



ISO 55000 Asset Management Journey  
Mkwawa Leaf Tobacco

Getting the basics right in an East African industrial environment

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# Why ISO 55000 Mattered

Value-focused operation (Asset management rather than asset maintenance)



Efficient utilization of manpower



Reliable and sustainable efficiencies



Shift from experience-only to data-driven decision making



Safety & compliance

# Our Vision

A sustainable & disciplined data-driven Asset Management system maximizing value, reliability & safety across lifecycle

# First ISO 55000 Steps

Top leadership commitment to EAM

EAM policy approved

Asset register & hierarchy

EAM deployed

Asset management processes developed

Criticality ranking

PM/PdM plans development

Training & capability building

# Key Tools & Processes

EAMS-IBM Maximo

Asset criticality matrix

Failure analysis (5-Why)

Condition monitoring

Planning & scheduling

Breakdown & cost capture

# Early Wins

PM compliance >85% (improved preventive maintenance culture)

Improved maintenance plan attainment

Visibility in terms of Development and tracking of Maintenance KPIs

Improved efficiencies( conveyor downtime reduced by more than 30%)

Improved resource utilization.

Improved data integrity

# Challenges

- ▶ Cultural shift
- ▶ SILO working

# Lessons Learned



START WITH BASICS



INVEST IN PEOPLE  
FIRST ,PROCESSES &  
SYSTEMS LATER



AVOID SILO WORKING  
-COMMUNICATE &  
GET BUY-IN



START, IMPROVE  
CONTINUOUSLY

# Next Steps



**EAMS-INVENTORY  
Interface**



**Online Condition  
monitoring**



**Mobile Capability**

# Conclusion



Before processes and systems invest in people.



Start small ,continuously improve.



EAMS is not the only reason Asset management professionals are valued. EAMS are not just tools, they need people with the right skills and mindset.

Thank You

Asset Management  
Excellence is a journey,  
not a switch / one time  
thing, continuous  
improvement is needed