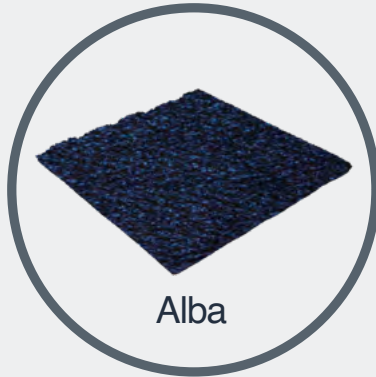# An overview of our BIM listed entrance matting products
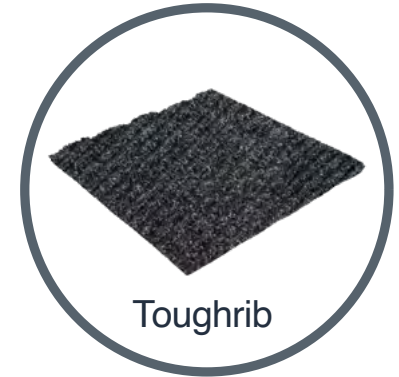
Plan.a

Plan.c

Pathmaster

Premier PVC

Alba

Logomat

Toughrib

○ Plan.a aluminum entrance matting

○ Plan.c aluminium entrance matting

○ PathMaster entrance matting

○ Premier PVC interlocking entrance tiles

○ Toughrib Contract entrance matting

○ Alba entrance matting

○ Logomat Precision

Information is available about each COBA Flooring entrance matting product on our website.

Check out our Product Selector

If you are a flooring contractor and get involved with specifying entrance matting, then don't forget that COBA Flooring has a handy Product Selector to help you choose the most suitable matting for each individual installation.

We are happy to provide you with product samples and our experienced sales team will accompany you on site visits throughout the UK when needed.

While some options such as those in our Plan range of aluminium entrance systems are custom-made to order, others such as the Premier collection of interlocking PVC tiles, are very often available ex-stock.

Visit our Product Selector

Get in touch!

Contact our experienced Sales Team today to discover our range of products and help BIM put you on the map!

Chris Stanley
Group Commercial Director EMEA

E: cstanley@coba.com
T: +44 (0)1788 228 555

Danni Cooke
Business Director

E: dcooke@coba.com
T: +44 (0)1788 228 566

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Still Hungry?

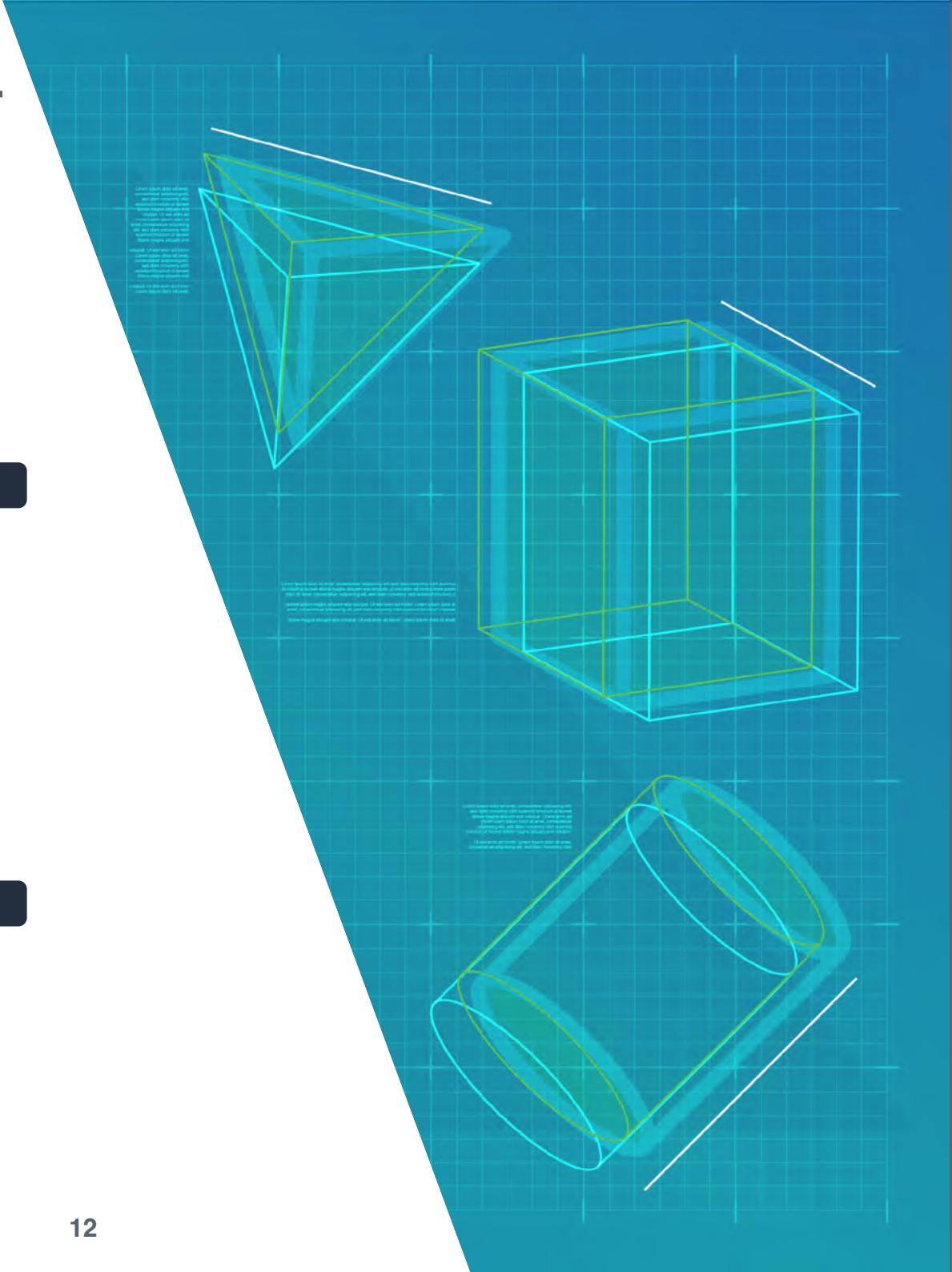**There's more to read from COBA Flooring**
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Thank you!

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