

CONTENTS

FEASIBILITY STUDY

1. Introduction – Declan Thomas
 - 1.1 Background to the scheme – Declan Thomas
 - 1.2 Scope and Feasibility Study – Declan Thomas
 - 1.3 Input from other appropriate parties – Declan Thomas
2. Background information – Kerri Farmer
 - 2.1 Customer supplied information – Kerri Farmer
 - 2.2 Use of land and building past and present – Kerri Farmer
 - 2.3 Current and proposed occupancy – Kerri Farmer
3. Outline brief.
 - 3.1 Client requirements – Declan Thomas
 - 3.2 Operational functional needs – Declan Thomas
 - 3.3 Client directed adaptations to fabric of existing building – Declan Thomas
 - 3.4 Fund raising provisions – Declan Thomas
 - 3.5 Programme & phasing – Declan Thomas
4. Site location
 - 4.1 Location description – Kerri Farmer
 - 4.2 Ownership/tenancies/covenants/terms of lease/legal boundaries and easements – Declan Thomas
 - 4.3 Site investigation – Abdi Adan
 - 4.4 Contaminated land – Abid Adan
 - 4.5 Ground level survey, boundary features, woodlands, hedgerows – Abid Adan
 - 4.6 Location of existing statutory services – Mariah Edwards
 - 4.7 n/a
 - 4.8 Access pedestrian vehicular highway restrictions – Mariah Edwards
 - 4.9 Archaeological status – Mariah Edwards
 - 4.10 n/a
 - 4.11 n/a
 - 4.12 n/a
 - 4.13 Alternative site – Kerri Farmer
 - 4.14 Site location plans – Kerri Farmer
 - 4.15 n/a
 - 4.16 Surrounding development, highways, footpaths, parking noise – Abid Adan
 - 4.17 Ecological survey – Abdi Adan
5. Development constraints
 - 5.1 Planning & listed buildings status, TP and conservation area – Kerri Farmer
 - 5.2 Flood consequences assessment – Declan Thomas
 - 5.3 Environmental protection requirements – Abdi Adan
 - 5.4 Highways implications of development – Lukas Molnar Riss
 - 5.5 n/a
 - 5.6 Uses of surround development – Lukas Molnar Riss
 - 5.7 Constraints on size/height & rights of way covenants – Lukas Molnar Riss
 - 5.8 Phasing arising from nature of works – Declan Thomas
 - 5.9 Client imposed constraints – Declan Thomas

- 5.10 Contractors site compound access – Lukas Molnar Riis
- 5.11 Party wall act – Lukas Molnar Riis
- 6. Accommodation requirements
 - 6.1 Space requirements (internal & external work) – Declan Thomas
 - 6.2 Comparison with similar schemes – Declan Thomas
 - 6.3 Service requirements – Lukas Molnar Riis
 - 6.4 External Works – Lukas Molnar Riis
 - 6.5 Equipment fixed & loose furniture – Lukas Molnar Riis
 - 6.6 Furnishings – Lukas Molnar Riis
 - 6.7 Customer supplied equipment – Lukas Molnar Riis
 - 6.8 n/a
 - 6.9 Access for disabled persons – Declan Thomas
 - 6.10 Security – Declan Thomas
 - 6.11 Flexibility of use – Lukas Molnar Riis
 - 6.12 Phasing/Decanting – Temp accommodation – Declan Thomas
- 7. Design
 - 7.1 Existing construction composition level of specification – Kerri Farmer
 - 7.2 Alternative systems of construction – Kerri Farmer
 - 7.3 Fixed and loose equipment, furniture, and furnishings – Kerri Farmer
 - 7.4 External works solar shading – Kerri Farmer
 - 7.5 Provision for future expansion and alterations – Kerri Farmer
 - 7.6 Building regulations – Kerri Farmer
 - 7.7 Environmental protection requirements (methane/radon detection) – Kerri Farmer
 - 7.8 Energy efficiency – Kerri Farmer
 - 7.9 Maintenance – Kerri Farmer
 - 7.10 Health & Safety – Mariah Edwards
 - 7.11 Secured by design issues, consultations – Kerri Farmer
- 8. Estimates
 - 8.1 Capital costs – Lukas Molnar Riis
 - 8.2 Works to be undertaken by contractor – Lukas Molnar Riis
 - 8.3 Maintenance costs – Lukas Molnar Riis
 - 8.4 Whole life cost – Lukas Molnar Riis
 - 8.5 Fees – Lukas Molnar Riis
 - 8.6 Notes & Exclusions
- 9. Program
 - 9.1 Consultations with PM – Declan Thomas
 - 9.2 Preliminary design – Declan Thomas
- 10. n/a
- 11. Drawings & associated information
 - 11.1 Site location drawings & aerial photographs – Kerri Farmer
 - 11.2 Sketch schemes & options – Kerri Farmer
 - 11.3 Schedule of accommodation – Kerri Farmer