


MISSION TO SEAFARERS

# A renewed welcome for seafarers

## Centre modernisation vision

North Tees & Hartlepool




A visual brief for a welcoming, accessible and durable facility.

# A centre shaped around welcome, welfare and connection

This brochure sets out the proposed redevelopment and modernisation of the Seafarers' Centre for North Tees and Hartlepool. The concept images illustrate the intended character and standard of the finished centre; they are not final construction drawings.

**01**

## A clearer arrival

A more visible entrance, dedicated reception and an immediately welcoming first impression.

**02**

## Better everyday spaces

Comfortable communal, coffee-bar, retail, chapel, office and welfare areas.

**03**

## Improved performance

Accessibility, insulation, lighting, ventilation, electrical and plumbing improvements.

**04**

## A stronger setting

External lighting, landscaping and upgraded front and rear outdoor areas.




**THE VISION**

Warm • Practical • Contemporary

# Main entrance

A clearer, more accessible arrival with stronger identity and external lighting.

Current



Our Vision



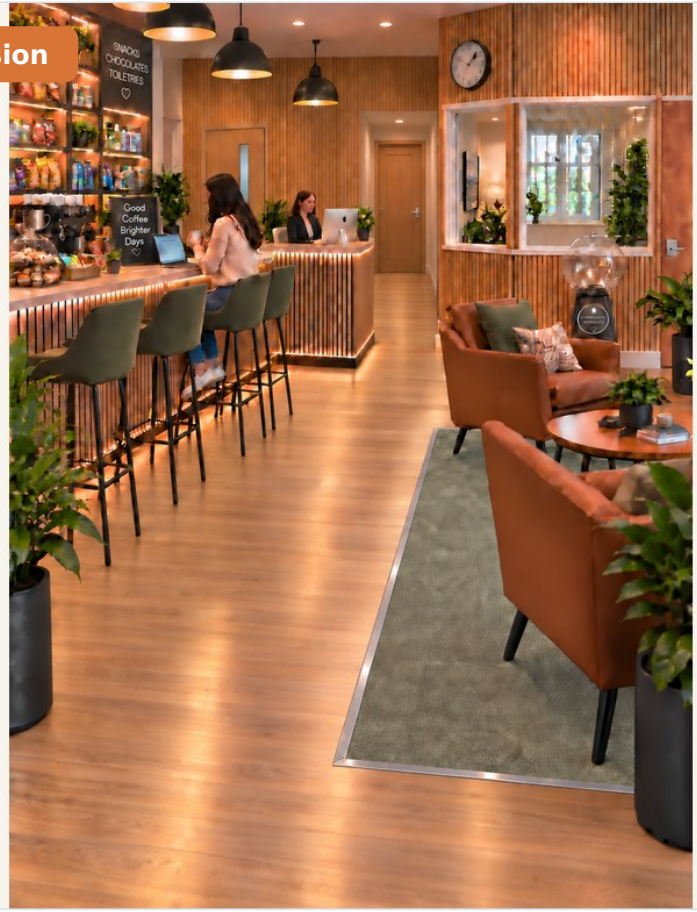
# View from the entrance

Reception, coffee bar, lounge and chapel brought together as a coherent welcome.

**Current**



**Our Vision**



# Reception

A dedicated point for welcome, orientation and practical assistance.

**Proposed Location**



**Our Vision**



# Main communal area

Flexible seating, warmer finishes and a more comfortable social setting.

**Current**



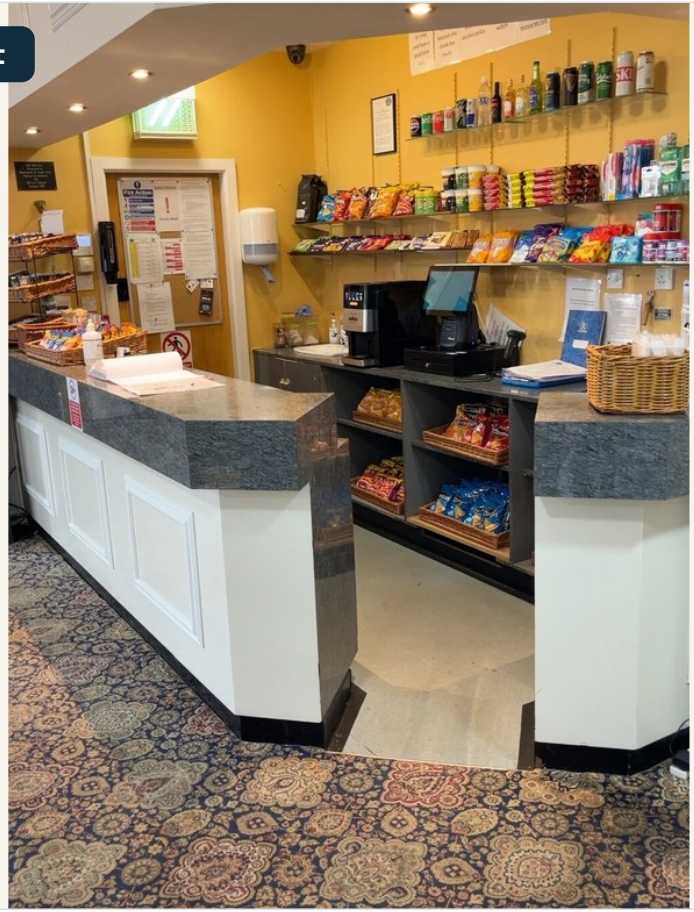
**Our Vision**



# Coffee bar & retail

A practical service point for refreshments, retail and customer-device charging.

**Current**



**Our Vision**



# Conservatory

A durable, insulated all-season room with improved windows, lighting and comfort.

**Current**




**Our Vision**



# Chapel

A calm, respectful renewal that preserves the chapel's purpose and character.

**Current**



**Our Vision**



# Chaplain's office

A private, functional setting for pastoral support and focused work.

Current



Our Vision



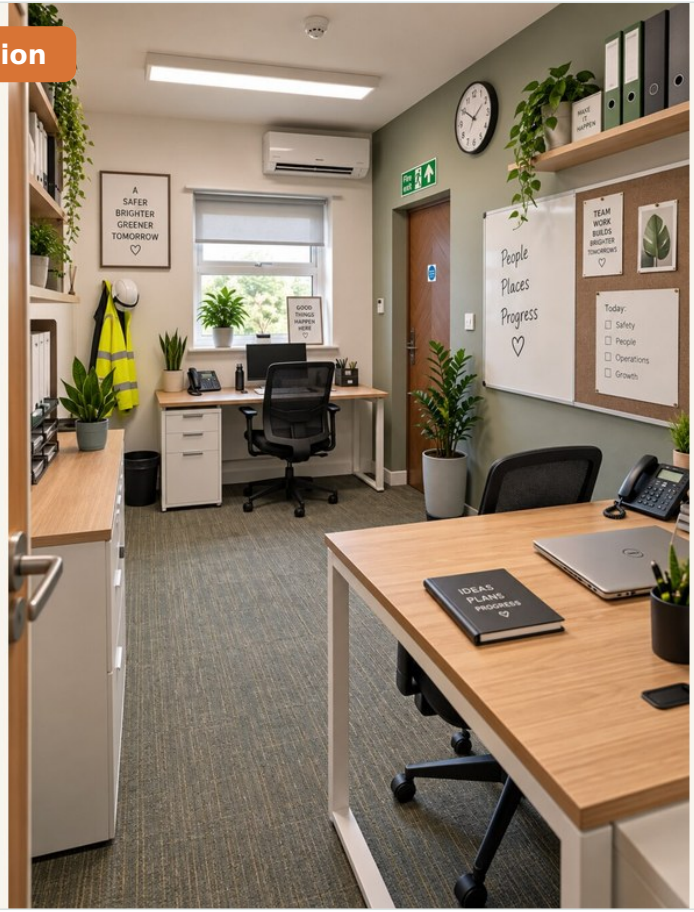
# Manager's office

A more efficient office with improved storage, lighting and working conditions.

**Current**



**Our Vision**



# WC facilities

A fully refurbished, accessible facility with robust modern fittings.

**Current**



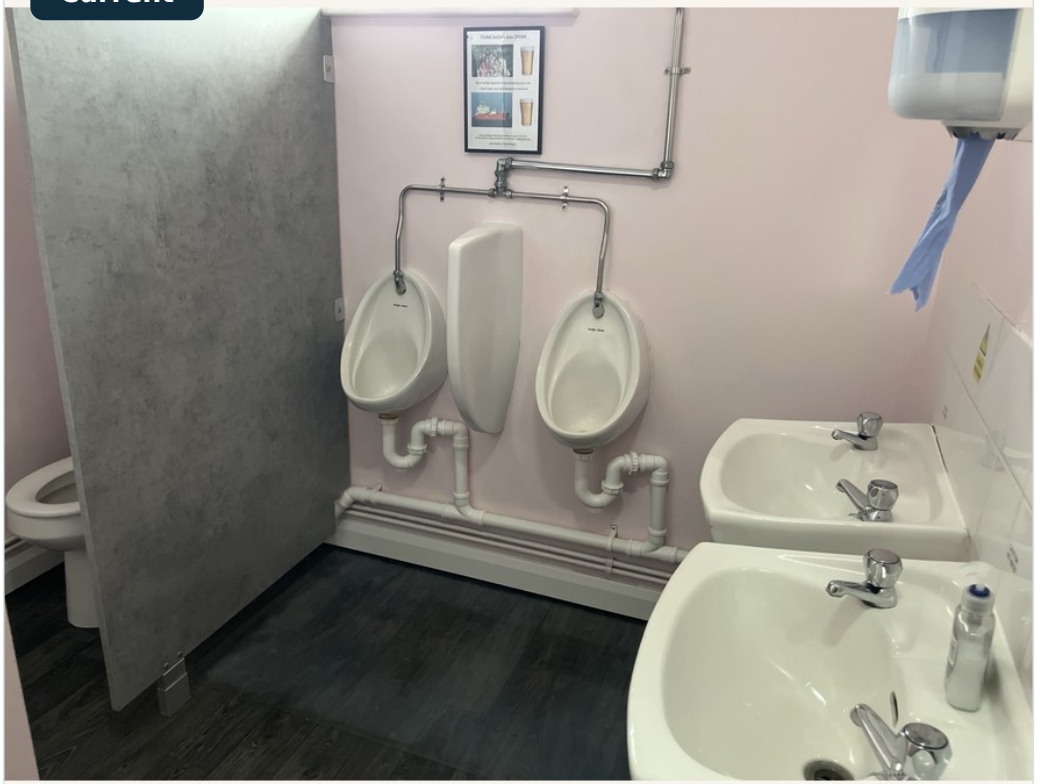

**Our Vision**



# WC 2

A coordinated upgrade to finishes, sanitaryware, plumbing and ventilation.

**Current**



**Our Vision**



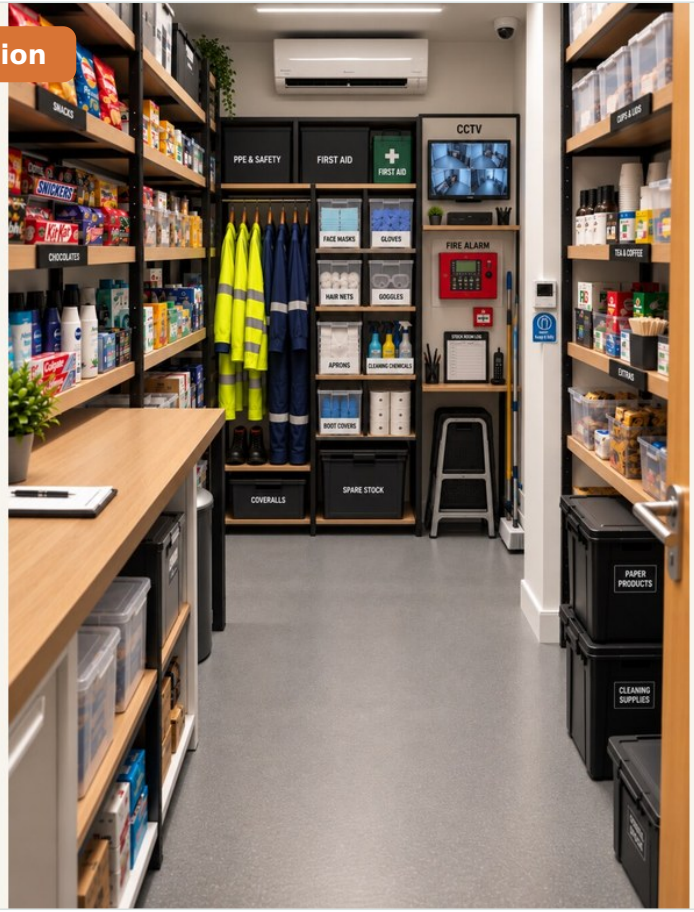
# Stores & sales area

Better-organised storage and a clearer, more attractive retail offer.

**Current**



**Our Vision**



# Front garden

Landscaping and lighting create a more welcoming frontage.

**Current**



**Our Vision**



# Roadside elevation

External improvements and added lighting strengthen visibility and safety.

**Current**




**Our Vision**



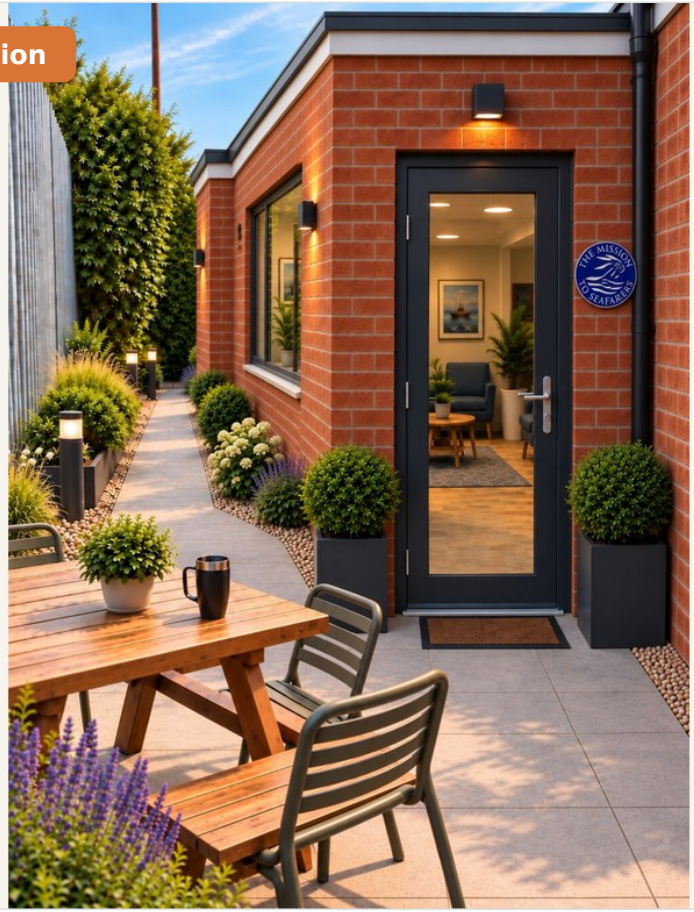
# Terminal-side elevation

A cleaner, more consistent external appearance for the operational setting.

**Current**



**Our Vision**



# Rear garden

A more inviting outdoor area for rest, conversation and connection.

**Current**



**Our Vision**



# Architect's Estimates

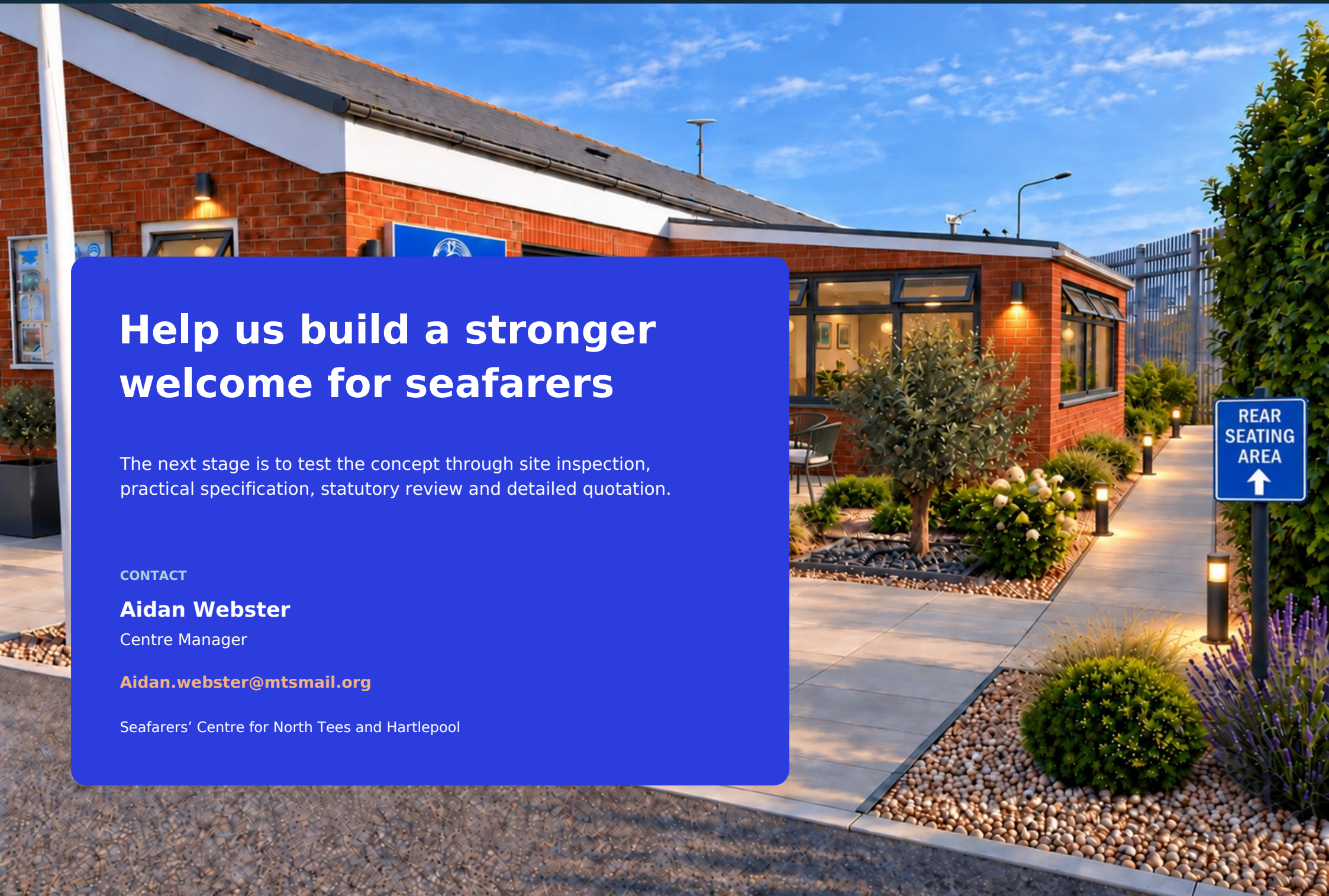
Indicative project allowances

| | | |
|---|---|---|
| 1 | Building Services | **£98,000** |
| 2 | FF&E Provisional Sum | **£20,000** |
| 3 | External Works - Provisional Sum | **£25,000** |
| 4 | Contingency (10%) | **£15,000** |
| **REVISED TOTAL EXCL. VAT** | | **£158,000** |

## Exclusions

- VAT
- Professional Fees
- Out of Hours Working
- Weekend Working
- Asbestos Survey/Removal

All figures are indicative and subject to detailed design, survey, specification and contractor quotation.




# Help us build a stronger welcome for seafarers

The next stage is to test the concept through site inspection, practical specification, statutory review and detailed quotation.

CONTACT

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Seafarers' Centre for North Tees and Hartlepool