Maintenance4000

Transforming assets into business advantage

Real Asset
Management

Get Real When it Comes to Managing your Fixed Assets

Real Asset Management (RAM) is the UK's leading provider of fixed asset software, offering a range of excellent products and services designed to arm customers with a complete solution to the management of fixed assets.

Adopted by over 3,000 organisations in more than 60 countries, RAM's tenet is simple: a Real solution is a complete solution. RAM believes that effective asset management can only be achieved through the use of a fully comprehensive system. That's why the concept of the

asset life-cycle - the start-to-end existence of your assets - is a fundamental.
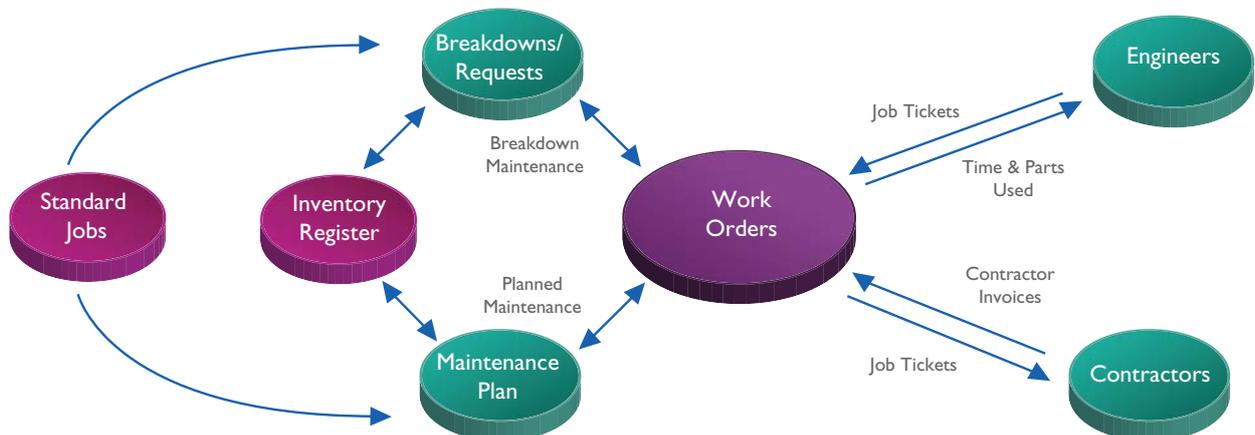
RAM's product suite has been designed with the complete cycle in mind - fine-tuned to ensure it is able to address each and every stage of an asset's life and confident that from acquiring to retiring, all assets can be maintained, utilised, accounted for, moved, revalued, tracked and disposed of as necessary.

Computerised Maintenance Management

RAM's Maintenance4000 module is a comprehensive, easy to use and functionally rich Computerised Maintenance Management System (CMMS). Like all RAM modules, Maintenance4000 provides users with a complete solution to their business activities; streamlining maintenance processes by reducing equipment downtime, increasing productivity and actively managing both planned and unplanned maintenance scenarios. A fully configurable module, the system offers a full maintenance history, employee information and contract detail and includes a facility designed to control and monitor stock, cost information and serial numbers.

All maintenance requirements are managed through a single, centralised inventory register which is equipped with all that is necessary to produce work orders, and, when integrated with RAM's Inventory4000, track asset movements.

Maintenance4000 includes a powerful, all-encompassing reporting facility and, with its user friendly interface, is both familiar and easy to navigate, providing access to maintenance related details.
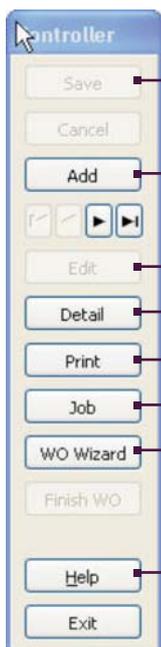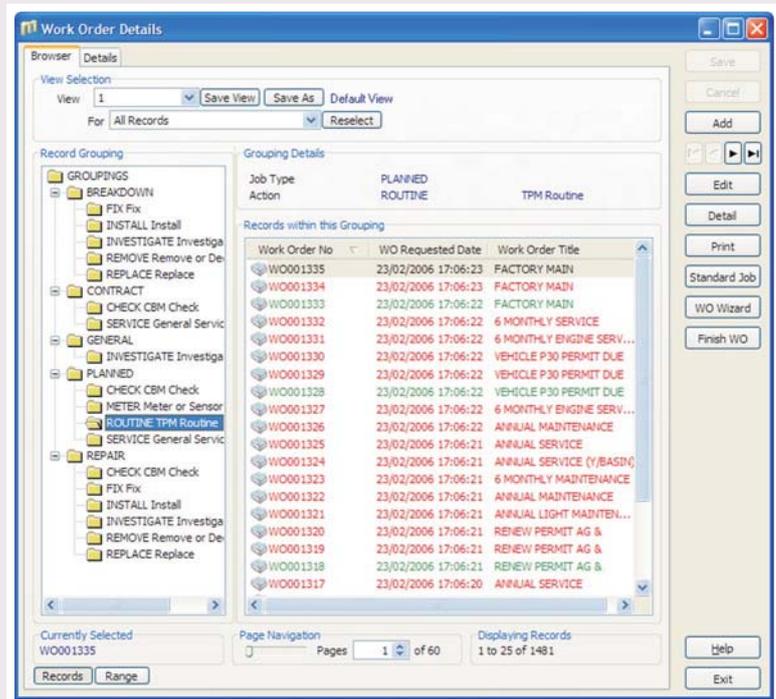
A Window into your New System

Real Asset Management understands the effort that goes into learning a new technology. Maintenance4000 was designed with this in mind.

The 'Maintenance Browser' facility is a powerful search engine which, with all the familiarity of a Windows™ browser, is designed to select a range of records according to optional, user-defined criteria. Available as a separate function for each part of the maintenance process, the browser provides the option of searching for a single item or for distinct groupings.

Maintenance4000's unique colour-coding facility enables users to assess the status of a maintenance task at a glance, whilst the 'controller bar' (shown below) acts as a constant navigation tool, adjusting to display the relevant buttons and icons for each screen and reflecting the access rights of each user.
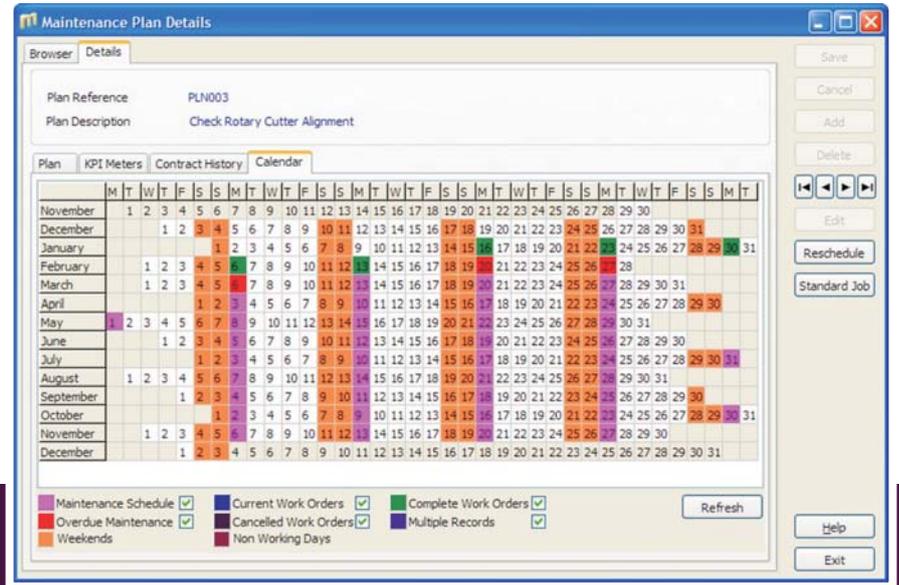
New work orders can be saved onto the system.

Authorised users can add work orders by simply clicking on the 'Add' button.

Edit functions can be restricted to specific people or user groups.

Drill down from summary to detail information.

Job tickets and printed Work Orders can be created.

Instantly creates standard jobs.

The Work Order Wizard generates work orders quickly and easily.

On-line help is immediately available to display the topics relevant to the screen being used. This provides tips, guidance and answers to frequently asked questions.

Planned Maintenance

Planning for the future is easier than you imagined with Maintenance4000.

Designed to take the effort out of maintenance planning, users can view, add, delete, edit and generate details through a single input screen.

Each maintenance plan is associated with a colour-coded calendar so as to accurately record its status at each stage of the process. External works can be further detailed with information relating to contractors, start dates and contracts.

Standard Jobs

The 'Standard Jobs' tab presents a catalogue of predefined templates for common maintenance tasks that can be utilised for the speedy creation of breakdown work orders and maintenance plans. Jobs can be allocated a job type, priority and defect and can also contain an estimated job time. Health and safety guidelines, parts, tools and
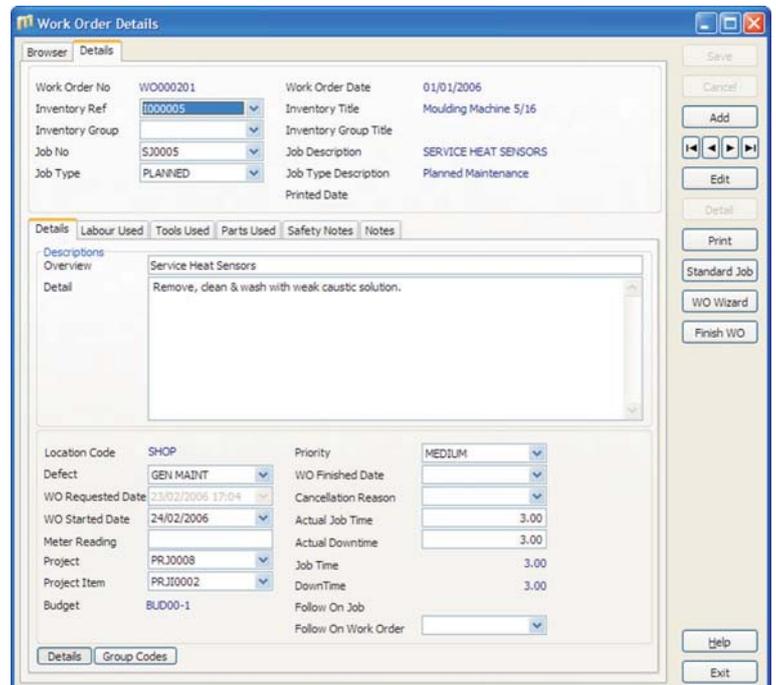
maintenance details can all be stored against standard jobs and the system is further equipped with an automated prediction tool able to determine and alert users to all resources required in order to proceed with forth coming maintenance plans.

Work Orders

All work orders and associated information, including details of labour, tools and parts required, are displayed as colour-coded records, alerting the user to current, completed and overdue jobs. User-definable work analysis fields such as job type, priority, and defect codes, together with safety notes, job descriptions and any other documents relating to the work, can also be attached to provide users with an all-inclusive overview.

Once created, a work order can be closed but not deleted, providing a secure audit trail.

Work Order Wizard

Maintenance4000's Work Order Wizard is an easy and efficient method of logging a breakdown or request-based work order.

The Wizard provides step-by-step guidance in the creation of a new work order, using drop-down fields and text

recognition to minimise the need for manual data entry, saving time and reducing the possibility of human error.

Stores Management Made Easy

It is unlikely that you would want to store every nut and bolt in your Maintenance4000 inventory register. That's why RAM has designed the Maintenance4000 'Bill of Materials' where information on what is required to maintain an inventory item can be easily identified and costed.
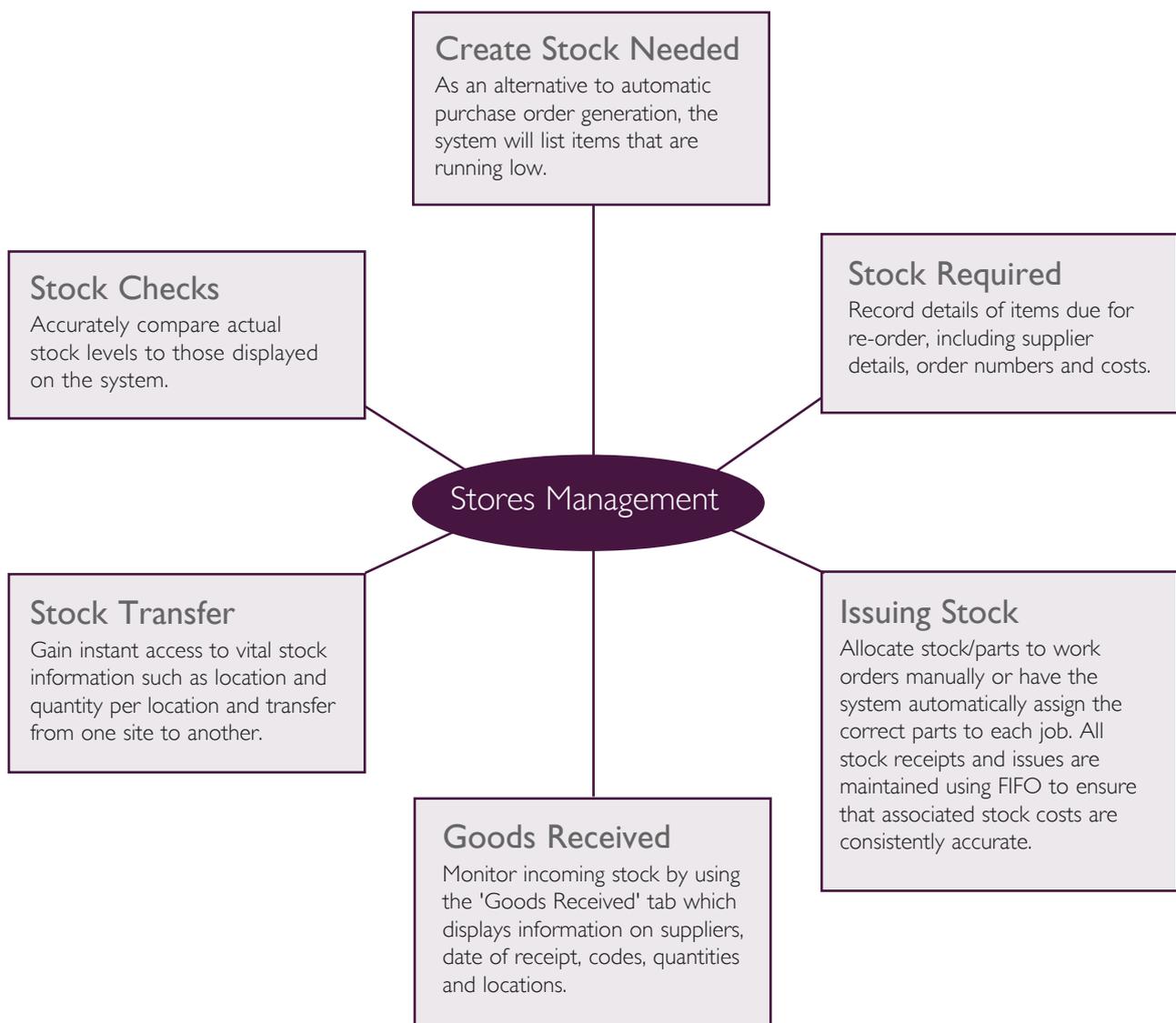
Maintenence4000 comprises a comprehensive stores management facility which monitors and manages all stock items.

The 'Stock Browser' allows the user to identify items quickly, giving access to a range of information, such as

supplier prices and contact details, item location, catalogue number and balance.

Integration with Project4000 enables the automation of the reordering process by simply creating purchase orders from 'stock needed' requests and allocating associated costs to the appropriate budget.

Maintaining optimum stock levels has never been easier!

Create Stock Needed
As an alternative to automatic purchase order generation, the system will list items that are running low.

Stock Checks
Accurately compare actual stock levels to those displayed on the system.

Stock Required
Record details of items due for re-order, including supplier details, order numbers and costs.

Stores Management

Stock Transfer
Gain instant access to vital stock information such as location and quantity per location and transfer from one site to another.

Issuing Stock
Allocate stock/parts to work orders manually or have the system automatically assign the correct parts to each job. All stock receipts and issues are maintained using FIFO to ensure that associated stock costs are consistently accurate.

Goods Received
Monitor incoming stock by using the 'Goods Received' tab which displays information on suppliers, date of receipt, codes, quantities and locations.

Employees and Contracted Work

Knowing that the right person for the job is available at the right time is key to the fluidity of your business processes.

Maintenance4000's 'Employee Calendar Code' displays a colour-coded chart highlighting the availability, proximity to the job and the daily/hourly charges associated with each operative. What's more, the 'qualifications' tab allows people to be associated with particular trades, thus ensuring that you always choose the right person for the job.

Contracted Works

Because most organisations meet their maintenance requirements through a combination of both inhouse resources and external contractors, RAM has developed the 'Contract Plans' facility as a repository for all work order information associated with contracts. Information can include date of initiation, date of completion, costs, contract codes and descriptions.

Budgets and Projects

Why not manage your maintenance budget on the system you use to manage your maintenance?

Maintenance4000 integrates seamlessly with RAM's Project4000 module to provide the finance team with a system to create maintenance budgets and control both commitment and expenditure.

Budgets can be established for different departments, different categories of asset or for different types of work.

Additionally, the expenditure associated with special projects (such as a major movement of equipment) can be monitored both at project and multiple budget levels.

Works costs are used to automatically update budget totals as they occur, providing for accurate and up-to-date management information at all times.

Digesting Maintenance4000

This comprehensive, easy to use and functionally rich computerised maintenance management system (CMMS) has been designed to reduce equipment down time, increase productivity and actively manage and report on all associated planned and un-planned maintenance.

Highlights and Benefits:

- Stock is managed through the use of a FIFO system, which records all stock movements and re-ordering criteria, generating purchasing instructions.

- Automated stock level alerts assist in optimising stock management policies.

- Maintenance history, costs, bill of materials, current work orders, meter readings and maintenance schedules can be held.

- Breakdown analysis using standard reports (eg. Decision Making Grid) enables users to identify maintenance strategies for individual items of plant and equipment.

- The Maintenance Plan is also a visual calendar, showing maintenance history and scheduled works, overdue work orders, parts used/required, quantities, dates, meter readings and labour costs.

- Standard Jobs are set-up to provide a library of regular maintenance tasks, which can be quickly and easily assigned to items.

- Information such as standard job time, standard downtime, defects, contract details, maintenance types, trades and stock required can be stored against Standard Jobs to aid in resource planning.

- Work Orders are generated from both the maintenance plan and from user requests (for reactive maintenance), encouraging organisations to become more proactive than reactive.

- Both standard and user-definable reports provide for flexible and powerful information management.

- Colour-coded charts highlighting employee availability, proximity and associated charges enable better utilisation of labour resources.

- Organisations can reduce maintenance costs, operational downtime and paperwork, whilst increasing customer service levels and health and safety awareness.

- Integrates seamlessly with all leading general ledger systems and with RAM's Series4000 suite.

- Maintenance costs can be managed effectively through integration with RAM's Project4000.

RAMI - The Complete Solution

RAMI takes pride in providing a start-to-end solution for clients. You will be given the information on which to base your decision, the software itself, the technical expertise to get started and the required support throughout.

In addition to software solutions, RAMI offers:

Training - Onsite/Offsite

Experience tailored, one-on-one training or group training sessions. Courses cover the full range of modules and cater to all skill levels.

Audit Services

RAMI offers a range of full audit services, including data collection, barcode labeling and scanning for both capitalized assets and inventory items.

Consultancy

RAMI's consultancy team offers a wealth of project implementation experience across all vertical markets.

Data Healthcheck

Whether migrating from an existing RAMI solution or moving from an alternative system, our technical support team can provide seamless data conversions. To help clients get the most out of RAMI's software, the helpdesk offers a healthcheck service. This process evaluates data construction and advises on business processes.

Custom Development & Interfaces

RAMI's dedicated development team can evaluate, advise on, develop and supply company specific requirements.

Series4000

Asset4000

A totally configurable depreciation and tax tool that controls and tracks changes to an asset throughout its life-cycle. Incorporates all 50 US state-specific tax rules.

Asset4000i

A true, web-based fixed asset management solution, ideal for any organization that requires remote access to its asset register from any Internet or Intranet terminal.

Lease4000

Provides complete control over finance and operating leases used to acquire assets and inventory items, as well as effectively managing domain name registration, website contracts and software support agreements.

Forecast4000

Uses existing asset information to run 'what if' scenarios for future capital expenditure and asset disposals.

Project4000

A capital project control solution that gives users complete control of cash-flows, budgets and project expenses.

Document4000

An inexpensive solution for managing all documents associated with assets, inventory items, leases and capital projects, such as purchase orders, invoices and contracts.

Inventory4000

Provides the facility to store detailed information against inventory and stock items, including location, analysis codes and descriptions.

Track4000

Enables assets and inventory items to be barcoded and tracked for quick and accurate physical audits at a minimal cost.

Maintenance4000

A comprehensive, functionally rich computerized maintenance management system that manages all planned, unplanned and preventative maintenance associated with fixed assets.

Help4000

A centralized system for recording reports of problems with fixed assets, inventory and stock items.

Workflow4000

A Business Activity Monitoring tool that works with all modules to immediately issue date, event, status and request based alerts for assets.