

# FMT302 Operation and Maintenance of Building Services

**Level:** 3

**Credit Units:** 5 Credit Units

**Language:** ENGLISH

**Presentation Pattern:** EVERY JAN

## Synopsis:

FMT302 Operation and Maintenance of Building Services will provide undergraduates' an enhanced understanding of the operation and maintenance requirements of mechanical and electrical building systems, including fire protection, AC and MV, lifts and escalators, energy efficiency, security and UPS. On top of that, the course covers the organization and management of the operation and maintenance function.

## Topics:

- Operation and Maintenance of Plumbing Systems
- Operation and Maintenance of Fire Protection Systems
- Operation and Maintenance of AC and MV Systems
- Operation and Maintenance of Lifts and Escalators
- Operation and Maintenance of Electrical Systems
- Operation and Maintenance of Mechanical Systems for Energy Efficiency
- Operation and Maintenance of Security Systems
- Operation and Maintenance of UPS
- Integrative and Productive Maintenance of Building Services
- Organization and Management of the Operation and Maintenance Function
- Work Management System and Computerized Maintenance Management System
- Training of In-house Capabilities

## Learning Outcome:

- Demonstrate understanding of the operations and maintenance requirements of the major building systems
- Examine the organization and management of the operation and maintenance function
- Propose the in-house and outsourcing mix for the operation and maintenance of building services for operational and financial efficiency
- Implement preventive, predictive or corrective maintenance activities
- Appraise the costing of maintenance using statistical application and LCC
- Formulate an emergency response plan for breakdown of services

## Assessment Strategies (Evening Class):

Components	Description	Weightage Allocation (%)
Overall Continuous Assessment	PRE-CLASS QUIZ 1	2
	PRE-CLASS QUIZ 2	2

Overall Continuous Assessment	PRE-CLASS QUIZ 3	2
	TUTOR-MARKED ASSIGNMENT 1	10
	TUTOR-MARKED ASSIGNMENT 2	14
Overall Examinable Components	ECA	70
<b>Total</b>		<b>100</b>