

2. Masterplanning - preparing for the long term

Client's Guide To Architecture Series

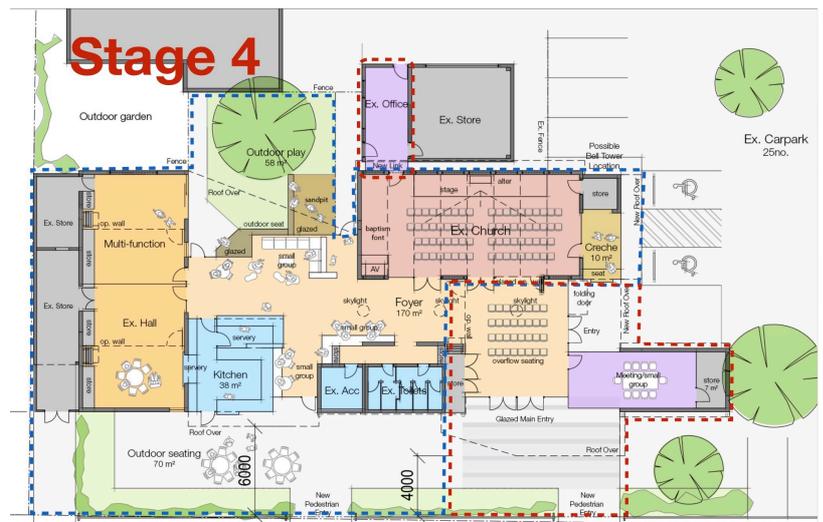
"Every good building results from a good architect, a good builder and a good client" How can you be a good client? This series follows the [Anatomy of Project diagram \(blog 54\)](#) and we'll continue with Masterplanning.

Some projects need to be staged either for budget reasons or just to plan for future growth. If you think that you will need more in the future, be prepared for it in what you build first. We architects can plan your Stage1 to allow future stages with minimal disruption or demolition, providing we know about the likelihood.

Perhaps you have priorities that can help us to suggest stages for your project if its market cost exceeds your budget. Let us know.

Maybe you want to obtain value from part of your site to enable you to meet your needs on the retained remainder. This type of Masterplan is more of a mixed use investigation and plan. Some of our projects have needed an appreciation of both heritage opportunities and developer know-how; a rare combination.

Our Missional Identity (MiD) process helps church communities to agree upon their own specific local mission and then identify the shortcomings of their present property before planning changes. The changes can be proposed by the architect and then be judged on how they will enable and support that future mission. This also creates a unity among the people based around the core mission of the church.



Part of an on-screen presentation for a staged project

Budget

The quantity surveyor can forecast the cost of carrying out each stage. A development advisor can predict the beneficial development value. Architects can advise and coordinate the specialist consultants.

Checklist

- Current and future needs.
- Existing plans (as for Feasibility Study).
- Appoint architect and required expert consultants.
- Masterplan type: budget based, long term need, mixed use or mission enabling.
- Meet with us to workshop our ideas
- Be sure you fully understand - keep asking if not
- Sign off for moving to Concept Design stage

You will be committing substantial funds when you start to build. Getting the future planning right now costs a tiny sum by comparison and is wise spending. Studio B is skilled and experienced in these areas.

Next time - Concept Design - developing the basic idea.

