



Globe Life Field – New Home of The Texas Rangers | Arlington, Texas

SmartPM™

CASE STUDY



SmartPM Technologies, Inc.

**Manhattan's Director of Scheduling Witnesses
Amazing Transformation of Project Controls First-
Hand Through SmartPM**




Suite 200
53 Perimeter Center East
Atlanta, GA 30346

www.smartpmtch.com
info@smartpmtch.com
404.329.3000

“ SmartPM allows me much more time for reviewing
schedules in lieu of time spent generating Excel reports. ”

Joe Mannon
Director of Scheduling | Manhattan Construction Group



>75%
Reduction
in schedule analysis time

CHALLENGE

Six years ago, Joe and his co-worker, Chris Smith, implemented digital scheduling software into their practices with hopes of simplifying schedule analysis. But, the challenge was getting the information formatted into something their teams could read. Mannon recalls copying and pasting items into manually created templates just to keep everything consistent across all divisions

However, their methods and workarounds did not turn out to be simple. It was difficult finding time to analyze the various 80-90 monthly project schedules that come in during one week. Joe stated,

“We were working our fingers to the bone, mouse-clicking constantly, copying and pasting, only to get the schedule information captured into our Excel templates.”

During this previous tedious process, Joe’s time was overloaded with creating Excel reports with multiple tabs, leaving no time to look at what activities were slipping, lacking logic, or having high duration counts. As a result, many of the projects being built by project level field staff had lower quality schedules than desired, causing them to be delayed and over budget.

SOLUTION

After five or six years of crunching data themselves with another software, it was decided to schedule a SmartPM product demonstration. SmartPM was given a sample of one of Manhattan’s finished projects. This particular project was delayed four to five months past its contractual date—an issue far too common in the industry.

Manhattan provided SmartPM with their schedule files, from baseline to mid-project. SmartPM’s software analyzed the schedule data in minutes, providing a predicted end date at the 50% mark that came within one day of the actual end date. Based on the

accuracy and speed of SmartPM’s software, Joe quickly realized his processing time would be significantly reduced and would allow him to do more for his clients. No longer needing to use laborious templates and copy & paste in order to fuse information together, deciding to use SmartPM became a no-brainer. “That was our number one selling point with SmartPM. Although the metrics and graphs are interactive and well designed, predictive analysis is what sold me right away.”

RESULTS

In the past, Manhattan’s scheduling software was generating insights that did not initiate quality responses. With SmartPM, Manhattan users can click on different items in the dashboard and watch graphs grow and update in front of their eyes—seeing everything in real-time. The schedule insights offered by SmartPM include a grading scale that Joe has found rather helpful in communicating the importance of schedule quality to his team. Down the schedule pipeline at Manhattan, a general contractor asked Mannon why their schedule had a failing grade compared to other projects on the dashboard. Joe’s explanation? “The data doesn’t lie.” From there, he was able to show them exactly where the problems lay.

Since implementing SmartPM, Manhattan’s project teams can see actionable insights

across all divisions from the President or VP down to the site teams. Working with realistic timeframes and accurate data empowered Manhattan’s project stakeholders to make better decisions and catch problems before they become catastrophes. SmartPM transformed the way Manhattan Construction Group analyzes its project schedules, cutting processing times by a minimum of 75%.

After 47 years of crunching data at Manhattan, Joe finally found a product that frees up his time and allows him to provide more value to his clients than he ever thought was possible. “I can do more in 10 minutes than what used to take me an hour,” Joe said. “We now have this very reliable SmartPM software that our competitors don’t have, and our clients love it. SmartPM has become a part of our daily process.”

“If you see a wreck coming and you have 500 feet instead of 50 feet to stop, you will be in better shape. That’s what SmartPM does.”

Gain Visibility into Your Schedule with SmartPM

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