SAP Solution Brief
SAP Business Suite

SAP Enterprise Asset Management

Maximize Return on Assets, Improve Equipment Effectiveness, and Manage Risk

Quick Facts

Summary

The SAP® Enterprise Asset Management solution, along with other SAP software, helps organizations efficiently and sustainably manage the whole lifecycle of physical assets. Tools for managing production equipment, roads, machinery, vehicles, facilities, and power grids can help you reduce operating costs, minimize risk, and manage capital expenditures more effectively. Powerful reporting capabilities and analytics can improve asset usage and performance.

Business Challenges

- Maximize return on assets by integrating asset management with other processes
- Improve overall equipment effectiveness through a holistic view of performance, risk, and cost
- Deliver continuous and proactive operational risk management

Key Features

- **Planning, building, and commissioning assets** – Integrate asset portfolio, capital project, and information management
- **Asset visibility and performance** – Build a single, real-time view of plant and enterprise resource planning data
- **Asset operations and maintenance** – Integrate, automate, and unify asset-related data, processes, and reporting
- **Operational risk management** – Align enterprise objectives and integrate safety and compliance processes
- **Real estate lifecycle management** – Contribute to growth, profitability, and sustainability

Business Benefits

- **Achieve superior asset performance** by using good practices in asset management (including the British Standards Institution's PAS 55)
- **Collaborate across related activities** by integrating asset management processes
- **Ensure efficient asset utilization** by providing asset intelligence and a holistic view of performance, risks, and costs throughout an asset's lifecycle
- **Support fast decisions and minimize disruption** by continuously and proactively managing operational risk

For More Information

Contact your SAP representative, or visit us online at www.sap.com/eam.

For years, managing physical assets was a low priority for many senior managers. Today, however, tough economic conditions and uncertain markets are forcing companies like yours to maximize the return on these assets. At the same time, global competition demands operational and maintenance excellence. With growing awareness of sustainability issues, you must manage environment, health, and safety performance and asset-related risks with greater precision.

EFFICIENT AND SUSTAINABLE MANAGEMENT OF PHYSICAL ASSETS

The SAP® Enterprise Asset Management (SAP EAM) solution can help you achieve superior asset performance and introduce best practices in asset management, including those based on principles in the British Standards Institution's Publicly Available Specification (PAS) 55. Comprehensive support for asset management processes fully integrates with tools for maintenance operations to cover an asset's lifecycle.

You get robust support for efficient and sustainable management of physical assets – including production equipment, machinery, vehicles, facilities, and linear assets such as power lines, pipelines, roads, and rail tracks. This support can help you reduce operating costs, minimize risk, and manage capital expenditures more effectively. Powerful reporting capabilities and analytics can improve asset usage and performance.

Planning, Building, and Commissioning Assets: Optimize Portfolios

Tight budgets leave no room for error in making asset investment decisions, executing projects, and ensuring operational readiness. The right tools and insights make it easier to plan, build, and commission assets; set correct priorities; and manage complex interactions among multiple stakeholders. They can also help keep your capital projects on time and within budget; assure efficient data hand-overs by contractors; and optimize maintenance, repair, and operations management once assets are commissioned.

SAP EAM and other SAP software provide comprehensive functionality for asset portfolio, capital project, and asset information management. Enhanced capabilities, such as reliability-centered maintenance and asset information management, are available through integrated solutions from trusted partners that have been thoroughly tested and certified. You get the visibility and structured decision support you need to assess investment opportunities, set investment priorities, and govern project execution from idea to closure.

The software helps you plan and monitor costs, commitments, and actuals against project plans and continuously check cash flows. It helps you track procurement and logistical postings, collaborate with external contractors, and manage asset-related communications. You'll find it easier to handle the electronic hand-overs of information from project contractors and obtain relevant maintenance and operations data from original equipment manufacturers.

Asset Visibility and Performance: Solve Issues More Quickly

What if your top executives had greater visibility into events and processes on the shop floor? Your organization could manage operations more effectively, improve asset utilization and plant performance, and achieve higher product consistency and quality. You could also lower costs, increase profits, deliver goods on time more reliably, and satisfy your customers more consistently.

Companies worldwide use SAP software to build a single, real-time view of plant and enterprise resource planning data that helps managers quickly resolve asset performance issues. You can use the software to set up unified dashboards that let managers drill down into manufacturing analytics and act on alerts.

Real-time and historical data is available for tracking and correlation to help you measure quality based on specific customer needs. The software can also help you analyze equipment criticality and derive optimal maintenance strategies using reliability-centered maintenance or failure modes and effects analysis.

Asset Operations and Maintenance: Boost Use and Performance

Maximizing asset reliability and return on investment requires effective maintenance that is executed by qualified professionals who can quickly and easily access everything they need for their work. SAP EAM helps many forward-thinking companies integrate, automate, and unify all asset-related data, business processes, and analytics to enable holistic operations and maintenance.

The solution delivers the visibility and control you need to minimize downtime, keep assets profitable, enforce service levels, and optimize maintenance. It can help you standardize best maintenance practices across your organization. By structuring procedures and master data, it makes your operations and maintenance processes more proactive.

Functions for asset planning and scheduling help you define maintenance strategies and task lists and integrate planning, budgeting, scheduling, reporting, and

project management. They can help you measure efficiency and automatically generate preventive maintenance orders.

Functions for operations and maintenance help you keep a complete maintenance history and develop proactive, data-driven plans. You can view resource availability and assign and manage tasks, synchronize production and maintenance activities, and efficiently execute maintenance orders.

Also, tools for service procurement help you collaborate with online suppliers, enforce contractor compliance, and enforce contracts with outside contractors. Support for spare-parts management lets you automatically generate requisitions using consumption-based material requirements planning, identify obsolete and redundant part numbers, and create standard task lists and bills of material.

Operational Risk Management: Operate Safely and Sustainably

Managing safety and environmental risks effectively requires cohesive strategies for safety and compliance management. You also need trustworthy data on asset reliability and maintenance performance.

SAP software can help you align stakeholder objectives for an integrated safety, sustainability, and compliance program. By improving visibility of environmental, health, and safety performance, the solution helps you take a consistent and proactive approach to safety and risk management.

SAP software can also help you update safety procedures and optimize knowledge transfer when assets, operating conditions, or staff change. The software can make it easier to identify poor engineering and mechanical integrity issues and ensure that near misses are reported.

Real Estate Lifecycle Management: Improve Growth and Profits

Strategic real estate management requires immediate, real-time access to consistent, decision-relevant data and critical asset dates. SAP provides comprehensive support for real estate lifecycle management – from investment planning to lease and space management, maintenance, and repair – for land as well as all office, retail, and residential property.

The software can help you manage tenant relationships, make compliant financial-accounting postings, escalate rents, settle sales-based rent, process work orders, and track energy consumption for sustainability reporting. Functionality for investment and construction helps you analyze your portfolio, track investment decisions, bid and award construction services, monitor projects and contractors, and manage cash funding.

SAP software can also help you match vacant spaces with prospective tenants, qualify leads, track opportunities, and provide lease abstracts and offers. You get support for tracking approval workflows, posting leases according to accounting standards, settling service charges, tracking workplace occupancy, and automating moves and room reservations. You can also monitor maintenance and repair budgets; measure energy consumption; recover expenses from common-area maintenance; and handle maintenance, repair, and service orders.

In addition to fostering better investment decisions and reducing project risk, SAP software can help you increase lease revenues, meet your reporting requirements, and invoice contingent rents and service charges more quickly. It gives you full control of critical dates and optimizes use of your corporate workspace.

BUSINESS BENEFITS

With SAP EAM and other SAP software, you can maximize return on assets, improve overall equipment effectiveness, and manage asset-related risks. Integrating plant-floor systems with core enterprise applications provides greater visibility into – and control over – asset operations. Access to relevant information through roles simplifies maintenance execution.

By supporting good practices in asset management (according to PAS 55), SAP EAM promotes superior asset performance. By integrating your asset management processes, it fosters collaboration across related activities such as finance, human resources, risk, and compliance.

SAP EAM helps ensure efficient utilization of assets by providing asset intelligence and a holistic view of performance, risks, and expenditures throughout an asset's lifecycle. By supporting continuous and proactive operational risk management, the software helps your managers make decisions more quickly and minimizes business disruption.

For More Information

To learn more about the many ways that SAP EAM and other SAP software can maximize returns on your assets, contact your SAP representative or visit us online at www.sap.com/eam.

The SAP Enterprise Asset Management solution can help you achieve superior asset performance and introduce best practices in asset management.

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