**Business Case**

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| **Project Name** | **Project Manager** |
| **LEEDS CITY RAILWAY PETROL FILLING STATION** | **OBILE OGBOKA DAFFY** |
| **Client** | **Duration** |
| **Leeds City Railway Station** | **3 Months** |

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| **Executive Summary** | * **Leeds City railway station is the second busiest railway station in the United Kingdom outside of London, with over 110,000 passengers daily and over 24.299 million passenger entries and exists between 2008 and March 2009 (Railway Technology, 2010). The addition of a petrol station at the major exit of the rail station will benefit the rail service in terms of increased turnover, profit and an overall improved customer service and experience** |

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| **Mission Statement** | * **The specific objectives of this project are** * **Increased profit and turnover for the Leeds City Railway Station** * **Improved customer experience**   **Visitors (Black cab/Uber drivers and private car owners) dropping off passengers at the Leeds City Railway station can easily access the petrol station for a refill as they make their exit** |

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| **Product/ Service** | * **With over 110,000 passengers a day, the Leeds City Railway Petrol Station will be providing the very essential need for refilling of fuel tanks for the numerous cars and buses that will be making stops at and exiting the Leeds train station** |

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| **Project Definition** | * **The project is the construction of a petrol filling station at the major exit of the Leeds City Railway Station** * **Key Stakeholders both internal (Project Manager, Site manager, Security) will be properly set up, and external (the surrounding community, local businesses, council, suppliers, contractors, the media) will be carried along to ensure the projects objectives are implemented and the expected outcomes are achieved** * **Proper and effective communication channels will be established between stakeholders to ensure everyone involved in the project is kept up to speed and are on the same page** |

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| **Project Organization** | * **The functionality for The Leeds City Railway Petrol Station project will be divided into the following departments** * **Procurement: Communicate with suppliers and contractors to ensure all resources needed for the execution are readily available** * **Engineering/Works: Responsible for the actual construction of the petrol station** * **Community Relations: Liaising with local business, the surrounding community and the council(government) to ensure standards are met and regulations are followed** * **Security: A security team to establish communications with the local police incase of any emergencies** |

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| **Financial Appraisal** | * **Estimate the cost of executing the project plan over the schedule of the project.** * **The average cost of building a petrol filling station is estimated at £800,000 (Costco Filling Stations, n.d.). This amount is broken down according to the scope of work** * **Installation of 4 new 80,000 litre underground fuel storage tanks plus a 20,000-litre additive tank at around £200,000(£48,500 per storage tank)** * **Installation of pressure fuel systems and pump islands at £150,000** * **Installation of a petrol interceptor at £100,000** * **Construction of canopy over dispensers, attendants, kiosk, drainage/ducting works and concrete/tarmac works at £350,000** |

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| **Market Assessment** | * **Potential Customers: Every Black cab/Uber/Bus driver and private car owner to that makes an entrance into the Leeds City Railway Station to drop off a passenger is a potential customer of the Leeds City Railway Petrol Station** * **Customer Buying Habits: Every car that runs on petrol has to be refilled with petrol when the level of fuel in it is low. So, in the case of this project, customer spending habits have little or nothing to do with the success of the business. There will always be need for cars/buses to refuel and this project serves that need** * **Competitors: Competitors are other petrol station operators, who obviously do not have the massive vehicular traffic advantage that the Leeds City Railway Petrol Station will get on daily, regular basis** |

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| **Marketing Strategy** | **Ignore this slide…no put am for ur power point slides.** |

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| **Risk Assessment** | **Some of the common risks associated with construction projects (all references from [ Jones, k. 2020])**   * **Managing change orders** * **Incomplete drawings and poorly defined scope** * **Poorly written contracts** * **Unexpected increases in material costs** * **Labor shortages** * **Damage or theft to equipment and tools** * **Natural disasters** * **Issues with subcontractors and suppliers** * **Availability of building materials** * **Poor project management** |

**REFERENCES**

Costco Filing Stations, no date). [Online]Available at <https://www.toureengroup.co.uk/costco-filling-stations> [Accessed November 15, 2022]

Jones Kendall, (2020). *Construction Risk Management: Identifying and Managing Project.* [Online]Available at <https://www.constructconnect.com/blog/identifying-managing-construction-project-risks>. [Accessed November 15, 2022]

Railway Technology, (2010). *Leeds Railway Station.* [Online]Available at <https://www.railway-technology.com/projects/leedsrailwaystation/#:~:text=Leeds%20City%20station%20is%20the,approximately%20110%2C000%20passengers%20a%20day>. [Accessed November 15, 2022]