Index

Academic, 66
ACAS, 103
acceleration clause, 438
acceptable job titles, 88–89
access, 390
Access to Neighbouring Land Act 1992, 167
accounts:
  annual, 192–3
  profit and loss, 185–6
Achieving Excellence in Construction, 5
accreditation of architecture courses see prescription of architecture courses
acoustic engineers, 13
active marketing, 168
activity schedule, 393
acts of parliament, 162
adjudication, 242, 278–9
adjudicator, 68–9
adjustment of contract sum, 454–6
advertisement control, 346–7
advertising, 173
agency, 216–7
agreement, 440
All England Law Reports, 164
ancient lights see rights of light
Ancient Monuments and Archeological Areas Act 1979, 370
annual accounts, 192–3
answering advertisements, 74–5
ante-natal care, 100–101
application forms, 79–82
Appointment of a Consultant Architect for Small Works, Works of Simple Content and Specialist Services
  ACA 98 (2004 Revision), 279
approved documents, 370–371
ARB code, 46–56
arbitration, 279
Arbitration Act 1996, 167, 279
Arbitration (Scotland) Act 2010, 279
arbiter, 68–69
architect,
  appointment of, 240–243
  as employee, 71–88
  general, 9–11
  education of, 29–41
architect's
  duties, 265–6
  fees, 266–74
  instruction, 415–8
  liability, 266, 275
  review, 464–6
  services, 218–30, 257–8
  sign boards, 169
Architects Act 1997, 26, 36, 167
Architects Council of Europe, 27
Architects Registration Board (ARB), 9, 22, 26, 120
Architects Registration Council of Nigeria, 44
Architect's Appointment 1982, 250
architectural education and training,
  29–35
architectural education, approval of programmes, 36–41
articles, 170
assembly drawings, 368
assets, 188
assignment, 266, 285
associate, 115–16
Association for Consultancy and Engineering, 16
Association for Project Management, 15
Association of Consultant Architects, 15, 28–29
Association of Consultant Architects
Standard Form of Agreement for
the Appointment of an Architect
(ACA SFA/08), 279
Association of Professional Advisors in
Architecture, 58
attendance at branch meetings, 98–99
attracting work, 168–76
authorities, 289–290
balance sheet, 186–88
bar chart, 407–8
benefits, 97
best endeavours, 284
bills of quantities, 383–390
examination of prices, 400–401
preparing, 383–5
Blyth and Blyth clause, 313
Board of Architects of Malaysia, 46
bond, 430
books of account, 191
boundaries, 353–354
breach of conditions notice, 353
breach, 441
brevity, 138
Brick Development Association, 15
brief, 301–2
British Architectural Library, 25
British Constructional Steelwork
Association Ltd, 16
British Cement Association, 16
British Library Business and Intellectual
Property Centre, 130
British Precast Concrete Federation Ltd,
16
British Woodworking Federation, 16
British Board of Agrément, 16
British Property Federation, 16–17
British Standards Institute, 17
brochure, 170–71
budget, 255
BUILD insurance, 183
building
contract, standard, 317–20
notice, 373
Building Act 1984, 167, 369, 378
Building (Approved Inspectors, etc)
Regulations 2010, 370, 373
Building Centre, 17
Building Control Act 2007 (Republic of
Ireland), 27, 38, 42, 43
Building Control Officer, 344
Building Cost Information Service, 17
Building Information Modelling (BIM),
208–9
Building Law Reports, 164
Building (Local Authority Charges)
Regulations 1998, 372
Building Notice, 373
Building Regulations 2010 (as
amended), 369–79
Building Regulations (Northern Ireland)
2012, 378
Building Research Establishment, 17
Building (Scotland) Regulations 2004,
378
building services engineer, 12
Business Names Act 1985, 123
business plan, 131–2
Cancellation of Contracts made in a
Consumer House of Place of Work
e etc Regulations 2008, 215
capital, 189–190
career history and cv, 78–9
cash forecasting and budgeting, 190–91
CDM Regulations 2007 see Construction
(Design and Management)
Regulations 2007
CDM Co-ordinator, 13
certainty, 137–8
certificates 426–35
final, 454, 457–61
form of, 434–5
of lawfulness, 346
of making good, 453
of ownership, 338
payment, 426–7
practical completion, 446–51
prompt, 435
responsibility for, 426–7
change, 420
charges
lump sum, 236–237
percentage, 234–5
time, 235–6
Chartered Association of Building
Engineers, 15
Chartered Institute of Arbitrators, 69
Chartered Institute of Building, 15
Chartered Institute of Building Services Engineers, 15
Chartered Practices, 7, 25
CIC Consultants’ Contract Package (2011), 279
CI/SfB, 158
civil engineer, 364
Civil Procedure Rules, 69
claims, 231
clarity, 137
classification and proprietary systems, 158–9
Clay Pipe Development Association Ltd, 16
clerk of works, 13–14
client review, 466–7
clients, 6–7, 264–5
Coal Authority, 296
Code for Landscape Architects, 50
codes of professional conduct, 47–57, 122, 181
co-operative, 121
co-ordinated project information, 381–3
collateral warranty see warranty
Commonwealth Association of Architects, 28, 40–41
Commonwealth Board of Architectural Education, 40
commom law claims, 438
communication, 137, 261–62
Community Infrastructure Levy, 349, 350
Companies Act 1985, 119
Companies Act 1989, 119, 241
Companies Act 2006, 119, 123, 167
Companies (No.2) Order (Northern Ireland) 1990, 249
Company Director Disqualification Act 1986, 123
compassionate leave, 102
compensation events, 419, 438
competitions, 174–5
complaint procedure, 52
completion certificate, 376
notice, 352
practical, 446–51

component drawings, 368
comprehensiveness, 138
computer aided design, 153–4, 208
computerisation, 192
concept design, 206, 226–7, 305–25
Concise Agreement 2010 (2012 Revision), 251
conclusivity: 457–61
confidentiality, 264, 266
conflict, 48, 54, 313
conservation area consent, 349
consideration, 240
Constructing Excellence, 18
construction, 206–7, 228, 405–43
Construction Act, 157, 215, 241–3, 251, 271, 272, 277, 427
Construction Alliance, 17–8
Constructional Products Regulations 2013, 378
Construction Client’s Group, 18
Construction Confederation, 19
Construction Contracts (Northern Ireland) Order 1997, 241
construction cost, 259–61
Construction (Design and Management) Regulations 2007, 6, 157, 167, 378, 414–15, 448
construction industry, 3–21
Construction Industry Council, 18–9
Construction Industry Law Letter, 165
Construction Industry Model Arbitration Rules (CIMAR), 279
Construction Industry Research and Information Association, 19
Construction Industry Training Board, 19
Construction Law Journal, 164–5
Construction Law Reports, 164
construction management, 317
Construction Products Association, 19
construction strategy, 5, 211
construction operations, 242
Construction Skills, consultants, 245, 289
acoustic, 13
building services engineers, 12
cost manager, 11–12, 243
electrical services engineers, 243
interior designers, 13, 243
consultants (Continued)
  landscape, 12–13, 67
  mechanical services engineers, 243
  planners, 243
  quantity surveyors, 11–12, 243
  structural engineers, 12
  theatre, 13
consultant switch, 312
Consumer Protection Act 1987, 167
contacts, 77, 173–4
contingency sums, 387
continuing professional development, 55–7, 98
contra proferentem rule, 320
contract
  administrator, 22–4
  advice, 67
  amendments, 320
  basic, 240–41
  capacity to, 240
  documents, preparing, 403–4
  of employment, 91
  privity of, 280
  selection, 317–20
  simple, 240–41
  specialty, 240–41
  standard form of, 250–51
  sum, adjustment of, 454–6
contracting
  construction management, 317
  design and build, 309–13
  design and manage, 313–4
  management, 314–16
  project management, 309
  traditional, 308–9
contractors,
  designed portion, 448
  general, 7–9
  practice with, 65
  programme, 405–8
  selection of, 395–6
contraventions, 376
Contracts (Rights of Third Parties) Act 1999, 167, 241, 276, 280
controlling costs, 422–3
Control of Pollution Act 1974, 362
Control of Substances Hazardous to Health Regulations 2002, 415
coop-operative practice, 121
co-ordinated project information, 381–3
Copper Development Association, 16
copyright, 273–4, 285
corrections to drawings, 389–90
correspondence, 147–9
cost
  control, 422–3
  estimates, 306–7
  life-cycle, 230
  manager, 11–12, 243
  planning, 306–7
  plus, 324
Council for Aluminium in Building, 15
credit allocation and transfer systems, 32
Criteria, 33–4
curtain walling engineers, 13

Data Protection Act 1998, 109
date for payment, 242
daywork, 421
deed, 440–41
deed registry, 296
default notice, 242
Defective Premises Act 1972, 167
defects correction period see rectification period
defects liability period see rectification period
delay damages see liquidated damages
delays, 435–38
delegation, 138–9, 265
demolition, 247
Department for Work and Pensions, 103
Department of Communities and Local Government, 22, 26
Department of Culture, Media and Sport, 329
Department of the Environment, 329
Department of Transport, the Environment, Farming and Rural Affairs, 329
depositing full plans, 372–3
Design and Access Statement, 338
design,
  and build, 309–13
  and construct, 311
Index

and manage, 313–14
brief, 301–2
data, 304–5
responsibility, 265, 363–4
responsibility matrix, 211
team, 363–5
technical, 363–78
designer, 222–4
designated member, 117
determination see termination
develop and construct, 311
developed design, 205–6, 227, 327–60
developer/architect/contractor, 122
development
continuing professional, 55–7, 98
management, 334–6
permitted, 335
plans, 332–4
dimensions, 151–3, 388
Directorate of the Built Environment, 329
director’s liability insurance, 184
Disability Discrimination Act 1995, 109
disbursements, 239, 270
disciplinary and grievance procedure, 103–4
discrimination, 107–9
dispute resolution, 255–6
disruption, 439
documents
preparing, 380–90
preparing the contract, 403–4
sending out, 396–9
Domestic Project Agreement 2010 (2012 Revision), 251
drawing office practice, 149–53
drawings, 366–9
as-built, 448
assembly, 368
component, 368
corrections to, 389–90
detail, 368–9
elemental, 367
filing, 149
location, 368
site plan, 368, 374
dutch auction, 237
duty of care agreement see warranty
e-mails, 143–44
easements, 360
ecclesiastical authorities, 64
ecclesiastical exemption, 348
Ecclesiastical Exemption (Listed Buildings and Conservation Areas) Order 1994, 361
Egan Report see Rethinking Construction Report
electrical services engineers, 243
Electronic Product Information Co-operation (EPIC), 158
employed or self-employed, 89–90
employer’s agent, 220–223
employer’s liability, 181
Employer’s Liability (Compulsory Insurance) Act 1969, 184
Employer’s Liability (Compulsory Insurance) Regulations 1998, 184
employment, 59–69, 71–109
contract, 91
test, 90
written statement, 91–2
Employment Act 1982, 109
Employment Act 2002, 109
Employment Relations Act 1999, 102
enforcement notice, 352
engineers
acoustic, 13
civil, 364
mechanical and electrical, 364–6
structural, 364
Energy Performance Certificate, 377–8
English Heritage, 231, 290, 348
Environmental Agency, 340
environmental assessment, 339
environmental modelling, 154
Equality Act 2010, 107, 109, 378
Equal Pay Act 1970, 109
estate agent, 122
European Organisation for Technical Assessments, 16
European Professional Qualifications Directive 2005/36/EC, 27
European Professional Qualifications Directive 2013/55/EU, 22, 26, 27, 28, 30
European Union Automatic Recognition System, 41
examination of professional practice, 36
examinations, 98
existing buildings
surveys of, 297–301
work to, 238
expenses, 99, 237
expert witness, 68–9
Explosives Act 1875 and 1923, 370
extension of time, 435–8
Facebook, 172
facsimile (fax), 143–4
Factories Act 1961, 414
fast track, 315
feasibility studies, 288–93
fee
additional, 269
invoicing, 191
negotiation or tendering, 233
other methods of calculation,
239–40
schedule, 258–9
feedback, 464–66
filing, 147–9
final account, 454–6
final certificate, 454, 457–61
finance, 185–95
financial
advice, 230
claims, 438–40
management, 11
report, 423
finding employment, 71–88
fire precautions, 376–77
Fire Precautions Act 1971, 377
Fire Precautions (Workplace)
Regulations 1997, 377
frameworks, 175
frustration, 440–41
fitness for purpose, 284
funtus officio, 460
funders, 286
furniture designers, 13

Gantt chart see bar chart
general office practice, 141–65
goodwill, 112–13
green principles, 209–10
gross domestic product, 3

group
association, 121
co-ordinating firm, 121–2
partnership, 122
practice, 121–2
single project, 121
guaranteed maximum price, 320–22

handover and close out, 207, 228
Health and Safety at Work Act 1974, 167,
378, 414
Health and Safety (Consultation with
Employers) Regulations 1996, 415
Health and Safety (Enforcing Authority)
Regulations 1998, 415
health and safety file, 448
Highways Act 1980, 378
historic buildings, 231
Historic England, 348–9
hours of work, 93–5
Human Rights Act 1998, 109

Industrial and Provident Societies Acts,
121, 123
Industrial and Provident Societies
(Increase in Shareholding Limit)
Order 2014, 123
Industrial Training Act 1964, 19
informal hearing, 351
information
co-ordinated project, 381–3
flow, 364–5
modelling, 153–4
production, 264, 366–369
release schedule, 405, 406
sources of, 156–65
information technology, 144–5, 159
information technology consultants, 13
Infrastructure Planning Commission,
331
initial notice, 373–4
injunction, 352–3
insolvency services, 11
Insolvency Act 1986, 118, 167
inspection, 266, 295, 413–14
Institutes see also Royal
Civil Engineers, 15
Clerks Of Works and Construction
Inspectorate of Great Britain Inc, 15
Index

Electric and Electronic Engineers, 15
Landscape, 15
Mechanical Engineers, 15
Structural Engineers, 15
insurable interest, 178–9
insurance,
BUILD, 183
director’s liability, 184
employer’s liability, 181
general, 177
latent defects, 183–4
medical, 184
motor vehicle, 184
partnership, 184
personal accident, 184
premises and contents, 179–80
professional indemnity, 130, 181–3, 275, 285–6
public liability, 180
Integrated Services Digital Network (ISDN), 141
interest, 272
interior designers, 13, 243
International Standards Organisation, 158
International Union of Architects, 27
interview,
after, 88
before, 82–4
during, 84–8
in use, 207–8, 228, 463–7

job
description, 92–3
evaluation, 96
titles, acceptable, 88–9
Joint Contracts Tribunal, 19
joint venture, 322
journal subscriptions, 98
judicial precedent, 162–3

keeping clients, 176

landscape consultants, 12–13, 67
Landscape Institute, 15
large companies, 64
Late Payment of Commercial Debts (Interest) Act 1998, 167
Latham Report, 323

law, 232
Law of Property (Miscellaneous Provisions) Act 1989, 241
Law Reform (Miscellaneous Provisions) (Northern Ireland) Order 2005, 249
law reports, 162–5
Lead Sheet Association, 16
leadership, 136–7
learning modes of, 34–5
leave, 100–3
lectures, 170
legal/administrative, 161–5
letter writing, 145–6
lettering, 153
level of indemnity, 179
liabilities, 188–9
liability
architect’s, 265, 275, 284
limited, 118–20
unlimited, 117
vicarious, 223
library, 156–8
licence, 358, 451
life-cycle costing, 11
Limitation Act 1980, 240, 453
limited liability company, 118–20
limitation period, 240
limitation of liability, 255
limited liability partnership, 116–17
Limited Liability Partnership Act 2000, 116, 167
Limited Liability Partnership (No.2) Regulations 2002, 123
Limited Liability Partnership Regulations 2001, 123
Limited Liability Partnerships Act (Northern Ireland) 2002, 117
Limited Liability Partnerships (application of Companies Act 2006)(Amendment) 2013, 123
limited partnership, 116
Limited Partnerships Act 1907, 116
LinkedIn, 172–3
liquidated damages, 436, 448
Listed Building Consent, 337, 347–9
litigation, 279
Lloyd’s Law Reports, 164
local authority, 62–3
Localism Act 2011, 331
Index

Local Development Scheme, 333
Local Development Orders, 335–6
Local Government Association, 19
Local Plan, 333
Local Planning, 330
local (public) inquiry, 351
Local Validation Criteria, 339
location drawings, 339
loss and/or expense, 438–40
lump sum charges, 236–7

maintenance period, 454
management
contracting, 314–16
principles of, 135–40
services, 232
Management of Health and Safety at Work Regulations 1999, 415
manufacturers
practice with, 65–66
trade associations, 15–16
marketing, 168–76
Mastic Asphalt Council, 16
materials, 284–5, 429–30
maternity leave, 100–1

mechanical services engineers, 243
mediation, 278
medical insurance, 184
meetings, 408–13
agenda, 412
client, 409
conduct of, 411–13
design team, 410
site, 410–11
special purpose, 411
staff, 409
memorandum of agreement, 252–3
minerals and waste plans, 333
Minerals Planning Policy Wales, 329
mineral valuer, 296
Minister for the Environment, Community and Local Government, 23
Ministerial Interim Planning Policy Statements, 329
Misrepresentation Act 1967, 167

Modernising Construction, 5
modes of learning, 34–5
moral rights, 273, 285
motivation, 139–40

National Audit Office, 5
National Building Specification, 392–3
National Economic Development Council, 183
National Planning Framework, 329
National Planning Policy Framework, 332
National Planning Statements, 331, 332
National Specialist Contractors Council Ltd, 19
National Validation Criteria, 339
Natural England, 340
NBS Services, 159
negligence, 281, 313
negligent misstatement, 281
network analysis, 408
negotiation,
fees, 233–40
planning, 230
settling disputes, 278
tenders, 402
neighbourhood development plans, 334
neighbouring land, 357
net contribution clause, 275, 284
New Rules of Measurement, 385–6
new words and phrases, 211–12
nominating body, 68
notice and dismissal, 104–5
Notification of Accidents and Dangerous Occurrences Regulations 1980, 415
novation, 267, 312
Nuclear Installations Act 1965, 370
nuisance
private, 359
public, 358–9
statutory, 359

objectives, 135–6
objects clause, 119
Occupiers Liability Act 1984, 167, 361
Offices, Shops and Railway Premises Act 1963, 414
opening up and testing, 426
opportunities, 74
Index 481

overseas courses, 37–8
overtime, 95–6
package deals, 311
parental leave, 102
partial possession, 447, 448–9
paternity leave, 101–2
partnering, 323–5
partnership, 111–17
Partnership Act 1890, 111, 123, 167
partnership insurance, 184
Party Wall Act 1996, 167, 354
party walls, 354–7
pay less notice, 270–71, 427, 436
payment, 426–35
pay when paid, 243
percentage charges, 234–5
performance, 440
performance measurement indicators, 5
perks see benefits
personal accident insurance, 184
PERT chart, 408
PFI contracts, 322
planners, 243
planning, 328–53
administration, 328–30
agreements, 349
appeal, 343, 350–52
applications, 336–47
conditions, 343
consultation, 340–41
contravention notice, 353
control, 328–9
decision, 342–3
fee, 337
gain, 349
legislation, 330–32
local, 330
national, 329
negotiations, 230, 231
obligations, 349–50
outline approval, 306, 337
permission, 306
publicity, 340
Planning Act 2008, 331
Planning (Hazardous Substances) Act 1990, 331
Planning and Compensation Act 1991, 330, 349
Planning and Compulsory Purchase Act 2004, 331
Planning (Consequential Provisions) Act 1990, 331
Planning (Listed Buildings & Conservation Areas) Act 1990, 331, 361
Planning Statement, 338
Planning Policy Wales, 329
Planning Portal, 329
plug and play, 211
Pool Re Scheme, 184
PPP see PFI contracts
practical completion, 446–451
practical points, 126–30
practice
adjudicator, 68–69
arbitrator, 68–69
brochure, 170–71
companies, 64
contract advice, 67
contractors, 64–65
co-operative, 121
developer/architect/contractor, 122
expert witness, 68–9
group, 121–22
limited liability company, 117–20
limited liability partnership, 116–17
limited partnership, 116
local authority, 62–3
manufacturers, 65–66
partnership, 111–16
private, 60–62
public company, 120–21
public sector organisation, 63–4
setting up in, 124–34
spare time, 105–6
sole principal, 110, 124
specialisation, 67–8
teaching, 66
unlimited liability company, 117
precedence diagram, 408
preliminary enquiries, 295–6
premises and contents, 179–80
preparation and brief, 203–4, 225–6, 288–303
Prescription Act 1832, 359
prescription of architectural courses, 36–41
Index

presentation, 154–5
price adjustment, 431
priced bill, 400–401
prior approval, 347–9
Private Finance Initiatives, 322
private practice, 60–62
priovity, 280
procurement paths, implications, 229, 307–17
production information, 366–9
professional activities, 98–9
conduct, 47–55, 122, 181
continuing development, 55–6, 98
indemnity insurance, 130, 180
liability, 129
negligence, 130
organisations, 14–15
publications, 165
subscriptions, 98
profit and loss account, 185–6
profit à prendre, 360
programme, 255, 405–8
project cost management, 11
project management, 309
project managers, 245–8
project objectives, 211
project roles table, 212
project strategies, 212
project teams, 237–8
prolongation, 439
property, 353–60
Provident Societies Acts, 121
provisional sums, 386–8
public company, 120–21
public duties, 102–3
public liability, 180
public sector organisations, 63–4
Public Private Partnerships see PFI contracts
qualifications, 22–57, 71
Quality and Qualifications Ireland, 38
quantity surveyor, 11–12, 243, 364
records, 270
rectification period, 451–4
Registered Design Regulations 2001, 274
register of architects, 25
Registrar of Companies, 185
registration and practice
  in Egypt, 43–44
  in Malaysia, 45–46
  in Nigeria, 44–45
  in the Republic of Ireland, 42
  in the UK, 41–2
Regularisation Certificate, 373
Regulatory Reform (Fire Safety) Order 2005, 373
relevant events, 437
reporting, 302
reports, 416–7, 423
reproduction, 155
repudiation, 286, 441
retention sum, 431–2
Rethinking Construction Report, 4
review of project performance in use, 464–4
RIA Code, 55
RIBA Architects Appointment, 193, 218, 250–79
RIBA Chartered Practice Scheme, 168–9
RIBA Client Services, 7
RIBA Code, 53–5
RIBA Competitions Office, 174–5
RIBA information line, 165
RIBA members, 24–5
RIBA plan of work, 199–202
RIBA Professional Experience Development Record, 35
RIBA Standard Conditions, 259–79
right of eavesdrop, 354s
rights of light, 359–60
right of support, 360
Rights of Light Act 1959, 359
risk analysis, 11
role specifications, 218–24
Royal Incorporation of Architects In Scotland, 14
Royal Institute of Architects of Ireland, 15, 22
Royal Institute of British Architects, 14, 22, 24–26
Royal Institute of Ulster Architects, 15
Royal Institution of Chartered Surveyors, 15
Royal Society of Architects in Wales, 15
Royal Town Planning Institute, 15, 63
sabbaticals, 98
safety, 414–5
Safety of Sports Grounds Act 1975, 378
salaried partner, 116
salary, 96–7
Sale of Goods and Services Act 1982, 167
schedules
activity, 393
fees and expenses, 258–9
of condition, 230
of services, 218–29, 257–8
of work, 393
project data, 254–6
third party rights, 276
Scottish Building Contract Committee, 20
seal, 241
selected project records and feedback, 159–61
self assessment, 71–4
sequential framework, 199–202
serial contracting, 324–5
services
design, 224–9
management, 229
normal, 218
other, 229–33
schedule of, 218–29
scope of, 215–7
set-off, 243
setting up in practice, 124–34
Sex Discrimination Act 1975 and 1986, 109
shared facilities, 121
sick leave, 103
signboards, 169
single project group practice, 121
site
acquisition, 229, 293–5
inspection, 266, 295, 413–14
investigation, 296–7
location, 290
meetings, 410–11
owner, 338
skill and care, 284
snagging lists, 449
social media, 172–3
Society of Egyptian Architects, 44
soft landings, 212
sole principal, 110, 124
sources of information, 156–65
spare time practice, 105–6
specialisation, 67–8
Specialist Engineering Contractors' (SEC) Group, 20
special purpose vehicle, 322
specification, 390–93
basel for tender, 390–91
for clerk of works, 392
drafting, 392
notes, 388–9
purpose of, 389, 390
for quantity surveyor, 391
for site agent, 392
speculative approach, 75–77
Sport England, 340
staff time records, 193–5
stage payments, 242
standard forms of agreement, 250–51
standard building contracts, 319
standard conditions, 259–79
standard methods of measurement, 385–6
statutory instruments, 159, 162
strategic brief, 212
strategic definition, 202–3, 224–5
Strategic Forum for Construction, 20
step in rights, 286
stop notice, 352–3
structural engineer, 12, 364
study trips, 98
Sub-Consultant Agreement 2010 (2012 Revision), 251
sub-contractors, 8
named, 8, 387–8, 430–31
nominated, 8
sub-letting, 8, 266–7
subrogation, 178
subscriptions, 98
supervision see inspection
Supplementary Planning Documents, 333
surveys, 295, 297–301
suspension of performance, 243, 276–7
sustainability aspirations, 212
sustainable strategy, 226
Sustainable and Secure Buildings Act 2004, 369
SWOT analysis, 132
target cost, 324–5
teaching, 66
technical auditing, 11
technical design, 205–6, 228, 363–79
Technology and Construction Court, 164
Telecommunications (Data Protection and Privacy) Regulations 1999, 109
Telecommunications (Lawful Business Practice)(Interception of Communications) Regulations 2000, 109
telephone, 107, 141–3	
tender
action, 380–404
documentation, 394–5
evaluation, 399–402
form of, 398
informing tenderers, 402
negotiated, 402
opening of, 399
preparation of, 393–4
reductions in, 401–2
reporting on, 399–400
tendering,
documents for, 394–5
fees, 233–4
time for, 396
termination, 239, 276–8, 441–3
terms of appointment, 240–3
terms of reference, 289
textbooks, 161–2
theatre consultants, 13
third party rights, 276
Timber Research and Development Association, 16
time at large, 438
time charges, 235–6
Times Law Reports, 164
Town and Country Planning Act 1990, 330, 361
Town and Country Planning (Control of Advertisements) Regulations 2007, 361
Town and Country Planning (General Permitted Development) Order 1995, 331, 335, 361
Town and Country Planning (General Development Procedure) Order 1995, 331, 340
Town and Country Planning (Use Classes) Order 1987, 331, 335
Trade Union and Labour Relations (Consolidation) Act 1992, 109
traditional, 308–9
trees, 345–6
trespass, 357–8
turnkey, 311
twitter, 172
uberrimaefidei, 177–8
ultra vires, 119
Unfair Contract Terms Act 1977, 255, 271, 320
Unfair Terms in Consumer Contracts Regulations 1999, 167, 254
Unified Classification for the Construction Industry (UNICLASS), 158–9, 382
Unitary Development Plans, 333
United Kingdom Contractor’s Group, 15
unlimited liability company, 117
use classes, 336
user requirement studies, 304
validation of courses see prescription of architectural courses
valuation, 418–22, 427–9
Index

value added fee, 237
value management, 230
variation, 418–22, 439
variation of plans and conditions, 345
vat, 127, 191–2
vicarious liability, 223
visiting boards, 37, 40
Voice Over Internet Protocol (VOIP), 142
warranty, 269, 280–6
website, 171–2
Weekly Law Reports, 164
whole life costing see life-cycle costing
Woof Report, 69

work
attracting, 168–76
hours of, 93–5
inspecting, 266, 295, 413–14
programming, 155–6
to existing buildings, 238
working drawings, 366
workmanship and materials, 423–6
Working Time (Amendment) Regulations 2007, 109
Working Time Regulations 1998 (amended 2003), 109
World Health Organisation, 141
written representation, 351, 352
written statement, 91–2

Zinc Information Centre, 16