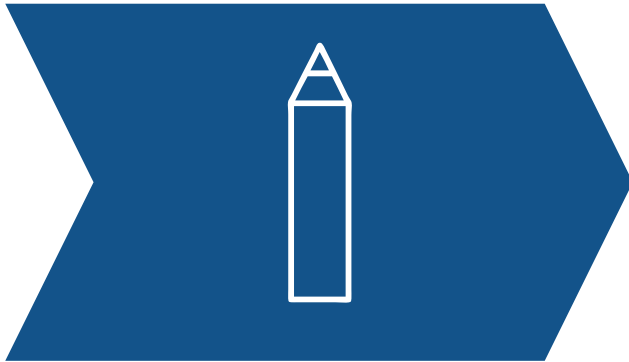


# The Hartwyn Process

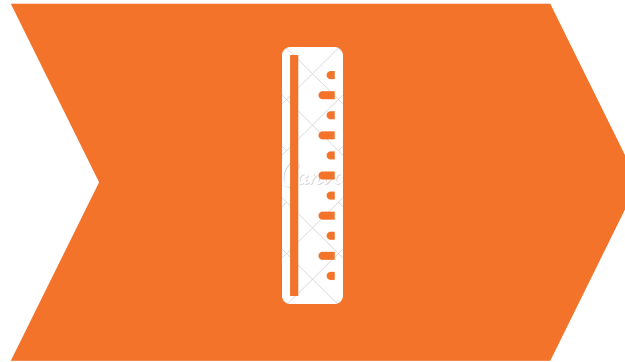


## Stage 1 - Pre planning design



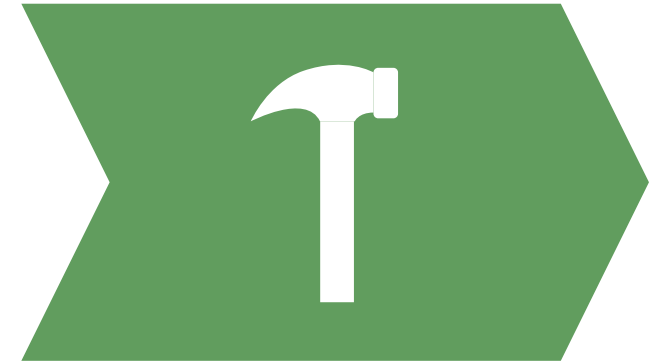
- Step 1 - Action plan
- Step 2 - Consultation
- Step 3 - Initial Design
- Step 4 - Initial Budget
- Step 5 - Finalise design
- Step 6 - Submission

## Stage 2 - Post planning design



- Step 1 - Details
- Step 2 - Building regs
- Step 3 - Contractors
- Step 4 - Cost plan
- Step 5 - Critical path
- Step 6 - Contracts

## Stage 3 - Post planning build



- Step 1 - Site setup
- Step 2 - Liaison
- Step 3 - Contracting
- Step 4 - Snagging
- Step 5 - Sign off
- Step 6 - Handover

Planning permission granted

Breaking Ground

Completion of your dream home



# Stage 1: Pre planning design



## 1 - Action plan

## 2 - Consultation

## 3 - Design

## 4 - Budget

## 5 - Finalise design

## 6 - Submission



- Getting to know you & your dream
- We produce a document which outlines how we can help you to move forwards right now

- Going over your vision in more detail
- You receive a comprehensive feasibility report - the groundwork for the design itself

- Working with the architect to turn your vision into reality
- Fully supported initial design with the architect
- Pre-planning advice submission & revisions

- Working on your initial budget cost plan
- Engaging the quantity surveyor if required to provide as much detail as possible based on previous steps

- Confirming your vision and completing the design process
- Working closely with the architect to produce the materials specification

- Submitting your application and receiving planning permission
- Time to celebrate

What you get at the end of stage 1:

**Full plans, initial materials specification, and surveys for your dream home. You know at this point that your vision is possible, a cost, and the process from here through to completion.**

**The comfort of knowing that you have approval from your Local Authority to proceed with the project, in the form of completed and approved planning permission**

**An accurate roadmap of how to move from this point to the next stage with the contractor of your choice**

# Stage 2: Post planning design



## 1 - Details



- The architect & the engineer produce detail drawings & structural calculations

## 2 - Building regs



- We refine the specification
- Oversee the submission
- Manage any site visits

## 3 - Contractors



- Assistance on finding the right team (including Hartwyn specialists) to physically create your dream build
- Creating a plan for these trades to keep in line with your vision

## 4 - Cost plan



- Engaging the quantity surveyor to finalise the detailed cost plan
- Issuing & vetting tenders from suppliers & contractors

## 5 - Critical path



- Produce a clear & specific plan & timeline for the build itself
- Design the process to match the project

## 6 - Contracts



- Contracts, insurance, warranties. All in place and legally sound.
- Provide oversight, protection, and piece of mind to all parties

What you get at the end of stage 2:

Detail drawings, engineering calcs, and a full comprehensive cost plan to avoid any nasty surprises

Full legal compliance - Building regulations approval and appropriate warranties & insurance

A complete step-by-step plan for the build itself with realistic timelines

All contractors & suppliers contracted to prices and specific outcomes agreed



# Stage 3: Post planning build

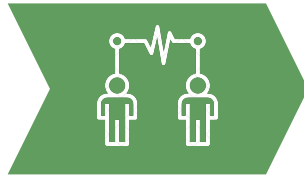


## 1 - Site setup



- Complying with CDM, making sure everything is safe & efficient
- Full support tailored to your needs - phone, online, in person - guiding you through each step

## 2 - Liaison



- Liaising with building control & attending site visits to ensure quality control
- Managing contractors & suppliers
- Our input lead by your requirements

## 3 - Contracting



- Providing natural material oversight & our specialist installers wherever required
- Running courses for external students where appropriate

## 4 - Snagging



- Adjusting & refining the critical path to retain clarity, timeliness, & to minimise budget overruns
- Creating & completing the snagging list

## 5 - Signoff



- From Building control & architect
- From suppliers & contractors
- We provide documentation & oversee the completion certificate process

## 6 - Handover



- Handshakes all round!
- The house is yours, so it's time to celebrate!

What you get at the end of stage 3:

**A project delivered on time & on budget, by a team that cares**

**A high quality, fully compliant, efficient home. Built to your specification, from your vision**

**Piece of mind in extensive warranties and aftercare to support you over the coming years**