

creative

commercial interiors



We design and deliver office fit-out
and refurbishment projects
taking care of everything from start to finish



5 Things
you
should
know about
CCI

Fixed Budget, Fixed Cost, Fixed Timeframe

You have a dedicated Interior Designer and Project Manager

We specialise in Office design and re-furbishment

100 % client satisfaction BEFORE final payment

A percentage of all projects cost goes to our dedicated charity



Some of our clients.....



JOHN PLAYER



NOONAN™



Credit Union



Feilden
Clegg
Bradley
Studios



What they said?



'Our residents and staff are delighted with the major refurbishment projects carried out by Creative Commercial Interiors. The design, quality, specification and project execution have all been to an exceptional standard.'

Eileen Thomson



'Creative Commercial Interiors were a fantastic company to work with. We definitely made the correct choice when choosing them to bring our offices into the 21st Century and would most definitely recommend to other companies looking to do the same.'

Des Doherty



"I have used Creative Commercial Interiors for two of our moves/office fitouts for office space in London, and have had excellent service, strong commitment and accuracy in achieving deadlines, but most importantly has always been there to ensure we were happy with the end result. They always strived to go above and beyond the contract to ensure the results are perfect and met our exacting standards. It is rare to see such commitment to the customer and responsiveness even after the job is complete and this is a credit to the team at CCI."

Mike Randall

DESIGN

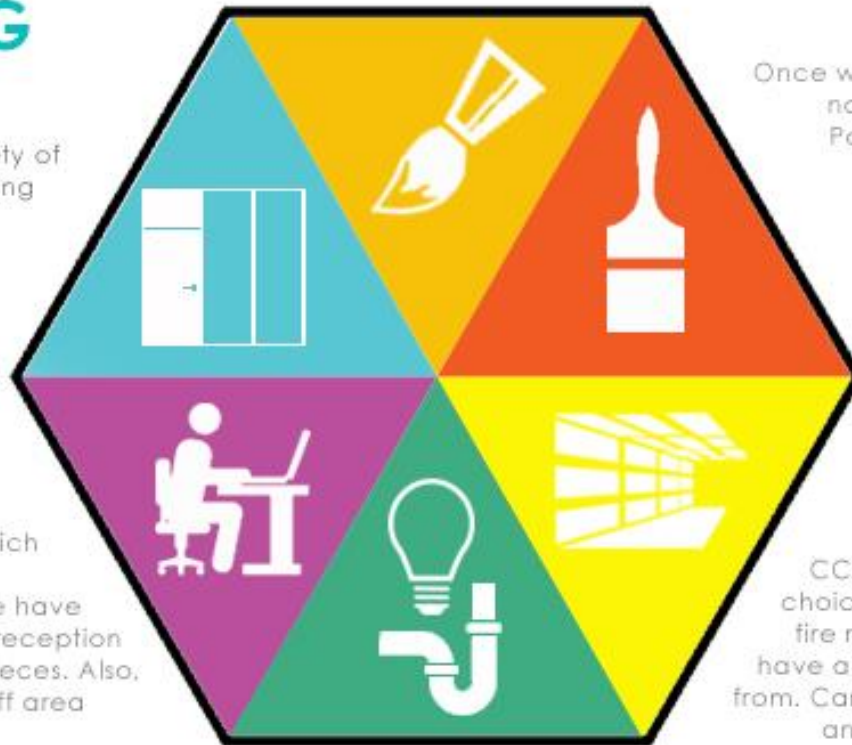
You will be provided with a fully qualified Interior Designer to design your space and maximise your spacial efficiency.

PARTITIONING SYSTEMS

We divide your space using a variety of single and double glazed partitioning systems as well as a selection of solid solutions.

FURNITURE

We offer a full turnkey package which includes Operational, Executive, Conference/ Meeting furniture. We have a bespoke joinery workshop for all reception desking and alternative furniture pieces. Also, we stock various break out and staff area solutions.



DECORATION

Once we have your built enviroment up it is now the start of the finishing touches. Paint and Wallcovering to digital print and write on wallpapers we have a full selection of finishes.

CEILINGING & FLOORING

CCI provide you with a variety of ceiling choices, Suspended ,metal, plasterboard, fire rated are just to name a few.We also have an extensive flooring range to choose from. Carpet tiles through to ceramic flooring and ISD flooring for anti-static solutions.

MECHANICAL & ELECTRICAL

This tends to be the section that no-one see's but this is what makes all the beautiful design work. Don't worry we develop our ideas to incorporate all aspects of design including all plumbing and electrical works.

Sustainability

All of our suppliers are committed to providing sustainable products. This includes:

- Reducing carbon footprint
 - Sustainable Design
 - Distribution Optimisation
- Working towards fully recyclable products

Texaa®

dieffebi



A woman with blonde hair, wearing a white blouse and a necklace, is sitting at a desk in an office. She is looking at a computer monitor. Her right hand is on a white mouse. The desk has some papers and a printer in the background. The text is overlaid on the image.

Our team of qualified Interior Designers survey and design all aspects of your project. Utilising our 3-D software you can see your entire project before you start

EUROPA GENERAL

EGU (NI) Ltd Underwrites both Motor and Liability insurance on behalf of a consortium of Insurers, including its own in-house insurance company EGI. Within this consortium are a number of syndicates at Lloyd's of London.

The company was founded in 2001 following an management buy-out of the Crowe Insurance Group operations in Northern Ireland.

The focus of this operation is the provision of bespoke underwriting for commercial motor and liability products. These facilities enable brokers to place a wide range of risks including, e.g. coach, haulage, taxi, fleets and Employers/Public liability products either electronically or at our very own "Lloyd's Box" situated in our office in Belfast.



LOCATION PLAN



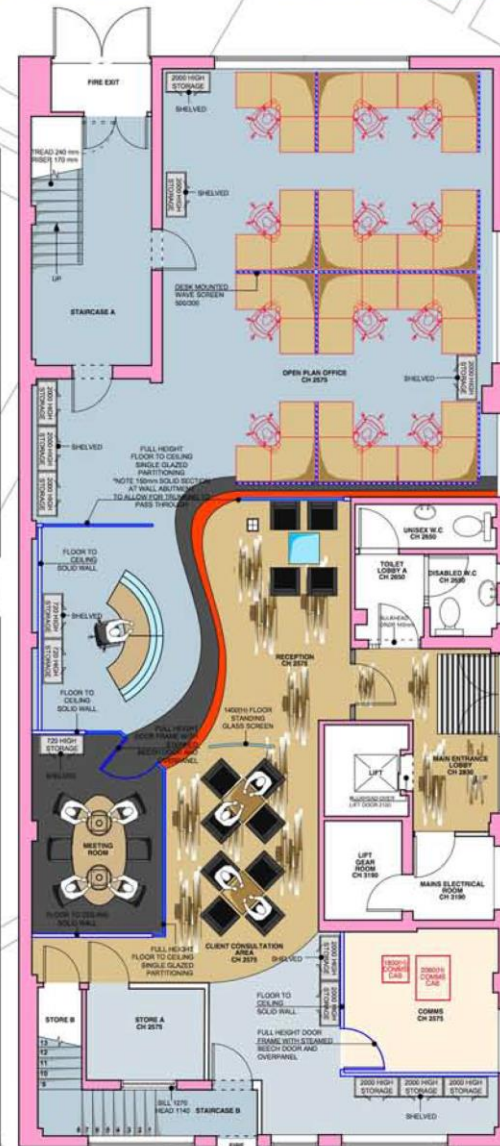
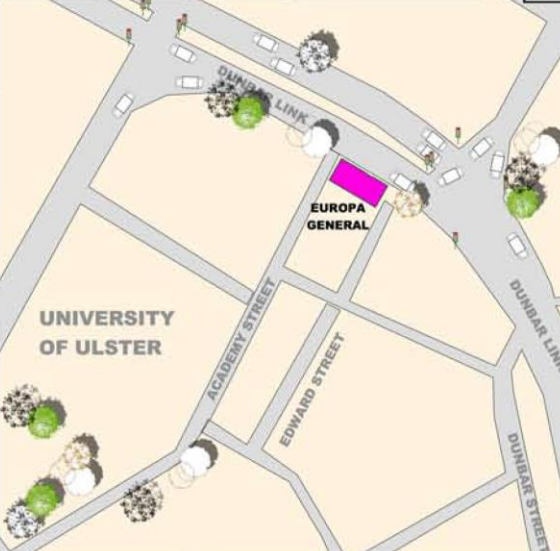
OFFICE INTERIOR



ACCESS ROADS



TYPICAL INTERIOR FINISH



GROUND FLOOR PLAN 1:50



RECEPTION FRONT

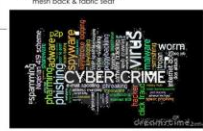


RECEPTION SEATING



MEETING FACILITY

- NEW CONTEMPORARY RECEPTION SPACE
- FULLY GLAZED MEETING FACILITY
- CLIENT CONSULTATION AREA
- RECEPTION SEATING
- MODERN FLOORING WITH CONTEMPORARY DESIGN DETAILS
- NEW LIGHTING INCLUDING FEATURE LIGHTING
- CONTEMPORARY FURNITURE PACKAGE
- NEW SECURE COMMS ROOM
- SPACIOUS OFFICE FACILITY
- MODERN DECORATION



new surround to house Gas Boiler with access panels - graphics to face of surround see image

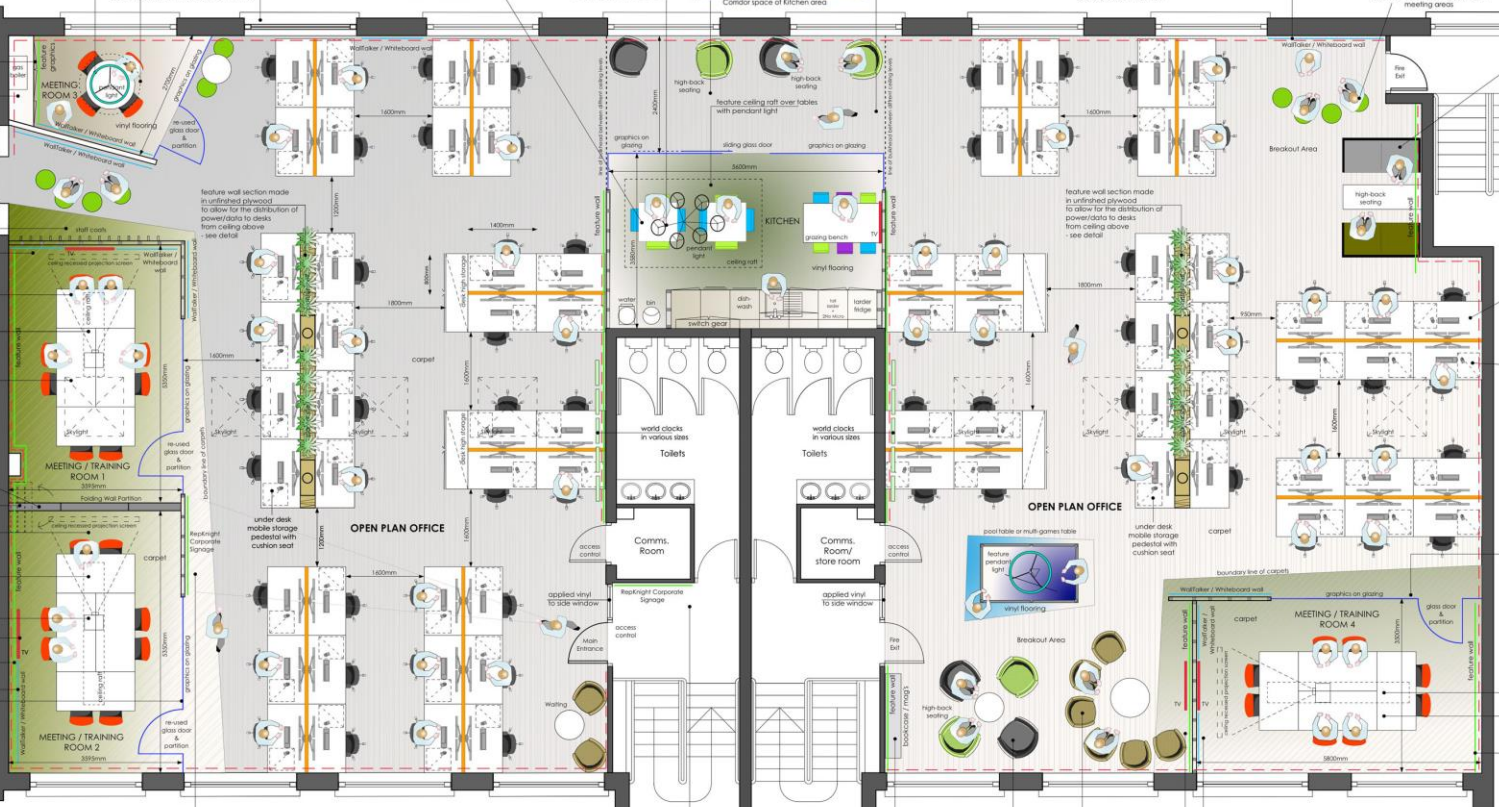
Area allocated for Staff Canteen

Folding wall between Meeting Rooms

Folding wall partition between rooms



Applied graphic text to glazing of meeting room



UNIT 6B RepKnight

UNIT 7B

- NOTES :**
- Feature wall covering / wall graphics
 - Wallfacer / Whiteboard finish on wall
 - Floor level Power / Data Trunking amend + add additional based on final plan layout
 - Lighting - All existing relay light fittings replaced with new LED recessed relay fittings - other lighting as indicated on drawing
 - Ceiling - Existing ceiling retained + repaired where required (OPTION TO CLEAN THROUGHOUT)
 - Decoration - Re paint throughout, including doors, skirting, sills & window reveals, all other feature walls as indicated on drawing
 - Flooring - New carpet fits throughout including vinyl flooring as indicated on drawing.



OPTION B

PROJECT : RepKnight
DRAWING : PROPOSED LAYOUT

Revision
-

* NOTE
THIS DRAWING, DESIGN, OR PARTS THEREOF, MAY NOT BE REPRODUCED IN ANY FORM WITHOUT THE WRITTEN CONSENT OF CREATIVE COMMERCIAL INTERIORS.
ALL DIMENSIONS MUST BE CHECKED ON SITE BEFORE COMMENCING WORK.

Area allocated for Staff Coats

WallTalker / Whiteboard

1600mm x 800mm flip-top folding tables to allow for training layout and storage

feature ceiling raft detail over tables with concealed LED colour changing lights

black-out blind to skylight

Folding wall between Meeting Rooms

Folding wall partition between rooms

ceiling recessed projection screen

feature ceiling raft detail over tables with concealed LED colour changing lights

ceiling mounted projector

TV/Presentation screen to Meeting Rooms 1 & 2

feature wall covering to Meeting Rooms 1 & 2

WallTalker / Whiteboard

UNIT 6B

feature wall section made in unfinished plywood to allow for the distribution of power/data to desks from ceiling above - see detail

OPEN PLAN OFFICE

world clocks in various sizes

Toilets

Comms. Room

Stair

NOTES :

- Feature wall covering / wall graphics
- WallTalker / WhiteBoard finish on wall

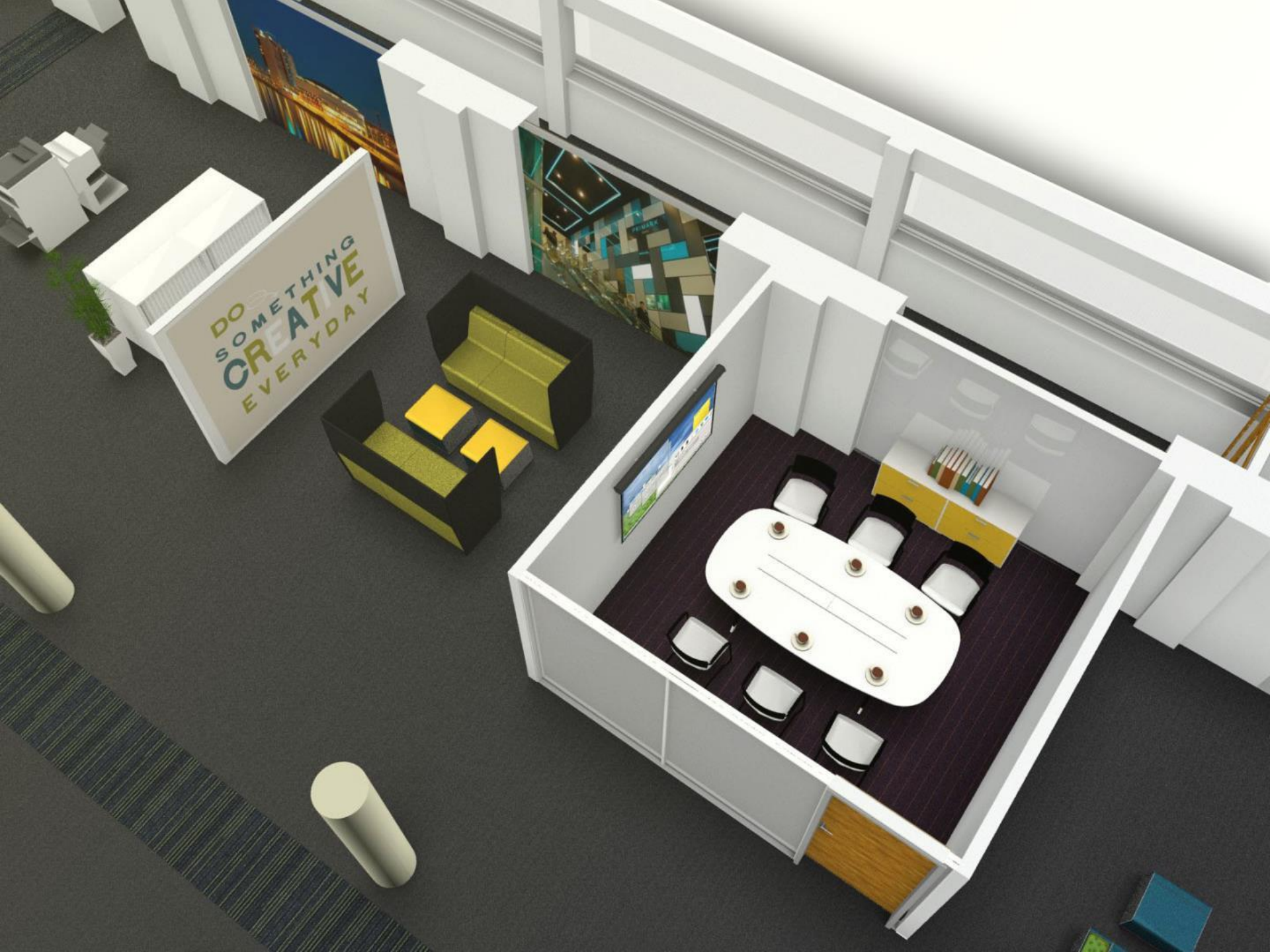


Applied graphic text to glazing of meeting room









DO SOMETHING
CREATIVE
EVERYDAY



THE "I'VE HAD ENOUGH OF WAITING AT BUS STOPS"
Credit Union
CAR LOANS

THE "THEY WILL BE KID"





A photograph of a modern office interior. The space is divided by glass partitions, some of which are frosted. In the background, there are desks with white office chairs. The ceiling features recessed lighting and air conditioning vents. The overall atmosphere is clean, bright, and professional.

So, how do we divide your space ?

We design and install a full range of de-mountable partitioning systems. Single & double glazed options including intergration with solid wall solutions





JOHN PLAYER





Our goal is always to be
the best at what we do

Don Stein Olson

SINGLE GLAZED PARTITIONING SYSTEMS

CCI's Single glazing partitioning systems combine aspiring design with outstanding fire and acoustic performance.

SPECIFICATIONS

Acoustic performance options up to 37dB

Fire performance up to 60/60 (integrity and insulation)

Fully relocatable

24mm overall width (standard head and base track)

Seamless integration into drywall

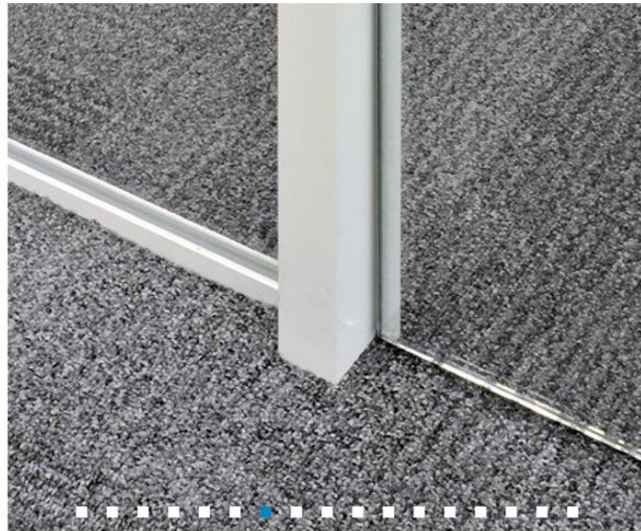
Choice of glass joints including our revolutionary C-Joint


Standard colours include RAL 9010 and RAL 9006

Over 200 non-standard colours are available from the RAL colour system.

A range of glass in nominal thicknesses, from 10mm to 22mm, is available including:

Toughened - Laminated - Toughened and laminated - Fire rated - Acoustic - Electric privacy glass





What will it look like? Will this colour work?

Our team of designers work closely with our suppliers to create finishes that not only look good but are also functional



1 Point Lesson



01
Identify
the problem



02
Breakdown
the problem

04
Root Cause
Analysis



05



marco
Hot Water Dispenser

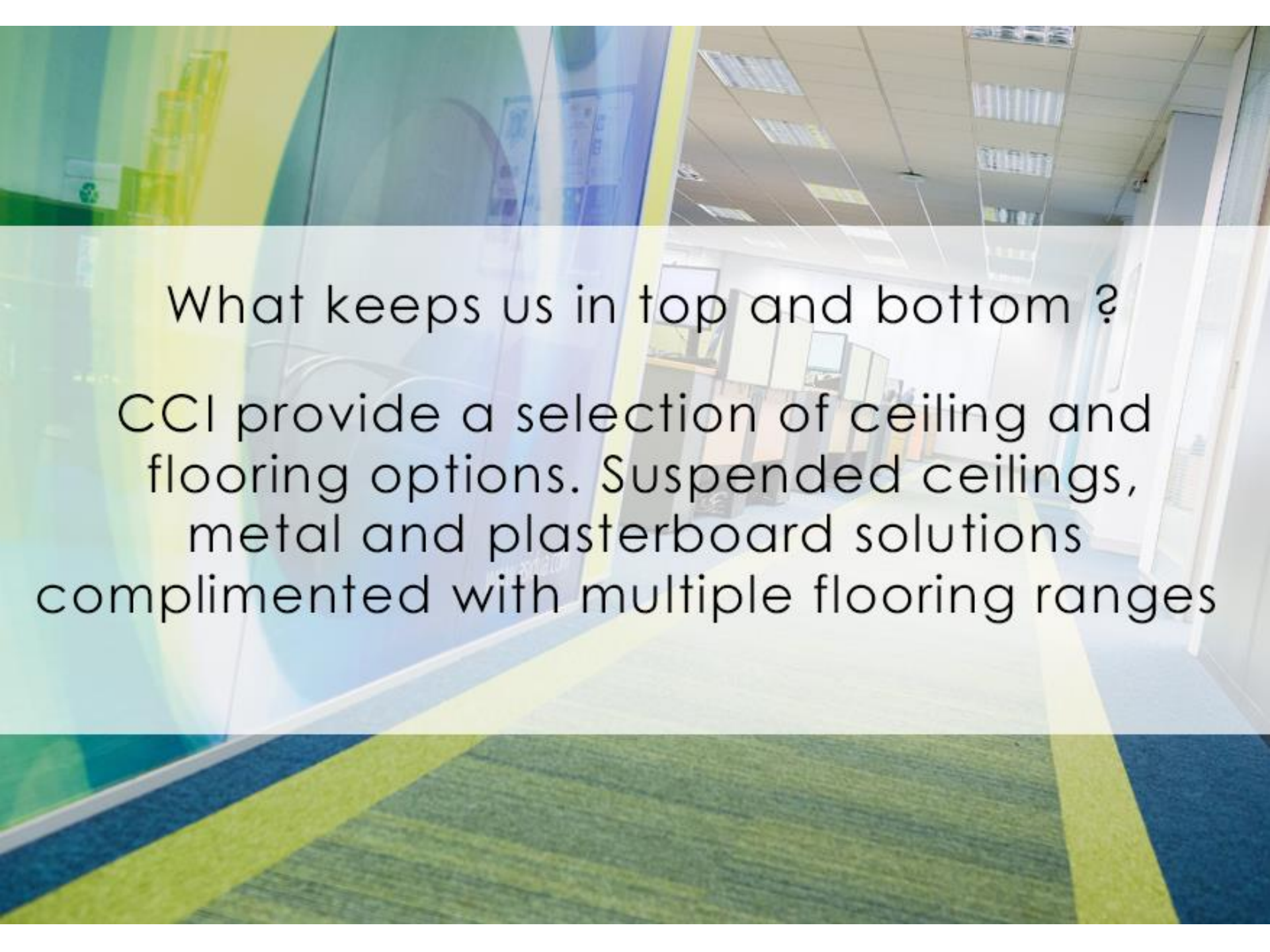
Three stainless steel containers: a trash can, a salt container, and a pepper mill.

Electrical outlets and switches on the wall.

White toaster on the countertop.

White microwave oven on the countertop.



A photograph of a modern office hallway. The ceiling is a suspended grid with recessed rectangular light fixtures. The floor is covered in a patterned carpet with shades of green and blue. The hallway is lined with glass-walled offices on both sides. A semi-transparent white text box is overlaid in the center of the image.

What keeps us in top and bottom ?

CCI provide a selection of ceiling and flooring options. Suspended ceilings, metal and plasterboard solutions complimented with multiple flooring ranges



...is impossible without change, and those who
cannot change their minds cannot change anything

SUCCESS

...is not final, failure is NOT fatal;
it is the **courage** to continue that counts

PASSION...Our greatest weakness lies in giving up.
The most certain way to succeed is always to try
just one more





www.asidua.com

great

commercial



passign studio



jam

INVIGORATE...to make people feel
fresher, happier, more energetic
& optimistic







A modern office desk with a blue chair and a red frame overlay. The desk is white with a blue chair in the background. A red frame is overlaid on the desk, and text is written inside it.

Ok,
What does **my** new desk look like ?

We have an extensive range of office and breakout furniture to compliment your new interior. Operator, Executive, Meeting, Conference, Breakout furniture.





creative
commercial interiors





Fairfax Clegg Bradley Studios





SHELVING

DECOR END PANELS

AC+IVECOAT[®] ERGONOMIC HANDLE
Ergonomic handle built with style and performance in mind.

DRIVE MECHANISM
Chain driven with mechanical gear reduction, making operation simple and light. Can be hidden with optional Decor End Panels as seen here.

END STOPS

LOW PROFILE BASE
Increases floor height by a mere 38mm. Additional 82mm to base of shelving.

HEIGHT ADJUSTABLE TRACKS
Height adjustable tracks enable installation on uneven floors and as the tracks are not fixed to the existing floor, the entire mobile system can be easily relocated.

FLOORING RAMP
Enabling installation on top of existing flooring.

INTEGRAL TEXTURED FLOOR

Depth	600mm
Widths	750, 1000mm (nom)
Material	18mm Flooring grade chipboard
Finish	Laminate - Graphite Grey



The standard base comes with drive mechanism housed in colour co-ordinated section. See below for optional Decor End Panels.



Optional Decor End Panels

This is a small sample of the finishes available. Others available on request.
*Denotes timber effect.



mobile shelving

efficient

increase storage space

ANTI TILT
Ultra safe anti-tilt mechanism locks shelving into the track.

A completely freestanding mobile shelving system; no drilling, no fixing down, no messy ground or civil works. It will not damage or disturb your carpet or floor covering in any way.

INTEGRAL FLOOR
The integral floor provides a secure, rigid and safe platform to walk on.

HEIGHT ADJUSTABLE TRACK
The unique screw adjustment from above ensures a level track even on uneven floors. Track joints are dowelled and screwed for security and efficiency.

Shelving systems verses filing cabinets

As you can see by the illustration (right) that you can achieve an equal amount of filing space with one double sided bay of shelving than in five traditional filing cabinets. Add a mobile system and increase filing capacity by up to a further 100%

1 double sided bay = 12 metres of linear filing	Foot print = 0.7M²
5 filing cabinets = 12 metres of linear filing	Foot print = 1.4M²



Fáilte

CLONARD
CREDIT UNION
LIMITED





ST **SMART PARTS, OUR PARTNER.** Consulting | **Services** | Products | Case Studies

- Product Development
- Manufacturing
- Production
- Logistics
- Supply Chain

INGENUITY

From concept to reality, ST Aerospace provides market leading solutions that redefine the production experience. Whether it is designing the next aircraft interior, reimagining how a tool works, enhancing operational efficiency, or reducing the weight of an aircraft, ST Aerospace delivers every solution with customer service and expertise. Our award-winning team has a proven track record of delivering solutions that redefine the aircraft's lifecycle. Our team of experts in design, engineering, manufacturing and aircraft lifecycle design product solutions that support the customer's vision. This is our definition of success.



MANY PARTS, ONE PARTNER. COMMERCIAL • RESIDENT • PRODUCT • SERVICE

- 1. COMMERCIAL MANAGEMENT
- 2. MEETING PRODUCTS
- 3. GALLERY ROBOTICS DISPLAY SYSTEM
- 4. CUSTOMER SERVICE
- 5. SERVICE SUPPORT
- 6. MAINTENANCE & RESTORATION
- 7. CUSTOMER SALES SYSTEMS
- 8. CUSTOMER SUPPORT

PRODUCTS & SERVICES

B/E Aerospace's comprehensive product portfolio demonstrates a commitment to performance and reliability. Our products provide "best-in-class" solutions for commercial and business jet aircraft. B/E provides an "ecosystem" of meeting products from Super First Class environments to business and first-class seats, as well as 12" and 18" flat-panel displays. Our airport systems are available on Airbus and Boeing aircraft, regional jets and most business jets and military aircraft. In addition, B/E manufactures ground-equipment solutions such as "Eclipse" terminal history, "Command" ground-to-aircraft history, and the 3000 series seats. Our lighting systems, crew rest, lavatories, and wireless networks and peripherals offer unique solutions for virtually any aircraft platform.

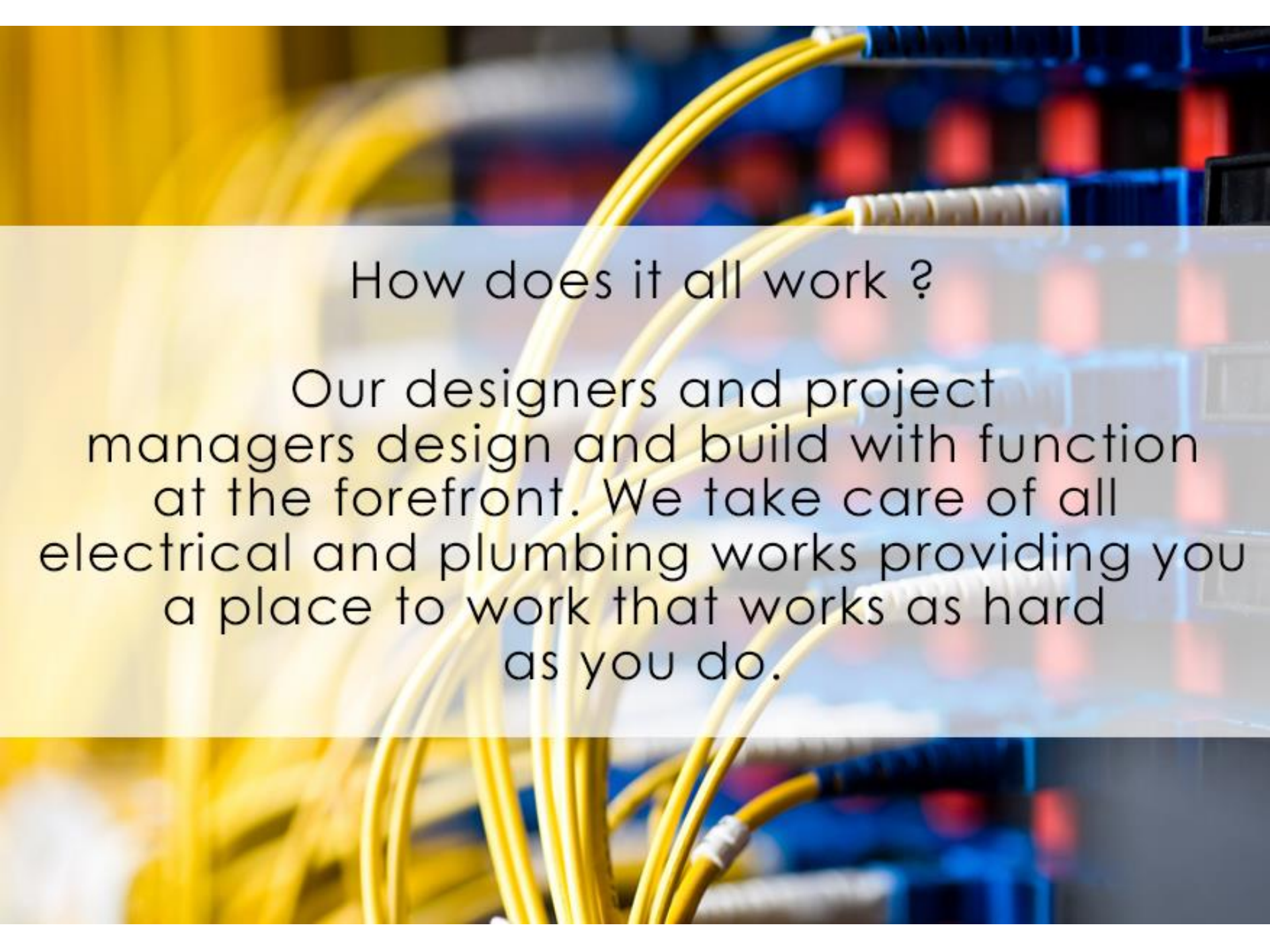








FOUR SEASONS
Hotels and Resorts



How does it all work ?

Our designers and project managers design and build with function at the forefront. We take care of all electrical and plumbing works providing you a place to work that works as hard as you do.



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www.creativecommercialinteriors.com

TEL: 028 9147 7357



KEY
 WALLS MARKED IN [Pink Box] TO BE REMOVED AS PART OF JPS DILAPIDATION WORKS AS REQUESTED BY CBRE

NOTE
 ALL FIRE AND SPRINKLER WORKS BY CLERY LAUNDRY DUE TO CONTRACTS ALREADY IN PLACE

REF-OUT COLOUR KEY
 [Red Line] REMOVE EXISTING WALLS / FURNITURE
 [Green Line] RELOCATED EXISTING WALLS / FURNITURE
 [Blue Line] EXISTING WALLS & FURNITURE
 [Purple Line] NEW WALLS & FURNITURE

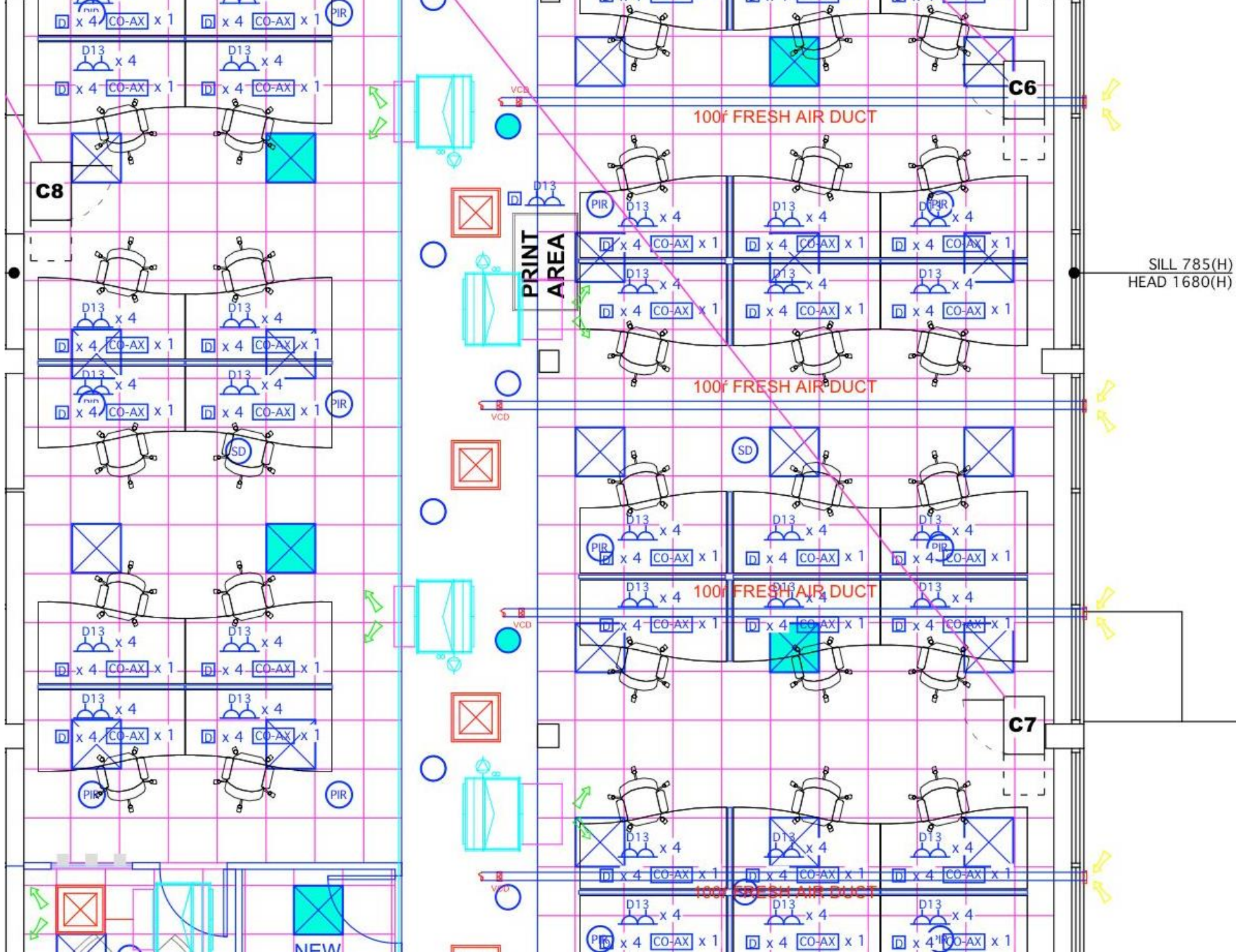
FLOOR BOX KEY
 [Blue Box] FLOOR BOX TO BE RELOCATED
 [Green Box] EXISTING FLOOR BOX
 [Red Box] 1 DOUBLE POWER
 [Orange Box] 2 DOUBLE POWER
 [Yellow Box] 3 DOUBLE POWER
 [Light Green Box] 4 DOUBLE POWER
 [Light Blue Box] 4 DATA

LIGHTING KEY
 [Symbol] 1200 x 600 EXISTING RECESSED FLOURESCENT LIGHTING
 [Symbol] 320 x 600 TO BE RELOCATED RECESSED FLOURESCENT LIGHTING
 [Symbol] 1200 x 600 NEW RECESSED FLOURESCENT LIGHTING
 [Symbol] 1200 x 600 RELOCATED RECESSED FLOURESCENT LIGHTING
 [Symbol] EMERGENCY 1200 x 600 NEW RECESSED FLOURESCENT LIGHTING
 [Symbol] 800 x 800 EXISTING RECESSED FLOURESCENT LIGHTING
 [Symbol] 800 x 800 TO BE RELOCATED RECESSED FLOURESCENT LIGHTING
 [Symbol] 800 x 800 NEW RECESSED FLOURESCENT LIGHTING
 [Symbol] NEW DIRECTIONAL SPOT LIGHTING
 [Symbol] ILLUMINATED DROP-DOWN FIRE EXIT SIGN

PROVIDE A PRICE FOR FIXING ALL DAMAGED BUNCH THROUGHOUT

LOOK AT REUSE HNB NEED TO CHECK GLASS SIZES

MAKING HNB WALLS AND GLASS TO BE BY APPROX 100MM









We have now told you what we do.

How about letting us show you ?

Visit our showroom where we showcase
what we do best

creative

commercial interiors

YOUR SPACE YOUR CHOICE YOUR DESIGN



BRALCO
OFFICE FURNITURE

WORKPLACE TO C

ME TO
VE COMMERCIAL WIT

to Avenue

creative
interiors

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commercial interiors



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You have a dedicated Interior Designer and Project Manager

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100 % client satisfaction BEFORE final payment

A percentage of all projects cost goes to our dedicated charity



Design Team



Tony Sinton

Tony originates from Newcastle -Upon -Tyne but has resided in Northern Ireland since 2000. He studied at Edinburgh's Herriot-Watt-University where he graduated with a First Class Hons Degree in Interior Design.

One of the Partners at Creative Commercial Interiors, Tony boasts over 15 years' Interior Design experience within the hotel and leisure industries. He also specialises in full corporate office turn-key packages.

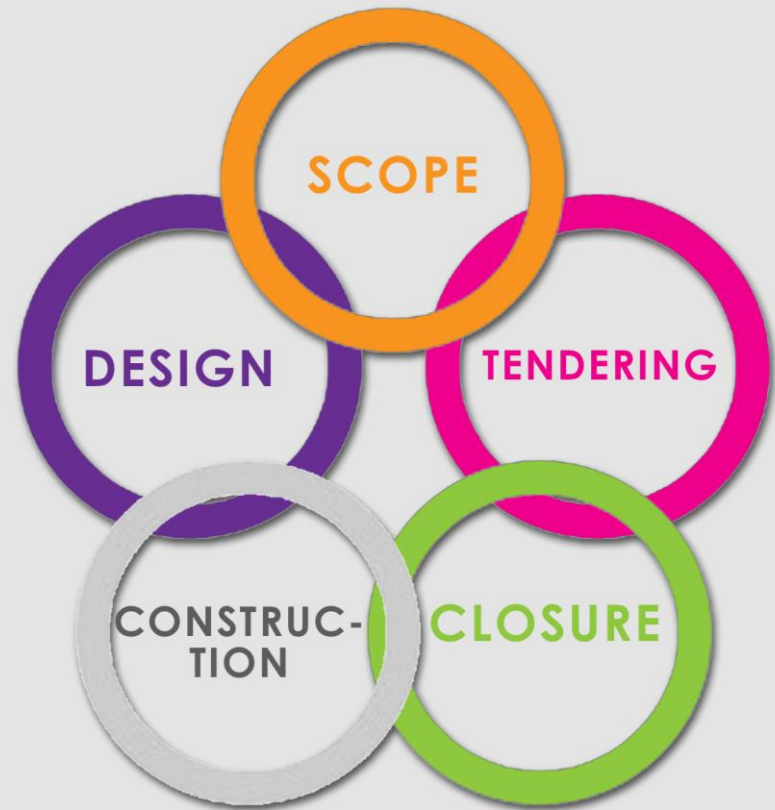


Glenn Donnelly

Glenn is a qualified Interior Designer for Creative Commercial Interiors with 27 years of experience in the industry.

He has worked for many prestigious companies within the United Kingdom and throughout the Republic of Ireland . This experience has given Glenn a real creative edge in international standard Interior Design proving that designers are a true personification of culture.

Quantity Surveying



Scope

Design

Tendering

Construction

Closure

Peter Hamlin

Peter started out working as an electrician before going to Liverpool John Moores University where he obtained a First class Honours Degree in Building Surveying.

Peter has worked on many large and small scale projects throughout the UK and Ireland including offices, student accommodation, care homes, retail outlets and social housing.

Peter has worked on projects from inception to completion including estimating and project managing. This gives him a great understanding of the industry and an ability to quantify works accurately.

Quantity Surveying

Project:	Typical Project		
Location:	TBC	Estimator: Martin Hamlin	Tel: 028-9147 7557
Bill 1:	Internal Walls	Email: martin@creativecommercialinteriors.com	

Ref	Description	Quantity	Unit	Rate	Total	
GROUND FLOOR INTERNAL PLASTERBOARD PARTITION WALLS						
1 Hour Fired Rated Plasterboard Partition Walls						
	1 Hour Fire Rated Partition Wall; 3600mm high from slab to slab; 97mm thick partition with plasterboard on metal studs, with type & size to suit fire rating and partition height; Mineral insulation core; Allow for all necessary Floor, Soffit & Deflection Head Tracks; Allow for all angles & abutments; Allow for all necessary intumescent sealant; Joints to be taped & jointed					
A		73	m	€	€	
B	Ditto the above, but the Partition Walls are around Risers	3	m	€	€	
C	Extra over for forming Double Door opening	2	nr	€	€	
D	Extra over for forming Single Door opening	5	nr	€	€	
E	Extra over for forming Window openings to Security Room	1	nr	€	€	
1 Hour Fired Rated Plasterboard Bulkhead Above Glass Partitions						
F	1 Hour Fire Rated 900mm High Plasterboard Bulkhead between Glass Partitions & Overhead Ceiling Slab	19	m	€	€	
1/2 Hour Fired Rated Plasterboard Partition Walls						
	1/2 Hour Fire Rated Partition Wall; 3600mm high from slab to slab; 97mm thick partition with plasterboard on metal studs, with type & size to suit fire rating and partition height; Mineral insulation core; Allow for all necessary Floor, Soffit & Deflection Head Tracks; Allow for all angles & abutments; Allow for all necessary intumescent sealant; Joints to be taped & jointed					
G		25	m	€	€	
H	Ditto the above item; but with moisture resistant plasterboard on one side, suitable for a Shower Room	4	m	€	€	
I	Extra over for forming 4m wide opening for Double Door & Side Screens	1	nr	€	€	
J	Extra over for forming Single Door & Side Screen Opening	1	nr	€	€	
K	Extra over for forming Single Door opening	2	nr	€	€	
L	Extra over for 2.4m high Plywood built into partition to act as Grounds for Toilets / Shower / Kitchen	3	m	€	€	
Page No. 1 / 1					To Collection	€

Project:	Typical Project		
Location:	TBC	Estimator: Martin Hamlin	Tel: 028-9147 7557
Bill 1:	Internal Walls	Email: martin@creativecommercialinteriors.com	

Ref	Description	Quantity	Unit	Rate	Total	
Non Fired Rated Plasterboard Partition Walls						
	Non Fire Rated Partition Wall; 2700mm high from slab to suspended ceiling level; 97mm thick partition with 2 layers of 12.5 plasterboard on metal studs, with type & size to suit fire rating and partition height; Mineral insulation core; Allow for all necessary Floor, Soffit & Deflection Head Tracks; Allow for all angles & abutments; Joints to be taped & jointed					
A		39	m	€	€	
B	Ditto the above item; but with moisture resistant plasterboard on one side, suitable for a Shower Room	8	m	€	€	
C	Extra over for forming Single Door opening	9	nr	€	€	
D	Extra over for 2.4m high Plywood built into partition to act as Grounds for Toilets / Shower / Kitchen	10	m	€	€	
Free Standing Curved Partition Wall						
	Free Standing curved low height Partition Wall 1500mm high x 6100mm long; curved as shown on plan; 97mm thick; allow for 6 nr. support post at 1.2m centres within the wall fixed to the slab to provide stability; allow for capping to the ends & top of the wall; Mineral insulation core; all joints to be taped & jointed; allow for grounds with wall to support Breakfast Bar and fixed Tables attached to the wall					
E		1	nr	€	€	
SKIRTING						
Ground Floor						
F	Solid Hardwood Skirting 100mm high; to match Veneered Doors	47	m	€	€	
G	Prime Painted Softwood Skirting 100mm high	101	m	€	€	
H	Prime Painted Softwood Skirting 100mm high; fixed to free-standing curved Partition Walls	13	m	€	€	
Page No. 1 / 2					To Collection	€

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Location:	TBC	Estimator: Martin Hamlin	Tel: 028-9147 7557
Bill 1:	Internal Walls	Email: martin@creativecommercialinteriors.com	

Ref	Description	Quantity	Unit	Rate	Total
Collection					
					€
					€
Page No. 1 / 1					€
Page No. 1 / 2					€
Page No. 1 / 3					€
To Summary					€

Peter Hamlin

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Peter has worked on projects from inception to completion including estimating and project managing. This gives him a great understanding of the industry and an ability to quantify works accurately.

Project Management



Alan McCullagh

Alan spent his formative years in England but moved to Northern Ireland over thirty years ago.

He completed his apprenticeship in carpentry and joinery and has a wealth of experience within the building industry. Throughout his career, Alan has gained valuable experience in all aspects of the field, ranging from PVC to measured term contracts. For the past eighteen years he has specialised in contract, retail and office refurbishment.

Alan has a keen eye for detail and a strong work ethic, always aiming to complete the job to the highest possible standard. He enjoys being part of a team and working with a variety of different clients from different industry backgrounds.

Project Management

PROJECT : BOVILLE		ADDRESS : BALLYMENA					PAGE 1 OF 2
SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	
	1 FEBRUARY	2	3	4	5	6	
	WEEK 1 SITE PRELIM'S H'S SIGNAGE PROTECT KITCHEN ETC	MEASURE NEW WINDOWS STRIP OUT / RE-LOCATE AIR CON STRIP OUT PLUMBING ITEMS STRIP OUT ELECTRICS SET ASIDE LIGHTS TRUNKING MAKE SAFE ELECTRICS FOR REMOVAL OF WALLS STRIP OUT WALLS - SET ASIDE DOORS FOR RE-USE REMOVE BENCHING & WINDOW HATCH SET ASIDE AND RE-USE	FIRE/INTRUDER ALARM STRIP OUT REPAIR ROOF				
7	8	9	10	11	12	13	
	FINISH STRIP OUT OF WALLS UPLIFT FLOORING START NEW INTERNAL WALLS START FIRST FIX ELECTRICS FIT NEW FLOOR BOX IN MEETING ROOM	1st FIX FRAMES. INSTALL HATCH. CUT HOLES FOR CABLE ACCESS					
14	15	16	17	18	19	20	
	DRYLINE WALLS PATCH CEILINGS RE-FIT LIGHTS TO NEW LOCATIONS	2nd FIX JOINERY WORK PATCH FLOORS	RE-LOCATE COMMS TO NEW COMMS AREA	GLAZED SCREEN ETC SAND WALLS PROVIDE POWER TO AIRCON			
21	22	23	24	25	26	27	
	FIT NEW WINDOWS AND SEAL RE-FIT BENCHING ALL AREAS AND GABLE KITCHEN 2 No FIX FIRE ALARM/ INTRUDER AND COMMISSION LATEX ALL FLOORS EVENING			PREPARE FLOORS- VINYL ALL AREAS RE-COMMISSION AIRCON START TO DECORATE ALL AREAS			
28	29	1 MARCH	2	3	4	5	
	DECORATE ALL AREAS			FINAL CLEAN DOWN ALL AREAS RE-LOCATE WEIGHBRIDGE CONTROL AND TELEPHONES			

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Project Management

Extension and alterations		Plan Fee	Inspection Fee	Building Notice Fee	Regularisation Fee
Installing insulation in an existing cavity wall		Nil	Nil	Nil	Nil
Installing an unvented hot water system where it is not part of a larger project		£50	Nil	£50	£60
Domestic porches Exempt, if their floor area is no more than 30 sq m Others, if their floor area is no more than 40 sq m Floor area between 40 and 60 sq m		Nil £50 £60	Nil £100 £120	Nil £150 £180	Nil £180 £216
Extensions to domestic buildings Floor area no more than 20 sq m Floor area between 20 and 40 sq m Floor area between 40 and 60 sq m		£100 £50 £60	Nil £100 £120	£100 £150 £180	£120 £180 £216
Roofspace/loft conversion in domestic dwellings Converting a loft into one or more rooms, including access to the loft		£60	£120	£180	£216
Attached garages See 'Extensions to domestic buildings'					
Attached carports Exempt, if their floor area is no more than 30 sq m and they are open on at least two sides Others, if their floor area is no more than 60 sq m. See 'Extensions to domestic buildings'		Nil	Nil	Nil	Nil
Detached carports and garages Exempt, if their floor area is no more than 15 sq m and they are more than 1m from any dwelling. Exempt, if their floor area is no more than 30 sq m and they are either substantially non-combustible, or more than 1m from any dwelling, road or boundary. Others, if their floor area is no more than 40 sq m		Nil Nil	Nil Nil	Nil £70	Nil £84
Work not included in the previous categories For all other types of work, we will need a written estimate of the total cost of the work (not including VAT). Also, if you have included more than one building in your application, we will need separate estimates for each building.					
Estimated Cost		Plan Fee	Inspection Fee	Building Notice Fee	Regularisation Fee
Not more than £2,000 in total		£60	Nil	£50	£72
More than £2,000 but not more than £5,000		£150	Nil	£150	£180
More than £5,000 but not more than £20,000 together with		£37.50	£112.50	£150	£180
		£2.50	£7.50	£10.00	£12.00
More than £20,000 for each £1,000 (or part of it) by which the cost goes over £5,000, but not more than £100,000 together with		£75.00	£225	£300	£360
		£2.00	£6.00	£8.00	£9.60
More than £100,000 for each £1,000 (or part of it) by which the cost goes over £20,000, but not more than £1,000,000 together with		£235	£705	£940	£1,128
		£1.25	£3.75	£5.00	£6.00
More than £1,000,000 for each £1,000 (or part of it) by which the cost goes over £100,000, but not more than £10,000,000 together with		£1,360	£4,080	£5,440	£6,528
		£9.88	£2.62	£3.50	£4.20
More than £10,000,000 for each £1,000 (or part of it) by which the cost goes over £1,000,000, together with		£9,235	£27,705	£36,940	£44,328
		£9.75	£2.25	£3.00	£3.60
Example 1 Kitchen extension with a floor area of 12 sq m, converting the loft into a bedroom, and new window and door openings in the existing structure.					
		Plan Fee	Inspection Fee	Building Notice Fee	Regularisation Fee
12 sq m kitchen extension – fixed fee:		£100.00	Nil	£100.00	£120.00
Room in loft and access to it – fixed fee:		£90.00	£120.00	£180.00	£216.00
Other works- estimated cost of: £7,000 – £5,000: + £2,000:		£37.50	£112.50	£150.00	£180.00
Total fees:		£5.00	£15.00	£20.00	£24.00
		£5.00	£15.00	£20.00	£24.00
Example 2: Two terraces of five dwellings each. Block 1 consists of dwelling types A and B, and block 2 consists of types A, C and D.					
Plan fee:	4 plan types £270 10 dwellings £540	Inspection fee:		10 dwellings	£1,585
Building notice fee:	Total of plan fee and inspection fee	£580 £1,585	Regulation fee:	notice fee	£2,165 £1.12 £2,598

Building Regulations Application Building Regulations (NI) Order 1979 as Amended Building Regulations (Northern Ireland) 2000 as Amended

Guidance Notes

The application form is for Full Plans, Building Notice or Regularisation Certificate applications. Please read the notes carefully before completing the form.

Fees

For Full Plans applications, the 'plan' fee should be sent with the application. This fee covers all of the work involved in checking and approving your application. You will be sent an invoice for the inspection fee after your project starts on site; this one-off payment covers the cost of all of the inspections carried out on your project together with the issuing of your Completion Certificate following the satisfactory completion of the project.

For Building Notice and Regularisation applications, the fee should be sent with the application. This is a one-off payment and covers all checking and inspection work, together with the issuing of all certificates at the conclusion of the project. Please read the notes regarding fees overleaf. Exemption from charges may be obtained where the works are solely for the benefit of persons with disabilities. If in doubt please contact the Council to which the application is being made. Cheques should be made payable to the Council to which the application is being submitted. Payments may also be possible by credit or debit card, please contact the Council to which you are making the application for further details.

Inspections

Please ensure that the Local Council Building Control Department to which you are making the application is informed when work is going to start and that an initial inspection is arranged. Further statutory inspections are required for us to see the various stages of work.

Completion Certificates

Following satisfactory completion of the work, and payment of all fees we will issue a Completion Certificate confirming that your project has been inspected and that it complies with the Building Regulations. You may need this when you wish to sell or re-mortgage your property.

Time Limits

A Full Plans submission or a Building Notice shall cease to have effect three years after it has been submitted to the local authority, unless the work has been commenced before the expiry of that period.

Further information and advice concerning the Building Regulations may be obtained during normal office hours from the Building Control Department in each of the Councils or on www.buildingcontrol-ni.com.

Persons carrying out building work or making a change of use of a building are reminded that Planning Permission may also be required and you should contact your Local Planning Department.

Other statutory approvals may also be required e.g. Discharge Consent, Historic / Protected Buildings Consent.

Where the application is submitted under a company "Trading As", please state Managing Director or Chief Executive name. Where the application is submitted under a club or other organisation name, please state the names of the responsible person/s.

Alan McCullagh

Alan spent his formative years in England but moved to Northern Ireland over thirty years ago.

He completed his apprenticeship in carpentry and joinery and has a wealth of experience within the building industry. Throughout his career, Alan has gained valuable experience in all aspects of the field, ranging from PVC to measured term contracts. For the past eighteen years he has specialised in contract, retail and office refurbishment.

Alan has a keen eye for detail and a strong work ethic, always aiming to complete the job to the highest possible standard. He enjoys being part of a team and working with a variety of different clients from different industry backgrounds.



5 Things
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should
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