



# Design Quality Statement

## Design and Build Contract

**Designers will be selected according to ability and quality, together with other criteria appropriate to the scale and complexity of the project.**

At the start of each project, a Feasibility Study is prepared. This assists in:

- Defining the client requirements and strategic brief before design commences.
- Establishing whether it is feasible to achieve the project aims within the defined constraints.
- Investigating alternative design and construction options.
- Identifying legislative and other constraints.
- Providing information for cost estimations and investigating the development potential of the site.

The Feasibility Study ultimately then defines our strategic brief and preferred outline proposals. We recommend that the strategic brief requirements are set out in accordance with Best Practice. We also work, whenever practical, in accordance with key government regulations/organisations such as the following:

- Building for Life
- Code for Sustainable Homes
- Department for Communities & Local Government
- Design and Quality Standards
- Housing Quality Indicators
- Lifetime Homes
- Modern Methods of Construction
- Secured By Design

We shall regularly test our design approaches through design reviews and other tools for monitoring design quality. Maintaining regular communication throughout each project is vital. Our Lead Consultant, would establish the most suitable form and content of design outputs, their interfaces and verification procedures. We would schedule regular team meetings to coordinate the design and ensure that all parties are aware and approve of the various aspects of the proposal.

Our objective is to create a 'sense of place' through a well designed and harmonious scheme, one that integrates into its surrounding form, mass, density and local demands. Pre-application consultations are held with the Local Authority and in some cases public consultation, to encourage everyone to take ownership of the proposed development.

Key success factors and cost estimations to be updated and monitored carefully.

Signed by

**R J Barwick** Director

On behalf of BLAC (Brownfield Land Assembly Company)

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