

Start Time: 01/24/2022 10:47:55

End Time: 01/24/2022 11:14:45

BREEAM Team Member: Technical Consultant

## Transcripts:

If you do not want to wait, please click [here](#) to leave us a message.

BREEAM Team member Hayleigh has joined the chat.

[10:47:55] **Hayleigh:** Hello Vanessa Mwenze, how can I help you today?

[10:50:24] **Vanessa Mwenze:** hi, i have a query regarding assessment type clarification. probably technical then

[10:50:27] **Vanessa Mwenze:** rfo 2014

[10:52:07] **Hayleigh:** One moment please, I will check if the technical team can assist you.

[10:53:30] **Hayleigh:** I will pass you over now

Hayleigh has transferred the chat to another agent.

BREEAM Team member Technical Consultant has joined the chat.

[10:53:59] **Technical Consultant:** Hi Vanessa, how can I help today? Weikai

[10:54:53] **Vanessa Mwenze:** hi, i have a query regarding assessment type clarification. I have a car park being converted to a hotel. does that come under a RFO

[10:55:32] **Technical Consultant:** What parts of the car park will be retained?

Hayleigh has left the chat.

[10:56:16] **Vanessa Mwenze:** just walls

[10:56:24] **Vanessa Mwenze:** and major columns etc

[10:57:48] **Technical Consultant:** So only the structure is being retained? If this is the case, a New Construction assessment is more appropriate.

[10:58:57] **Vanessa Mwenze:** i think its a rfo.

[10:59:09] **Vanessa Mwenze:** the works description is "Change of use of part ground floor and basement levels -4 and -5 from Car Park (sui generis) to 208 bedroom hotel (Class C1), including alternations to openings, walls and fascia on ground floor elevations on Great Russell Street and Adeline Place."

[11:00:24] **Technical Consultant:** Are there any proposed drawings?

[11:01:40] **Vanessa Mwenze:** one moment

{visitor} has sent a file: GRS - 1102 - Proposed GA Plan B4 - C6.pdf

[11:09:35] **Vanessa Mwenze:** a different companies PA says its a part 1-4 rfo

[11:10:26] **Technical Consultant:** Based on this floor plan it looks like a complete fit-out of a basement car park, including central services. Will there be upgrade to thermal insulation to the shell of the car park?

[11:11:28] **Vanessa Mwenze:** I would assume so.

[11:12:08] **Vanessa Mwenze:** i also asked someone else from BRE and he said its a rfo so i just need bre confirmation that this type of change is a rfo

[11:13:35] **Technical Consultant:** I agree. Thank you for providing the drawings, it makes is much clearer. If there is upgrade to the thermal envelope then it's Parts 1-4. If there is no upgrade then

it's Parts 2-4. This assumes everything on this plan (besides the existing structure) is new.

[11:14:17] **Vanessa Mwenze**: thank you. they just wanted know if its rfo or nc

[11:14:42] **Vanessa Mwenze**: the last PA said 1-4 so that will be how i go ahead

The assessor has left the chat.

The chat is ended. (11:14:46)