



Exploring Asset Management – The Emergence of RFID Technology

WELCOME

Moderated by: **Mike Antill**, CORT
Co-Chair Learning & Professional Development

Hosted by: CQI Associates and IFMA Chesapeake Chapter



WEBINAR
PRESENTER



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Upcoming Events:



June:
Quarterly Workshop Panel
Discussion: Real Estate and
the New Normal

Date: Wednesday, June 16, 2021

Time: 12:00 PM – 1:00 PM

Location: On-Line Workshop



June:
Annual Chapter Awards
Gathering

Date: Thursday, June 24, 2021

Time: 5:00PM – 8:00PM

Location: Valley Mansion, Cockeysville,
MD



August:
IFMA Chesapeake Celebrates 35 Years!
Let's Get the Families Together!
Networking and Fun for the Whole
Family!

Date: Saturday, August 14 2021

Time: 12:30 PM – 5:00 PM

Location: Kurtz Beach, Pasadena, MD

Visit the chapter website for more
details and to register to attend
events www.ifmachesapeake.org

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May 27, 2021 Webinar Sponsors



- ❖ Water, fire, air – the world's basic elements. For a commercial property to operate effectively, the main mechanical systems need to function flawlessly and deliver these essential elements. Plumbing, electrical, HVAC, energy management systems and new construction – your single source integrated contractor for commercial construction, maintenance, service, and repair.



- ❖ A soft service provider focused on developing empowered associates, standardized processes, management systems, and reporting tools that make life easier. Empowered facilities services - Changing the way services are delivered.



- ❖ Disaster Restoration and Reconstruction Services.
- ❖ Unlimited Restoration, Inc. provides full-service disaster recovery exclusively for commercial/industrial locations, and has helped many IFMA members get back to business after a disaster at their facility.



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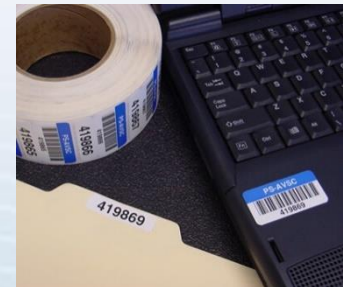




Exploring Asset Management

The Emergence of RFID Technology

Presented by



Learning Objectives

- How are companies using RFID and what does a typical installation look like?
- What type of assets are typically being monitored with RFID?
- How does RFID compare to barcode technology?
- What is the best strategy to determine an effective return on investment?



WHAT IS RFID?

Radio Frequency Identification



HOW DOES IT WORK?



Furniture

Furniture

Furniture

Search Furniture

Add Furniture

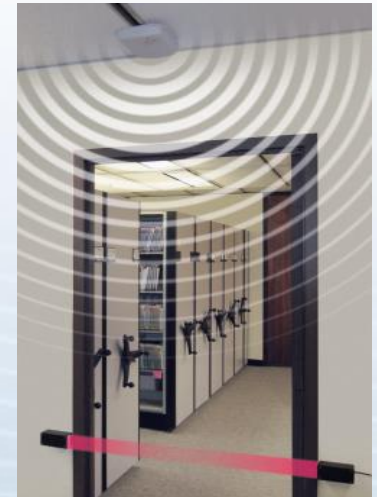
Manufacturer

Search

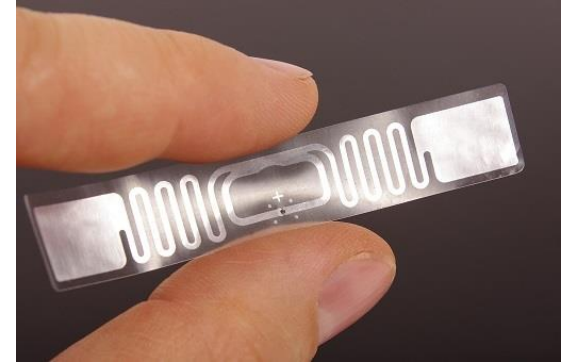
SelectKey RFIDWrite RFIDQRLabels2D3DCheck OutCustomer DisplayColumnsRowsSelectedLocksReportsSelect All

Category	Office
Type	Chair
Description	Black Leather with High Back and Casters
Width	22.5
Depth	25
Height	41.5
Manufacturer	HON

Category	Office
Type	Chair
Description	Black Leather Guest Chair with Wood Frame
Width	22.5
Depth	25
Height	41.5
Manufacturer	HON



RFID Asset Tags



Portable Readers



SAM RFID Portable Reader

Portable Readers have the ability to take quick inventories of assets & locations using RFID without the need of line of site as needed with Barcodes

Reconcile

Portable Reader has the ability to show what items should be in a location, what new items have been moved to the location and what items are missing from a location

Finding Inventory

Portable Reader has the ability to help find missing items that are within range of the reader (10 -12 feet away)



Block Readers



SAM RFID Block Reader

RFID tags are easily linked using RFID Blocks with your existing identification ID numbers.



Adding New or Existing Items

Its Easy. Just enter the ID or Asset number and place the tag on the SAM USB RFID reader. Sam Link does the rest.

Identifiers + Essential Data

Pictures of Assets, Employees, and Data are linked to the item in the database.

Doorway Readers

SAM RFID Doorway



SAM RFID Doorway consists of software and RFID Fixed Readers

Readers

The RFID Readers are mounted at strategic locations near doorways and portals. The Reader can have 1-4 antennas.

Locations + Functions

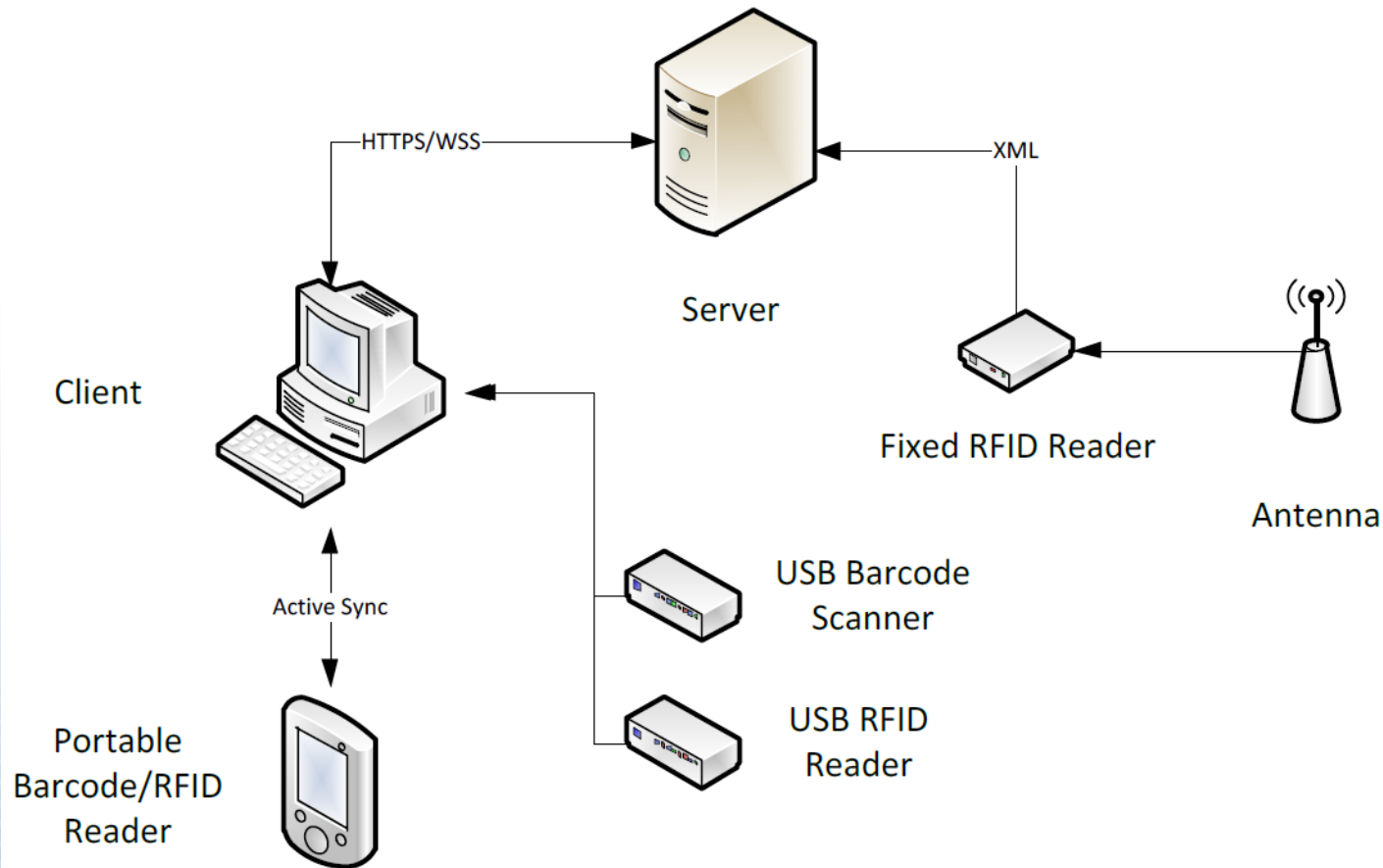
Antennas can be mounted on each side of a doorway, allowing the software to know if the Items are coming IN or going OUT and with whom. RFID readers can also be mounted around a facility creating zones to track “Last Known Location” movement of Personnel & Assets.



Fixed Readers / Antennas



Technical Specifications



Software Platform



Protect Your Information Assets

[Help](#) | [Logout](#)

LABELS

PRO

MY ACCOUNT

ADMIN ▾

Projects ▾ Lists ▾ Batch Update



☐	Image	Asset Number	Major Description	Category	Location	Notes
☐		2000000	Dell Laptop Computer 22	IT Equipment	Office 1	Laptop in Office 2 Maintenance Up
☐		2000001	Secretarial Desk	Office Furniture	Office 1	Secretarial Desk in Office 1
☐		2000003	Dell Workstation	IT Equipment	Office 2	Shipping and Receiving Computer Maintenance Up to date
☐		2000004	LCD Projector	AV Equipment	Office 2	AVC Projector for Presentations

Software Platform



Browse Reports Audit



ITEM MASTER  25

Find Add Edit Batch Reports Import

Identification

Accession Number

Accession Year

About

Artist's Last Name

Artist's First Name

Title Of Art

Year

Category

Sub Category

Subject Matter

Signed

☐

Physical

Medium

Height

Width

Depth

Diameter

Medium of Base

Base Dimensions

Foundry Mark?

Fabricator

Dated

Internal

Date Acquired

Source

Reproduction Rights

☐

Date Placed

Person

Department

Floor

Office Number

Site Location

Purchase Location

Image

No file selected.

Misc.

Notes

Security Hardware

Accounting

Purchase Price

Framing

Asset Number

Date of Last Inventory

Software Platform

[Audit](#)[Users](#)[Dashboard](#)

Home / Enterprise: Mercy Medical Center / Site: East Side Campus / Floor: 1st Floor

Results: 6

☐	Image	Type	Index	Controls
☐		Medical Equipment	Clean no Equipment Type Infusion Pump Make Hospira Model Plumb60 OR Room MedSurg Serial Number 12345 Status Status Updated 04/24/2017 @ 9:25am	     
☐		Medical Equipment	Clean no Equipment Type Telemetry Box Make Agilent Model Series C OR Room MedSurg Serial Number 23456 Status Status Updated 04/24/2017 @ 9:33am	     
☐		Medical Equipment	Clean no Equipment Type PCA Pump Make Alaris Model PC OR Room MedSurg Serial Number 34567 Status Status Updated 04/24/2017 @ 9:54am	     

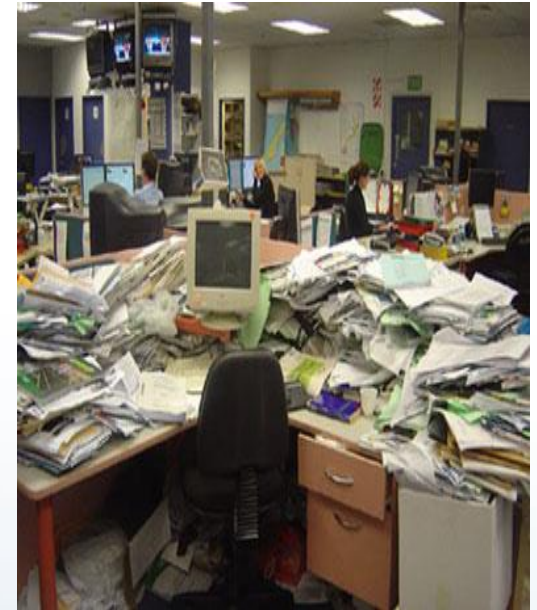
What Challenges Can RFID Help Solve?



Chain of Custody
Automatic
Check In/ Check
Out



Faster /
Accurate
Inventory Audit



Ability to Find a
Missing Asset

Common Inventory Challenges



- Inaccurate and Unreliable
- Increased Downtime
- Increased Labor Costs
- Wasted Time Searching
- Asset Replacement Costs



Today's Approach to This Type of Challenge

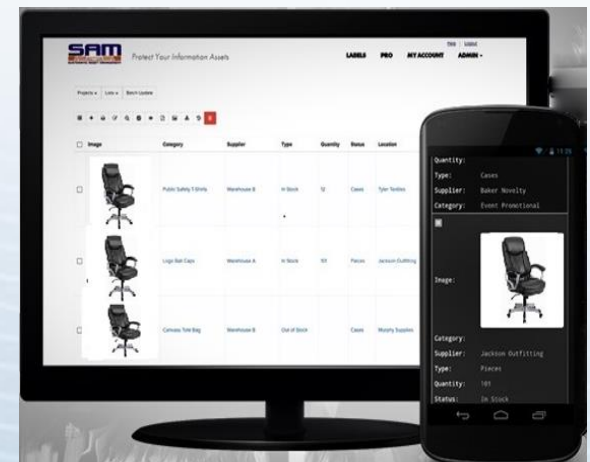


Excel Equipment Inventory List Template Software

Start Creating Template

Equipment Inventory List

Asset or serial number	Item description(make and model)	Location	Condition	Vendor	Years of service left	Initial value	Down payment	Date purchased or leased	Loan term in years	Loan rate	Monthly operating costs	Expected value at end of loan term
▶					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00
					0	\$0.00	\$0.00		0	0	\$0.00	\$0.00



How Can RFID Help Today?

BARCODE

- LINE OF SITE
- ONE TAG AT A TIME
- HUMAN ERROR
- TIME CONSUMMING

RFID

- NO LINE OF SITE
- MULTIPLE TAGS READ
- ACCURATE
- FASTER

RFID APPLICATIONS

Law Firms



RFID APPLICATIONS

Education



RFID APPLICATIONS

Government



RFID APPLICATIONS

Document Management



RFID APPLICATIONS

Furniture



RFID APPLICATIONS

IT Assets



RFID APPLICATIONS

Law Enforcement



RFID APPLICATIONS

Museums



RFID APPLICATIONS

Hospitals



What's The ROI?

- Quantify The Current Situation
- Identify the value proposition
- Identify Proper Solution and Associated Costs
- Compare Before and After Data



What's The ROI?

Quantifying The Current Situation

- What are the assets that matter and require better accountability?
- What is the current visibility accuracy on these assets?
- What is the intrinsic value of these assets?
- What are the current costs of managing these assets?
- What are the ancillary costs associated with missing items?

What's The ROI?

Intrinsic Value

“The actual value of an asset based on an underlying perception of it’s true value including all aspects of the business, in terms of both tangible and intangible factors. This value may or may not be the same as current market value.”

Number of Items		_____
Average Intrinsic Value	x	_____
(Can use annual depreciation value)		
Total Item Value		_____

Visibility Inaccuracy (1- accuracy %)	x	_____
Cost of Management/year	+	_____
Ancillary Costs/year	+	_____
Annual Cost of Status Quo		_____

What's The ROI?

Asset Tracking

Assets share the following characteristics:

- They are capital items, often with a depreciation value.
- Though they may move, they ultimately have a defined home location.
- Their existence is essential for running of the business.

Factors to consider:

- Search Costs - Despite workers' best intentions, asset movements are often not recorded, and even large assets can go missing – especially assets that have not been used for some time. The time spent searching for these items can be lengthy and may often be done by highly paid staff.
- Replacement Costs - Items that are never located need to be replaced, often at a higher cost as expedite fees are incurred. The old assets must be depreciated in full in accordance with Sarbanes Oxley rules, and the new assets acquired must be valued based on proper accounting requirements.

What's The ROI?

Example: A manufacturer often spends hours searching for high value tools that are shared among various departments.

Number of Tools	500
Average Intrinsic Costs	x \$1,000
Total Asset Value	\$500,000
Number of Items Permanently Lost / yr.	10
Number of man hours searching / week	20
Lost Items Replacement Costs	\$10,000 / year
Cost of Management/year	
- Incremental replacement /expedite costs	+ \$2,000
- Search/audit costs (20 man hrs./wk. @ \$50/hr.) x52	+ \$52,000 / year
Ancillary Costs/year	
- Production Idle Costs	+ \$20,000
- Capital write off of lost assets (assume %20)	+ \$ 2,000
Total Costs:	\$78,000 / year

What's The ROI?

Now, if the searches and lost items were reduced by 80% we would get...

Number of Tools	500
Average Intrinsic Costs	x \$1,000
Total Asset Value	\$500,000
Number of Items Permanently Lost / yr.	2
Number of man hours searching / week	4
Lost Items Replacement Costs	\$2,000 / year
Cost of Management/year	
- Incremental replacement /expedite costs	+ \$400
- Search/audit costs (4 man hrs./wk. @ \$50/hr.) x52	+ \$10,400 / year
Ancillary Costs/year	
- Production Idle Costs	+ \$4,000
- Capital write off of lost assets (assume %20)	+ \$400
Total Costs:	\$15,200 / year

In this example, a savings of over \$60,000 per year. Again, while this does not include the RFID system costs, the proposed annual savings appear to be relevant.

What's The ROI?

We would love to be able to create an ROI calculator for asset tracking, but it is simply impossible. There is a huge difference between tracking mobile medical equipment in a hospital, parts bins or tools in a manufacturing facility, shipping containers in a port and returnable transport items in a distribution center.

I will say that in most of the asset-tracking applications I have seen, RFID usually delivers a return on investment in around 12 to 18 months. This is true across many industries and types of assets.

—Mark Roberti, Editor, RFID Journal



This presentation on **Exploring Asset Management –
The Emergence of RFID Technology**
can be applied to:

IFMA CFM Maintenance Activities

1 hour attendance of the CEU can contribute toward
Category 1 – FM Related Education
self report points and activities on the IFMA website
under the CAMP Portal
www.ifma.org

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For additional information about the Chesapeake Chapter please visit:

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Join us in June and August:

- Participate with the Quarterly Workshop and SME Panel to discuss Getting Back to Work – Real Estate and the New Normal!
- Annual Awards Gathering – In Person! – Networking, Dinner, and Recognition!
- Celebrate the Chapter's 35th Anniversary – Your Family and the Chapter Family Together!

Thank you for attending!

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