

Project: Alverstoke Parish Centre
 Client: The Parochial Church Council (PCC) of St Mary with St Francis and St Faith Alverstoke Parish
 Date: 28th June 2021

High
 Medium
 Low

Open/
 Closed

Risk Nr	Risk Title	Description/Impact	Date identified	Date last updated	Level of risk	Risk Category	Status	Owner	Possible Mitigation	Deadline	Date Closed
001	Funding	Change resulting in delay and/or additional cost	28/06/2021		High	Scheme viability	Open	PCC	Expedite funding applications		
002	Design Risk	Change resulting in delay and/or additional cost	28/06/2021		Low	Time / Cost	Open	Design team PCC	Carry out detailed design prior to tender and resolve any outstanding decisions where possible.		
003	Price inflation	Unknown project start date resulting in Cost risk	28/06/2021		High	Cost	Open		Establish construction cost at early stage and agree mitigation strategy with contractor.		
004	Market volatility	Effects on cost of Brexit/Covid resulting in cost and time risk	28/06/2021		High	Time / Cost	Open		Use of standard products and avoidance of specialist items		
005	Ground conditions	Unknown buried obstructions, contamination etc. Cost and time risk.	28/06/2021		Medium	Time / Cost	Open		Ground investigations already undertaken to mitigate risk. Subject to any problems occurring during works. Monitor on site.		
006	Client change to scope of works	Change resulting in delay and/or additional cost	28/06/2021		Low	Time / Cost	Open	PCC	Carry out detailed design prior to tender and resolve any outstanding decisions where possible.		
007	Contractor availability	Increasing workload leading to delayed start date for preferred contractor.	28/06/2021		Medium	Time / Cost	Open		Early engagement with contractors. See also 002/003		
008	Materials supplies	Effects of Brexit/Covid resulting in materials shortages. Cost and time risk	28/06/2021		Low	Time / Cost	Open		Use of standard products and avoidance of specialist items. Given unknown start date shortages may be resolved by start date.		
009	Planning Condition 1 commencement of works.	The Condition requires a start within three years of award (March 2023).	28/06/2021		Low	Scheme viability	Open	PCC	Securing funding and tenders as soon as possible.	09/03/2023	
010	Asbestos Survey	Potential cost associated with asbestos removal	28/06/2021		Medium	Cost	Open	PCC	Asbestos survey if asbestos has not been removed or survey already carried out.	Pre start	
011	Mains services	Adequacy of supply, design and cost risk,	28/06/2021		Low	Cost	Open	Design Team	Service engineer to contact statutory providers to establish supply.	Pre tender	