



Design process

Working

Site

Detail design

These are completed after planning consent and approval have been obtained. These include space requirements, project priorities, shape, form and level of specification.

Drawings

These are produced in order to communicate all construction details to those involved in the development process.

Bill of quantities

This provides all the information needed by a price contractor to prepare a price based on all previous documents and includes details of the quantities and materials needed.

Tender action

This identifies and compares the suitability of potential contractors and/or specialists for the construction of the project. This stage allows suitable contractors and specialists to be recommended to the client.

Project planning

This ensures the work is programmed effectively before the contractor begins construction work in line with the contract.

Operations on site

The work starts on site. This is regularly monitored. The architect meets frequently with the contractor and updates the client on progress.

Completion

This is when the development has been finished and has met all the contract requirements. The development is then handed over to the client.

Feedback

This is done after the development is completed so that improvement can be made in similar projects in the future.