

## Case study

# 302a & b High Street Refurbishment

Commercial property acquisition, assessment and refurbishment works at 302 High Street and the adjoining Shopping Centre.

Key engineering and design considerations centred around establishing the condition and structural integrity of both the Shopping Centre and the 302 High Street buildings, including targeted inspection for potential RAAC elements, insurance reinstatement valuations and feasibility studies to determine viable refurbishment options. The refurbishment and alteration works to 302a and 302b required coordinated structural and civil engineering input to address existing building constraints and ensure compliance with modern standards, alongside careful programme, cost and contractor management. CDM responsibilities played an integral role in ensuring that both design and construction phases were appropriately planned and delivered in line with statutory health and safety requirements.

Across the Shopping Centre, Alan Wood & Partners undertook an acquisition survey, RAAC inspection, reinstatement cost assessment and a series of feasibility studies. We also acted as the landlord's agent for tenant fit-out works, ensuring proposals complied with lease obligations, and supported the landlord in matters relating to dilapidations.

At 302a and 302b High Street, our involvement focused on the recent refurbishment and alteration works, where we provided acquisition surveys, reinstatement cost assessments and a full PM/QS service. Structural and civil engineering input was provided throughout the design and construction stages, alongside Principal Designer duties under CDM regulations. Together, these services ensured the successful delivery of the works and gave the client robust clarity on asset condition, associated risks and long-term management needs.



Location:  
Lincoln



Client:  
Wykeland Group Ltd /  
Lincolnshire Co-op



Architect:  
LK2 Group



Value:  
£ TBC



Civil  
Engineering

Structural  
Engineering

Project  
Management

Building  
Consultancy

Engineer/  
Manage/  
Deliver/