

# BOS Master Loop — Data-Rich Execution Layout (V2)

Prepared for Denise | Source: current company workflow + leasing baseline tracker | Date: 2026-03-27

## 1) Jobs to Schedules

- Operate one integrated schedule: 24-month pipeline, 12-month committed, 13-week execution, 2-week lookahead.
- Target:  $\geq 90\%$  on-time milestone hit rate; critical-path slippage  $< 5$  days/month.

## 2) Funding to Closings

- Release capital only at gates: permit ready  $\rightarrow$  PO release  $\rightarrow$  production start  $\rightarrow$  module complete  $\rightarrow$  install complete.
- Target: 100% gate-funded before start; draw-cycle  $\leq 5$  business days.

## 3) Plant Schedule

- Run Line A/B with station sequencing and QA hold/release controls.
- Target: first-pass yield  $> 95\%$ ; rework hours  $< 8\%$  of production labor.

## 4) Land Division Construction

- Dispatch only with verified site readiness: grading, utilities, access, crane/staging, inspections.
- Target: delivery-to-set lag  $< 48$ h; site-caused delay  $< 10\%$  of schedule variance.

## 5) Automation Friday Timeline

- Weekly Friday close cycle for SOP updates, automation blockers, root-cause actions.
- Target: high-priority exceptions older than 7 days = 0.

## 6) Family Office Reporting

- Weekly executive pack: cash, variance, risk register, approvals; monthly margin/velocity/capital rollup.
- Target: forecast variance  $< 10\%$ ; critical decision turnaround  $< 72$ h.

## 7) Social Campaign Ops

- Publish only milestone-verified progress (factory, delivery, install) for investor + leasing credibility.
- Target: milestone-to-publication lag  $< 48$ h.

## 8) Hospitality & Leasing

- Current baseline: Whisper 72.6% physical / 75.4% leased / 24.0% vacancy; Villas 74.0% / 80.7% / 18.0%.
- Target next 90 days: +4 to +8 pts leased occupancy portfolio-wide.

## 9) Licensee Training

- Tiered certification: SOP  $\rightarrow$  practical station execution  $\rightarrow$  compliance audit pass.
- Target: 100% pre-launch certification;  $\geq 95\%$  audit pass.

## 10) Employee Training & Safety

- Role-based 30/60/90 training, daily safety huddles, near-miss closure, weekly skills+safety review.
- Target:  $\geq 98\%$  training completion; near-miss closure  $< 5$  days; incident trend down MoM.

## Loop-Back Rule (10 !' 1)

Every Friday, KPI deltas from Reporting + Leasing + Safety feed directly into next-week schedule and funding decisions.

## Bottom KPI Strip

Velocity: on-time milestone %, critical-path slip days

Quality: first-pass yield, rework hours, audit pass rate

Cash Discipline: draw-cycle time, forecast variance %, contingency burn rate