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IBM

EAM & CMMS BEST PRACTICES

GET THE MOST OUT OF YOUR SYSTEM

By adhering to these best practices, organizations can optimize their CMMS and EAM implementations and processes, ensuring they derive maximum value from their investments while maintaining high levels of asset performance and reliability.

7 Best Practices to Follow

By following these common EAM best practices, organizations can optimize their physical assets, enhance operational efficiency, and drive cost savings.

Comprehensive Asset Inventory:

Organizations should try maintain a detailed and accurate inventory of all assets, including their locations, categorization, classification, unique id's, and maintenance history. Comprehensive asset inventory forms the foundation for asset management.

Standardize Data Entry:

Implement standardized procedures for data entry to ensure consistency and accuracy across the EAM or CMMS system. This includes using uniform naming conventions, codes, and categories.

Work Order Prioritization:

Develop clear criteria for prioritizing work orders based on factors such as asset criticality, safety implications, operational impact, and regulatory requirements.

Resource Optimization:

Optimize the allocation of human resources, tools, and spare parts by analyzing demand patterns and aligning with maintenance schedules to improve resource allocation and availability.

Preventive Maintenance Scheduling:

Develop a robust preventive maintenance schedule based on manufacturers' recommendations, historical data, and technician and operator feedback to reduce unexpected breakdowns or over maintenance to prolong asset life and optimize resource utilization.

Performance Metrics and KPIs:

Define and regularly review key performance indicators (KPIs) to assess the effectiveness of your maintenance strategies and asset performance. Use these insights to drive continuous improvement.

User Training and Engagement:

Provide comprehensive training for all users of the CMMS/EAM system to maximize its functionality and engagement. Create and foster an environment where users are encouraged to provide feedback for continuous improvement.