



# Building Engines for Retail

Managing retail properties effectively today is challenging and fast-paced. The battle to attract quality tenants is fierce and operational risk is everywhere. The modern retail owner and manager requires powerful, flexible and easy-to-use property management software that can create the visibility and control needed for assurance of well-maintained physical facilities and grounds, cost control and happier tenants.



Whether you contract vendors or have an in-house team, Building Engines is easily configurable for any retail environment (*single tenant or multi tenant, strip malls, shopping centers, indoor or outdoor malls, or as part of mixed use properties*). Easily automate and simplify the hundreds of operational tasks you do every day through the unified and integrated Building Engines platform. Our web application works seamlessly with our industry-leading Mobile App, BE-Mobile, so you are always connected to the information you need.

## Some Sample Retail Use Cases for Building Engines

### Vendor Task Assignment

**VENDORS Search Companies**

Default View Save View

Company	COI Status	Service	Assignable	Phone
Be Gone Pest Control	🟡	Pest Control	☑	(212) 453-4456
Fargus Heating and Air Conditio...	🟡	HVAC	☑	(718) 534-6968
Fisher Protection Systems	🟢	Security & Alarm	☑	646-668-3353
Kleiner Services	🟡	General Contracting	☑	(914) 959-8820
Marcus Elevators	🟡	Elevator	☑	212-555-1212
Metropolitan Fire Suppression	🟡	Sprinklers, Fire Sup...	☑	212-555-3665
Rollins Blacktop & Paving	🔴	Parking Lot	☑	(914) 676-6676
Rvan's Roofing	🟡	Roofing	☑	

- ▶ Assign work to your vendors and enable them to access and update work status, work hours, and material expenses using the same system as your staff
- ▶ Evaluate vendor performance and generate reports by vendor or property
- ▶ Easily manage purchase order processing



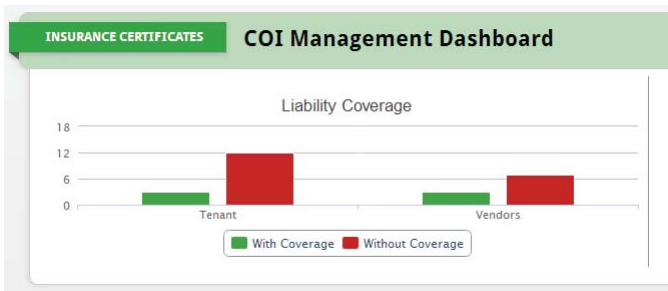
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## Mobile Inspections

- ▶ Create ad-hoc or scheduled inspections in minutes for all common inspection types - including client interviews, vacant spaces, facilities and grounds
- ▶ Complete inspections on the go with the BE-Mobile App available on Android™, BlackBerry®, iPhone® or iPad®
- ▶ Work offline and in areas of little or no service
- ▶ Utilize smart phone features such as attaching photos to inspections
- ▶ Initiate work orders while performing inspections or auto-create work order or PM tasks upon failed inspection points

## Simple Maintenance and Risk Management



**PREVENTATIVE MAINTENANCE Exterior lighting inspection #209469472**

Created: 01/19/2014 12:12 AM Status: New Assigned To: Darlanon Chandler  
Building: South Terraces Equipment: 113 Garage Lighting L15-05

Date	N/A	Steps
		1 Walk exterior areas checking for ingressive and or damaged fixtures
		2 Pole Lights
		3 Fountain lights
		4 Sconce lights
		5 Overhead HID and Fluorescent fixtures
		6 Replace and clean as needed.
		7 If high lift is needed for pole lamps, schedule with Chief Engineer

Labor and Materials \$0.00

Building Engines captures the data from completion of assigned vendor and internal team maintenance tasks, and inspections, and creates actionable intelligence through automatic alerts and meaningful dashboards. This central system of record allows you to quickly make informed decisions and access the information you need, when you need it.

- ▶ Unlimited document storage for purchase orders, invoices, certificates of insurance, inspections, and vendor contracts
- ▶ Look up critical vendor and tenant information, as well as historical data, on the go with the BE-Mobile App
- ▶ Track tenant-completed maintenance and reduce deferred maintenance disputes at the end of a lease
- ▶ Easily track and verify preventive maintenance the landlord is responsible for such as roof, parking lots, lighting, etc.

For a Demonstration of Building Engines, call sales at 866.301.5300