

THESIS ABSTRACT

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TITLE OF THE STUDY **ASSESSMENT OF FACTORS AFFECTING BUILDING
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This thesis presents current local and international practices of building maintenance management auditing, identifies factors affecting auditing, and identifies and ranks factors affecting auditing of maintenance departments in large organizations in Saudi Arabia. . The objective of this thesis is to assess factors affecting maintenance management auditing and then develop a suitable auditing form for building maintenance. To achieve these objectives, previous studies and previously developed audit forms were reviewed, and a survey was designed to assess the opinions of specialists in the maintenance field towards various factors and their importance. The developed questionnaire was distributed to large organizations in the Eastern province of Saudi Arabia.

Based on the literature review, the outcome from the questionnaires and the calculated importance index for each factor, a suitable auditing form for building maintenance management in Saudi Arabia was developed. The survey showed a lack of awareness on the subject of maintenance management and a need for auditing techniques, since there is no standard audit form or procedure to be followed by each organization's auditors.

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