

4 AUGUST 2017



1. Professional Team

- 1.1 The following consultants have been appointed by the Employer:-
- WYG – Employer's Agent
 - KDP – Architect
 - ADS – Structural Engineer (Foundations / Drainage)
- 1.2 The following consultants are to be appointed by Trilandium (Contractor):-
- Keith Temple –Structural Engineer (Frame)

2. Building Contract

- 2.1 It has been agreed that the Contract Documents have been issued to Trilandium for checking and execution. There is a meeting to arrange final agreement and execution of the contract on w/c 21 August 2017.
- 2.2 The agreed contract sum is £6,180,000.00, excluding professional fees and loose fixtures and fittings.
- 2.3 WYG and Trilandium are to agree a variation for conversion of the 2Nr ground floor office units in to 6Nr office units.



4 AUGUST 2017

3. Progress Summary

3.1 Key dates as follows;

- Mobilisation / Site Set-up – 8 August 2016
- Start on Site – 15 August 2016
- Completion – 9 October 2017

Trilandium have agreed a construction period of 60 weeks.

3.2 Progress summary as follows;

- Reduced level excavations, piling works, concrete ground beams and foundations, block and beam ground floor, including screeding 100% complete.
- Steelwork frame erection (Main Building), metal decking, edge formwork, concrete to upper floors, pre-cast concrete staircase and lift shaft, 100% complete.
- Below ground drainage, approx 75% complete
- Roof construction, 99% complete.
- External walls (brickwork) approx 99% complete.
- Internal walls (party walls), approx 95% complete.
- Internal walls (apartments), approx 85% complete. Skimmed from Level 2 to 6, commence to Level 7.
- Ceiling finishes, approx 85% complete.
- M&E works, 1st fix complete to all areas with the exception of 'Level 1 infill', 2nd and final fix ongoing from Level 2 to 4 (M&E works approx 65% complete).
- Joinery (Doors/Skirting/Architraves), installed Level 2, 3, 4 and 5. Ironmongery installed to Level 2 doors.
- Kitchen Installation & Bathroom Tiling, installed Level 2, 3, 4 and 5, commenced to Level 6.
- Lift installation ongoing.
- Windows installed to Level 8, installation ongoing to levels 5 and 6. Levels 4 and 5 due to commence w/c 7.8.17.
- 'Power on date' to be confirmed.



4 AUGUST 2017

- 3.3 Trilandium noted that they experienced delays with the steelwork frame during the January and February period, which has delayed the works by approximately 4 weeks, therefore completion would be approximately 6 November 2017, however they have stated that they will endeavour to complete the works by 9 October 2017.
- 3.4 Progress photographs from 4 August 2017 appended.
- 3.5 Monthly Progress / Valuation meetings are held with the Contractor at site to review the status of the works.

VICTORIA HOUSE, LEEDS

EMPLOYER'S AGENTS REPORT NR 17

4 AUGUST 2017



APPENDICES



