

Specifications in NBS Building

DMA In House CPD 12/11/15

NBS Building & NBS Create

- **How NBS Building works**
 - Brief, T&CP Notes, Building Reg Notes, BoQ Outline Spec, Contract Spec, As Built, O&MM Schedule
 - One of a series of isolated documents along the way
 - Potential for battens to be dropped at every hand over
- **How NBS Create is different to it**
 - Brief (**NBS BIM Toolkit**) >+ T&CP Notes >+ Building Reg Notes >+BoQ Outline Spec >+ BoM (in BIM) >+ Contract Spec >- O&MM Schedules
 - One living document, one continuous process
 - Growing as more is known, considered, chosen or added
 - Evolving as things are value engineered or substituted out
 - Shrinking to as-built or operation and maintenance manuals

NBS Clause Library

- **Clause Library strength and weaknesses:**
- **Strengths: Mostly competent**
 - Important to an authoritative national master specification
- **Weaknesses: Thin Specification clauses**
 - Prescriptive or Performance not both
 - Isolating in a Contract Substitution process
 - Not very detailed
 - Not strong against Substitution
 - Not including the reason why you chose it
 - No obvious reasons to hang on to it
- **Conventional Construction**
 - Not very Green

How to overcome NBS Library editing rules and scope:

- **project specification writing**
 - Don't follow national master spec rules
 - Do what is right for your project
- **practice template specifications**
 - Follow your company policy
 - Include or exclude methods of construction
 - Exclude banned materials
 - Replace NBS clauses with Practice versions
 - Include your preferred and greener products
 - Choose your readymade clauses

GBE Specification work sections

- **Over £2415m project specification**
- **We have developed or own essential preliminaries and work sections, E.g.:**
 - **A38 Waste Management/Minimisation**
 - **A90 Performance Specification**
 - **A95 Infrared Thermography Survey**
 - **N20 Furniture**
 - **P14 Airtightness Systems**
 - **Z11.3 Austenitic Stainless Steel**
 - **Z34 Hot dip Galvanizing**

NBS Building and NBS Create

- **can speed up specification production time**
 - Bluewater Shopping & Leisure took $3 \times 3 = 9$ man years of specification writing
 - 12 zones x 150 package permutations
 - Everything from DPM to MEWP & loose furniture
 - At the end we could turn round a package spec in a day in **NBS Building**
- **but time and manpower is needed to be invested at Project or Practice level.**

Creating Practice Template Specifications in NBS Building

- Levels, Hierarchies, Inheritance and Validation (See NBS Building Diagrams)
- Editing at multiple levels
 - ticks crosses and ?s
 - When to use them and when not
 - Create a clause at project level
 - Tick it at package level



NBS Building Diagrams

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← / →

Selected at Contract
Send Contract to print

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Another GBE CPD file to download
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Unselectable at **NBS Base**



Parent of **Practice Text**

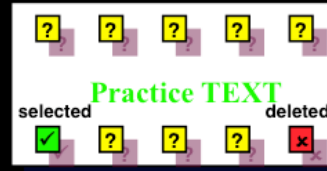
Unselectable at **NBS Base**

Practice Text Inherits from **NBS Base**

Unselected from **NBS Base**

Child of **NBS Base**

Selected at **Practice Text**



Unselected from **NBS Base**

Parent of **Project**

Deleted at **Practice Text**

Project Inherits from **Practice Text**

Fixed at **Project**

Child of **Practice Text**

Fixed thereafter



Fixed at **Project**

Parent of **Contract**

Fixed thereafter

Contract Inherits from **Project**

Can not be deleted

Project



Can not be selected

Selected at **Contract**

Send **Contract** to print

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Other practices fail to engage

- **Efficiencies on offer: cut wasted time and fees**
- **Practice**
 - Policies Proficiencies Preferences
- **Preferred Products Accessories Systems**
 - Xref Standard Details?
- **Purpose**
 - Frequent Building Types
 - E.g. RHWL: Theatre
 - E.g. DMA: Sports Buildings
 - E.g. P&M: Housing
- **Projects**
 - Packages & Parcels, Zones & Phases

Exploiting past project specifications in NBS Building

- **Build your Practice Template**
 - Projects can be used to set up a practice template
 - (not for free but heading that way).
- **Find your most comprehensive and up to date project spec**
 - File > save as > Practice Specification
 - Strip project specificity out of clauses
- **Its connected to NBS Building core functions at the right level in hierarchy**

13/11/15 – Can be kept up to date with NBS Updates

Keeping Practice specification up to date in NBS Building

- Overhead time keeps it up to date with NBS Updates
 - Every NBS Update needs to be validated into the Practice specification
 - When it arrives, (Practice overhead)
 - Practice versions of NBS clauses need to be checked against NBS changes
 - Better done before you start a new project spec
 - Project overhead?
 - Or Practice overhead contra-charge

Project Specification time

- **Can be used to reinforce the practice template:**
 - First time a work section is used on a project work at Practice Spec level first
 - Populate your favorite product clauses
 - Delete banned materials clauses
 - Tick mandatory clauses
- **Then work at Project Spec level**
 - Tick chosen product clauses
 - Delete not-relevant clauses

Quarterly overheads of maintaining a Practice Template

- Validation

- Best done as **NBS Updates** arrive

- Best before a project starts

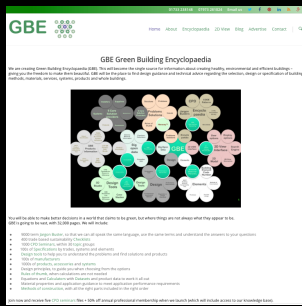
- At one or multiple levels

- Too many can be a nightmare

- Time consuming

- Scary or mind boggling to novice

- Best done by Practice Spec Manager¹⁴



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Cycle Assessment Procedure for Eco-impacts of Materials



Exploit Guru Knowhow

- Use **NBS Building** software to practice advantage
- Practice Template as a Corporate Knowledge Resource.
- Gurus with Proficiencies to improve the Practice Template with their knowhow
- Breakfast meetings for Guru to pass on what has been added

Recycling project feedback

- **Projects Wish Lists and Post Mortem**
 - Essential if the cover logo of RIBA Plan of Work is anything to go by
- **Feedback into Practice Templates**
 - Progression and improvement essential
 - And facilitated with **NBS Building in Practice** and Project level User Guidance Notes
- **Project responsibility to Practice to Projects**



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Specification: at what stage?

RIBA Plan of Work
Stages 0 to 7 (or 8)

How to get them done

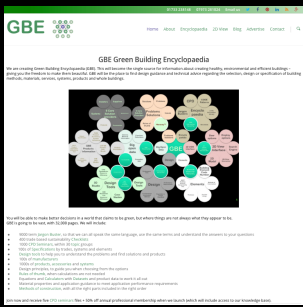
- **Who should do them**
 - Project Architect/Technicians
 - Directly or via others with training
 - Junior/students/secretarial staff
 - Proof read by author
- **When to do them**
 - From the outset throughout the project
 - As soon as a decision is made
 - It can always be undone

Immediate Future:

- **Do you BIM?**
 - **NBS Create** is made for BIM
- **How NBS Create works for BIMers**
 - **Single coordinated classification system (?)**
 - **Between BIM model and Specification**
 - **NBS Toolkit feeds NBS Create**

Future gazing:

- **Transferring your Practice template from NBS Building to NBS Create**
 - Not advised but essential for some.
 - And it may be forced upon you in the long run.
 - **NBS** have nothing to help you in the process
 - **GBE** have the old and new classification tables cross referenced
 - **NBS** considered referring to **GBE** to help but that's unlikely



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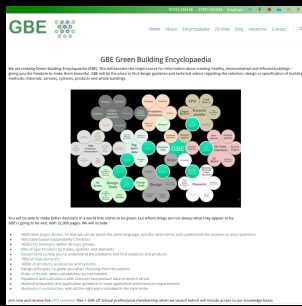
Cycle Assessment Procedure for Eco-impacts of Materials



Feedback

- These files are created by generalists with a big dollop of green flavour
- These files are updated from time to time
- We are not experts so from time to time these file may get out of date or may be wrong.
- If you feel that we have got it wrong please let us know so we can put it right

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Cycle Assessment Procedure for Eco-impacts of Materials



- **Brian Murphy BSc Dip Arch (Hons+Dist)**
 - Architect by Training
 - Specification Writer by Choice
 - Environmentalist by Actions
- Greening up my act since 1999
- Founded National Green Specification 2001
- Launched www.greenspec.co.uk 2003
- Created: GBE at www.greenbuildingencyclopaedia.uk 2015
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- Facebook: <http://www.facebook.com/brianspecman>
- LinkedIn: