

ALLPLAN ALLFA IN PRACTICE

Seeing clearly through the data jungle

📍 Kreissparkasse Ludwigsburg

The numbers speak for themselves: A balance sheet total of more than 9 billion euros, customer deposits of more than 6 million euros, a credit volume of over 4.6 billion euros, and almost 740,000 accounts. Kreissparkasse Ludwigsburg is not just the market leader in its field of business, but is also one of the largest district savings banks in Germany. With more than 100 branches, it has the densest banking branch network in the Ludwigsburg district. To manage these efficiently and smoothly, Kreissparkasse Ludwigsburg decided on the Allplan Alfa facility management solution from Allplan.

INITIAL SITUATION BEFORE PROJECT START

The Construction and Building Strategy department is responsible for the extension and renovation measures for the headquarters, the 100 or so branches and around 50 other properties. To reliably maintain the operation and management of all the property objects while keeping an overview of costs are key factors for successful facility management. However, the largely paper-based and fragmented data storage made it difficult to provide information to other departments quickly. Benchmark projects for determining the costs for building maintenance sometimes dragged on for months. The acquisition of information alone cost a disproportionate amount of resources, in particular personnel.

Kreissparkasse Ludwigsburg therefore went on the search for a facility management solution that would enable all building information to be captured and evaluated consistently in one database. The bank chose the CAFM software Allplan Alfa from Allplan. The Munich-based software company gained the bank's trust not least thanks to Allplan Architecture. The department had already been using Allplan CAD software successfully for years. The wish list in searching for a Facility Management system included smooth data exchange between the CAD and CAFM system – a prerequisite that Allplan Alfa met excellently with the integrated Allplan Alfa FM Manager.

ALLPLAN ALLFA PROVIDES TRANSPARENCY

As the implementation partner, Kreissparkasse Ludwigsburg commissioned T-CAD, a Allplan partner company and expert for facility management. Together, the project team rose to the challenge of recording the floor plans, square meters and descriptions, right through to inventory creation, for all properties. It's a major task, to this day.

Since the CAFM software has been running, the majority of facility management processes are handled using it – from space management and object



management through to cleaning and inventory creation. In all areas, Allplan Alfa provides the required transparency. With just a few clicks, users can get an overview of the current situation: When was the building last renovated? How many customer parking spaces are there? Is the building accessible for people with disabilities? What furniture is available?

“With the help of Allplan Alfa, we can now access all the details for our properties reliably and quickly, and assign the information to the relevant cost centers. All those involved in the process therefore have reliable building information and can plan more effectively,” says Felicitas Sauter-Kockrow, architect at Kreissparkasse Ludwigsburg. “We also save time searching for information,” she adds. It is not just the planning of new buildings and renovations that can be carried out more quickly. Today, real estate benchmarks also take just a few hours.

Felicitas Sauter-Kockrow is already planning the next steps: “We intend to implement the webbased solution Allplan Alfa Web in the coming months.” Then, employees from other areas, such as controlling or the janitor service, will also be able to access the database.

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Felicitas Sauter-Kockrow, architect Center for Building Project Management, Kreissparkasse Ludwigsburg

PROJECT INFORMATION AT A GLANCE

Company

- Name: Kreissparkasse Ludwigsburg
- Locations: More than 100 branches in the Ludwigsburg district
- Sector: Banking
- Products and services: Financial services for private and corporate customers, as well as local authorities
- Balance sheet total: 9.42 billion euros
- Employees: 1,805
- www.ksklb.de
- Implementation partner: T-CAD GmbH

Key challenges

- Changeover from paper-based to electronic real estate management
- Provision of building data from different sources on a consistent basis

Project goals

- End-to-end capture of all building information in one database – from the floor plan and occupancy information through to inventory creation
- Efficient evaluation of collected building data, .e.g. for real estate benchmarks
- Gap-free traceability and control of new buildings and renovations

Solutions and services used

- Allplan Alfa

Reasons for choosing Allplan

- Positive experiences with the existing CAD software Allplan Architecture
- Smooth data exchange between Allplan Architecture and the CAFM software Allplan Alfa
- High degree of coverage for Kreissparkasse Ludwigsburg's requirements in the area of facility management

Implementation highlights

- Professional support from implementation partner T-CAD thanks to extensive facility management expertise
- Implementation of targets and adherence to deadlines

Main benefit of Allplan Alfa for the customer

- Complete electronic documentation of building data and therefore optimum data quality
- Improved service quality and faster response times for inquiries from other departments
- Reliable reporting functionalities for effective controlling
- Time saving in the planning of new buildings and renovations or the creation of real estate benchmarks