

Façade Consultancy Services

Façade Consultancy plays a major contribution to the overall aesthetic and technical performance of a building, so the involvement of Façade Consultants are recommended at the initial stage of planning.

Here our services are categorized into three phases as Primary Stage as Pre-Tender, Secondary Stage as Tender and Final Stage as Post-Tender. The Stages are described below in detail for easy reference and to understand the responsibilities:

➤ Façade Concept & Design Development Stage :

❖ Architectural review & Façade Design Criteria

- ✚ Review of Architectural Intent and design Criteria.
- ✚ Discuss for Project performance parameters – Structural, Thermal, Acoustics & Sustainability
- ✚ Specify Material Performances
- ✚ Work-out Budgets and schedule priorities
- ✚ Propose Façade cleaning and maintenance systems
- ✚ Suggest Construction Tolerances – Structural / Finishing
- ✚ Summarize the above mentioned points and Sign off

❖ Concept Design Report

- ✚ System appointment of facade elements
- ✚ Brief – Minimum Material and Finish Specifications
- ✚ Glass selection to suit thermal, aesthetic and environmental requirements
- ✚ Optimization of Sizes for Façade Elements
- ✚ Estimated Project Costs with Value Engineering Options
- ✚ Review Compliance to environment sustainability
- ✚ Review Host structure reactions due to Façade loading on structure
- ✚ Sign off on approval from Client and Architect

❖ Façade Design Development

- ✚ Typical system details
- ✚ Typical interfaces and anchorage details
- ✚ Schedule of Openings
- ✚ Set out
- ✚ Sign off

➤ Tender & Tender Evaluation Stage :

❖ Tender Documentation

- ✚ Tender Drawings
- ✚ Tender Specification and BOQ
- ✚ Conditions of contract
- ✚ Sign off on approval from Client / Architect

❖ Tender

- ✚ Invitation to Tender, Pre bid meeting and response to vendor queries.
- ✚ For vendor Evaluation Technical review of proposal systems for various façade elements for compliance to project tender documents and its requirements along with preliminary samples review.
- ✚ Vendor Evaluation Commercial (If applicable) review rate analysis and bidder programme
- ✚ Prepare and submit Techno Commercial Report with recommendations to clients for award of works.

➤ Design Evaluation & Construction Stage :

❖ Design Drawing and Calculations

- ✚ Review and Approval of Shop Drawings, Structural Calculations, Method Statements, Material Samples and QA/QC documents.

❖ Visual Mock Up and Performance Mock Up Testing (if applicable)

- ✚ Define mock up area on elevation drawing
- ✚ Review and approve mock up drawings
- ✚ Inspect and review mock up installation at site for Architectural intent, Workmanship and Assess for Tender compliances

❖ Facility, Material and Process Inspection

- ✚ Inspect fabrication facilities to ensure conformance to approved design.
- ✚ Verify materials being utilised.
- ✚ Verify dimensional tolerances conformity
- ✚ Inspect assembly sequence
- ✚ Inspect glass at processing plant for Material / Technique and Workmanship

❖ Periodic Installation Inspection

- ✚ Inspect, recommend and approve first installation on site for each element prior to commencement of mass installation.
- ✚ Periodic / Requested inspections at site.
- ✚ Resolution of as built / site oriented problems.

❖ Closeout

- ✚ Final Inspection and snagging of all facade elements
- ✚ Review corrective action plan / remedial plan of contractor prior to implementation.
- ✚ Re inspection to confirm correct incorporation of remedial measures.
- ✚ Final approval inspection.
- ✚ Approval of As-built drawings prepared by contractor, maintenance manuals.