



## RESINSTATEMENT COST ASSESSMENT

### PROJECT SUMMARY

RCA of various properties for a confidential local authority.

### TEAM

Glasgow Building Surveying

### LOCATION

Various Properties throughout  
the Local Authority

### CLIENT

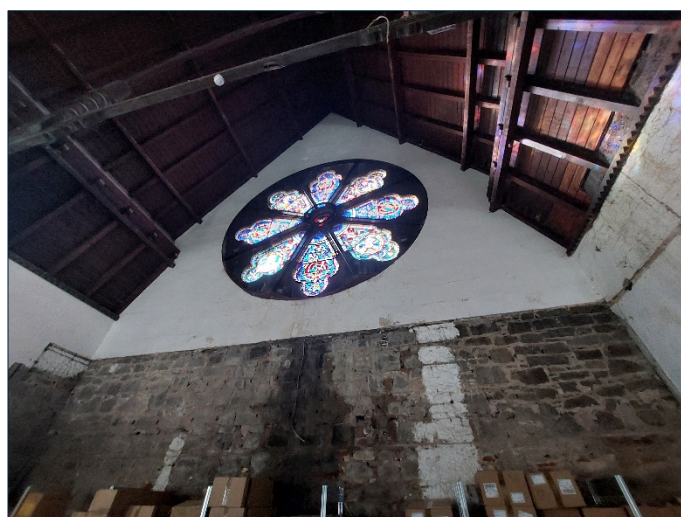
Confidential Local Authority

### DATES

March 2024

### SUBHEADER

Graham + Sibbald were instructed to produce Reinstatement Cost Assessment reports on behalf of a confidential local authority for 230 properties.





### WHY G+S

If you are looking for a Building Surveying team who can help you maximise the value of your property and minimise your costs and liabilities, then we are the team to come to.

We work with a broad spectrum of clients, including leading names in the public and private sectors. We represent a wide spectrum of retained clients including Local Authorities, Inward Investors, Government Departments, Major Retailers and Industrialists, Licensed Trade Operators and Insurance Loss Adjusters amongst others.

### APPROACH

In order to ensure the smooth running of the project, our surveyors planned out a methodical and logistical route to ensure that all properties were inspected within the required timeframe. Once a route was compiled, our surveyors then contacted the local authority to inform them of which date and time they would be in attendance and queried all access requirements prior to attending the site.

Following the site inspections, our surveyors then collated all of their information obtained from the site and compiled the required Reinstatement Cost Assessment reports for the client, taking into consideration all special features of the property which would increase their values.

### KEY CHALLENGES

The main challenges faced during the programme was the tight timescales as all 230 reports has to be issued prior to the end of March and the inspections only began in February.

### SERVICES PROVIDED

The team liaised with the client to receive floorplans and arranging site access. They proceeded to attend the site to obtain all the relevant information pertaining to each property. Once the information was collated the team then compiled the Reinstatement Cost Assessment reports for each property.

### RESULTS

All reports were issued prior to the deadline and the client was delighted with the outcome

### ADDED VALUE

Good communication was required between G+S and the council in order to ensure that all properties were captured as the locations of certain properties were difficult to determine and individual location and site plans were required. After this information was provided, G+S were able to complete all required reports within the agreed timescale.

### STATISTICS

The reports compiled for the client provided them with a full reinstatement cost for the demolition and construction of each of their properties to ensure that, if they were to be demolished, they would be re-built to the exact same standard and would cover all special features within the properties. The client was particularly happy with this as a lot of the properties were over 100 year-old sandstone construction with exceptionally ornate detailing.



### Key contacts:



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