



Manchester Heritage Buildings Network Session 2: Developing the Vision

Project Viability checklist - 10 points to consider:

1. **Ownership** considerations: Who owns the building? Will the owner assist your group (in time/ cash/ physically opening building)? Is there a way of working with the owner?
2. **Heritage** considerations: Listed building issues – how will you manage disabled access issues? Are the internal spaces big enough/ small enough for your proposed use? Do you need additional or new services and will these damage the fabric of the building? What is the historic and social significance of the building?
3. **Market** considerations: What is the need? How do you collect and present evidence of a need? Local population (age/ culture/ density) and/ or visitors? Could you test the market you think may be there?
4. **Economic** considerations: Identify potential revenue streams, based on market needs where possible. Test your assumptions. Provide evidence.
5. **Community** considerations: Does your group represent local people or do you need to engage with them? How best to consult the local community? Does the potential use of the building complement other amenities in the area?
6. **Group** considerations: Why are you the best group to deliver a project? How does a restoration project fit in with your charitable aims/ governing document? Do you have the capacity to manage a building project (or at least manage the people who will be managing it)? Is your governance fit for purpose? (e.g. if you want to raise funds from community shares, you need to be set up in a certain way)
7. **Partnership** considerations: Is this a community asset transfer? Identify your contacts in the local authority and work with them. How will you work with an end-user group/ social enterprise/ business? How will you select your architect and design team?
8. **Physical** considerations: Think about access to the site/ building (traffic) when your project is complete. Is there enough parking/ bike space/ is it close to public transport links? Think about the practicalities of the restoration – will you need to partly close a road or gain access across another property that you don't own? Will you need services to a previously un-serviced building?
9. **Environmental** considerations: think about how to use water and energy most efficiently, think about waste and recycling. How will the building be ventilated?



10. Cost considerations: The PV Report should identify your development costs and conservation deficit. Where are your most likely sources of capital funding? Speak to the sources, check their eligibility criteria and their strike rate (are they always over-subscribed? What percentage of applicants are offered grants?)

Useful information

Assisted Areas Map: <http://www.ukassistedareasmap.com>

Labour Market and Neighbourhood statistics: <https://www.ons.gov.uk/help/localstatistics>

Campaigning Guide: <http://www.victoriansociety.org.uk/about/campaigning-guide/>