

Dear Mak,

Thank you for the update. We appreciate ACES' support in helping to circulate this through the flyer, newsletter, and social media channels.

We have created a Google Form for ACES members to register their interest in BuiltChat. ACES members will be entitled to the preferential **40% discount**, and the form will capture their **name, company name, and ACES membership number** for basic verification.

Registration form link:

[https://builts.link/bc\\_aces](https://builts.link/bc_aces)

For the announcement, you may phrase it along the lines of:

“ACES members may register their interest in BuiltChat through the dedicated registration form and indicate their ACES membership details to enjoy the exclusive 40% preferential discount.”

Once members submit the form, we will follow up with them directly on the next steps.

Thank you again for your kind support.

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Warmest Regards,

**Webb Poh | Director**

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# BuiltChat

## Enabling Workforce Transformation

BuiltChat is an AI platform for the built industry and beyond, combining visual design, live web intelligence, and specification data extraction in one workflow.

It natively supports **regulatory code** and **Singapore Standards** search for faster, more efficient project delivery.



Multi Model Web Search Project Scope File Search Vision Capability Code Search



### AI IMAGE GENERATION

Create high-quality architectural visuals, design variations and concepts in seconds with photorealistic results.



### SINGAPORE STANDARDS ACCESS

Instantly search and access SS standards with built-in-SS code intelligence.

- Official SS Standards database
- Instant look-up & references
- Always up to date



### REGULATORY CODE SEARCH

Search and interpret regulatory codes with AI for accurate compliance.

- Building Control Act, BCA codes
- Environmental & Fire codes
- Planning & zoning regulations



### AI-POWERED WORKFLOW

From concept to compliance, BuiltChat streamlines every stage of your project.

- Project scoping
- Spec extraction
- Live web analysis

### AI IMAGE GENERATION



Marketing visuals Design variations Rapid design Landscape integration Bring sketches to life Renovation previews

### BUILT FOR THE WAY ENGINEERS DELIVER.

Designed for engineers, consultants, contractors, and project teams.

- Reduce manual searching
- Improve compliance & coordination
- Make technical decisions faster



<https://builtchat.io>





# BIMLife

INTEGRATED KNOWLEDGE SOLUTIONS

Start 

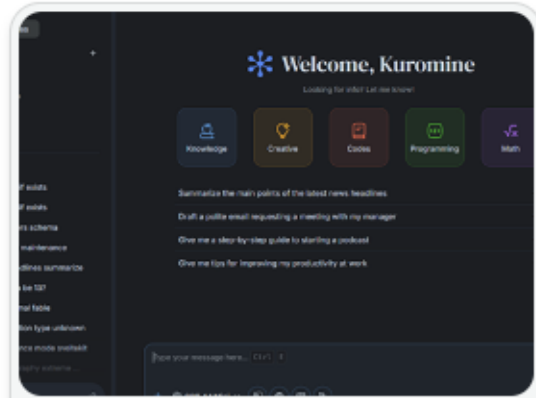


# About Us



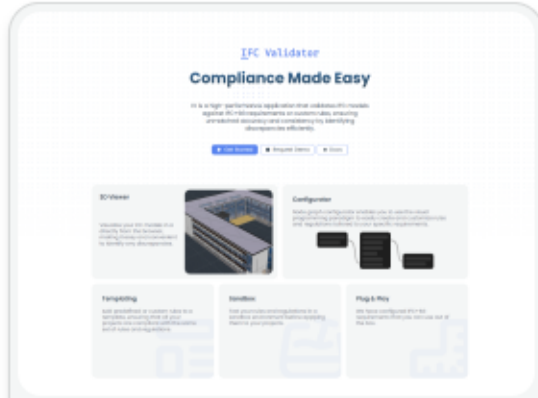
**BuiltSearch** is a platform developed by **BIMLife Pte Ltd** to support the built industry with AI-powered communication and productivity solutions. It is designed to help Architecture, Engineering, and Construction professionals work smarter, collaborate better, and manage information more efficiently.

- BuiltSearch  
By BIMLife Pte Ltd



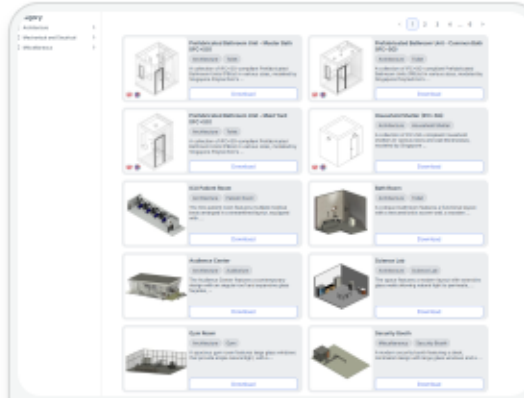
## BuiltChat

BuiltChat is a AI chat app offering access to advanced AI models from OpenAI, Gemini, and advanced image generation, with a focus on the built environment.



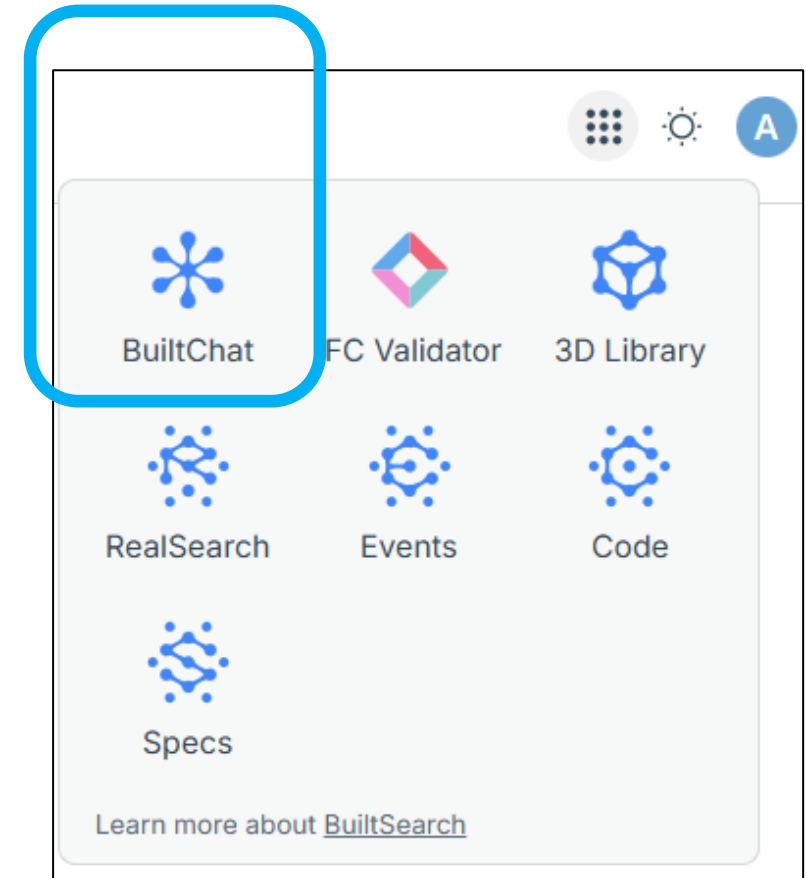
## IFC Validator

Validates your IFC model elements against the IFC+SG specification or custom rules. Ensure compliance, enhance data integrity.



## 3D Library

Download 3D BIM Objects, ready for use in your project for free. Find assets that are IFC+SG compliant ready for authority submissions.



### RealSearch

Search properties in Singapore and view their PSF transactions.

### Events

Discover events to expand your knowledge, network with professionals, and stay ahead in the built industry.

### Code

Resource Centre for the Built Environment, Search codes and regulations, Validate IFC and IFC+SG Models.

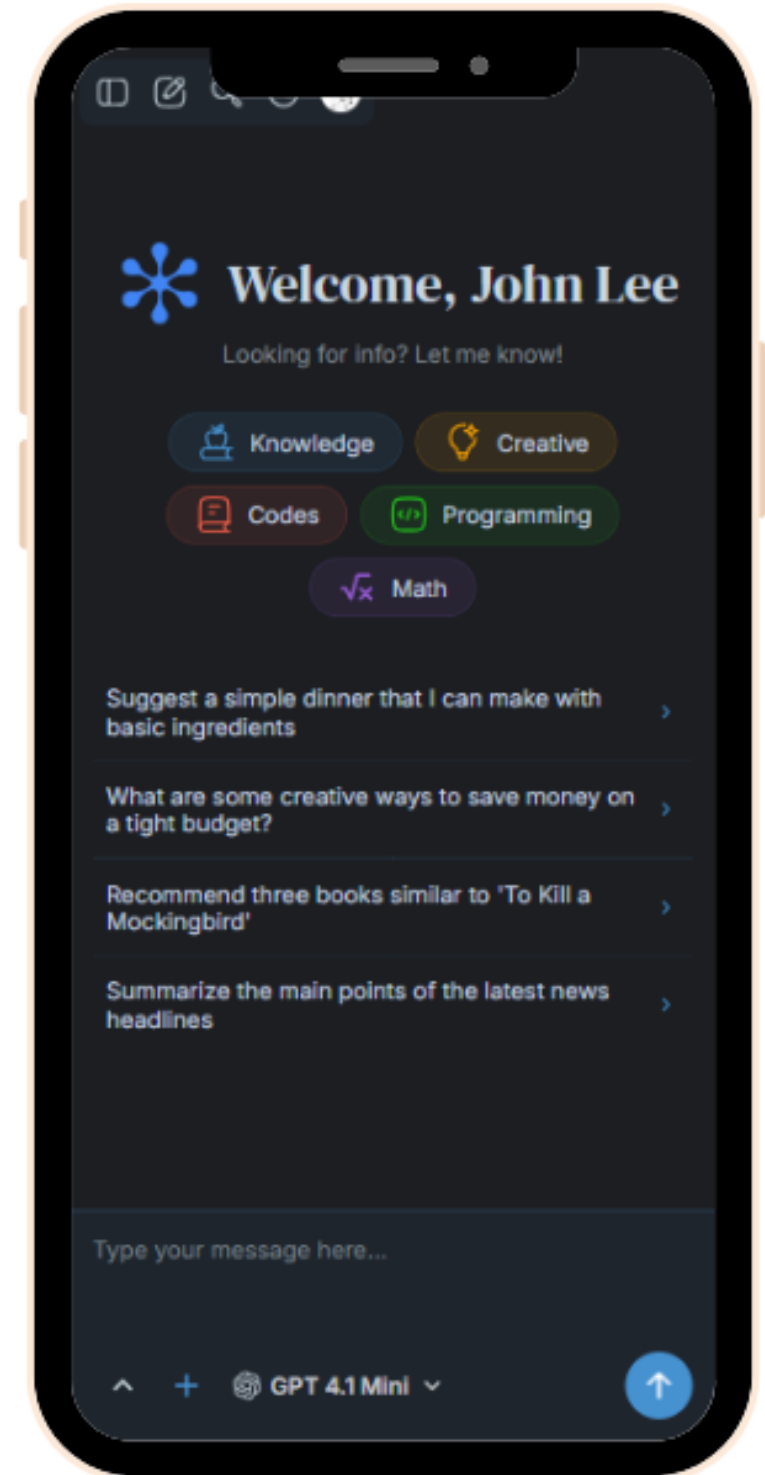
### Specs









Singapore Specifications for the Built Environment.

**BuiltSearch** is a platform with various tools that support the built industry. **BuiltChat** is one of its AI-powered tools, created to help built professionals work more efficiently.

# BuiltChat: AI Assistant for the Built Environment

The first AI assistant designed specifically for architecture, engineering, and construction professionals who demand intelligent, context-aware support.



-  **Federated AI Toggle** – Use ChatGPT, Google Gemini, and DeepSeek in one interface.
-  **Project Organization** – Group related threads into projects.
-  **Tagging System** – Reuse context tags for ongoing chats.
-  **Built-in Image Generator** – Prompt + masking visual editing tools.
-  **Industry-Specific CoPs** – Ease of search on regulatory codes..
-  **Real Estate Information** – Transactions and Real Estate Properties Information..
-  **Access to Singapore Standards**–Ease of retrieval and smart access to Singapore Standards..
-  **Simple, User-Friendly Interface** – easy to use

# Powerful Features Built for AEC



## Federated AI Engine

Switch seamlessly between ChatGPT, Gemini, and DeepSeek with one click, choosing the best AI for each specific task.



## Advanced Image Generator

Create and edit visuals with sophisticated prompt editing and masking capabilities for precise design iteration.



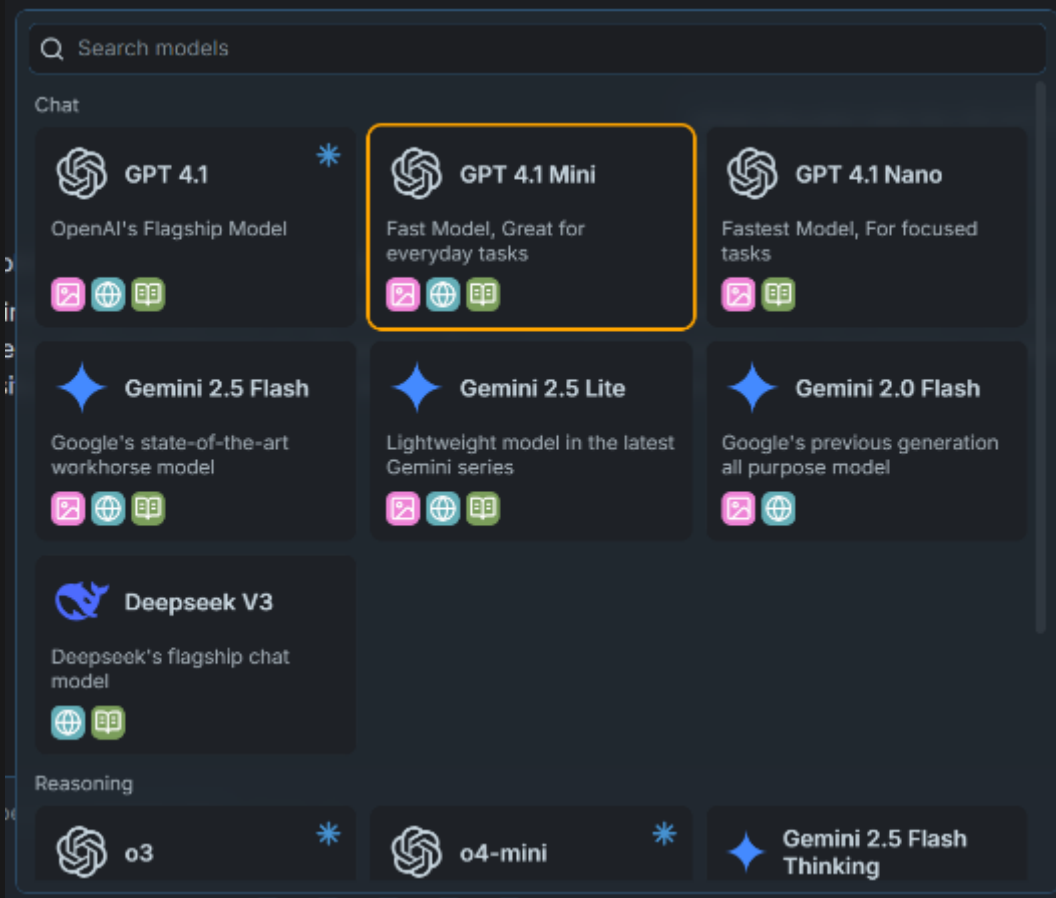
## Project-Based Threads

Organize conversations by project, maintaining context and continuity across complex, multi-phase developments.



## Smart Tagging System

Tag conversations for instant retrieval, creating a searchable knowledge base of project insights and decisions.



One Platform, Combines more than 3 AIs Toggle – Use ChatGPT, Google Gemini, and DeepSeek in one interface.

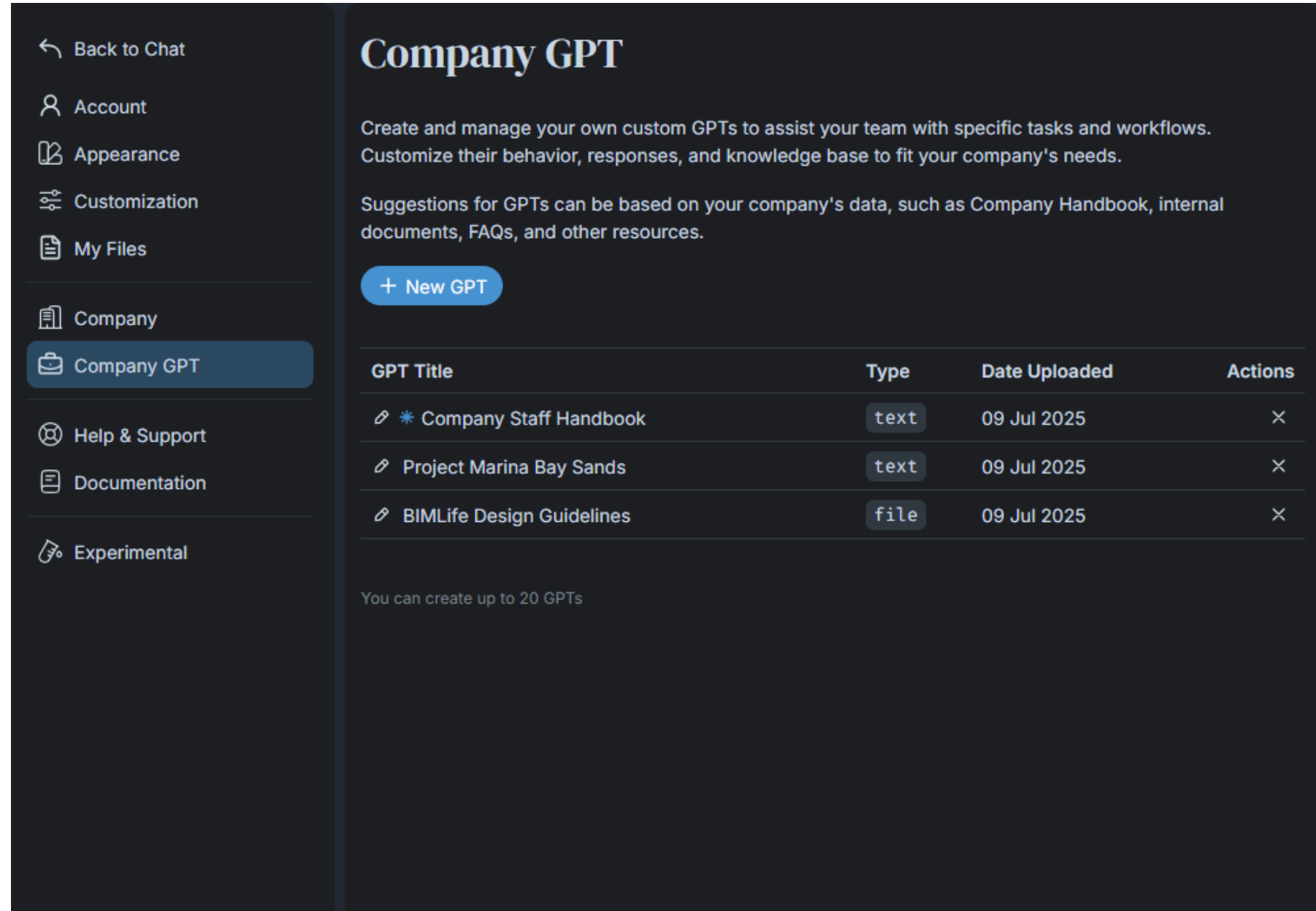


# Company GPT Customization That Scales

## Transform Internal Knowledge

Upload your SOPs, technical reports, and workflows to create a customized AI that speaks your company's language and follows your standards.

- Proprietary design guidelines integration
- Company-specific code compliance
- Customized response templates
- Role-based access controls



**Company GPT**

Create and manage your own custom GPTs to assist your team with specific tasks and workflows. Customize their behavior, responses, and knowledge base to fit your company's needs.





Suggestions for GPTs can be based on your company's data, such as Company Handbook, internal documents, FAQs, and other resources.

[+ New GPT](#)

GPT Title	Type	Date Uploaded	Actions
<a href="#">✎ * Company Staff Handbook</a>	text	09 Jul 2025	✕
<a href="#">✎ Project Marina Bay Sands</a>	text	09 Jul 2025	✕
<a href="#">✎ BIMLife Design Guidelines</a>	file	09 Jul 2025	✕

You can create up to 20 GPTs

# Powerful Use Case for Company GPT

-  **Retrieve Company Portfolio for Tender**  
Search and download company portfolio or any related documents to support tender preparation. Ask AI to tabulate according to your tender specs, such as project contract values, size, and years of references.
-  **Use of AI to prepare Tender Write Up**  
Example: Technical Proposal - Constraints, method statements, Project Team Organization chart.  
Demonstrate Planning ability including sequencing of works  
Detailed work programme to ensure completion of work within specified period.
-  **Project-Based Threads**  
Combining company practice guidelines and knowledge management information, use AI conversations for project, helps to contextualize better
-  **Company Staff handbook / Design Guidelines**  
Using deep search to query and relate design guidelines with current project design requirement.

# Real Estate Information – Get AI Access to Singapore Transactions and Real Estate Properties Information..

REFLECTIONS AT KEPPEL BAY

Reflections at Keppel Bay is a condominium located at 15 Keppel Bay View, Singapore 096410, in the Bukit Merah planning area within the Central Region. It is a 99-year leasehold property, with the lease starting from March 15, 2006, and the development was completed in 2011.

This luxury waterfront development spans multiple postal codes from 09B402 to 09B419 and is known for its distinctive architectural design and prime location near the bay.

Here are some images of Reflections at Keppel Bay for your reference:



Reflections at Keppel Bay 1



↓ Scroll to Bottom

Type your message here... CC:1

Johi Leo



Reflections at Keppel Bay

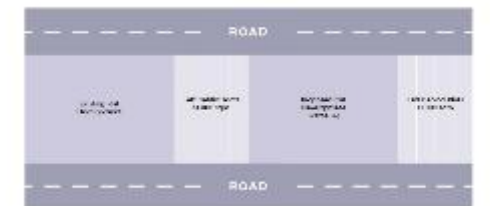
Table with 5 columns: Sale Date, Sale Number, Area (sqm), Transacted Price (SGD), and Sale Price (SGD/sqm)

Sale Date	Sale Number	Area (sqm)	Transacted Price (SGD)	Sale Price (SGD/sqm)
2024-06-26	987-73	841	1,150,000	1368.62
2024-06-26	987-81	841	1,150,000	1368.62
2023-08-24	988-81	848	1,100,000	1298.35
2023-06-23	987-81	848	1,100,000	1298.35
2023-06-22	987-81	847	1,100,000	1298.35
2023-06-22	987-28	847	1,080,000	1275.09
2023-06-18	988-84	848	1,080,000	1275.09
2023-06-16	987-81	847	1,080,000	1275.09
2023-06-15	987-47	847	1,080,000	1275.09
2023-06-15	988-88	848	1,080,000	1275.09
2023-06-15	987-81	848	1,080,000	1275.09

Property Prices



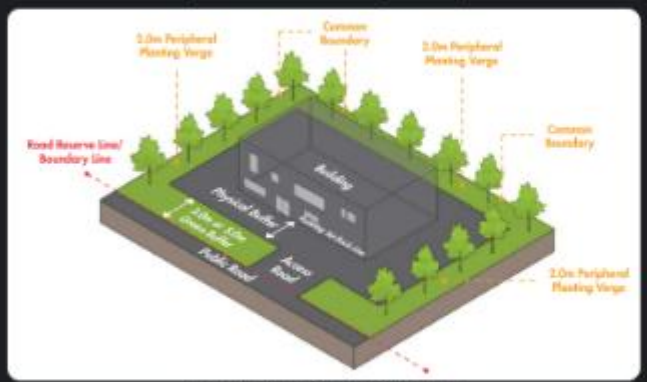
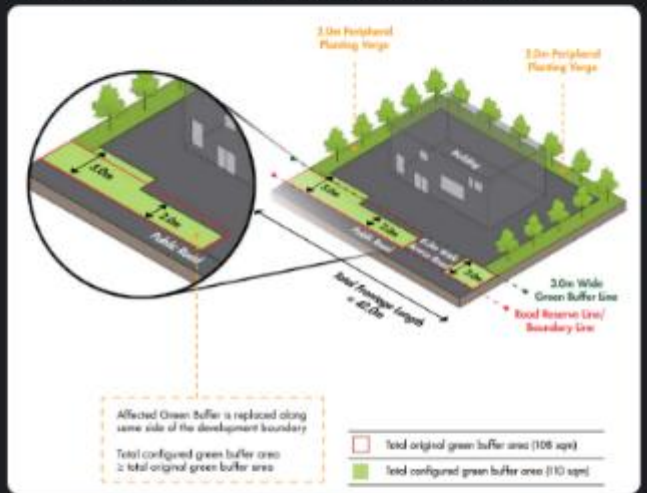
Land Plot Ratio GPR



Site Area

# Industry-Specific CoPs – Ease of AI search on Built Regulatory Codes.

- Structures within tree planting strips should be low and screened to not hinder tree growth.
3. Alternative Configuration:
- When technical or design constraints exist, alternative green buffer configurations can be approved on a case-by-case basis.
  - Conditions for alternative configurations include: a) Maintaining a minimum 2.0m clear planting verge along the same development boundary side. b) Ensuring the total green buffer area on that side remains equal to or greater than the originally required area.
  - Illustrated examples demonstrate how green buffers can be reconfigured along a development boundary, maintaining or increasing the overall buffer area while adapting to site conditions.
4. Supporting Elements:
- Peripheral planting verges at a minimum width of 2.0m are required along development boundaries not adjoining public roads.
  - Footings of any walls encroaching more than 0.5m into a peripheral planting verge must be recessed at least 2.0m below the proposed ground level.
- These provisions collectively ensure that green buffers serve both functional and aesthetic roles in urban development, supporting greenery continuity, environmental comfort, and site integration.

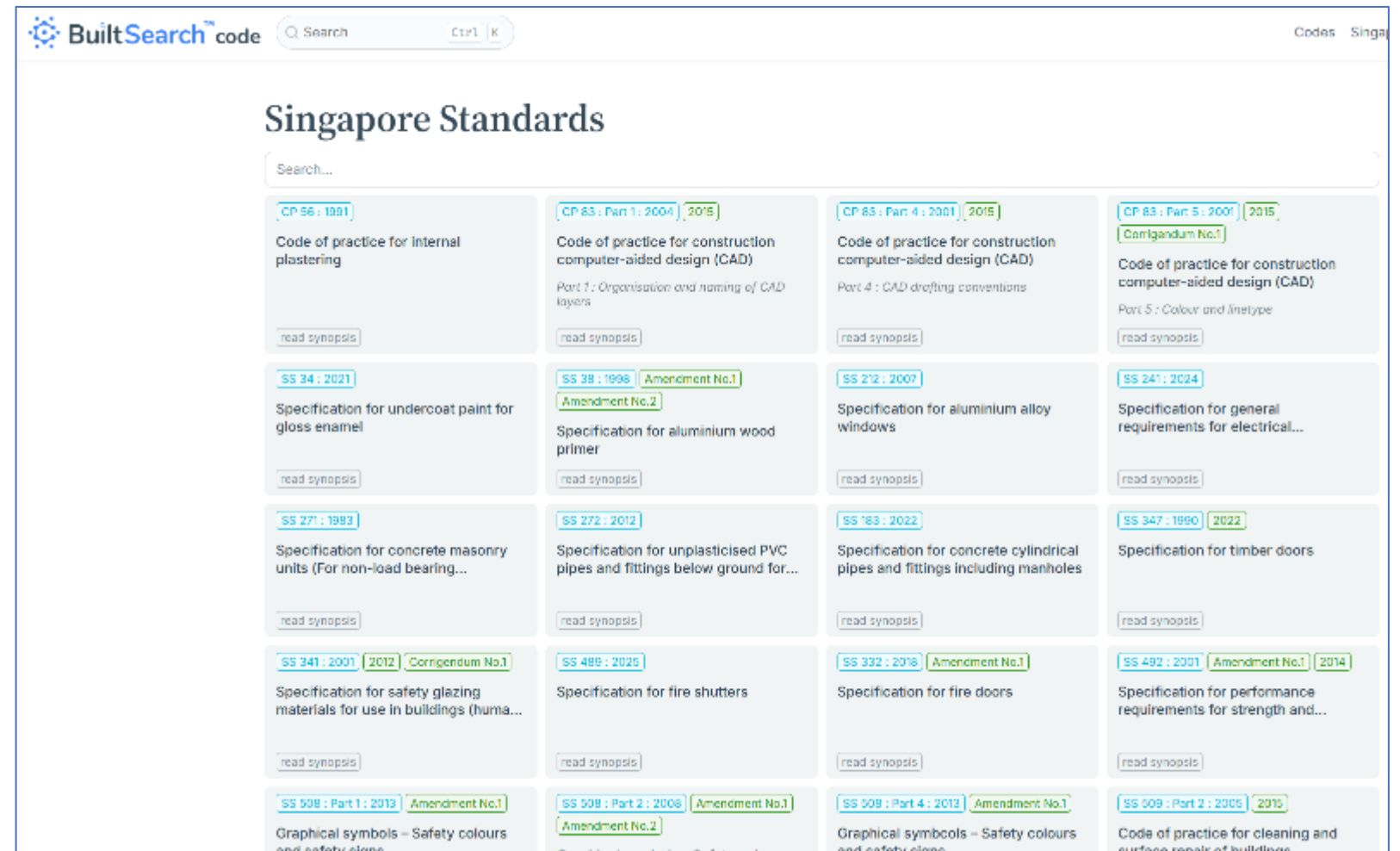
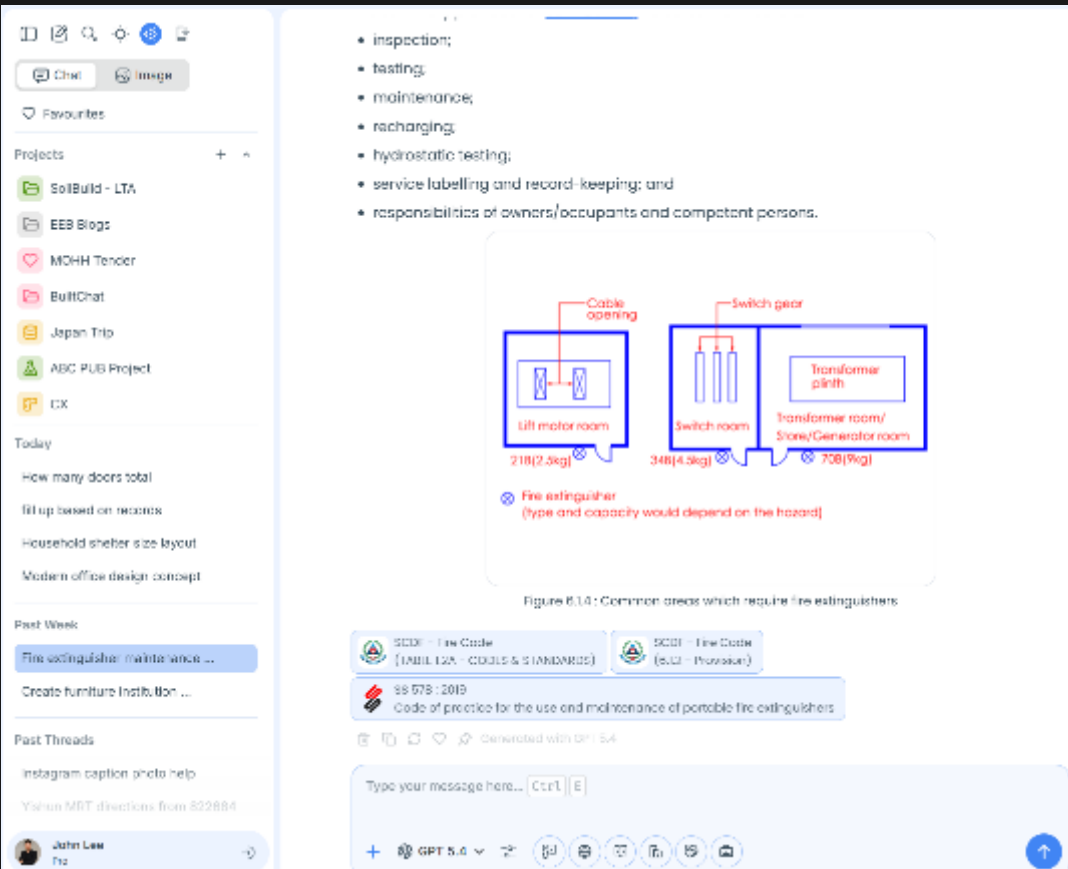


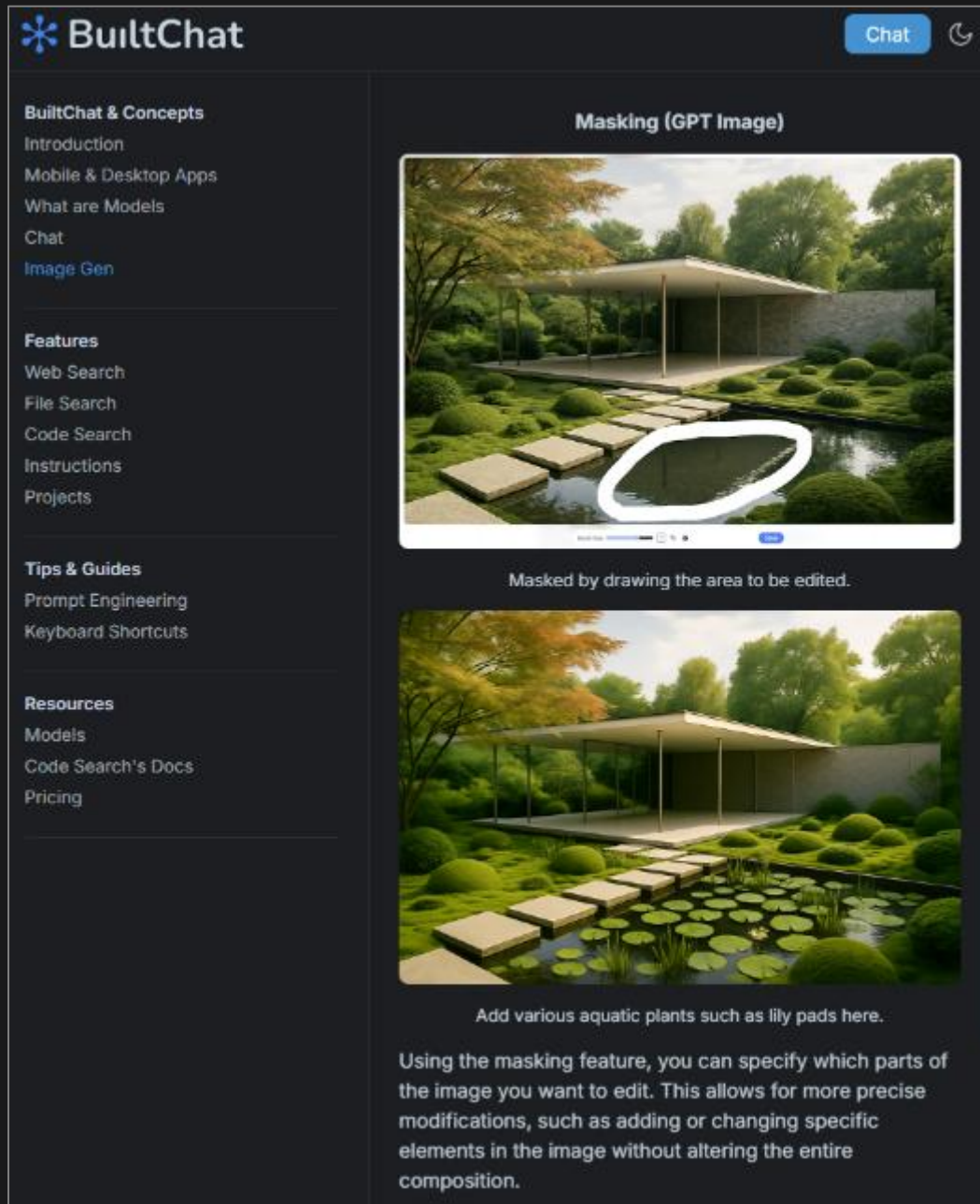
- NParks - Greenery Provision and Tree Conservation (3.1.3 - Peripheral Planting Verges)
- NParks - Greenery Provision and Tree Conservation (3.1.4 - Alternative Green Buffer Configuration)
- NParks - Greenery Provision and Tree Conservation (3.3.2 - Green Buffer)

 <b>BCA</b> Accessibility Approved Document Buildability	 <b>NEA</b> Environment Health	 <b>SCDF</b> Fire Code Household Shelters Storey Shelters	 <b>URA</b> Flats and Condominiums Gross Floor Area
 <b>NPARKS</b> Greenery Provision	 <b>LTA</b> Parking Provision Street Works	 <b>PUB</b> Sewerage and Sanitary Works Surface Water Drainage	

<https://builtchat.io/docs/code-search-docs>

# Singapore Standards– Ease of Access on BuiltSearch.





**BuiltChat** Chat

**BuiltChat & Concepts**

- Introduction
- Mobile & Desktop Apps
- What are Models
- Chat
- Image Gen

**Features**

- Web Search
- File Search
- Code Search
- Instructions
- Projects


**Tips & Guides**

- Prompt Engineering
- Keyboard Shortcuts


**Resources**

- Models
- Code Search's Docs
- Pricing

### Masking (GPT Image)



Masked by drawing the area to be edited.



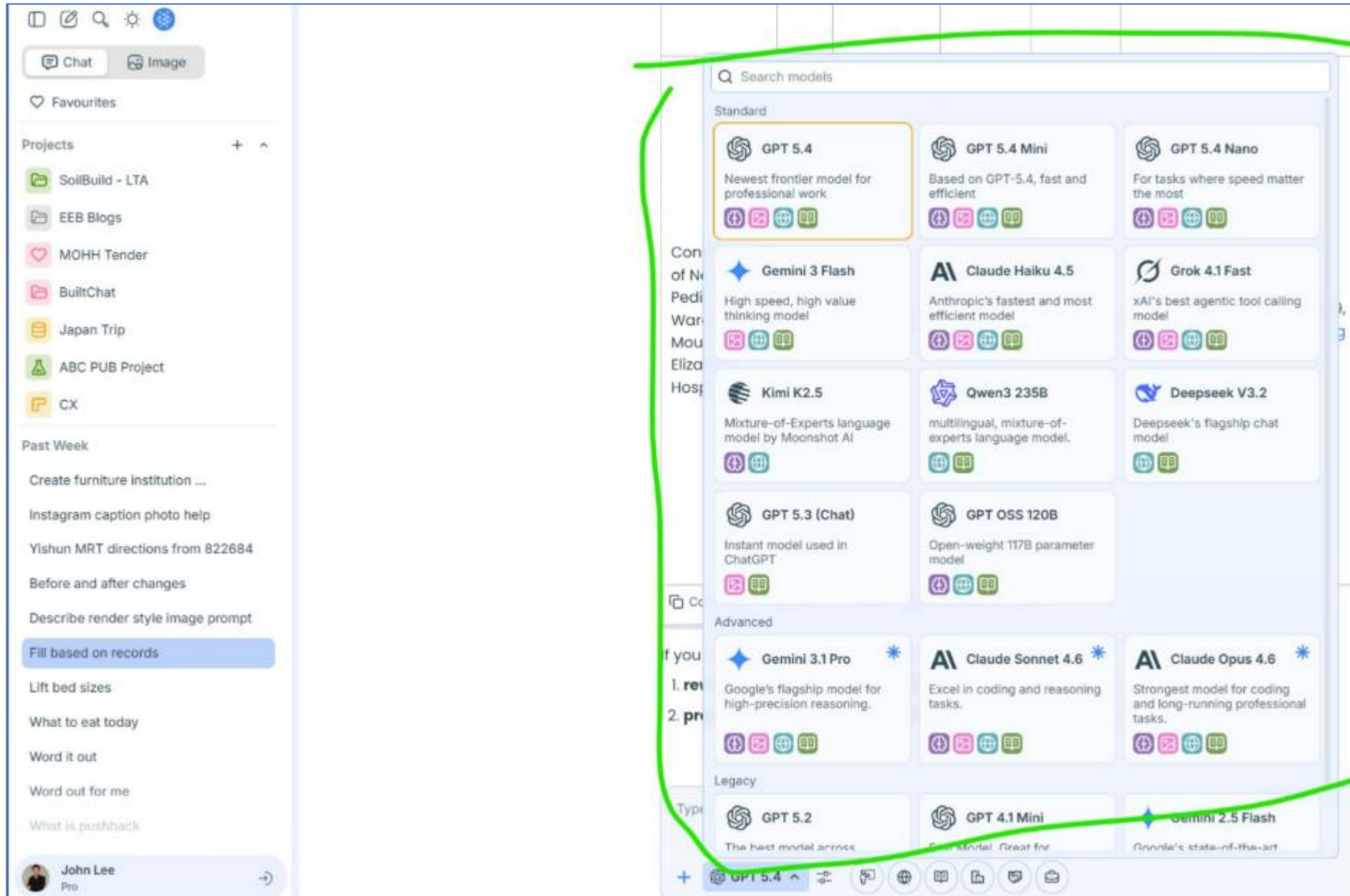
Add various aquatic plants such as lily pads here.

Using the masking feature, you can specify which parts of the image you want to edit. This allows for more precise modifications, such as adding or changing specific elements in the image without altering the entire composition.

# Built-in Image Generator – Prompt + masking visual editing tools.



<https://builtchat.io/docs/image-gen>



Multiple Leading AI LLM in one interface to choose from

documented in the Fire Safety Instruction Manual and handed over to the building owner for compliance.

If you want the detailed maintenance procedures, the main document to refer to is [SS 578: 2019](#).

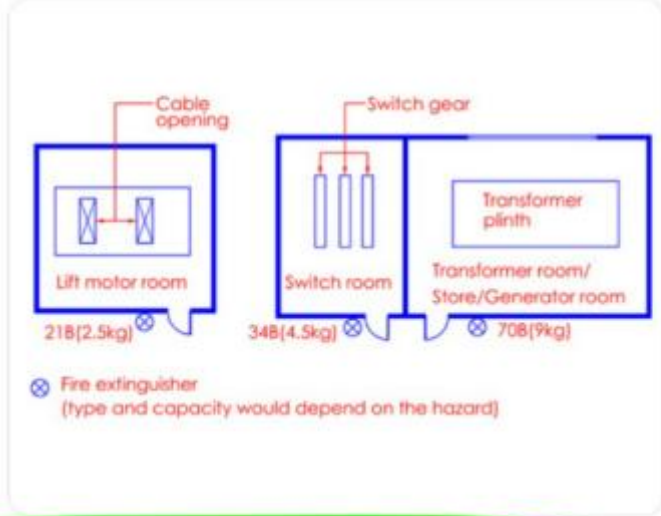


Figure 6.1.4 : Common areas which require fire extinguishers

SCDF - Fire Code (1.1.9 - Fire safety requirement for storage of flammable particulate solids under Globally Harmonized System of Classifica...)

SCDF - Fire Code (6.1.2 - Provision)

SS 578 : 2019 Code of practice for the use and maintenance of portable fire extinguishers

John Lee Pro

Hyper links to CoPs and Singapore Standards to view full content



Before



After



# Key Productivity Gains

Task	Without BuiltChat	With BuiltChat	Productivity Gain
Research & Summarization	30–60 mins per topic	5–10 mins using AI summaries	<b>Up to 80% time saved</b>
Report Drafting / Content Creation	2–3 hrs per report/post	20–30 mins with built-in AI	<b>Up to 85% faster output</b>
Data Analysis & Interpretation	1–2 hrs manual processing	10–15 mins using AI tools	<b>Up to 90% gain</b>
Email & Communication Writing	30 mins per email/document	5 mins using smart templates	<b>Up to 83% faster</b>
Creative Ideation / Brainstorming	1 hr per session	Instant suggestions + refine	<b>50–70% faster iteration</b>

# Measurable Impact on Your Bottom Line

40%

## Faster Information Retrieval

Reduce time spent searching for project data, codes, and specifications.

25%

## Productivity Increase

Streamlined workflows and intelligent assistance boost team output.

60%

## Less Duplicated Work

Smart tagging and project organization eliminate redundant research.

# Real-World Applications



## Architects

Instantly retrieve building codes, zoning requirements, and accessibility guidelines for any project location.



## Engineers

Compare product specifications, analyze structural requirements, and validate design calculations with AI assistance.



## Project Managers

Generate compelling project visuals, create marketing materials, and communicate complex technical concepts to stakeholders.

# Common Prompts

## Contractor

“Draft a letter to BCA for permit extension”

“Compare Class 3 vs Class 4 LCs under FEDA”

“Explain why SSD affects Chuan Park’s launch price”

“Translate this method statement into Bengali and Tamil”

“Prepare safety briefing slides for external scaffolding work”

## Architect

“What are the URA plot ratio and building height limits for [address]?”

“Summarize BCA guidelines on barrier-free accessibility for new developments.”

“What are the differences between envelope control and storey-based control under URA?”

“Generate a concept design idea for a narrow terrace house on a 6m-wide plot.”

“What is the minimum setback requirement for landed houses in Singapore?”

# Common Prompts

## MEP Engineer

“Compare different air-conditioning system options for a commercial building”

“Draft a method statement for electrical shutdown and temporary power supply”

“Summarize SCDF requirements for fire alarm and sprinkler coordination”

“Prepare a checklist for MEP coordination before ceiling closure”

“Explain the difference between ACMV, electrical, plumbing and fire protection coordination issues”

## Civil Engineer

“Draft a method statement for drainage diversion works”

“Summarize PUB requirements for earth control measures and silt control”

“Explain the key considerations for road opening works in Singapore”

“Prepare a checklist for site inspection before concreting works”

“Draft a reply to LTA / PUB comments on civil submission drawings”

“Tell me more about ABC water features that associates with PUB code, 7.2.1 detention tank”



ACES members enjoy **40% off**, from  
\$50/month to \$30/month

Schedule Demo

Join forward-thinking AEC professionals who are already using BuiltChat to work smarter, faster, and more efficiently.

Support Email: [ayla@builtsearch.com](mailto:ayla@builtsearch.com) | [support@builtsearch.com](mailto:support@builtsearch.com)

Contact No.: 97110778

Website: <https://builtchat.io/>