# TRIRIGA TREES® Projects

## Generate higher returns from energy and environmental projects

In order for organizations to maximize capital dollars invested in energy and environmental projects, they must first identify the resource intensive facilities on which to focus. TREES Metrics from TRIRIGA provides the necessary baseline and benchmark capability to pinpoint underperforming facilities.

Once your organization has identified which facilities are the best candidates for energy and environmental improvement, the next step is to evaluate and prioritize specific projects to improve energy efficiency and reduce environmental impact. The TREES Projects solution provides integrated analysis tools to compile and compare environmental opportunities at the facility and real estate portfolio level to optimize financial and environmental return.

In addition, TREES Projects delivers the critical functionality required to manage energy and environmental projects of any size or scope. The system provides complete cost and schedule management to ensure that projects are completed on time and on budget.

The specially packaged TRIRIGA TREES Projects solution provides a unique set of features to maximize capital investments and manage projects effectively.

### Evaluate and Select

The TREES Projects solution tracks and compares energy and environmental opportunities based on financial and environmental return analysis. The system provides the capability to compare many environmental alternatives at once to determine which opportunities present the best financial and environmental return. In addition, TREES Projects allows you to combine these alternatives to analyze the combined returns from multiple opportunities within a single facility of across a portfolio.

### Program and Project Management

Once specific projects have been identified, TREES Projects provides predefined workflows to move projects through each step of the approval process. The system also provides the capability to define, structure, and coordinate multiple projects at a program level. Once an energy or environmental project or program has been approved, the system automates the creation and tracking of critical activities and tasks that accelerate completion. The software includes predefined workflows to generate baseline, planned and actual schedules from environmental opportunities and templates.
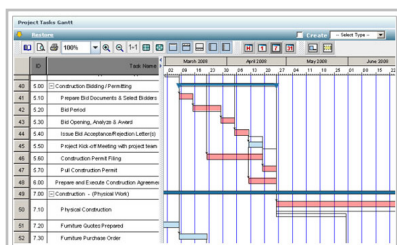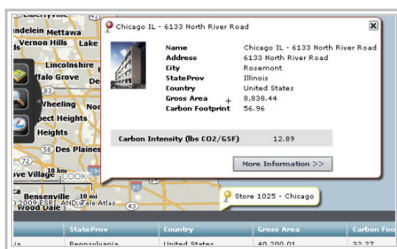
## Product Features

- Environmental Opportunity Forms with Environmental Analysis
- Planned Work Request Analysis and Approvals
- Financial Staging Tables for Financial Cost Data
- Financial Data Off-line Form
- Facility Assessment Analysis Form
- Real-time view and management of ALL Work Tasks
- Building system cost model templates by building type
- Hierarchical building systems based on industry standard UNIFORMAT II or company specific template
- Regulatory compliance log
- Valuation log including acquisition costs, assessed value, current market value, depreciated value, disposal costs and taxable value
- In-service date, life expectancy, and end-of-useful life calculations for buildings and building systems
- Current Replacement Value (CRV) calculations for buildings-and building systems
- 2-levels of real-time Facility and System Condition Index values (FCI/SCI) based on pre-defined priorities
- Total Environmental Opportunity Cost and Green Condition Index (GCI)
- Life-cycle history of Facility and System Condition Index (FCI/SCI) records including replacement costs, FCI/SCI calculations and total deficiency costs
- System Repair and Replacement Maintenance funding calculations and funding summary
- Building System Condition Rating based on observed condition, importance, duty cycle, operating environment, corrective and preventive maintenance level and fit with intended function use
- Building System Risk Rating based on health and safety, core business fit, employee productivity, environment and image
- Building System component renewal calculations and estimated renewal costs
- Common Procedure Library for Inspection, Lock Out/Tag Out, Safety Hazard, Safety Precaution, and Work procedures
- Building System contribution to Carbon Emissions
- Unlimited Images and Documents attached to Buildings, Building Systems, Deficiencies and Environmental Opportunities
- Deficiencies and Environmental Opportunities associated with Building Systems, Assets and Locations
- Inspection/Assessment Requests with Notifications and Approvals
- Inspection/Assessment Tasks and Projects with Notifications and Approvals

- Inspection/Assessment Service Contract management
- Deficiency and Environmental Opportunity Analysis and Cost/Benefit Summary including construction cost, estimated savings, ROI, NPV, IRR, simple payback period, energy savings and carbon reduction amount
- Prioritize Deficiencies and Environmental Opportunities
- Defer Deficiencies/Opportunities Across Locations or Defer Building specific Deficiencies/Opportunities
- Planned Work Requests including system Deficiencies and Environmental Opportunities across Multiple Locations
- Integrated Work Tasks and Projects for management of remediation and component renewal work
- Program Management
- Funding management
- Project Management
    - Scope Management
    - Schedule Management
    - Budget Management
    - Bid Management
    - Contract Management
    - Payment Management

## Reports and Analysis

- Facility Assessment role-based portal
- Building System report
- 3 Scenario Assessment Analysis for single building or-selected set of buildings
- Assessment Analysis graphs with side-by-side comparison
- Building System Risk report and graph
- Building System Condition report and graph
- FCI History report and trend graph
- Deficiency and Environmental Opportunity report
- Deficiency and Environmental Opportunity analysis form
- Planned Work Request analysis form with built-in Approvals
- Inspection History report
- Maintenance History report
- Project and Work Task reports
- Line Item Cost Estimate Report

**TRIRIGA®**

**The Global IWMS Leader**