Food and beverage companies are under increasing demand to continuously expand their manufacturing and warehousing operations. Each expansion brings with it the serious consideration of choosing between a Greenfield or Brownfield site.

Greenfield developments are a vacant site, whereas brownfield sites will have existing buildings that may be refurbished to suit. Each option has advantages and disadvantages and you will need to assess these according to individual circumstances.

One factor becomes obvious: Greenfield gives maximum flexibility for the design, and therefore operation of a new facility. Brownfield developments will require some compromises and, in some cases, these constraints may significantly outweigh the higher initial capital investment required in Greenfield sites.
While site location may determine that brownfield is the only option available, people tend to believe that they will achieve big savings by altering an existing building, but often the most effective and economical solution is to ‘start from scratch’.

A financial assessment is necessary. More often than not the cost of a fit-out with insulated panels, floor drainage and trade waste system installed, concrete floors redone with falls, upgrades to electrical systems, additional lighting, plumbing services and ventilation, to name a few, typically far outweighs the ‘salvage value’ of an existing building that has depreciated over the number of years it has been standing.

Getting the right advice to help you make an assessment is the best advice.

**For further assistance contact Wiley on; 1300 385 998 or connect@wiley.com.au.**

Check out our site selection knowledge at wiley.com.au/white-papers/site-selection/

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