

RIBA



Royal Institute
of British Architects

Client Design Advisors

a new service
promoting high
quality and
best value in
building

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Promoting high quality and best value in building
contact RIBA Client Services team on **020 7307 3700**, or email **cs@inst.riba.org** for more information

“CABE campaigns to establish the importance of design at the heart of the building process. Crucial decisions are made in early stages, so clients need to ensure they have the right advice to make the best of their opportunities.”

Richard Simmons
Chief Executive, CABE

Why do I need a RIBA Client Design Advisor?

The short answer is, because you need direct, independent advice that will help to maximise the value and quality of your construction project.

A Client Design Advisor, or CDA, is generally an architect - but not the one designing your building. Under many newer methods of buying buildings, such as the Private Finance Initiative (PFI), Public Private Partnership (PPP) and Design-Build routes, there is no direct relationship between you - the client - and the design team. In these cases, both the Office for Government Commerce (OGC) and the Commission for Architecture in the Built Environment (CABE) recommend using a CDA.

The CDA works directly with you, providing vital independent advice on your requirements and the procurement method that offers the best value. In effect, a CDA acts as a proactive interpreter of your ideas, making sure that your aspirations for the building are fully reflected in the design team's proposals from the outset of the project.

The RIBA will help you find the right CDA for your project. We run the CDA Register - a database of chartered architects accredited to act as CDAs.

What will the RIBA Client Design Advisor do?

Safeguarding quality and value on a construction project is a full-time job - one that, as a client, you may not feel you have the time or experience to carry out. However, there are professionals on hand to do it, ready to apply their own extensive experience of delivering similar scale projects elsewhere.

A CDA will assist you from the earliest stages of a project, in strategic decision-making, stakeholder consultation, design brief development, budget-setting, feasibility studies, procurement procedures and appraisals of design proposals. They will act as the champion for design quality on the project, ensuring a consistent standard from initial sketches through to final details.

The tasks a CDA would be qualified to assist with or undertake include:

- Defining an agreed set of project outcomes
- Consulting you and other stakeholders to identify key design issues and project requirements
- Carrying out feasibility studies
- Advising on financial planning, whole life costs and value for money
- Advising on procurement methods and EU rules

- Preparing a project programme to provide adequate design development time
- Evaluation of bids, construction teams and design teams
- Checking budgets, design proposals, construction details and contract documentation

The CDA can continue to act as your representative once the project has been put in the suppliers' hands, taking on tasks such as:

- Monitoring construction
- Checking the adequacy of facilities management and maintenance regimes
- Evaluating the performance of the building in use
- Advising on future modifications
- Advising on future disposal

Who are RIBA Client Design Advisors?

RIBA Client Design Advisors are experienced architects and other construction professionals who have achieved accreditation from the RIBA.

Their backgrounds vary but, as a minimum, they will have a five to ten year record of delivering construction projects. Often leading a team of others within a larger practice, they will be familiar with the complex process of commissioning buildings and, as part of the RIBA accreditation process, will have undergone evaluation, training courses and regular briefing sessions.

Your CDA will be eminently qualified to help maximise the value of your project.

How do I find a RIBA Client Design Advisor?

The RIBA Client Services team maintains a register of accredited CDAs across the UK and will help you find the right advisor for your project and needs.

Contact them by phone on **020 7307 3700** or by e-mail at **cs@inst.riba.org**

How much will it cost?

CDAs' input varies widely from project to project and there are no standard fees or rates for their work, so costs will need to be negotiated with individual advisors.

Bear in mind that your CDA will be an experienced senior consultant and will charge accordingly. Working with a CDA, though, could be one of the best investments you make, helping your project to deliver best value and quality over its entire lifetime.