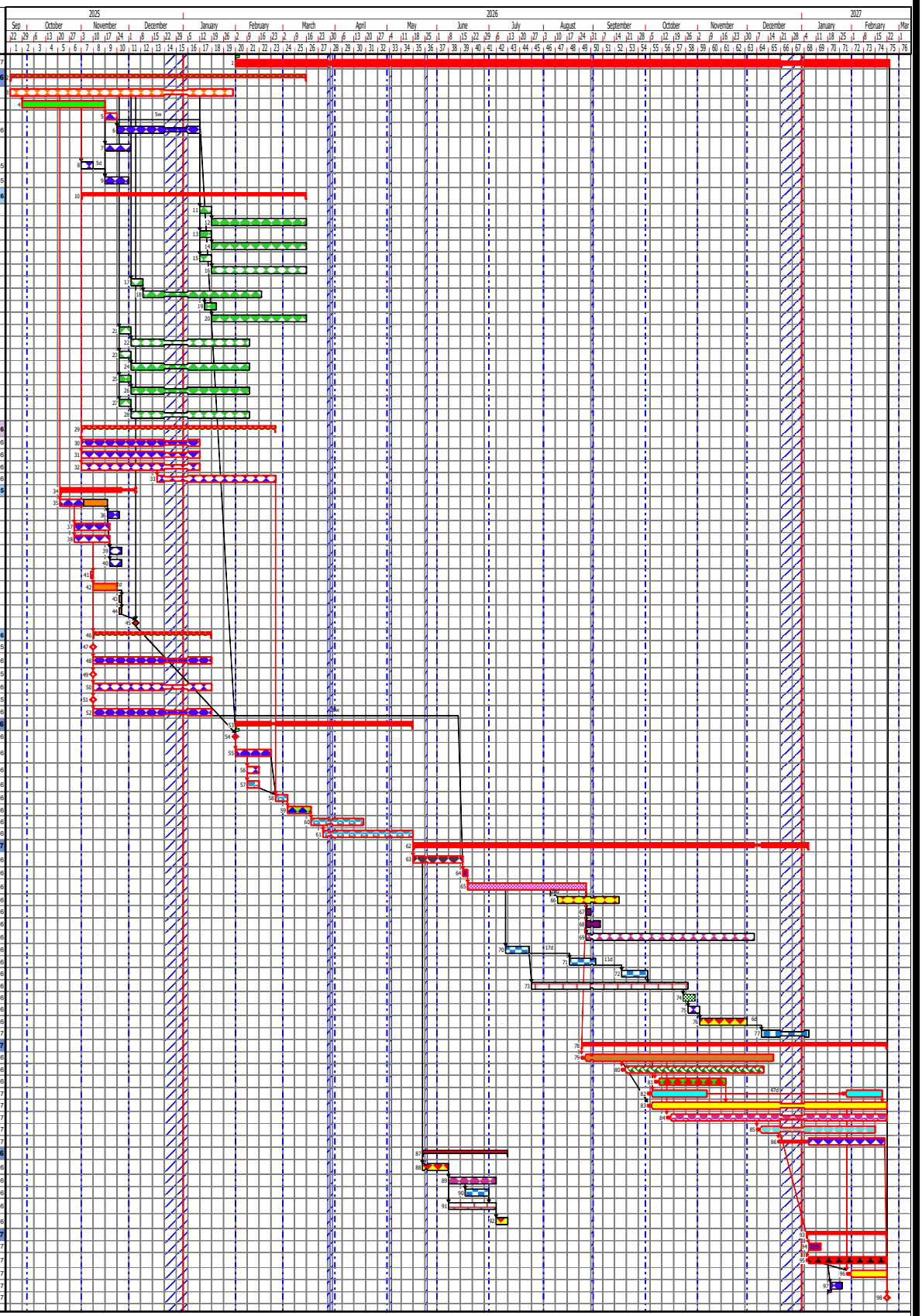
Rochdale corner plot

30/10/2025 | RDA | Roy Kershaw

Line	Name	Duration	Start	Finish
1	Programme	52w 1d	02/02/2026	22/02/2027
2	**pre construction works**	**23w**	**22/09/2025**	**13/03/2026**
3	Design stage 4-5	16w 4d	22/09/2025	29/01/2026
4	Demolition	7w	29/09/2025	14/11/2025
5	grd survey/investigations	1w	17/11/2025	21/11/2025
6	issue report of grd survey	5w	24/11/2025	09/01/2026
7	existing services drawings& GPRS radar scan	2w 1d	17/11/2025	01/12/2025
8	open up existing building for surveys	1w	03/11/2025	07/11/2025
9	existing building surveys internal	2w	17/11/2025	28/11/2025
10	**planning conditions pre above ground**	**17w**	**03/11/2025**	**13/03/2026**
11	03 brickwork facade submission LRW	1w	12/01/2026	16/01/2026
12	03 brickwork facade discharge period LRW	8w	19/01/2026	13/03/2026
13	04 glazing/roofing submission LRW	1w	12/01/2026	16/01/2026
14	04 glazing/roofing discharge LRW	8w	19/01/2026	13/03/2026
15	05 shop front submission LRW	1w	12/01/2026	16/01/2026
16	05 shop front Discharge LRW	8w	19/01/2026	13/03/2026
17	06 internal repairs submission LRW	1w	02/12/2025	08/12/2025
18	06 internal repairs discharge LRW	8w	09/12/2025	16/02/2026
19	07 cladding facade submission LRW	1w	14/01/2026	20/01/2026
20	07 cladding facade discharge LRW	8w	19/01/2026	13/03/2026
21	08 secure by design sub-mission LRW	1w	25/11/2025	01/12/2025
22	08 secure by design discharge LRW	8w	02/12/2025	09/02/2026
23	19 sustainable building methods submission OCP	1w	25/11/2025	01/12/2025
24	19 sustainable building methods discharge OCP	8w	02/12/2025	09/02/2026
25	20 bat roosting &bird LRW nesting features submission	1w	25/11/2025	01/12/2025
26	20 bat roosting &bird LRW nesting features discharge	8w	02/12/2025	09/02/2026
27	22 below ground drainage submission BK	1w	25/11/2025	01/12/2025
28	22 below ground drainage discharge BK	8w	02/12/2025	09/02/2026
29	**planning conditions prior to start**	**14w 2d**	**03/11/2025**	**24/02/2026**
30	10 CFHSP OCP	8w	03/11/2025	09/01/2026
31	12 CFHSP OCP	8w	03/11/2025	09/01/2026
32	15 CFHSP OCP	8w	03/11/2025	09/01/2026
33	16 site rem strategy OCP	8w	17/12/2025	24/02/2026
34	**contracts/consultants**	**6w 2d**	**21/10/2025**	**04/12/2025**
35	contract discussions OCP/RDA/walker sirre	4w	21/10/2025	17/11/2025
36	issue agreed contract documents	1w	18/11/2025	24/11/2025
37	agree consultant novations	3w	29/10/2025	18/11/2025
38	agree consultant scopes	3w	29/10/2025	18/11/2025
39	issue agreed consultant novations	1w	19/11/2025	25/11/2025
40	issue agreed consult scope of works	1w	19/11/2025	25/11/2025
41	issue cabinet approval info	1d	07/11/2025	07/11/2025
42	client review cabinet approval info	2w	10/11/2025	21/11/2025
43	Cabinet meeting RDA	1d	25/11/2025	25/11/2025
44	scheme approval RDA	1d	25/11/2025	25/11/2025
45	sign contracts		04/12/2025	04/12/2025
46	**permits/liscences**	**8w**	**10/11/2025**	**16/01/2026**
47	road closure submission		10/11/2025	10/11/2025
48	Road closure approval	8w	10/11/2025	16/01/2026
49	**pavement closure submission**		10/11/2025	10/11/2025
50	**pavement closure approval**	8w	10/11/2025	16/01/2026
51	**Crane oversailing submission**		10/11/2025	10/11/2025
52	**Crane oversailing approval**	8w	10/11/2025	16/01/2026
53	**early contract works**	**14w 2d**	**02/02/2026**	**15/05/2026**
54	Possession of site		02/02/2026	02/02/2026
55	Set up accommodation/site hoardings	3w	02/02/2026	20/02/2026
56	Temp connections/water/power	1w	09/02/2026	13/02/2026
57	install external drain connection for cabins	1w	09/02/2026	13/02/2026
58	install piling matt	1w	25/02/2026	03/03/2026
59	Piling	2w	04/03/2026	17/03/2026
60	drainage	4w	18/03/2026	16/04/2026
61	foundations/floor slab	7w	25/03/2026	15/05/2026
62	**main frame works**	**31w**	**18/05/2026**	**05/01/2027**
63	Podium steel install including concrete slab	4w	18/05/2026	15/06/2026
64	install tower crane	2d	16/06/2026	17/06/2026
65	L G Steel Frame installation	10w	18/06/2026	26/08/2026
66	scaffold installation	5w	11/08/2026	15/09/2026
67	remove tower crane	2d	27/08/2026	28/08/2026
68	install hoist	1w	27/08/2026	03/09/2026
69	Roofworks including cladding panels	14w	27/08/2026	03/12/2026
70	windows	2w	10/07/2026	23/07/2026
71	windows	2w	18/08/2026	01/09/2026
72	windows	2w 1d	17/09/2026	01/10/2026
73	Brickwork	13w	27/07/2026	26/10/2026
74	install roof balustrade	1w	23/10/2026	29/10/2026
75	clean facade	1w	27/10/2026	02/11/2026
76	Strip scaffold	4w	03/11/2026	30/11/2026
77	curtain walling	2w	09/12/2026	05/01/2027
78	**internals new build**	**23w 3d**	**25/08/2026**	**19/02/2027**
79	Dry lining/plastering	16w	25/08/2026	15/12/2026
80	internal joinery	12w	17/09/2026	09/12/2026
81	install lift	6w	07/10/2026	17/11/2026
82	kitchens	8w 2d	02/10/2026	17/02/2027
83	M and E	18w 1d	02/10/2026	19/02/2027
84	painting/decorating	16w 3d	14/10/2026	19/02/2027
85	flooring	8w	07/12/2026	12/02/2027
86	snagging	7w	18/12/2026	18/02/2027
87	**2 storey building**	**7w**	**22/05/2026**	**10/07/2026**
88	install scaffold to 2 story building	2w	22/05/2026	05/06/2026
89	strip and refit slate roof	4w	08/06/2026	03/07/2026
90	install windows	2w	17/06/2026	30/06/2026
91	brickwork repairs to facade	4w	08/06/2026	03/07/2026
92	strip scaffold to 2 storey building	1w	06/07/2026	10/07/2026
93	**hoist apartments**	**6w 4d**	**05/01/2027**	**19/02/2027**
94	remove hoist	1w	06/01/2027	12/01/2027
95	complete works to hoist apartments	6w 4d	05/01/2027	19/02/2027
96	Testing/commissioning	3w 2d	28/01/2027	19/02/2027
97	remove fencing/hoarding	1w	19/01/2027	25/01/2027
98	hand over		22/02/2027	22/02/2027



Trades Contractor,Procurement Stages

summary | design | OCP | architect / plan red | RDA/client | green piling | podium steel | lower crane/hoist | scaffolder | roofer/cladding | drylining/plastering | lift | kitchens | M&E Trades | decorating | flooring | hoist apartment works | Carpenter | Groundworker | H G Demolition | Bricklayer | LGSF | windows

Milestone Appearances

Start Milestone

Drawn by: Roy Kershaw	Dwg No. REV B	Revision No. Rev #	Notes: none

Project Ref. C:\Users\RoyKershaw\OneDrive - Oak Construction\Documents\Powerprojectf\Projects\Rochdale corner plot contract.pp

Planned by Powerproject