



E L I T E

INNOVATIVE DESIGN

PRECISE PLANNING

COST CLARITY

Fit Out Q&A

Elite is the health industry design, build and fitout experts. With 30 years' experience in helping create clinical dream practice environments, we are here to help our clients achieve their vision, which is why we have created this FREE Fitout Planner.

» The 15 MUST ask questions before you get started!

1. Does my location impact the type of fitout or build I want?

Absolutely. A check of local town planning is essential to ascertain if the building for the planned project is zoned for your specific purpose.

2. Do I need a Development Approval (DA) or Material Change of Use (MCU)?

You need to check if the town planning scheme allows for your type of practice for your site. If not, then a DA or MCU will need to be made to local council. Bear in mind that processes and timelines vary between councils.

3. Do I need a Building Approval (BA)?

Yes. Generally any alterations that impact the fire escape path or involve plumbing services require a BA to ensure compliance to current standards.

4. How do I ensure my new space meets my needs now and into the future?

You need to take into account your business plans, trends in your industry, available and emerging technology, as well as the specific features and structure of the space, and compare that with your layout requirements.

5. How do I know what to budget for my dream space?

Forget industry rules of thumb per square metre or per surgery. This is risky as there are so many variables to any given space and design. Instead, conduct a thorough analysis of your specific needs and an assessment of your existing facilities. From that, you will have the vital information for a detailed concept plan and budget.

6. How do I ensure my design will meet all the relevant regulations?

Legislation pertaining to building codes, disability access standards, and safety requirements are critical and do change regularly. For this reason, your consultant MUST be fully across all current legislation and Australian standards, and particularly those specific to your industry.

7. If I rent my space, is the landlord responsible for any aspect of my project?

Your lease agreement should detail basic provisions such as carpets, ceilings, toilets, and base building service such as lighting, air conditioning and fire services. Be sure to check for any make good clause at the end of the lease.

8. How can I make my practice more environmentally efficient and sustainable?

There are various ways to achieve this including: choosing sustainable manufacturers for your materials and furniture; simple timers; and energy efficient equipment and appliances, can all help to reduce your environmental footprint.

9. Will my existing and/or new equipment fit in my new space?

An essential stage of concept planning is to review your equipment needs and positioning to ensure that everything fits and, more importantly, optimises your workflow and efficiency.



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**CONSULT.
PLAN.
DESIGN.
CONSTRUCT.**

There is no cookie-cutter approach. Every project is unique and we approach every one with a high focus on listening to the clients and really understanding their vision as well as the day-to-day practicalities of how they work.

Rodd Phillips, Managing Director

10. How do I ensure all my specialist equipment will work efficiently in the new space?

Supply of plumbing, air and electrical services to equipment can be a challenge if there are existing under-slab services or structural issues to work around. An early site inspection by our project planner is key to identifying possible issues and ensuring all necessary pre-work is completed so that your equipment merges seamlessly into the new space.

11. How can I be sure my design will work?

This is where your concept plan is crucial! It should cover off your preferences, industry best practices for patient care, staff workflows, and other factors such as noise, odour and infection control.

12. How do I choose the perfect project partner to help me achieve project success?

Firstly, check the strength of industry experience of any prospective partner. Get references from recent projects they have completed. Ensure you have a single point of contact that will look after your needs every step of the way.

13. How long does it take from concept planning to move in?

Timeframes are variable pending the type and size of a project along with planning and council approvals. A thorough consultative process is key to establishing realistic timeframes. Your project team should work with you to ensure your vision is achieved in a realistic timeframe.

14. Can I still operate in my practice while the work is taking place?

This depends on the scope of your project. In most cases you should be able to continue in your practice during construction. The building process should ensure continuity of services, such as power and water, and provide for safety measures, noise and dust control, on site.

15. How do I get started?

Elite has created an unparalleled process that is designed to make your fitout and build seamless. Our award-winning 4-Step Process allows you to pick and choose our expertise based on your requirements. We have helped countless medical, dental and veterinary practices successfully transform their environments. Let us help you do the same.

4-Step Process



CONSULT

Marry your vision in your desired location with functional design.



PLAN

Understand your needs and determine scope of works.



DESIGN

Create the structure to translate your vision into reality.



CONSTRUCT

Build your dream practice environment.

Contact Elite Today

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elitefitout.com.au