

## Architect - Scope of Service

The scope and duties for the Architectural services for the SWCF 2016-2020 contract are detailed below. These are based on the role specifications and design services as described in the RIBA Standard Agreement 2010 (revised 2012). It should be noted that these documents precede certain recent changes in the law however the Consultant is still expected to comply with all relevant legal requirements imposed by UK law.

Three project procurement routes are generally envisaged, these are;

- 1) Traditional procurement
- 2) Design and Build (D&B), two stage with novation (the design is developed by the Consultant to RIBA Stage 3 including the planning application, Employers Requirements are prepared for a design and build project and the consultant appointment is novated fully to the contractor at the end of Riba Stage 3/ commencement of Riba stage 4)
- 3) Design and Build, two stage without novation (the design is developed by the Consultant to RIBA Stage 3 including the planning application, Employers Requirements are prepared for a design and build project involving other designers employed by the Contractor and the Consultant is retained to act as the clients Technical Advisor)

## Services

The scope of the Architects services will include:-

- The Role Specification as 'Designer' as defined in Part 1 of RIBA Standard Agreement 2010; Schedules (2012 revision – RIBA Plan of Work 2013 compatible version).
- The work stage services as defined in Part 1 of RIBA Standard Agreement 2010 (revised 2012).
- The 'other services' as defined by 3a, 3b and 3c, 10, 11, 19, 23 of Part 3 of RIBA Standard Agreement 2010 (revised 2012).

The architectural work elements for projects under the SWCF will generally comprise:

- Siting of buildings and external works elements
- Spatial Arrangement of buildings and external works elements
- Amenity of buildings and external works elements
- Appearance of buildings and external works elements

The following services relate to the architectural services but do not form part of the Architects commercial offer however the Architect should allow for liaison with these Specialists:

- Landscape Architectural Work
- Interior Design Work

The following services deemed as 'other services' are to be performed by the consultant but do not form part of the base scope of works but may be agreed on a case by case basis:

- The 'other services' as defined by 1, 2, 4-9, 12-18, 20, 24, 25 of Part 3 of RIBA Standard Agreement 2010 (revised 2012).
- The 'special services' of Part 3 of RIBA Standard Agreement 2010 (revised 2012).

## **Services Associated with the selected Procurement Route**

### **1) Traditional**

The services associated with the traditional procurement route include the full suite of services, role descriptions and RIBA Plan of Work 2013, Stage 0 to Stage 7 as described above as 'Designer'.

### **2) Design and Build with Novation**

The services associated with the D&B (with novation) route is based on the full suite of services, role descriptions and RIBA Plan of Work 2013, Stage 0 to Stage 7 as described above as 'Designer'. An additional service is the collation of the drawings and specifications into an Employers Requirements document. The Architect is to allow for submitting a planning application during RIBA Stage 3. Novation of the appointment to the Contractor will occur at the commencement of RIBA Stage 4.

### **3) Design and Build without Novation**

The services associated with the D&B (without novation) route is based on the full suite of services, role descriptions and RIBA Plan of Work 2013, Stage 0 to Stage 3 as described above as 'Designer'. An additional service is the collation of the drawings and specifications into an Employers Requirements document. The Architect is to allow for submitting a planning application during RIBA Stage 3. Following the tender exercise the Architect shall allow for the Consultation, Advising, Visiting and Reviewing activities of RIBA Stage 4,5,6 and 7 but the detailed design and specification of the project will be the responsibility of the Contractor and their design team.