

# SUPERINTENDENT PORTAL

## OVERVIEW

In today's residential building industry, a couple key elements played a role in BuilderMT creating its Superintendent Portal. First the downturn in the housing market has lowered the amount of staff a homebuilder employs to manage home construction projects, and in many cases owners and executives are now back in the field. Secondly, technology available today, such as higher-speed data networks and revolutionary devices such as the Droid, iPhone and iPad, has brought the office to the field. The ability for homebuilders to manage hundreds of thousands, if not millions, of dollars of inventory and assets is now available with BuilderMT's Superintendent Portal.

BuilderMT set out with these goals in mind:

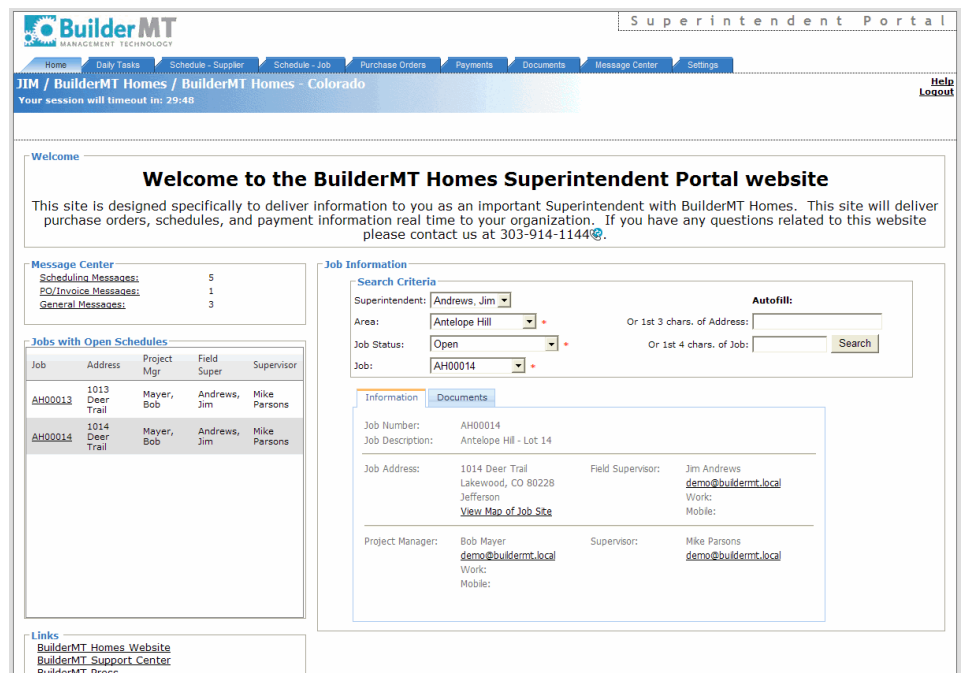
1. Provide additional functionality in WMS to further meet the needs of builder customers using WMS Purchasing and Scheduling.
2. Allow superintendents to manage various aspects of their daily tasks via the web similar to BuilderMT's Trade Portal, but specifically aimed at superintendent activities.
3. 'Expand' Mobile Scheduling to have more scheduling detail on a larger screen (i.e. notebook, laptop, iPad, etc.).
4. Review construction documents in the field.
5. Collaborate with office staff, trades, vendors and others involved with the construction process via a message center; outside the issues surrounding Microsoft Outlook.
6. Track trades purchase orders, schedules, approval of invoices/purchase orders, payments, etc.

The requirements identified in this document address the requirements of our builder advisory group and address the above-mentioned goals.

## HOME TAB- MAIN DASHBOARD

Once a superintendent logs in, he/she has the ability to review a high-level status of any job he/she is assigned to manage. Information about the job, such as job location, job documents and other job information, is displayed. As the superintendent enters a job, from the drop down menu, that job then carries through all other screens in order to simplify the process. However, jobs and trades can be selected or changed at any time on any screen.

Other information, such as links to the BuilderMT VPO (variance purchase order) process, active jobs and links/tabs to the other portal pages are easily accessible from the main dashboard, as well as access to the messaging center, providing the ability to send and receive scheduling, purchase order/invoice and general messages with anyone involved on the construction team.



The screenshot shows the Superintendent Portal interface. At the top, there is a navigation bar with links for Home, Daily Tasks, Schedule - Supplier, Schedule - Job, Purchase Orders, Payments, Documents, Message Center, and Settings. The user is logged in as JIM / BuilderMT Homes / BuilderMT Homes - Colorado. A welcome message states: "Welcome to the BuilderMT Homes Superintendent Portal website. This site is designed specifically to deliver information to you as an important Superintendent with BuilderMT Homes. This site will deliver purchase orders, schedules, and payment information real time to your organization. If you have any questions related to this website please contact us at 303-914-1144@." The dashboard is divided into several sections: Message Center (Scheduling Messages: 5, PO/Invoice Messages: 1, General Messages: 3), Jobs with Open Schedules (table below), Job Information (search criteria and details for job AH00014), and Links (BuilderMT Homes Website, BuilderMT Support Center, BuilderMT Press).

Job	Address	Project Mgr	Field Super	Supervisor
AH00013	1013 Deer Trail	Mayer, Bob	Andrews, Jim	Mike Parsons
AH00014	1014 Deer Trail	Mayer, Bob	Andrews, Jim	Mike Parsons

## SCHEDULE BY SUPPLIER

Allows for the ability to review one or all suppliers who are scheduled for one or all active jobs down to the schedule activity level. The superintendent can select an activity and have access to update the job schedule activity, notes, reminders and checklists, which in turn updates the main schedule at the home office.

**Search Criteria**

Superintendent: Andrews, Jim

Area: -- Select an Area --

Job: -- All Jobs --

Supplier: Bridgetown Building Materials

Activity: -- All Activities --

Date range: 8/30/2000 to 11/28/2011

Projected Dates ▲

Scheduled Dates ▲

Completed Dates ▲

Activity	Type	Pay Point	Area	Job	Lot Number	Scheduled Start	Scheduled Finish	Site Address
<b>SiteAddress: 1012 Deer Trail</b>								
Frame Material - Delivery 1st Floor	■	\$	Antelope Hill	AH00012	012	10/17/2007	10/17/2007	1012 Deer Trail
Frame Material - Delivery 1st Wall	■	\$	Antelope Hill	AH00012	012	10/22/2007	10/22/2007	1012 Deer Trail
Frame Material - Delivery Trusses	■	\$	Antelope Hill	AH00012	012	10/24/2007	10/24/2007	1012 Deer Trail
Interior Trim Material	■	\$	Antelope Hill	AH00012	012	1/29/2008	1/29/2008	1012 Deer Trail
Deck Material	■	\$	Antelope Hill	AH00012	012	2/26/2008	2/26/2008	1012 Deer Trail
<b>SiteAddress: 1013 Deer Trail</b>								
Frame Material - Delivery 1st Floor	■	\$	Antelope Hill	AH00013	013	10/29/2007	10/29/2007	1013 Deer Trail
Frame Material - Delivery 1st Wall	■	\$	Antelope Hill	AH00013	013	11/5/2007	11/5/2007	1013 Deer Trail
Frame Material - Delivery Trusses	■	\$	Antelope Hill	AH00013	013	11/7/2007	11/7/2007	1013 Deer Trail
Interior Trim Material	■	\$	Antelope Hill	AH00013	013	2/14/2008	2/14/2008	1013 Deer Trail
Deck Material	▲	\$	Antelope Hill	AH00013	013	3/13/2008	3/13/2008	1013 Deer Trail
Deck Material	▲	\$	Antelope Hill	AH00013	013	3/13/2008	3/13/2008	1013 Deer Trail
<b>SiteAddress: 1014 Deer Trail</b>								

## PURCHASE ORDERS

Allows for the ability to review all purchase orders by job and supplier. Purchase orders can be viewed, saved, printed and forwarded to the trade.

**Search Criteria**

Superintendent: Andrews, Jim

Area: Antelope Hill

Job: Antelope Hill - Lot 14

Complete	Part Pay	PO Number	Supplier	Pend Invoice Acnt Date	Invoice Net	Invoice Tax	Invoice Total	Completed Date	Completed By	Description
Complete	Part Pay	AH00014-020	Acme Doors & Glass		1275.00	0.00	1275.00			
Complete	Part Pay	AH00014-028	Interstate Hardware Co.		1230.00	0.00	1230.00			
Complete	Part Pay	AH00014-029	Bridgetown Building Materials		3122.90	0.00	3122.90			
Complete	Part Pay	AH00014-030	AAA Quality Framing	6/30/2011	3180.00	0.00	3180.00			
Complete	Part Pay	AH00014-031	Best Painting	6/30/2011	2380.00	0.00	2380.00			
Complete	Part Pay	AH00014-032	Dallas Tile & Carpet		440.00	0.00	440.00			
Complete	Part Pay	AH00014-033	Classic Tile Company		1200.00	0.00	1200.00			
Complete	Part Pay	AH00014-034	Carpet Exchange		5440.50	0.00	5440.50			
Complete	Part Pay	AH00014-035	Centennial Handwood Inc		3457.00	0.00	3457.00			
Complete	Part Pay	AH00014-036	Bridgetown Building Materials		2500.00	0.00	2500.00			
Complete	Part Pay	AH00014-037	Detail		3250.00	0.00	3250.00			

**Search Criteria**

Superintendent: Andrews, Jim

Area: Antelope Hill

Job: Antelope Hill - Lot 14

PO Status: Issued/Printed/Approved  New

Date Range: 8/30/2000 to 11/28/2011

**Legend**

- Issued Purchase Order
- Approved Purchase Order
- Cancelled Purchase Order
- View Related Documents

JobNumber: AH00013	Address	Area	Job Number	Lot Number	PO Number	Description	Issued Date	Approved Date	PO Amount	View Date	Viewed By
1011 Deer Trail	Antelope Hill	AH00013	013	AH00013-001	2010 Excavation	10/8/2007		1533.00			
1013 Deer Trail	Antelope Hill	AH00013	013	AH00013-002	2020 Backfill Gr...	10/23/2007		3787.30			
1013 Deer Trail	Antelope Hill	AH00013	013	AH00013-003	2100 Foundation	10/15/2007		6047.80			
1011 Deer Trail	Antelope Hill	AH00013	013	AH00013-002	3330 Structural...	10/30/2007		550.00			
1013 Deer Trail	Antelope Hill	AH00013	013	AH00013-008	3460 Garage&S...	10/26/2007		3787.30			
1013 Deer Trail	Antelope Hill	AH00013	013	AH00013-009	3110 1st FloorLumber	10/29/2007		6992.24			
1011 Deer Trail	Antelope Hill	AH00013	013	AH00013-010	3112 2nd FloorLumber	11/2/2007		917.85			
1013 Deer Trail	Antelope Hill	AH00013	013	AH00013-011	3120 1st Wall Lumber	11/5/2007		3405.68			
1013 Deer Trail	Antelope Hill	AH00013	013	AH00013-012	3122 2nd Wall Lumber	11/2/2007		2634.65			
1011 Deer Trail	Antelope Hill	AH00013	013	AH00013-013	3130 Roof Lumber	11/7/2007		1672.80			
1011 Deer Trail	Antelope Hill	AH00013	013	AH00013-014	3142 2nd						

## PAYMENTS

Allows access to all payments by supplier along with check number, invoice and purchase order number. Also allows the superintendent to approve an invoice in whole or partially.

**Search Criteria**

Superintendent: Andrews, Jim

Area: -- Select an Area --

Job: -- All Jobs --

Supplier: Bridgetown Building Materials

Date Range: 8/30/2000 to 11/28/2011

Job Number	PO Number	Invoice	Check	Check Date	Amount Paid	Tax Paid	UnPaid
<b>JobNumber: AH00012</b>							
AH00012	AH00012-009	AH00012-009	54730	10/31/2007	6160.00	0.00	255.20
AH00012	AH00012-009	AH00012-009	54730	10/31/2007	6160.00	0.00	255.20
AH00012	AH00012-009	AH00012-009	54730	10/31/2007	255.20	0.00	6160.00
AH00012	AH00012-009	AH00012-009	54730	10/31/2007	6160.00	0.00	255.20
AH00012	AH00012-009	AH00012-009	54730	10/31/2007	255.20	0.00	6160.00
AH00012	AH00012-010	AH00012-010	54748	11/15/2007	2750.00	0.00	123.20
AH00012	AH00012-010	AH00012-010	54748	11/15/2007	2750.00	0.00	123.20
AH00012	AH00012-010	AH00012-010	54748	11/15/2007	123.20	0.00	2750.00
AH00012	AH00012-010	AH00012-010	54748	11/15/2007	2750.00	0.00	123.20
AH00012	AH00012-010	AH00012-010	54748	11/15/2007	123.20	0.00	2750.00
AH00012	AH00012-011	AH00012-011	54730	10/31/2007	3916.00	0.00	244.20
AH00012	AH00012-011	AH00012-011	54730	10/31/2007	244.20	0.00	3916.00
AH00012	AH00012-011	AH00012-011	54730	10/31/2007	3916.00	0.00	244.20
AH00012	AH00012-011	AH00012-011	54730	10/31/2007	244.20	0.00	3916.00
AH00012	AH00012-012	AH00012-012	54748	11/15/2007	3776.30	0.00	172.70
AH00012	AH00012-012	AH00012-012	54748	11/15/2007	172.70	0.00	3776.30
AH00012	AH00012-012	AH00012-012	54748	11/15/2007	3776.30	0.00	172.70
AH00012	AH00012-012	AH00012-012	54748	11/15/2007	172.70	0.00	3776.30

## DOCUMENTS

Access to all job and trade-related documents.

**Job Information**

**Search Criteria**

Superintendent:

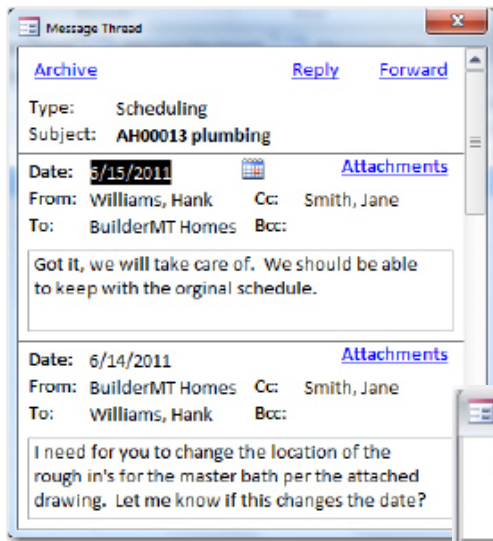
Area:  \*

Job Status:  \*

Job:  \*

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**Documents**  
[Electrical Specification.pdf](#)  
[Floor Plan.pdf](#)  
[Plot Plan.pdf](#)



## MESSAGE CENTER

The ability to create a messaging system including document attachments (in lieu of conventional email) that can be used from external applications like the WMS desktop, Trade Portal, Superintendent Portal, Mobile Scheduling, etc. The messaging system is browser-based, in a very simple format to accommodate all types of hand-held and mobile device browsers. This will provide the ability to communicate to any and all construction staff, trades, vendors, etc., who are involved in the home construction process, without the issues of Outlook, such as image size, spam filters and the ability to store these messages in a database for future reference, vs. digging through and organizing an "Inbox."

**Subjects List**

Type:

Date	Atch	Subject	Detail
6/15/2011	X	AH00013 plumbing	...
6/15/2011		AH00017 Electrical	...
6/16/2011		BR00021 Painting	...

## SETTINGS

The ability to control fonts and the look and feel of the Superintendent Portal.

## SUMMARY

BuilderMT has discovered that the Superintendent Portal can be used by anyone within the homebuilding company who needs access to job information via a larger display browser-based device. Project Managers, Executives and Owners have access to all project information across all of their field staff, by establishing the hierarchical order within the homebuilding organization.

BuilderMT's Superintendent Portal requires a web server, as does BuilderMT's Mobile Scheduling and Trade Portal, web-based applications.