

Jason Bagge, BSc, BArch, LLM

Head of Architecture EMEA, Technical Expert

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Background

Jason is a Chartered Architect, Forensic Architect, Principal Designer, and Expert Witness. With over 25 years of post-qualification construction industry experience, he is an analytical thinker and a collaborative leader with strong technical knowledge.

Jason has led architectural teams on award-winning projects across the United Kingdom and overseas, including large-scale projects with multidisciplinary and offshore teams. Jason has worked on international projects and across various sectors, including healthcare, research and education, mixed use, retail, office, residential, and hospitality on projects valued up to £1 billion.

Jason ran his own architecture practice for 8 years, where he handled all stages of design and construction of projects, whilst working on residential development projects for himself.

Jason's technical expert and expert witness experience has covered fire safety, water ingress, general construction design and detailing, as well as professional negligence. He has been appointed on over 50 occasions where the form of dispute resolution has ranged from negotiation, mediation, adjudication, and arbitration to litigation. To date, six cases have been due in court, but all have settled prior.

Jason was awarded the prestigious Basil Spence Prize for Architecture in 1991 from the University of Bath. In 1994, Jason participated in the ERASMUS exchange programme at the I'ENSAIS in Strasbourg, France, to continue his architecture studies and in 1995, he received a bursary from the Franco Britannique Architects Society to complete his Architecture thesis at the École des Beaux Art in Paris.

Education and Certifications

- **Construction Law and Arbitration, LLM:** Robert Gordon University (2009)
- **Professional Practice and Management PGCert (RIBA Part III):** The Bartlett, UCL (1997)
- **Architecture and Urbanism, BArch (RIBA Part II):** University of Bath (1995)
- **Architecture, BSc (RIBA Part I):** University of Bath (1992)

Professional Memberships

- **Registered Architect (ARB)**
- **Chartered Member:** The Royal Institute of British Architects (RIBA)
- **Member:** The Society of Construction Law (SCL)
- **Associate:** The Academy of Experts (AMEA)

Continuing Education

- **OSHA and Related Training:** RIBA Safety and Health; Working Safely at Height

Geographies

- UK
- France
- Cyprus
- Poland
- Russia
- KSA

Sectors

- **Built Environment** (including residential, commercial, industrial, leisure, healthcare, educational, research laboratories, listed and conservation projects)

Expert Witness Experience

Buildings

Mixed-Use Commercial and Residential Development, United Kingdom

Property over £18 million (m). Appointed to provide expert witness services on the information provided to aid the solicitor and counsel respond to a series of allegations relating to the external cladding systems and fire safety regulatory compliance (Defendant).

Light Industrial and Manufacturing, United Kingdom

Appointed as an expert witness to assist the client in a series of adjudications brought by both the client and the contractor against each other. The alleged issues cover design adequacy, fire safety, professional negligence, and analysis of duties under a design and build contract. (Defendant and claimant under multiple actions for the same client.)

Low-Rise Urban Mixed-Use with Residential Over Commercial, United Kingdom

The original developer challenged the previous four adjudication decisions against the contractor regarding late delivery of the design intent and failure to deliver the design intent. Appointed to give expert witness services to review the previous decisions and evidence, and prepare a CPR35 compliant for court. Case settled before hearing in defendant's favour (Defendant).

Residential (Cold Roof Design), United Kingdom

Appointed to give expert witness advice in relation to cold roof design and water ingress including interstitial condensation and workmanship defects at the roof, terrace, and balconies (Defendant).

Student Housing Complex (>18m), United Kingdom

Façade construction and internal fire safety concerns, including cavity barriers and compartmentation. Appointed to provide expert witness advice through virtual site visits, documentation review, and assessing defects in design and workmanship (Defendant).

Residential Project (Staircase), United Kingdom

Appointed to review the compliance of a staircase following a fatal accident, and provide an expert witness report and opinion on professional negligence in design (Defendant).

Residential Warehouse Conversion, United Kingdom

Claim of negligent misstatement and professional negligence regarding contract administration and professional consultant certificates. Appointed to provide expert witness report (Defendant).

Contractor's Design Package, United Kingdom

Claim regarding design and workmanship in contractor's design portion and duty of care. Appointed to review documents and produce expert report (Defendant).

Planning Consultancy Matter, United Kingdom

Alleged professional negligence by architect concerning planning advice. Appointed to provide expert report for the developer (Claimant).

Multi-Occupancy Residential Block, United Kingdom

Fire safety defects and lack of certification. Appointed to act for leaseholders and the management company regarding issues of workmanship and certification tolerances (Claimant).

Residential Refurbishment, United Kingdom

Alleged professional negligence in design and contract administration. Appointed to produce expert report for defendant (Defendant).

Hospital, Façade Water Ingress, United Kingdom

Claim of breach of contract and duty of care following façade-related water damage. Appointed to review documents and conduct site visits to prepare an expert report (Claimant).

Residential Block Development, United Kingdom

Cold bridging and condensation resulting from detailing issues. Appointed to act for architect defendant and issue downstream claim against the contractor (Defendant).

Private Residence Extension, United Kingdom

Claim of defective workmanship and unfinished works. Appointed to inspect and report (Claimant).

Mixed-Use Development, United Kingdom

External envelope and fitout alleged to have design and workmanship defects. Appointed to give an expert report (Defendant).

Office-to-Residential Conversion, United Kingdom

Defective remediation and water ingress in a converted residential property. Appointed to inspect and issue an expert report (Claimant).

Retail-Led Mixed-Use Development, Riyadh, KSA

International Arbitration, claim of architect failing to perform duties in accordance with contract. Appointed to review services and produce an expert report (Claimant).

Retail Merchandising Cabinetry Installation, Cayman Islands

Defect in Swiss-manufactured display unit causing injury. Appointed to give an expert witness opinion (Defendant).

Large Residential Development, United Kingdom

Fire safety defects in façade, cavity barriers, and fire stopping. Appointed to give evidence and attend mediation (Defendant).

Residential, United Kingdom

Claim against the contractor for design and workmanship of partition walls. Appointed to inspect and produce expert report (Claimant).

Student Accommodation, United Kingdom

Fire safety issues involving the design and manufacture of modular pods. Appointed to provide an expert report (Defendant).

Residential, United Kingdom

Claim concerning defective workmanship in the insulated render wall system. Appointed to provide an expert report (Claimant).

Mixed-Use Residential Development, United Kingdom

Extension of time and variation dispute, contract administration relating to the outcome of four adjudications. Appointed to prepare an expert witness report and joint statements (Defendant).

Dairy, United Kingdom

Dispute concerning delays and costs due to allegedly defective employer requirement documents. Appointed to assess and provide expert report (Defendant).

Expert Advisory Experience**Medium-Rise Residential, United Kingdom**

Property over £18m. Appointed to provide expert advisory services in relation to alleged fire safety defects with the internal wall partition design details and workmanship (Claimant).

Church Remodelling for Disabled Access, United Kingdom

Appointed to give expert advisory services about the design of a new access ramp. This was alleged to have been designed without the required expansion tolerances and without adequately considering the 900-year-old church's historic construction, its moisture content, and thermal properties (Defendant).

Medium-Rise Mixed-Use Residential Over Commercial, United Kingdom

Property over £18m. Appointed to give expert advisory services on the adequacy of the fire alarm and smoke venting provision of the original design and opine on subsequent revisions made by the landlord with respect to being a relevant defect under the Defective Premises Act (Claimant).

Low-to-Medium-Rise Residential Development, United Kingdom

Some parts of the development over £18m. Appointed to give expert advisory advice to the original housing developer against a group action claim by the residents on a range of alleged issues relating to possible original design defects and workmanship issues. The claim relies upon these defects rendering the property unfit for habitation under the Defective Premises Act (Defendant).

Medium-Rise Mixed-Use Hotel Over Commercial, United Kingdom

Acting for the insurer. Appointed to give expert advisory services to the solicitor regarding design and workmanship issues to assist in the apportionment of costs for the remediation of the hotel (Defendant).

Medium-Rise PassivHaus Residential, United Kingdom

The development was below £18m and the claim did not relate to fire safety issues. Appointed to give expert advisory services in the review of the original design information and the contractor design proposal and opine, in the first instance, on whether the original design intent was achievable and then if the contractor's design was a reasonably competent completion of this design intent (Claimant).

Low-Rise Intensive Green Roof, United Kingdom

Appointed to provide expert advisory services to review the original design intent for adequacy to perform its function. Then review the contractor's design proposal to opine on whether it met and or matched the design intent and finally review the installation to see if it met firstly with the contractor's own design and then if not could be deemed to have met the design intent (Defendant).

Hospital, United Kingdom

Appointed to give expert advisory services regarding 14 design and workmanship defects relating to construction design at a hospital trust (Claimant).

Residential Buildings (>18m), United Kingdom

Fire safety defects including façade materials, cavity barriers, internal compartmentation, and fire stopping across multiple properties. Appointed to provide expert advisory services reviewing design and workmanship defects which were identified during due diligence of over eight properties (Claimant).

Residential Development (>18m), United Kingdom

Fire safety issues relating to façade design and materials including cavity barriers. Appointed to provide expert advisory services to opine on the cause of alleged design and workmanship defects affecting multiple buildings within a residential scheme (Defendant).

Private Residence, United Kingdom

Collapse of a house during construction. Appointed to assess the liability of the architect through expert review of documentation and structural engineer's reports (Defendant).

Commercial Development (atrium façade), United Kingdom

Appointed to provide expert advisory opinion on the alleged failure of a façade design subcontractor in a commercial atrium setting (Claimant).

Residential Scheme, United Kingdom

Appointed to provide expert advisory services regarding alleged professional negligence by the architect in contract administration (Defendant).

Two Large Residential Developments, United Kingdom

Fire safety issues involving façades and internal fire stopping. Appointed to advise on construction suitability and causes of design or workmanship defects (Defendant).

Residential Rooftop Extension, United Kingdom

Claim of non-compliance with planning approval due to the architect's rooftop extension design. Appointed to provide expert advice on negligence (Defendant).

Hospital, Façade Water Ingress, United Kingdom

Claim of breach of contract and duty of care following façade-related water damage. Appointed to review documents and conduct site visits to prepare an advisory report (Claimant).

Hotel, Ceiling Fire Rating, United Kingdom

Claim of design defect involving fire-resistant ceiling construction. Appointed to give expert advisory opinion (Claimant).

Residential, Façade Fire Safety Compliance, United Kingdom

Professional negligence in relation to fire safety compliance of façade materials. Appointed to advise on defects under building regulations (Claimant).

CIL Planning Advice, United Kingdom

Claim of professional negligence over the architect's handling of the Community Infrastructure Levy process. Appointed to advise (Claimant).

Retirement Home, Cold Roof Design Defect, United Kingdom

Dispute over cold roof design involving both the architect and contractor. Appointed to review and issue advisory opinion (Claimant).

Housing Investment Project, United Kingdom

Claim concerning façade-related fire safety workmanship defects. Appointed to provide advisory services (Claimant).

Social Housing Development, United Kingdom

Fire safety defects involving cavity barriers and façade materials. Appointed to provide an expert advisory report and participate in joint meetings (Claimant).

Residential, United Kingdom

Balustrade subcontractor dispute with the main contractor. Claims regarding defective balustrade design. Appointed to advise across a sequence of three adjudications (Claimant and Defendant).

Housing Trust Residential Blocks, United Kingdom

Fire safety issues with the external façades of six blocks. Appointed to assess and report on the Scott Schedule (Claimant).

Green Roof Drainage Failure, United Kingdom

Defect in the design and installation of an intensive green roof. Appointed to advise (Defendant).

Mixed-Use Residential Development, United Kingdom

Extension of time and variation dispute, contract administration relating to the outcome of four adjudications. Appointed to prepare expert witness report and joint statements (Defendant).

Residential, PassivHaus and Façade Design, United Kingdom

Dispute over contractor's interpretation of employer requirements and NHBC sign-off. Appointed to assess in adjudication (Claimant).

Hotel, Insurance Liability Apportionment, United Kingdom

Advisory opinion on liability between architect and contractor concerning defective works. Appointed to review and advise (Insurance matter).

Project Experience

Buildings

Residential, England

Concept design and planning permission for a home office and gym.

Residential, England

Design of a PassivHaus, carbon-positive house in the garden curtilage of a Grade II listed farmhouse.

Residential, England

Redevelopment and extension to the rear and roof via a mansard extension for a terrace of three Victorian townhouses.

Residential, Alps, France

Redevelopment of an existing outbuilding into a residence.

Residential, Alps, France

Refurbishment and remodelling of a 17-century heritage-listed traditional Savoyard farmhouse.

Office, England

Concept design for a new headquarters building with mixed-use public space to ground and lower ground levels.

Holiday Resort, Cyprus

A master plan and concept design for 40 villas, 160 apartments, shops, bars, restaurants, a gym, external pools, and landscaping. 49,500sqm of accommodation.

Mixed-Use, Urban City Block Redevelopment, Moscow, Russia

Concept design for a mixed-use scheme with underground car park, supermarket, shops, food hall, co-working space, and two levels of private club.

Laboratory, England

Concept for a low-cost, speculative laboratory, using a Termodeck ventilation system and a plug-and-play MEP servicing strategy.

Laboratory, England

Planning application for a life sciences laboratory on an existing science park.

Laboratory, England

Design and fit-out of a laboratory into an existing office building on a business park.

Laboratories, England

Refurbishment and reorganisation of three large laboratory buildings built in the mid 80s on a large science park.

Office, England

Interior design and fit-out contractor for two financial investment companies in a Grade I listed property.

Boutique Hotel, England

Conversion of two houses and gardens into a boutique hotel bar and restaurant. Design, planning, construction detailing, and contract administration.

Laboratory, England

Science Park masterplan and phase 1 laboratory for the National Food Research Institute. Laboratory planning consultant.

Residential, England

Conversion of home, farm, stables, and Grade II* Elizabethan outbuildings and wall garden into 15 luxury homes to enable development of the neighbouring Grade I listed Georgian small country house.

Residential, England

Concept for the design of a modern small country house and landscaping.

Residential, England

Refurbishment, reorganisation, and extension of a Victorian farmhouse and its outbuildings.

Residential, England

Renovation and extension of a Grade II* moated farmhouse and outbuilding on an ancient monument site.

Residential, England

Remodelling and comprehensive extension of a house, including a pool and gym complex.

Residential, England

More than 40 small-scale residential remodelling and extension projects.

Hospital, England

New trauma facility as a high rise, with theatres, wards and outpatient treatment facilities, and a helipad. £485m.

Retail Led Mixed Use, Scotland

Redevelopment of old Scottish Records Office on UNESCO world heritage site. Development comprising underground car parking, retail arcade on four levels, residential apartments, hotels, apartment hotel, restaurants, bars, and cinemas. £850m.

Hospital, England

New build general hospital to extend an existing Victorian hospital with adjoining children's hospital under PFI.

Hospital, England

New build hospital imaging unit.

Laboratory, England

New build multidisciplinary biosciences laboratory in a city centre as part of a university campus. One of the first to use of Termodeck in a laboratory, a modular design for structure and servicing and lab furniture, designed in conjunction with a Danish laboratory furniture manufacturer. 12.5000sqm. Design through to completion.

Laboratory England

New build facility to house a synchrotron target station. Design through to completion.

Business School, Poland

Concept and competition winner for a 25,000sqm business school.

Office, England

Speculative office building on the edge of the docks opposite a small city airport. 25,000sqm.

Office, England

Master plan, design, and construction of two office buildings on the site.

Hotel, England

Design of a new build hotel next to an airport.

Business Park, Paris, France

185-hectare masterplan and the first phase, four office buildings.

Retail, England

Remodelling and facelift of a 1960s retail arcade.

Theatre, England

Remodelling of bars and seating and accessibility improvements along with a new stage, fly tower, and dressing rooms for a Grade II* listed theatre.

Retail, Wales

Extension and remodelling of an existing M&S store as a prototype that was subsequently rolled out across the country.

Office, England

Call centre for a package holiday provider. First commercial usage of Termodeck in the UK.

Office, England

Renovation, extension, and internal fit-out of an existing print shop building into a headquarters for a housing trust.

Infrastructure

London Underground Piccadilly Station Refurbishment, England

Refurbishment and reorganisation of four underground stations and LUL main offices at Tristar House.

Professional Experience

- **Rimkus (Formerly Capital Consulting International, CCI)** **2025 – Present**
 - Head of Architecture EMEA
- **J.S. Held** **2021 – 2025**
 - Managing Director
- **Sense Studio** **2020 – 2021**
 - Forensic Architect, Expert Witness
- **Re:Design Consultancy** **2019 – 2020**
 - Managing Director
- **Aukett Swanke** **2017 – 2019**
 - Director
- **Jb:A** **2009 – 2017**
 - Managing Director
- **BDP** **2007 – 2009**
 - Architect Director
- **Anshen Allen (now Stantec)** **2002 – 2007**
 - Associate Director
- **Aukett Europe** **2000 – 2002**
 - Project Architect

- **Christodoulou Marshall Architects**

1996 – 2000

- Associate Director

- **Haverstock Associates**

1996 – 1996

- Architect assistant