ArkBIM

BUILDING SMARTER FUTURE

ArkBIM Sdn. Bhd. (1552377-A)

Subsidiary of Alliance MEP (Sarawak) Sdn. Bhd.

Company Profile

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Company Overview

ArkBIM Sdn. Bhd. is a premier provider of Building Information Modeling (BIM) services, dedicated to revolutionizing the architecture, engineering, and construction (AEC) industry through cutting-edge digital solutions. Our commitment lies in empowering clients with innovative, data-driven methods that streamline design, construction, and operation processes, making them more efficient, cost-effective, and environmentally sustainable.

At ArkBIM, we believe in the transformative power of BIM technology to drive better decision-making, improve collaboration, and reduce risks across every phase of a project. From initial concept design to construction documentation, and even post-construction facility management, we ensure that every detail is meticulously captured and optimized using the latest BIM tools and methodologies.

Our team comprises highly qualified professionals with diverse backgrounds in architecture, engineering, and construction, each bringing specialized expertise to every project. By blending technical proficiency with industry insight, we deliver solutions tailored to the specific needs of our clients, enabling them to achieve their project goals with greater accuracy and confidence.

Operating across multiple sectors, ArkBIM has successfully contributed to the delivery of a wide variety of projects. Our services help minimize delays, reduce material wastage, and ensure a higher level of coordination among all project stakeholders. This results in smoother project execution and enhanced long-term value.

As a forward-thinking company, we also understand the importance of sustainability in today's construction industry. Through BIM, we enable our clients to design with sustainability in mind, ensuring that energy efficiency, resource management, and environmental impacts are considered from the outset.

By choosing ArkBIM, clients not only gain access to advanced BIM technologies but also a partner that is invested in their success, offering comprehensive support throughout the project lifecycle. Our continuous pursuit of excellence has earned us a reputation as a trusted BIM service provider both locally in Malaysia and internationally.

Mission

- Revolutionize the construction industry by seamlessly integrating advanced Building Information Modeling (BIM) technologies into every phase of the project lifecycle. We are committed to driving the adoption of digital methodologies that enable our clients to not only visualize but also optimize their projects with an unprecedented level of precision.

- Through innovative BIM services, we empower our clients to make informed decisions early in the project, mitigating risks and preventing costly errors before they occur.

- Elevate efficiency across the entire construction process, from concept design to completion by providing solutions that are tailored to the unique needs of each project, unlocking new levels of creativity, sustainability, and performance.

- Create a more connected, transparent, and efficient construction ecosystem where every project reaches its highest potential through the power of BIM.

Vision

- To be the foremost provider of Building Information Modeling (BIM) services in Malaysia and extend our reach globally, becoming a trusted name synonymous with innovation and excellence in the construction industry.

- To shape the future of construction by pushing the boundaries of what is possible through digital modeling, leveraging technology to create smarter, more efficient, and sustainable buildings and infrastructure.

- To be at the forefront of a global shift towards smarter construction—where digital solutions not only enhance project outcomes but also contribute to a more sustainable, connected, and resilient built environment.

Core Services

1. BIM Modeling: From conceptual design to detailed construction drawings, we provide precise and efficient 3D BIM models that enable better visualization and decision-making.

2. BIM Coordination: We offer coordination services to ensure seamless integration among all project stakeholders, eliminating conflicts and reducing project delays.

3. BIM Consulting: Our consulting services are designed to guide clients through the implementation of BIM strategies, tailored to meet specific project needs and organizational goals.

4. Model Management & Administration: Setting up and maintaining the centralized Common Data Environment (CDE), where all project data resides. This includes enforcing protocols for access control, versioning, and approval workflows to ensure model integrity, prevent data loss, and enable seamless collaboration among all stakeholders.

5. BIM for Facility Management: We help clients extend the value of BIM beyond the construction phase by incorporating facility management systems into the model.

Why Choose ArkBIM?

1. Expertise:

At ArkBIM Sdn. Bhd., our greatest strength lies in the expertise of our team. Our professional team members come from various backgrounds, including architecture, engineering, and construction, which enables us to bring a multi-disciplinary approach to every project. This expertise allows us to anticipate challenges and provide proactive solutions, ensuring that our clients benefit from the highest level of technical proficiency and industry knowledge. Whether it's handling complex geometries, large-scale infrastructure projects, or

intricate building designs, our team's depth of experience ensures that every project we undertake is executed with precision and care.

2. Customization:

We understand that every project is unique, which is why we prioritize customization in our approach. At ArkBIM, we don't believe in one-size-fits-all solutions; instead, we tailor our BIM services to the specific needs and goals of each client. Whether it's adjusting the level of development (LOD) in a BIM model or incorporating client-specific workflows and standards, we adapt our strategies to align perfectly with the project's objectives. Our flexibility ensures that clients receive bespoke solutions that address their specific requirements—whether it's for design accuracy, project coordination, or long-term operational efficiency. This personalized approach leads to more efficient project execution and delivers the best possible outcomes.

3. Cost Efficiency:

BIM is an invaluable tool for cost management, and at ArkBIM, we leverage its full potential to help our clients achieve cost efficiency throughout the project lifecycle. Through early clash avoidance and detection, we can identify and resolve design conflicts before construction begins, minimizing costly rework on-site. Our BIM models provide accurate quantity takeoffs, allowing for more precise material procurement and reducing waste. Moreover, the enhanced coordination enabled by BIM reduces delays and the risk of unexpected changes, ultimately saving time and money. These practices help our clients stay on budget while maintaining high-quality outcomes, ensuring that they get the best value from their investments.

4. Sustainability:

Sustainability is a core value at ArkBIM, and we embed it into our BIM services to promote environmentally responsible construction practices. Our BIM models enable detailed analysis of a building's environmental impact, such as energy consumption, material usage, and carbon footprint. We help clients make informed design choices that prioritize energy efficiency, reduce waste, and

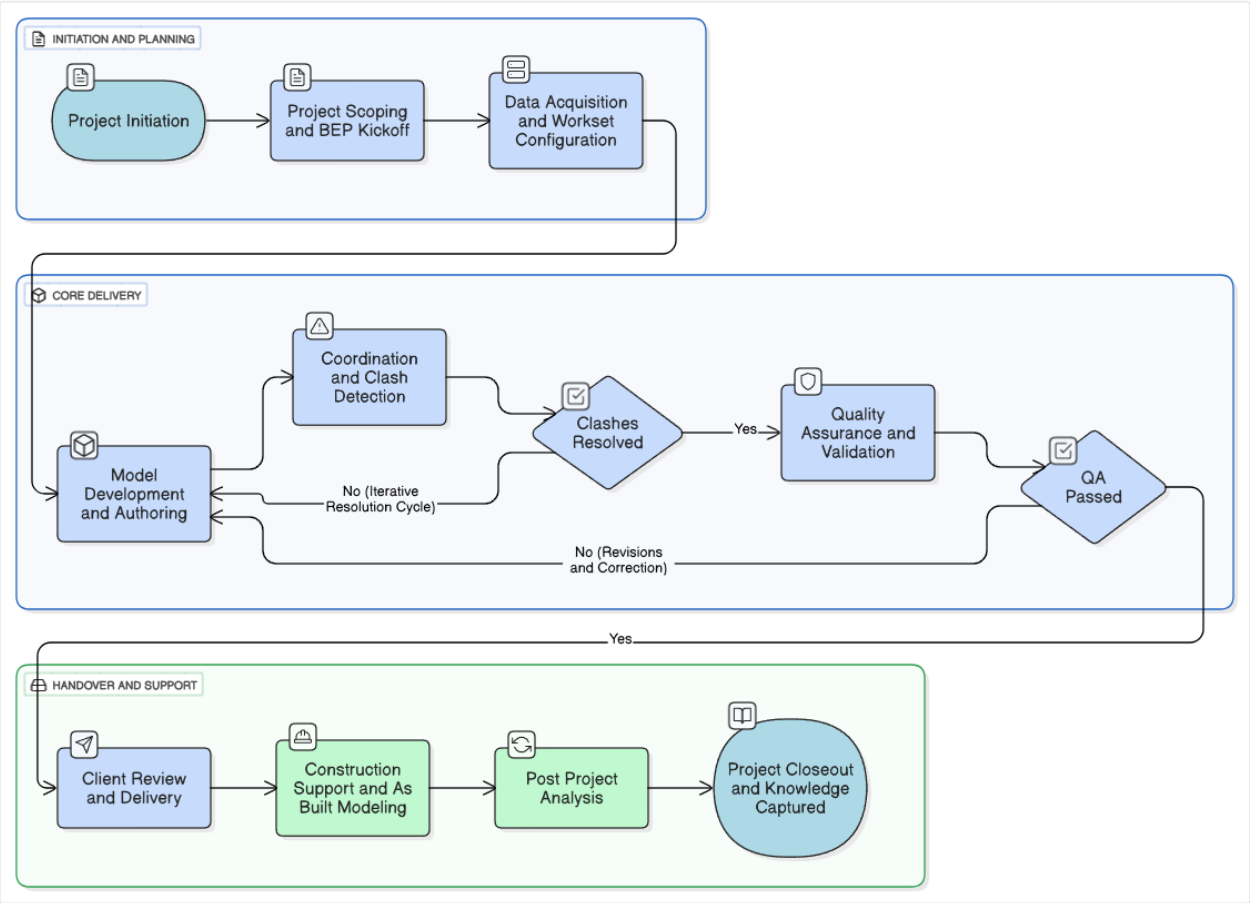
optimize resource management. Our goal is to not only improve the performance of the building during construction but also to ensure that it operates sustainably throughout its entire lifecycle.

5. Cutting-Edge Technology:

At ArkBIM, we are committed to staying at the forefront of technological advancements in the construction industry. We utilize the latest BIM tools and software platforms to provide our clients with top-tier service and solutions. Whether it's 4D modeling for construction sequencing or 5D BIM for cost management, we constantly explore new technologies that enhance our capabilities. By embracing innovations such as cloud collaboration, we ensure that our clients benefit from improved project visualization, more efficient data management, and enhanced decision-making. Our adoption of cutting-edge technology not only streamlines the construction process but also positions our clients for long-term success in a rapidly evolving industry.

6. Compliance with International and Local Standards: We ensure full compliance with leading global standards like ISO 19650 for managing information over the whole lifecycle of a built asset using BIM, and established frameworks like the AIA (American Institute of Architects) Documents. For projects in Malaysia, we have deep, practical experience in adhering to the BIM: Piawaian JKR (Jabatan Kerja Raya), ensuring our delivery meets all specific technical and data requirements mandated for government projects. This disciplined adherence to standards guarantees interoperability, reduces risk, and provides clients with consistent, high-quality deliverables that align with global and local industry expectations.

Our Methodology: The Engineered Delivery Lifecycle



At ArkBIM, we understand that the true value of BIM is not realized in a single deliverable but is woven throughout a meticulous, collaborative, and transparent process. To transform complex design data into a constructible, clash-free, and information-rich model, we rely on our Engineered Delivery Lifecycle—a robust, eight-stage methodology that guarantees quality, manages risk, and ensures every project milestone is met on time and within budget.

Our process begins not with software, but with strategy. During the initial Project Scoping & BIM Execution Planning (BEP) Kick-off phase, we engage in deep-dive consultations with your team to dissect project objectives, define Scope of Work, establish Level of Development (LOD) requirements for each element, and align protocols for collaboration, model ownership, and data exchange. This critical foundation is formalized in a project-specific BEP, which acts as our shared rulebook, ensuring all stakeholders, from architects to

contractors, are synchronized from day one, thereby eliminating ambiguity and setting a clear roadmap for success.

Following a ratified BEP, we move into the Data Acquisition & Workset Configuration stage, where our team systematically gathers all incoming data through drawings, RFI (Request for Information), schematics, existing point cloud surveys, and equipment data. This information is audited for consistency and accuracy before we set up the digital environment. Using the agreed-upon CDE platform, such as Autodesk Construction Cloud, we establish a structured, permission-controlled workset environment with linked models, shared coordinates, and standardized naming conventions. This meticulous setup is important for effective collaboration; it prevents data corruption, ensures version control, and allows for simultaneous multi-disciplinary workstreams, effectively future-proofing the model against integration issues as it grows in complexity.

With a solid digital foundation in place, the core Model Development & Authoring phase commences. Our certified modelers, experts in their respective disciplines like architecture, structure, civil and MEP, begin the intelligent modeling process using Autodesk Revit, Civil 3D, and other leading core tools. This is far more than mere 3D drafting; it is the intelligent authoring of building components with embedded data—specifications, information-rich details, performance criteria, and more. We adhere strictly to the pre-defined LOD matrix, ensuring the model's detail is precisely calibrated to its current phase, whether it's a schematic massing (LOD 200) or a fabrication-ready detail (LOD 400). Our approach is iterative and modular, building the model in logical sequences that allow for early validation and client review, ensuring the design intent is being captured accurately before significant resources are invested.

Concurrent with model development is our iterative Coordination & Clash Detection engine, the cornerstone of BIM's value proposition. Using powerful integration tools like Navisworks Manage, we federate architectural, structural, civil and MEP models into a single, coordinated source of truth, the federated or central model. Our coordinator then runs automated clash detection routines, but our expertise lies in the intelligent analysis and resolution of these conflicts. We differentiate between "hard clashes" (a pipe running through a beam), "soft clashes" (insufficient maintenance clearance around equipment), and "workflow clashes" (sequencing conflicts), categorizing them by priority and discipline. These are systematically logged and managed within the CDE, facilitating a clear, transparent, and accountable resolution process with all trade partners,

transforming potential on-site disputes into pre-constructed collaborative problem-solving sessions.

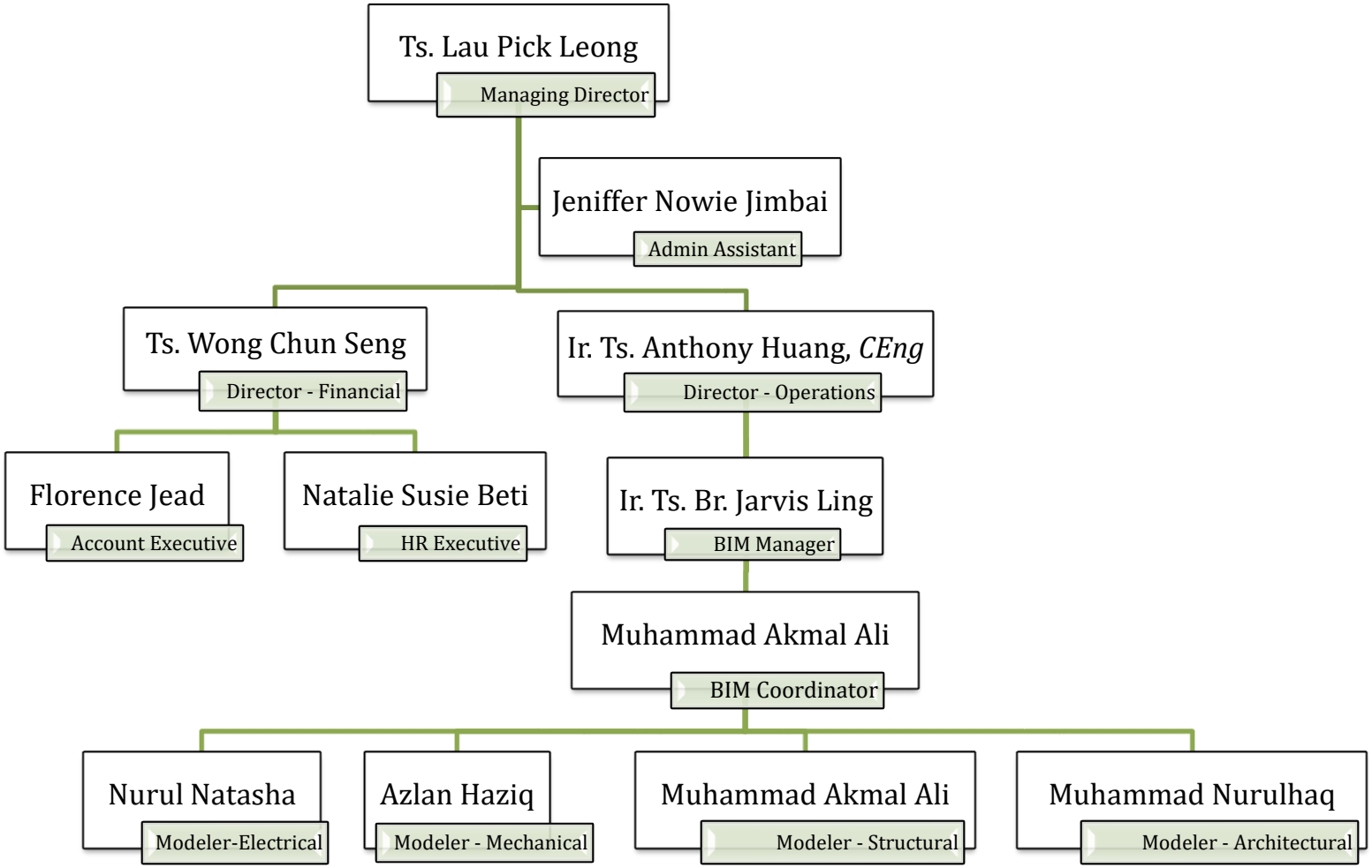
No model leaves our virtual doors without passing through our rigorous Quality Assurance & Validation process. This is a dedicated, multi-tiered process separate from the modeling itself. First, a discipline-specific check against the BEP and project standards. Then, an impartial audit for model validation, checking for integrity, data completeness, and compliance with agreed-upon protocols. This includes checks for duplicate elements, correct object parameters, view templates, and sheet integrity. This relentless pursuit of quality is what ensures our models are not just visually accurate but are also functionally perfect for downstream applications like cost estimation, scheduling, and fabrication.

Upon completion of the Quality Assurance and Validation process, we enter the Client Review & Delivery stage where structured, version-controlled deliverables through the CDE, granting your team secure access. Deliverables are tailored to your needs—this could be the native Revit models, NWD/NWC files for coordination, IFC for openBIM collaboration, meticulously annotated PDF drawings extracted directly from the model, or structured data exports like COBie for facility management. We schedule a formal review walkthrough to present the model's features and answer any queries, ensuring you are fully equipped to utilize the deliverable for its intended purpose, be it for construction, client presentation, or permit submissions.

Our relationship extends beyond delivery into the Construction Support & As-Built Modeling phase. We remain an active partner throughout the construction lifecycle, providing real-time support for issues resolution, reviewing submittals against the model, and incorporating approved change orders and field changes into the virtual model. Accurate As-Built model becomes an invaluable asset for the owner's operational phase.

Ultimately, our methodology concludes with a Post-Project Analysis, where we internally review performance metrics, lessons learned, and client feedback. This closed-loop process ensures we continuously refine and improve our lifecycle, embedding every lesson into our future work. This disciplined, transparent, and collaborative eight-stage lifecycle is not just our methodology; it is our promise - guarantee of predictability, quality, and unparalleled value on every project we undertake.

Team ArkBIM

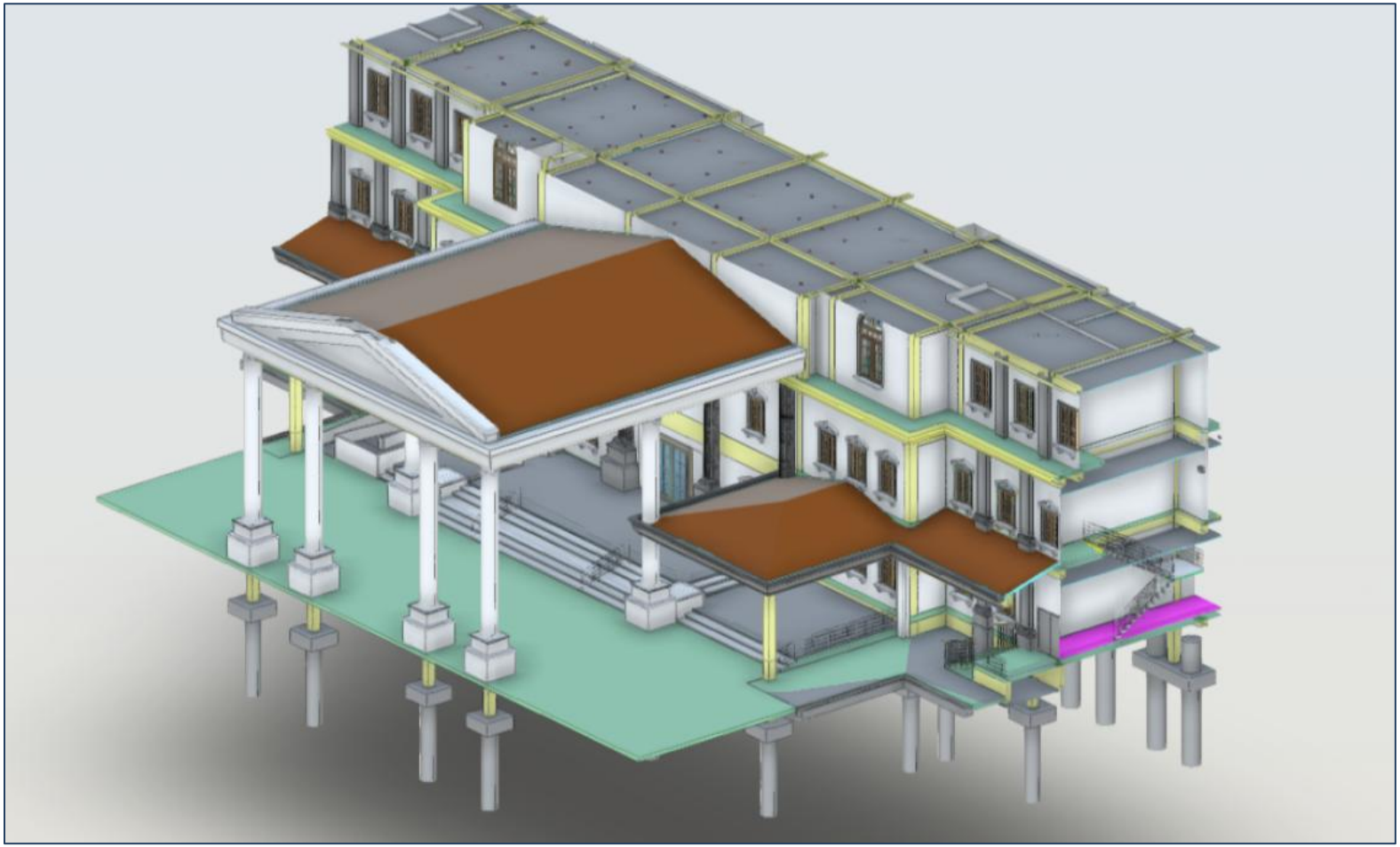

Ts. Lau Pick Leong
Managing Director
Jeniffer Nowie Jimbai
Admin Assistant
Ts. Wong Chun Seng
Director - Financial
Ir. Ts. Anthony Huang, *CEng*
Director - Operations
Florence Jead
Account Executive
Natalie Susie Beti
HR Executive
Ir. Ts. Br. Jarvis Ling
BIM Manager
Muhammad Akmal Ali
BIM Coordinator
Nurul Natasha
Modeler-Electrical
Azlan Haziq
Modeler - Mechanical
Muhammad Akmal Ali
Modeler - Structural
Muhammad Nurulhaq
Modeler - Architectural

Projects Undertaken

1. Kompleks Satria Pertiwi, Kuching, Sarawak (LOD 500)

Client: Ibraco Construction Sdn. Bhd.

Disciplines: Architectural, Civil, Structural, Mechanical & Electrical



2. Jabatan Pengangkutan Jalan (JPJ) Office, Limbang, Sarawak (LOD 300)

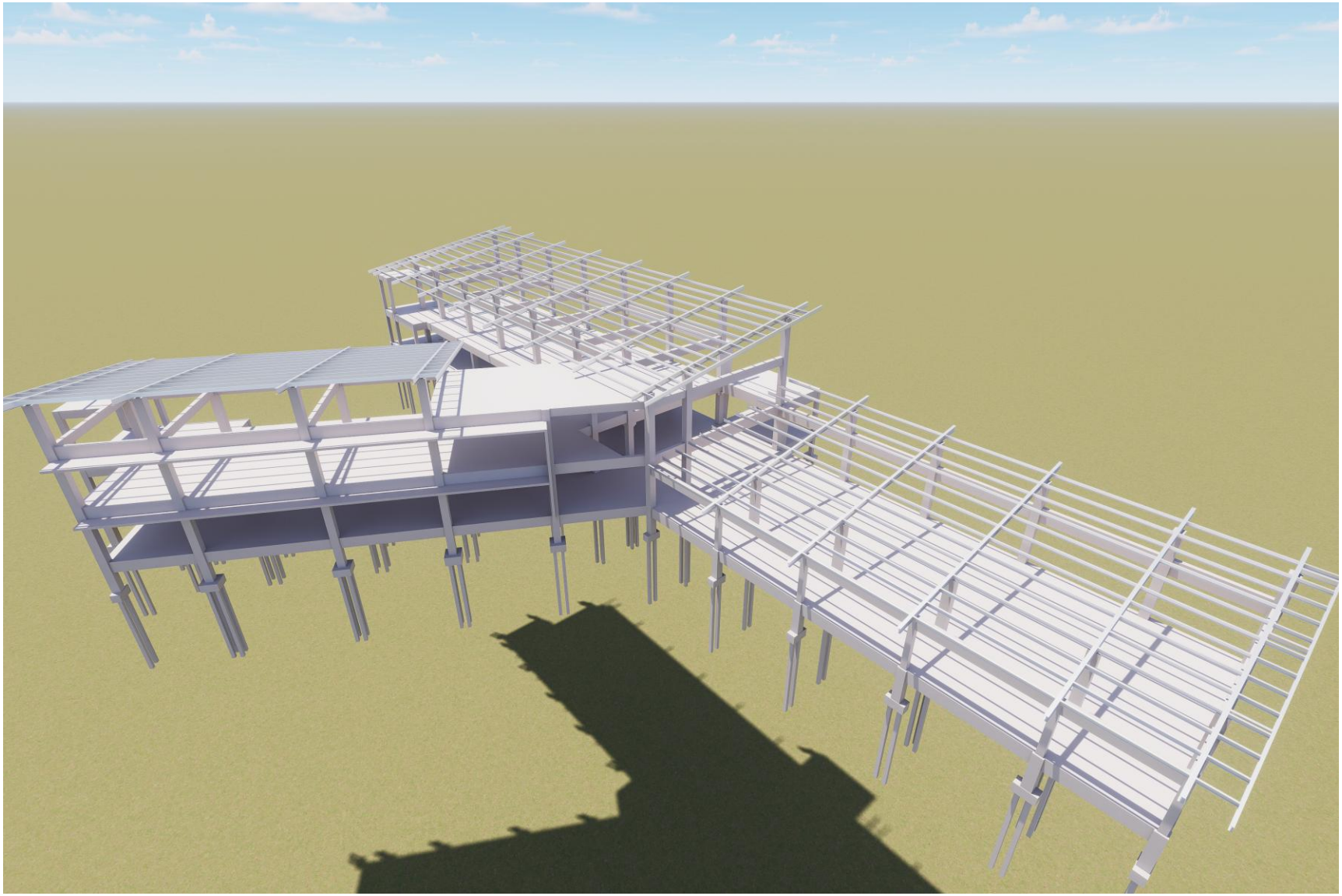
Client: YNG Chung Architect, JKR Sarawak

Disciplines: Architectural, Mechanical & Electrical

3. Unit Lapang Sasar (ULS) Sempadi, Lundu, Sarawak (LOD 300)

Client: Perunding ENL

Disciplines: Structural



4. SK Kidurong, Bintulu, Sarawak (LOD 300)

Client: Perunding Omega PMC Sdn. Bhd.

Disciplines: Mechanical & Electrical

5. Ibu Pejabat Polis Daerah (IPD) Belaga, Sarawak (LOD 350 – LOD 500)

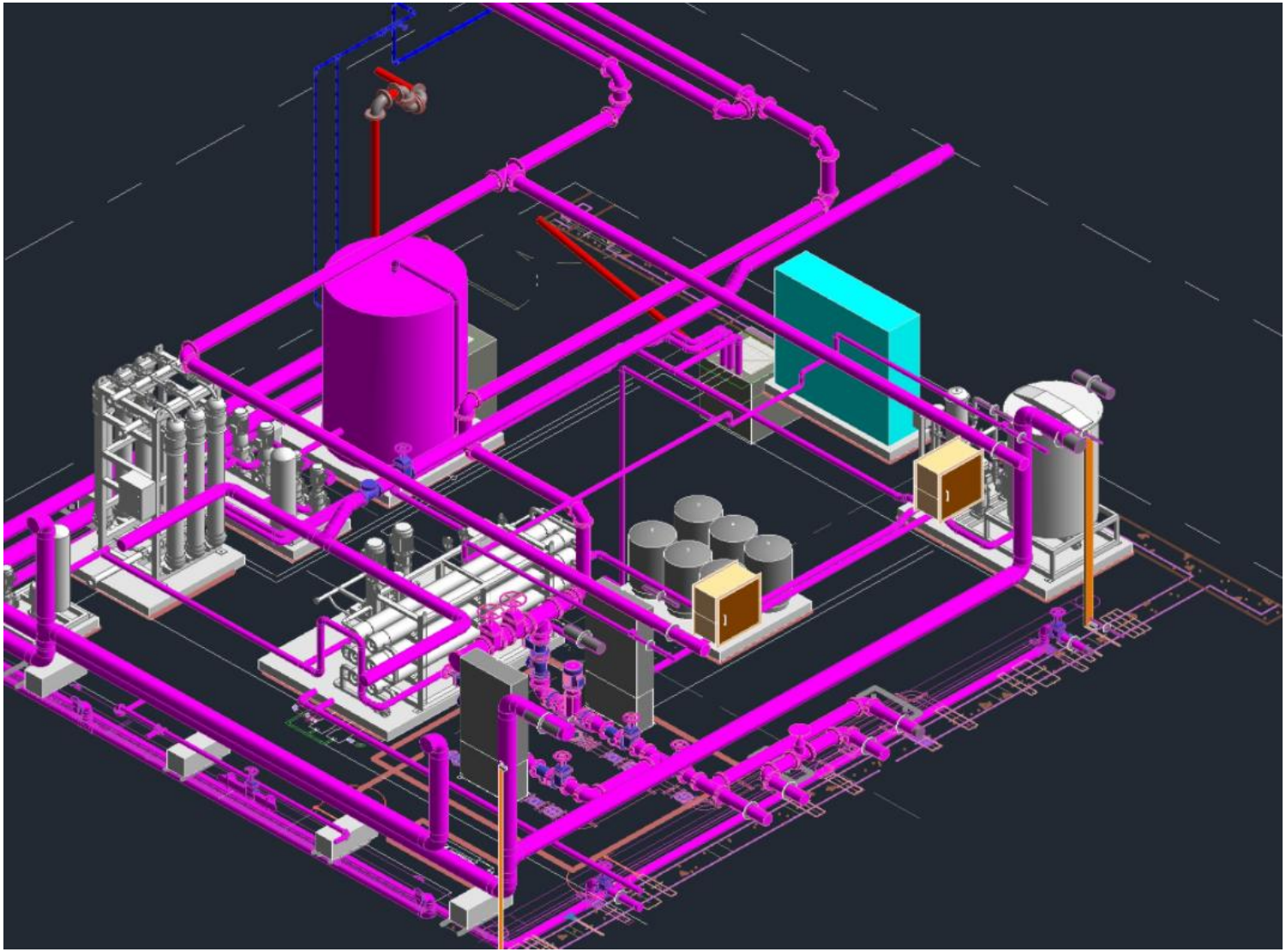
Client: Cityon Development Sdn. Bhd.

Disciplines: Architectural, Civil, Structural

6. 10 m^3/hr Ultrafiltration Water Treatment System for Singtel, Singapore (LOD 400)

Client: ProWe Engineering Sdn. Bhd.

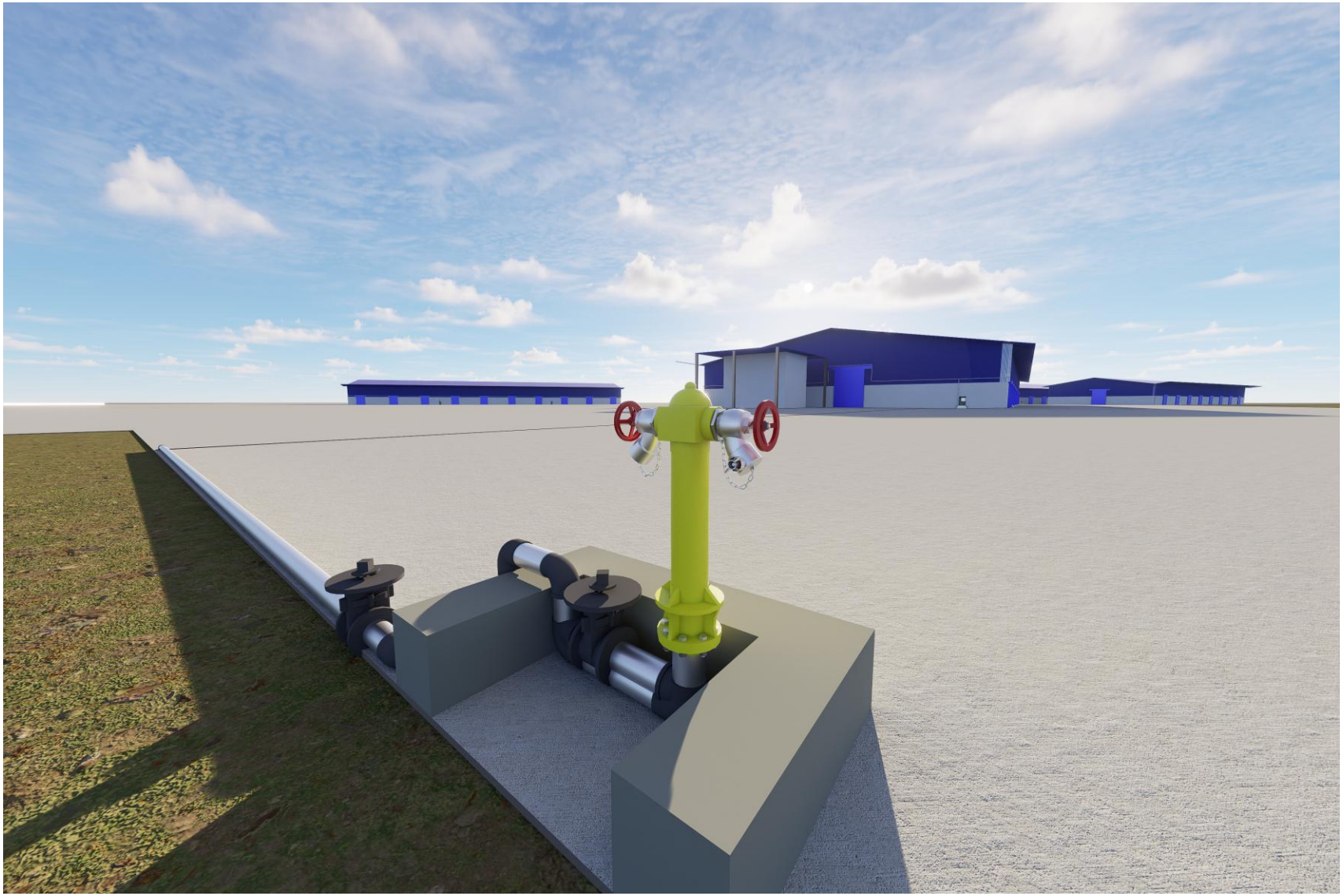
Disciplines: Mechanical (Process)



7. Hydrant Pipe Replacement at Pending Terminal (LOD 300)

Client: Kuching Port Authority

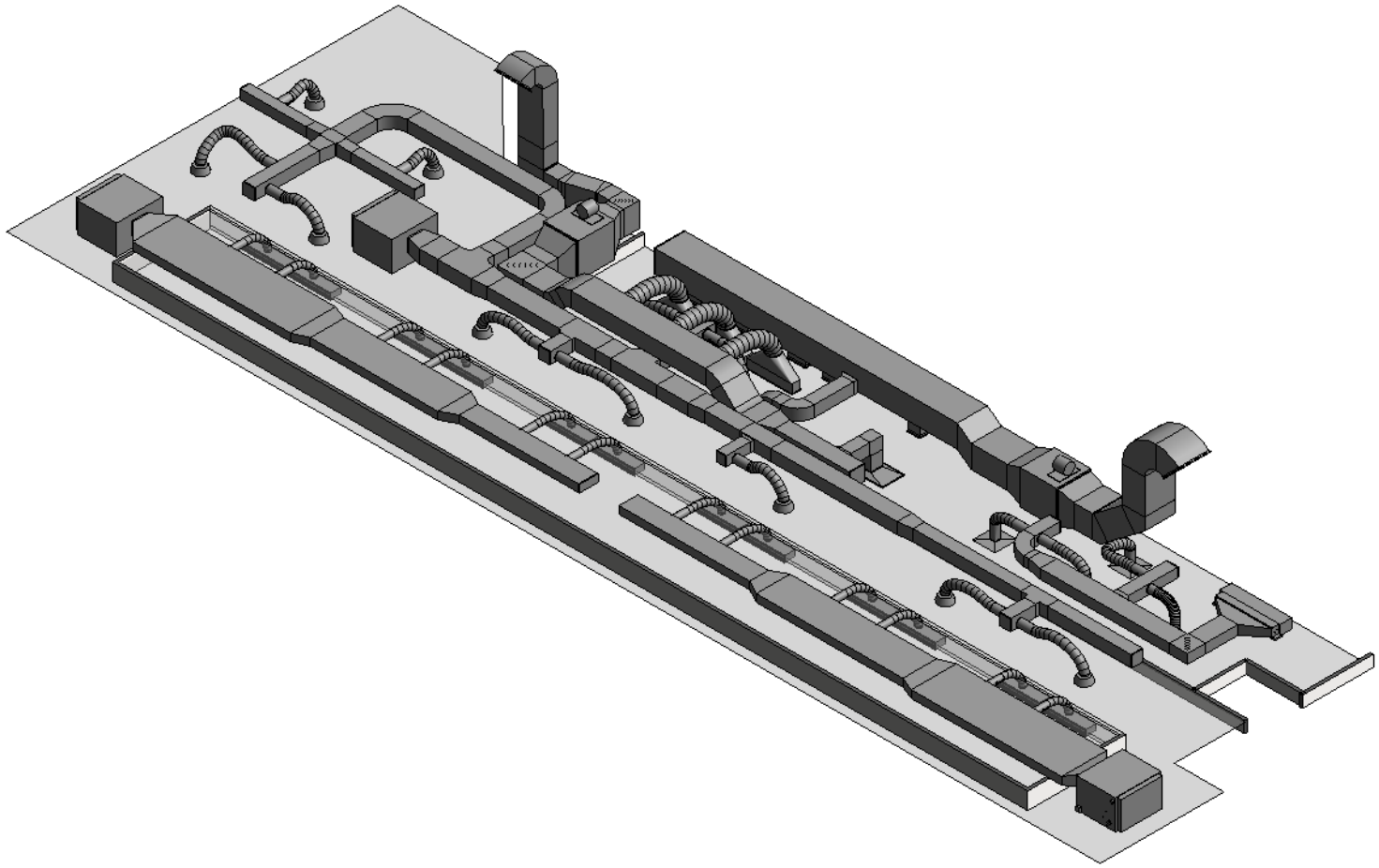
Disciplines: Mechanical



8. Nando's outlet in Bintang Megamall, Miri, Sarawak (LOD 300)

Client: Nando's Chickenland Malaysia Sdn. Bhd.

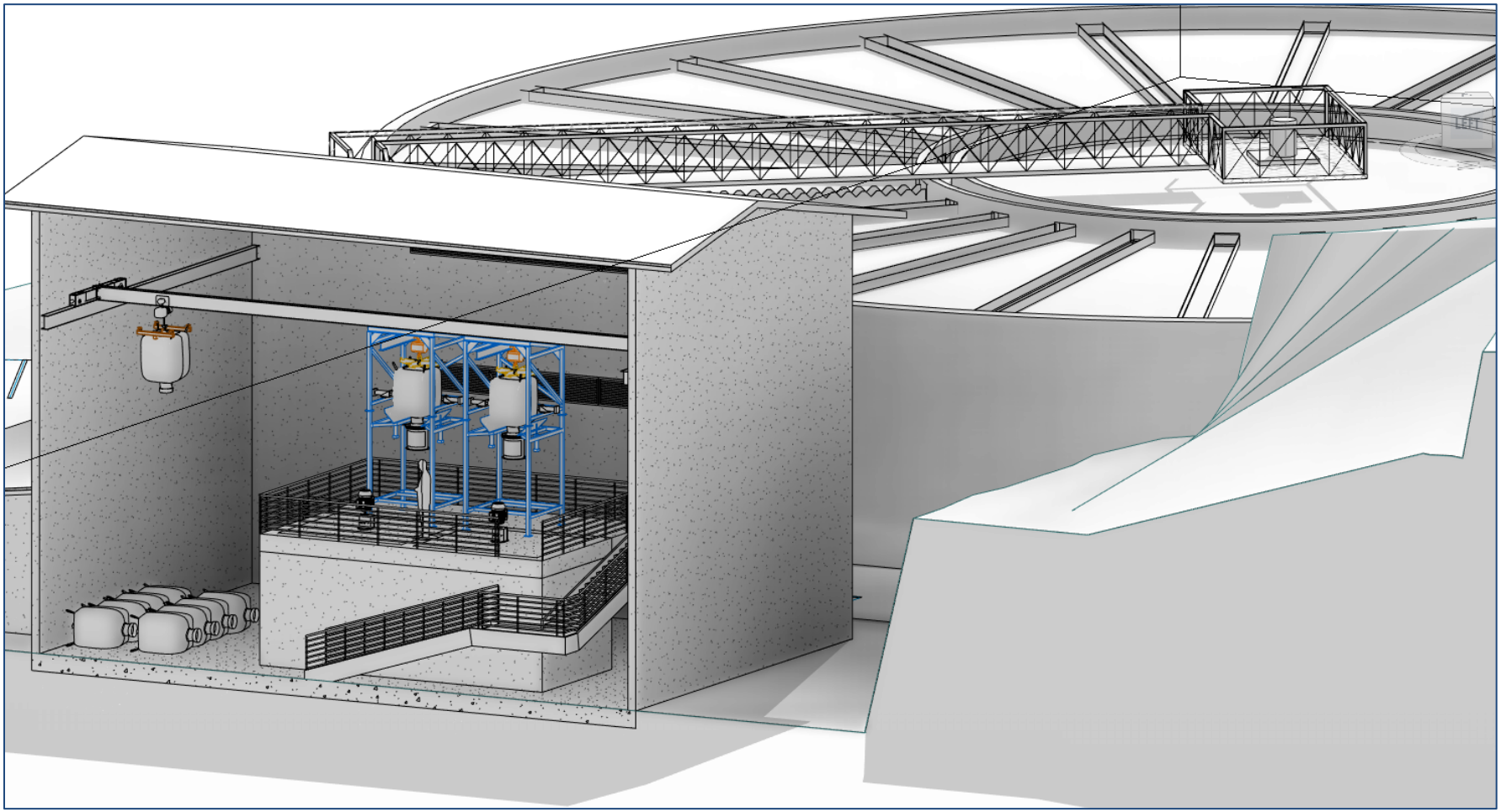
Disciplines: Mechanical (ACMV only) for Ceiling Coordination Purposes.



9. Mount Eriama Water Treatment Plant, Port Moresby, Papua New Guinea (LOD 300)

Client: JL Environmental Engineering Sdn. Bhd.

Disciplines: Mechanical (Process)



Contact Information

Scan the above QR Code for location

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