onetrace

The missing layer: why smart buildings are only as smart as their site data

Your smart building has **amnesia.**

It remembers every reading. It has forgotten how it was built.

Greg McClelland · CEO, Onetrace · Smart Buildings Show 2026

You can see the temperature of every room in this building. **Live.**

You can see the temperature of every room in this building. Live.

Can you **prove** the fire stopping behind the ceiling was installed?

Perfect short-term memory.
No long-term memory.

What your building knows

Every temperature.

Every occupancy reading.

Every kilowatt-hour.

What it has forgotten

Which products were used for *that* penetration?

Who fitted *that* fire door?

Whether it passed inspection.

Here's why

The most important data in your building was created by **people you'll never meet.**

Dozens of specialist subcontractors. On site for weeks. Then gone.

And where does it live?

2,000

photos of finished work, lost on one broken phone.

No evidence. No payment. No record for the building.

Fire stopping subcontractor, before moving to Onetrace

So at handover, we rebuild the past.

01

Chase

Photos, forms and sign-offs from the supply chain long since off site

02

Re-type

Paper and spreadsheets typed up again by someone in an office

03

PDF

Bound, signed, filed—and never searched again

At the AI Hub

AI built on a guess is just a **confident guess.**

Digital twins, predictive maintenance, automated compliance—every one of them assumes we know what was actually built.

The missing layer

You can upgrade a BMS.

You can't go back and watch the fire stopping go in.

Site execution

The record of how it was actually built, by whom, with what

Created once · can't be retrofitted

Digital infrastructure

Sensors, networks, BMS—upgraded for decades

Physical infrastructure

The fabric, the services, the kit



Capture it once.
At the point of work.

Who

What

Where, pinned to the drawing

When

Photo proof

Structured

Searchable and queryable.

Live

Visible while the build happens, not after it.

Usable

Exports and an open API into the systems you already run.

Does it work? Cost.

£10 → £4

Cost to review each fire door—checked remotely, not on a site revisit.

Does it work? Risk.

The ceilings stayed shut.

In an occupied building, photo evidence proved the installs were compliant. Nobody had to open a ceiling to find out.

Does it work? Time.

70%

time saved across admin and technical management

"Within seconds we can understand the **commercial impact** of a survey, variation or remedial package."

Jason Fletcher, Technical Manager, Firesafe

Firesafe built live commercial and compliance dashboards on the Onetrace API, across 10–12 live projects.

“I can be on holiday and still check projects in Cardiff, Scotland, or Liverpool in seconds. **It's all live, and it's accurate.**”

Jay Sefton · Head of Fire Door Compliance, Frank Rogers

Frank Rogers have recorded 2,500+ fire doors with asset tags, and catch issues the same day.

Trending in the right direction

1,000+
subcontractors

300k+
projects created

100m+
photos of work captured

1m+
reports generated

One hundred million pieces of evidence about **what's behind the walls** of buildings globally.

Source: Onetrace

Three things to do on Monday.

1

Specify it

Write structured, live site records into your subcontract requirements.

2

Ask to see it live

Require access during the build—not a binder at the end.

3

Start with fire

The highest-risk package, and the one where evidence matters most.

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Make your building **remember.**

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