



*Richard Ogden,
Chairman*

It's that time of the year when we compile and publish the Buildoffsite Yearbook. Many of those who read this Newsletter may not be aware of this as copies are generally circulated only to our Members.

The Yearbook is a really important publication as far as we are concerned because its drafting requires us to stand back and take stock of what the organisation is working on and to test our belief that our work programme exists to support the commercial and business interests of the membership as well as advancing awareness of the case for offsite solutions. The listing of our members throws into highlight those organisations that in a most tangible way support what we do and want to work with us to help build a better, more modern and safer industry.

This year for the first time we have incorporated into the Yearbook a set of illustrative projects that clearly demonstrate the tangible business benefits directly attributable to the use of offsite solutions. This set embraces a wide spread of construction activities and includes refurbishment and overseas work. We have not set out to produce an exhaustive reference set of exemplars but rather our ambition has been simply to provide an outline description of actual projects where the clients and the supply chain clearly recognise that benefits have arisen, which would not have been possible if traditional construction methods were all that had been available.

We have not attempted to sub-divide the categories of benefit but rather have

stuck with a simple set of five fundamental measures:

- 1 Has the project been delivered for less money?
- 2 Has it been delivered faster?
- 3 Has it been delivered to the required level of quality?
- 4 Has the project been delivered with less waste and lower levels of environmental disruption?
- 5 Has the project enjoyed an excellent health and safety record?

There are other categories of benefit that we believe to be relevant but which are much more difficult to quantify with any degree of accuracy. This would include the opportunity for the exploitation of offsite methods to enable the supply side to embark on a wholesale reengineering of the process of construction. Such benefits are entirely valid and may well be particularly welcomed by serial clients. However, we thought that our simple set was enough to be getting on with for this particular exercise. Next time around we may take a different approach.

I have no doubt that there will be some who read the Yearbook who will choose to conclude that offsite solutions worked in these featured cases because of special circumstances or special requirements. I would simply ask those doubters to look hard at the projects and to ask themselves if there is really anything that is not readily applicable more generally and whether there is any solid reason why the declared benefits would not also be applicable to other projects.

We will need to find a way to ensure that these projects and the debates that will be generated are brought to the widest possible attention.

This is also the time of year when we plan our autumn Stakeholders get together. This is a chance for the Membership and their guests to meet to review some of

the most impressive applications of offsite methods and to undertake that all important business to business networking. We always aim to do things differently and this year is no exception.

This autumn we will be delivering our Stakeholder event in collaboration with RIBA. This is the first time that Buildoffsite has collaborated in this way with another organisation and I am absolutely delighted that under the leadership of Angela Brady, the new RIBA President, this collaboration has been possible. Buildoffsite has always recognised that architecture is really important and our ambition has been to work with those who understand that there is absolutely no reason why quality architecture should not be delivered using innovative construction methods such as offsite solutions. We believe that an increasing number of industry professionals are also moving to this position.

The Stakeholder event will demonstrate, by means of references to some of the most innovative new construction projects, that the way the leading edge of the industry goes about its work is changing – and changing rapidly. We are entering a period of much closer integration of the design and construction processes, and the use of innovative techniques such as offsite solutions, design for manufacture and assembly, lean manufacturing techniques with the whole wrapped together through the use of inter-operable building information modelling software. Architects and designers need to be part of this team and their creative skills need to be connected to the sort of modern manufacturing techniques and technologies that have done so much to drive productivity and value in other manufacturing sectors.

This collaboration with RIBA is really important to us and I am convinced that we are just at the start of what is going to be a very productive relationship.

With market conditions so challenging it is more important than ever that construction businesses adopt the practices that will

drive in improved value and drive out waste. My suggestion to you is that there is an increasingly powerful opportunity to make a real difference through participation in the Buildoffsite organisation.

Angela Brady becomes RIBA President

The membership of Buildoffsite would like to congratulate Angela Brady of Brady Mallalieu on becoming the 74th President of the RIBA. She is the second woman President.



Angela Brady

Angela Brady is director of Brady Mallalieu Architects, an award-winning architecture practice specialising in contemporary sustainable design. She holds several significant posts including Ambassador for the Government Equality Office, advisor to the British Council, visiting critic and external examiner for a number of UK and Irish universities, and enabler for the Commission for Architecture and the Built Environment (CABE). Angela has previously served as a member of influential panels including the CABE English Heritage urban panel, as Design Champion for the London Development Agency Board, and as Vice-Chair of the Civic Trust Awards.

Angela has taken part in many Buildoffsite events and we hope that she will continue to work with us in support of a better industry.

New members

One Creative Environments Ltd

One Creative Environments Ltd (ONE) is an integrated, multi-disciplinary construction design business, comprising architecture,



civil and structural engineering, building services, landscape and master-planning and interior design. Their activities include other complimentary services such as town planning, project management, cost planning and CDMC.

A leading healthcare designer, with more than 30 years' experience, ONE has also worked on office, industrial, higher education, extra care and social housing projects.

ONE's multi-skilled team operates an Integrated Design Process (IDP) from concept into occupation, in partnership with clients, investors, developers, contractors, manufacturers, advisors and building users, to create quality, sustainable buildings, shorten delivery times and eliminate waste.

The ONE structures team has specialist capability in the design of lightweight modular structures and project management of the design process into construction on site. This experience has developed over 10 years of working with fabricators and end user clients in the hotel, leisure, residential and student accommodation sectors, to deliver practical solutions to successful completion.

Recent ONE off-site construction design projects:

- modifying existing modular design techniques in order to improve room sizes for a seven-storey hotel super structure building on a podium
- new student accommodation for Oxford Brookes University to be ready for August 2011 new term
- innovative lightweight ten-storey Travelodge in Stratford, London
- hybrid structure comprising seven-storey hotel accommodation on a podium, with a further storey for offices on top, integrated with an existing conventional call centre
- civil and structural design for a new London-based Holiday Inn
- seven-storey London hotel with a basement on a compact urban site adjacent to an underground train link
- placing of all 691 units across seven blocks for Mansfield Hall, Reading; student accommodation for Unite.

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Website: www.oneltd.com

News

Ray O'Rourke Honorary Knighthood

Ray O'Rourke, Chief Executive of Laing O'Rourke, has been awarded an Honorary Knighthood in recognition of his services to the construction industry in the UK.

Presenting the award, Business Secretary Vince Cable said Mr O'Rourke was respected across the construction industry as a leader of real stature: "He has been a long-standing champion of the government's construction industry improvement plan; demonstrating committed leadership, a focus on the customer and a quality-driven agenda."

Honorary Knighthoods can be awarded to people who do not have the Queen as their head of state and are usually awarded by a minister. However, they do not use the style "Sir".

Mr Cable said Laing O'Rourke's use of lean construction methods and offsite manufacturing had helped eliminate waste and maximised efficiency.

"Coupled with his commitment to training people, this has helped Laing O'Rourke weather the downturn and serve as an exemplar for the rest of the industry. I'm delighted to present Ray with this important and hugely-deserved honour," he said. "He has been a long-standing champion of the government's construction industry improvement plan."

Orla Corr OBE – construction services to UK

The McAvoy Group is delighted to announce that Orla Corr, Sales and Business Development Director, has been formally recognised for services to the construction industry in Northern Ireland with her inclusion in the New Year Honours List 2011. Orla has been awarded an Officer of the Order of the British Empire (OBE).



Orla Corr

The James review

The Government Response

The Government response accepts many of the Review's recommendations subject to a thorough consultation. Of particular interest to Buildoffsite is the proposal to develop a suite of standardised drawings and specifications. The full consultation document is available to download from the Department for Education's website. The deadline for response is Tuesday 11 October 2011.

The Consultation:

The consultation aims to seek views on a number of key recommendations arising from the Independent Review of Education Capital by Sebastian James, published in April 2011, and the Government's response published in July 2011. It covers implications for the way the Department allocates funding and manages its capital programme.

The consultation is intended to promote wider understanding of the James Review proposals and highlight common concerns to inform implementation. The aim is to ensure that the Department's capital investment achieves maximum efficiency, whilst taking account of the needs of the end user, eg schools, local authorities and other providers of education and services to children and young people.

Background and summary of the Government Response:

Sebastian James, Group Operations Director for Dixons, led an independent review of the Department for Education's (Department's) approach to Capital. The review methodology included extensive consultation and a call for evidence. His report *Review of Education Capital: Sebastian James, April 2011 (the Review)* was published on 8 April 2011 and a copy of the full report is available on the Department's e-consultation website at: www.education.gov.uk/consultations

The Review considered how the Department could achieve better value for money and improve efficiency in capital investment. This is particularly important given the current tight fiscal climate. It is also at a time when, with the expansion of Academies and the creation of Free Schools, the Government is taking forward significant changes in the schools system to provide greater choice to communities, children, parents and carers. It is also important that the response to the Review supports the aims of the Government's Construction Strategy.

The Government's Response:

Having carefully considered the Review, the Government agrees fully with its aims of focusing the available capital where it is needed most, and getting the best possible value from the capital that is spent. We are also clear that the scale and pace of change to the current system needs to be proportionate to the benefits that can be achieved, and taken forward consultatively with partners.

We must ensure that buildings are procured as efficiently as possible, so that the greatest possible number of children and young people benefit from the funding available. We must also ensure that buildings are fit for purpose.

We are therefore accepting the majority of the James recommendations, subject to a thorough consultation process over coming months.

In summary we agree that:

- the Department for Education must immediately start work to collect information on the building condition of the education estate, and have robust data on where additional school places are needed for children and young people
- the funding available should be used efficiently, allocated by a funding formula that addresses greatest need
- there should flexibility in how best to deploy the available funding locally, with partners working together strategically to agree priorities. We want to consult on a wide range of models for how best to achieve this in our allocation of capital funding
- there are clear potential efficiency benefits from using a more centralised approach for procurement and building project delivery, and overall we wish to move in this direction.

However, we do not intend to over-ride existing local or regional procurement and project delivery arrangements where they are shown to be as efficient and effective at building or improving schools to a high standard. We do need to make sure that we can accumulate expertise on design and construction through gathering as much learning as possible on every build process, so that this can then be applied to the next project taken forward. We would always want to enable local contractors to be able to compete for business, where they could deliver projects at better value. We want to consult on all these issues further.

On standardised designs and specifications for school buildings, we intend to move to procure these immediately. We very much agree that in the past, there has been too much reinvention of the wheel where school design has been concerned, which has slowed procurement and increased costs. We are of course not aiming for a “one-size-fits-all” solution. We want to see really good fit for purpose designs that are

sustainable, flexible and can appropriately reflect local conditions and needs. We will consult fully and further on these matters as the designs are developed, in a separate exercise.

We also accept that there is a need to revise the school premises regulations and guidance, so that a single, clear set of regulations applies to all schools. We will develop proposals and consult fully on this in the autumn.

A copy of the Review of Education Capital can be downloaded from:

www.education.gov.uk/consultations/

You can download a copy of the full Consultation Document from:

www.education.gov.uk/consultations/

How to respond:

Consultation responses can be completed online at:

www.education.gov.uk/consultations

Or by email to:

**CapitalReview.CONULTATION@
education.gsi.gov.uk**

or by downloading a response form, which should be completed and sent to:

**Jane Power, Department for Education,
Ground Floor Area C, Castle View House,
East Lane, Runcorn, Cheshire, WA7 2GJ**

**Completed responses must be received
by 11 October 2011.**

Plans for making results public:

**The results of the consultation and the
Department’s response will be published
on the Department for Education website
in autumn 2011.**

**Sunday Times Awards – Best
Green Company**

The logo for Skanska, featuring the word "SKANSKA" in a bold, blue, sans-serif font.

Congratulations to Skanska, which recently made it to the Number One position in the prestigious Sunday Times Award for the UK’s best green company. The company



entered the competition in 2008 and had improved its position in each of the following years before enjoying a podium position last year and now moving up to the top spot.

Key to Skanska's achievement is the way in which the company, as a matter of routine, actively encourages a proper consideration of environmental issues by the entire workforce in everything they do. Skanska's commitment to a green future is a core component of company strategy.

Skanska is clearly demonstrating that taking a holistic approach to the environment and promoting a positive approach across the entire workforce is also very good for business.

Laidlaw Solutions acquires SIG Interiors Manufacturing



Willenhall based Laidlaw Solutions Ltd, backed by leading private equity group Rutland Partners, has acquired SIG PLC's Interiors Manufacturing Division (SIGIM) in a deal that gives the combined companies a turnover of around £130m. The new company will be called "Laidlaw Interiors Group" and brings together Laidlaw's market leading brands with those of door manufacturer Leaderflush Shapland and office and glazed partition manufacturer

Komfort Workspace. Other SIGIM companies included in the acquisition include Cubicle Systems washrooms and Tufwell Glass and Blinds (formerly SIG Glazing Services). John Jefferies, the owner of Laidlaw, will be the new Group CEO.

Laidlaw Interiors Group will become the UK's leading supplier to the commercial interiors sector with a market leading position in doorsets, ironmongery and partition systems. Rutland and Laidlaw intend to restructure and invest in the acquired businesses to turn around their performance and to build on the strength of the combined brands. Opportunities for product supply between group companies have already been identified.

Commenting on the deal, John Jefferies said: "I am delighted to have Rutland as an investment partner to work with my team in developing the Laidlaw Interiors Group to become a major force in the UK commercial interiors market. Our combined strengths, supported by our network of sales centres, will greatly increase our value to specifiers."

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Caledonian Modular launches new division



Caledonian Modular has announced the launch of the new Caledonian Bathroom Pods division, completing the group's one stop shop offer in the design, manufacture and construction of permanent and bespoke modular structures.

The group now comprises Caledonian Building Systems, ModularUK, Trent Fabrications and Caledonian Bathroom Pods. The Caledonian Bathroom Pods team will be led by Jayne Gray who, prior to the creation of the Caledonian Bathroom Pod division, was Manager of Gateway Pods, part of the Britspace Group.

Derrick Tyler, Managing Director at Caledonian Modular said: "In setting up this new division we are demonstrating our commitment to providing our customers with the widest possible range of offsite solutions in our industry. I am delighted that Jayne and her team have joined the group."

The group has provided many large scale projects including the Ministry of Defence's Project SLAM and the Hilton Garden Inn in Luton, across a broad range of sectors including residential, retail and education. Caledonian Bathroom Pods has been created in recognition that for many clients, incorporating a modular bathroom pod alone can improve the quality, efficiency and sustainability of projects where the main structure is built with a concrete, steel or timber frame.

The Caledonian Bathroom Pods division is operated by an experienced team that is well established in the industry. The design, quality and production teams have all worked extensively in the bathroom pod industry, with a proven track record and a comprehensive understanding of client requirements.

A dedicated bathroom pod factory has been set up at Caledonian Modular's Newark manufacturing site.

Caledonian Building Systems Ltd. is the UK subsidiary of Michigan-based Champion Enterprises, Inc. is a leader in factory-built construction, operating 23 manufacturing facilities in USA, Canada and the UK.

In North America Champion produces manufactured and modular homes, as well as modular buildings for government and commercial applications. Champion acquired Caledonian Building Systems Ltd. in 2006. For more information go to: www.championhomes.com

Caledonian, based in Newark, Nottinghamshire, specialises in steel framed modular construction of prisons, military accommodation buildings, hotels and residential buildings. For more information go to: www.cbbuildings.co.uk

Based in East Yorkshire, ModularUK has three dedicated production units, totalling more than 150,000 sq ft, each with a core team of highly skilled operatives. The business specialises in modular construction for the education, healthcare and commercial sectors along with individual, bespoke projects. For more information go to: www.modularuk.com

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NG Bailey wins £7m contract with Circle Reading



NG Bailey has been contracted to provide a range of services to Circle, a social enterprise that forms the largest partnership of healthcare professionals in Europe, along with VINCI Construction UK, the main contractor.

The contract, which is worth more than £7m to NG Bailey, includes extensive use of NG Bailey's Offsite Manufacture division, who will provide multi service modules for Circle's new building, complete with ensuite shower room pods and plant rooms.

The company's engineering division will also be installing all of the power and lighting, heating and chilled water, ventilation and fire alarms to the building, along with the security systems, including access control and CCTV, data distribution and above-ground drainage.



Circle Bath – a past NG Bailey project delivered for Circle

The IT services division will also be installing structured cabling into the new building as part of a collaborative project from the company's specialist businesses.

NG Bailey has worked with Circle in the past, acting as the mechanical and electrical provider at their Bath location in 2009.

Steve Briggs, Managing Director for NG Bailey's Engineering division in the south and Rail, said: "By combining the company's varied expertise, we were able to offer a package which appealed to the client.

"Our commitment to excellence and our track record with the previous Circle job has meant we have a great relationship with our client that we hope it will continue for years to come."

NG Bailey is one of the UK's leading independent engineering, IT and facilities services businesses with a deserved reputation for excellence. NG Bailey offers integration from the outset of a project, from planning and design through the supply chain, to off-site manufacture, installation and maintenance. The core offering includes engineering, IT services, rail and facilities services expertise.

As a market leader, the £400m turnover company is committed to offering tailored and innovative solutions and has a proven track record in doing so in a broad range of market sectors. NG Bailey's 3000 people are at the heart of the organisation and it is recognised that the company has one of the industry's foremost apprenticeship schemes.

For more information contact James Earl:

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Website: www.ngbailey.com

Ian Renhard appointed MD for Interserve

Ian Renhard will be appointed Managing Director for Interserve Building, which includes strategic projects, regional building, and retail and interiors. Ian will report to David Paterson.



Ian Renhard

The Managing Director is responsible for the UK Building operations of Interserve Construction, focused on the development, winning and delivery of capital construction projects across a number of geographical and market sectors. These include PFI developments, the delivery of framework projects, alongside other construction projects undertaken across the whole of the UK.

ISG helps knife garden concept take top honours at RHS Tatton

An innovative show garden, project managed by ISG and designed by a senior horticultural tutor at HMP Everthorpe, was named Best in Show at the prestigious RHS Flower Show Tatton Park. The "Save a Life, Drop the Knife" garden swept the board at the Cheshire show, also securing a gold award on its way to taking top honours at the annual event.



The garden was developed as an initiative to raise awareness of knife crime and its consequences, as well as a rehabilitation exercise for inmates who gained valuable experience and skills working on the project. The forerunner to the Tatton show



The award winning "Save a Life, Drop the Knife" garden at RHS Flower Show Tatton Park

garden was actually constructed within the grounds of HMP Everthorpe in East Yorkshire. This garden secured a Prince's Trust regional award and reached the national finals in the competition, paving the way for a special invitation to display the concept at RHS Flower Show Tatton Park.



The partial bridge represents guidance over a symbolic blood red coloured pool, which changes to blue as an association with clean living.

ISG's involvement in the show garden stems from a refurbishment project at HMP Everthorpe, undertaken as part of the

contractor's wider construction framework with the Ministry of Justice. In addition to supporting the aims of the anti-knife campaign, ISG expressed a keen interest in helping take the "Save a Life, Drop the Knife" garden to Tatton Park. Over the past eight months, ISG has taken an active project management role to ensure that the show garden was completed and ready for its public unveiling at the renowned horticultural show.



Glen Jackson (right), Senior Horticultural Tutor, and his assistant Lee Scholes from HMP Everthorpe receive the Best in Show trophy from Elizabeth Banks, RHS President

The judges were inspired by the overall concept of the garden, which uses symbolism to highlight the real consequences of knife crime. The winning design is effectively a garden with two distinct elements, at one end displaying the despair and criminality associated with knife crime, including the use of real knives confiscated by police and embedded in resin paving blocks, eye-catching wall art, and prison anti-climb spikes. At the other end, portraying life without the fear and intimidation posed by knife crime, featuring attractive planting schemes, thriving trees and a sculpture representing a family group.

ISG was instrumental in recommending the use of off-site manufactured solutions to reduce the installation time and environmental impact at Tatton Park and ensure a high quality finish. The garden walls, complete with artwork, were manufactured in East Yorkshire,

transported to site and erected in half a day, whilst ISG also recycled waste materials from its project at HMP Everthorpe and re-used this within the build. The contractor's supply chain also donated expertise, materials and time to help bring the garden concept to fruition.

Craig Tatton, ISG's construction managing director, commented: "The attention to detail of the show garden is exceptional, from the impressive and symbolic water feature, to the deliberate planting of weeds within the paved area representing decay and deprivation. The initiative has been an extremely worthwhile cause for ISG to support and the level of attention that the garden has received at the show and in the media will undoubtedly prove beneficial in supporting the aims of this important campaign."

ISG Plc is an international provider of construction, fit out and management services, with 31 offices worldwide. The company works with owners, developers and occupiers in the public and private sector for an extensive range of industries. ISG Plc was established in 1989 and has been quoted on AIM since 1998. Today the company has a turnover of around £1 billion.

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Portakabin welcomes encouraging optimism in manufacturing sector



Quality - this time - next time - every time

Portakabin, the UK's leading modular building specialist, is supporting the upturn in the UK manufacturing sector, with its range of interim building solutions that allow

manufacturers to meet changing business needs very quickly.

A gradual increase in confidence has been identified in a recent survey* conducted by the manufacturers' organisation EEF and BDO LLP. This states that the manufacturing sector has continued to maintain healthy growth for six consecutive quarters, with a significant amount of businesses seeing a rise in both output and total new orders. The majority of EEF members who took part in the survey forecast production levels to grow again over the next three months, with positive investment and recruitment intentions.

Managing business growth whilst meeting customer needs can be a major challenge. Modular buildings can provide manufacturers with a more flexible approach to accommodation, delivering fully fitted work space for a variety of uses from offices to training and IT suites, meeting rooms, canteens and welfare facilities.



One company that has benefited from highly flexible Portakabin solutions is Johnson Matthey Catalysts, a global manufacturer of catalysts. Its facility at Clitheroe in Lancashire has used the Portakabin Hire Centre in Blackburn for nearly two decades. Its latest project was to provide a new electrical workshop on the site. Other buildings hired from Portakabin have included meeting suites, office space and employee welfare facilities.

David Greatorex, Facilities Manager at Johnson Matthey, said: "There is a finite

amount of space on this site. Taking a modular approach allows us to flex the usage of the site and adapt staff accommodation very quickly. We have built a strong, longstanding relationship with Portakabin. The team understands our business needs and deliver excellent customer service, providing us with high quality interim buildings on time and on budget.”

“While the UK continues to face challenging economic conditions, we are very encouraged by the growing optimism in the manufacturing sector”, said Mike Williams, General Manager of Portakabin Hire.

“Modular accommodation can be extended, reconfigured or relocated very quickly to meet changing business needs, providing flexibility and versatility for manufacturers and with very little disruption to their production operations. As the UK’s market leader in modular solutions, our customers also benefit from the largest network of Hire Centres in the UK.”

All Portakabin buildings for hire have the reassurance of extensive accreditations, which include Zurich, BBA, and LABC approvals, as well as ISO 9001 for quality assurance and ISO 14001 for environmental performance.

For further information about modular buildings for interim applications:

Email: information@portakabin.co.uk

Tel: 0845 459 1054

Website: www.portanews.co.uk

The diversity of BIM



Tekla recently held their annual model competition attracting entries of all size and shapes and utilising many different construction materials. Once again the entries showcased the skills of our customers in terms of their use of the Tekla software but also highlighted their skills

as companies involved in the construction process. The competition is open to all our customers and we had entries from “one man bands” up to the largest multi-national companies employing thousands. The entries can be viewed at:

www.tekla.com/uk/Documents/model-comp-2011/entries.html

The main criteria this year was not only the complexity of the 3D model but also the collaborative workflows employed and use of BIM processes. A panel of industry experts including Buildoffsite’s own Richard Ogden chose five winners, all very different and very unique entries. The chosen winners can be viewed at:

www.tekla.com/uk/Documents/model-comp-2011/winners.html

As mentioned the main criteria was not only about showing an impressive building and model, the judges were looking to have explained to them the BIM processes involved, both internally within an organisation but also to the benefit of the rest of the project team. What else was the model used for? How was the information in the model leveraged to improve the whole process and minimise duplicate work? Was the project executed in a collaborative workflow?

Comments were as follows:

Leadenhall: the judges felt that this could be an exemplar project for the future, already at the tender stage demonstrating both process improvement through sharing of the model information between different software’s as well as between project members with different needs and responsibilities

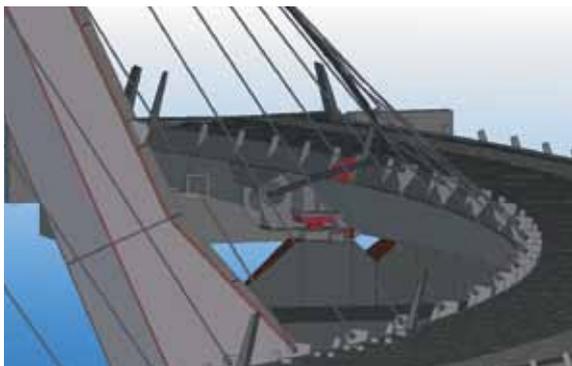


Leadenhall

delivering almost seamless use of the model geometry for analysis and design of the structure as well as the individual complex nodes. The design team also sought expertise from the supply chain to

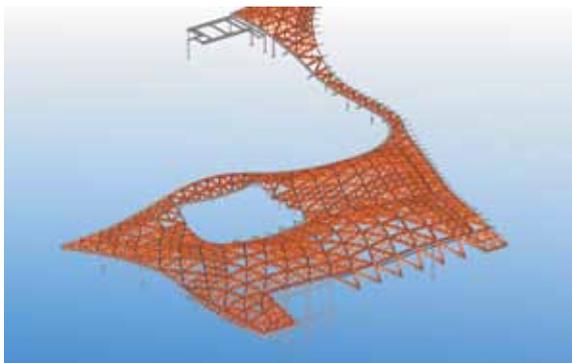
build the nodes in a way that would enable simpler fabrication processes as the project develops.

The Peace Bridge: altogether an impressive project with complex geometry and effective use of the model for defining temporary works, centre of gravity, lifting and transportation requirements. The model geometry was also used by the survey team to check and record relevant control points along the structure.



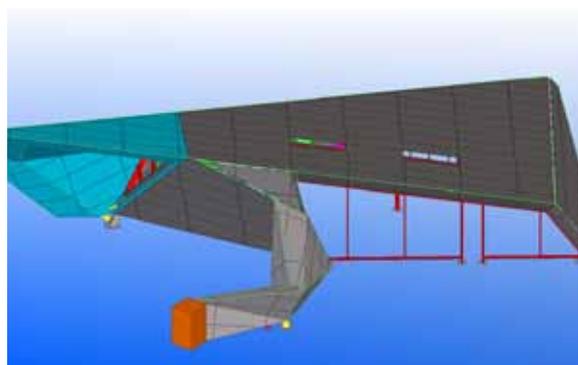
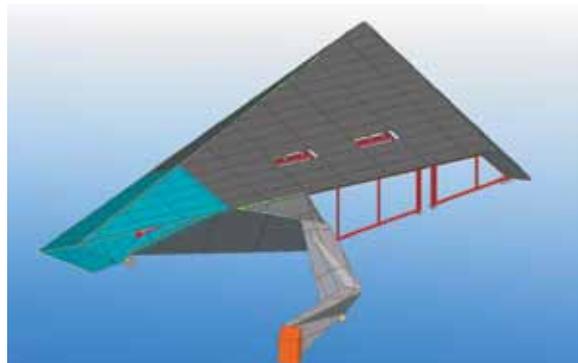
The Peace Bridge

Exeter University: a challenging multi-material project with no room for error and the issues facing the project team meeting fabrication tolerances and erection methods must have been immense. Geometry information shared with the glazing contractors must have been invaluable.



Exeter University

BAE Systems: a great example of a collaborative project sharing information with different disciplines to ensure delivery of this signature building. Tight coordination with the design consultant as well as the cladding and glazing contractors ensured a pain free construction process on the construction site



BAE Systems

There was also an opportunity for the public to vote for their favourite, this was won by Watson Steel Structures entry, The Orbit. All winners go forward to Tekla's Global BIM Awards where they will be up against tough competition from all around the world.

Butlins hotel to benefit from modular construction

The heart of student living



Unite Modular Solutions Ltd has been appointed by Sir Robert McAlpine Limited as the specialist modular contractor for the new £25m Wave Hotel and Apartments opening at Butlins Bognor Regis in 2012.



Wave Hotel and Apartments, Butlins Bognor Regis

Using volumetric modular construction - the fast-track design and factory manufacture of volumetric units in the form of lightweight steel frame technology that are then joined together on site – the eight-storey development will contain 532 modules manufactured at Unite Modular Solutions' state-of-the-art Gloucestershire factory.

Located on the western side of the resort, the building will incorporate multi-sided modules, luxury fit outs, and structural interface within the modular structure to deliver external balconies, which help ensure a nautical theme to complement the seaside setting.

As well as the project benefitting from volumetric modular construction's ability to provide benefits in cost and programme reductions, it will also

receive enhancements to build quality, improved health and safety on site, a significant reduction in environmental impact and improved through-life performance.

To date, UMS has manufactured and installed over 19,000 volumetric modules into a diverse range of projects including residential and student accommodation.

For more information please visit:
www.unite-modular-solutions.co.uk

Events

TATA – Sustainable Building Envelope Centre (SBEC) – Discovering offsite tour, Thursday 27 October 2011

Vision

The vision for SBEC is to create opportunities which will enable the building envelope to be transformed from a passive energy conservation and weather-proofing role to one of an active energy generation, storage, dissipation and management role.



Tour description

Legislation is driving the low and zero carbon agenda across all sectors of the built environment with legally binding targets set for energy generation by renewable sources and for carbon reduction.

Initiatives such as Part L 2010 of the Building Regulations and The Code for Sustainable Homes are aimed at helping to accelerate this process and whilst there are a number of potential solutions for renewable energy generation, there are few that provide an attractive payback period without substantial subsidies. To make significant impact on the targets set for CO₂ emissions solutions must be applied equally well into new developments and existing building stock.

SBEC is based in Shotton in North Wales and is jointly funded by Tata Steel, the Low Carbon Research Institute (LCRI), and the Welsh Government. SBEC's focus is on accelerating the development of low and zero carbon solutions for the built environment using steel in combination with other materials.

The vision for SBEC is to create opportunities which will enable the building envelope to be transformed from a passive energy conservation and weatherproofing role to one of an active energy generation, storage, dissipation and management role.

The aim within SBEC is to focus on the enhancement of existing technologies based around solar thermal (heating and cooling) and photovoltaics (electricity) to delivery energy savings either independently, in combination with others or as part of new integrated systems. The work will cover full development from theoretical modelling and experimental evaluation through to pilot building projects to prove actual performance.

The Discovery Tour will include technical presentations and demonstrations on the various technologies being developed at SBEC with some wider presentations on Tata Steel's capabilities and opportunities in this sector.

The first generation of technologies is approaching readiness for market but there are further generations of developments, at various stages of readiness that may interest people and Tata Steel are actively seeking pilot projects where the technology can be proven.

More detail on the SBEC centre can be found at: www.sbec.eu.com/en/

When: Thursday 27 October 2011
Venue: SBEC, Shotton Works, Deeside, Flintshire CH5 2NH
Time: 10.00am–2.00pm
Host: Chris Crease

Delegate places are strictly limited and applications will be treated on a first come first served basis.

Attendance is free for Members of Buildoffsite. For non-Members a nominal charge of £100+VAT is applicable to cover costs. A confirmation email will be sent to you to advise you of a secured place.

If you are interested in attending contact Anna Whiting, Buildoffsite, on:

**Email: anna.whiting@buildoffsite.com or
Tel: 0207 549 3306**

Lean project management workshop, Tuesday 22 November 2011



Ministry of JUSTICE

buildoffsite

Lean Thinking Ltd in collaboration with The Modern Built Environment Knowledge Transfer Network and Buildoffsite is delighted to announce the autumn 2011 workshop. The workshop will be delivered by Ali Mafi of Lean Thinking Ltd. This workshop will include contributions from the Ministry of Justice drawn from their experiences of applying the lean project management system on their projects.

Objectives

The Workshop will provide delegates with the overview of the most advanced project management system utilising Lean Thinking philosophies in conjunction with methodologies such as Theory of Constraint, Systems Thinking, Self managing Teams, Integrated Planning and 6 Sigma. Each new learning point will be illustrated with reference to some of the UK's leading clients and contractors.

The tangible business benefits of this unique system will also be demonstrated.

At a time of unprecedented economic challenge for the industry the workshops will demonstrate the best system for radically improving performance and increasing value to clients and at the same time improving competitiveness and profitability.

The workshops will provide an overview of how to:

- radically improve delivery against key criteria of time, cost and quality simultaneously and without trade off
- maximise the predictability of contract completion date
- optimise the project duration
- compress time and in turn reduce cost and maximise competitive advantage
- absorb impact of delay without effecting the end date
- radically improve integration and team working across the supply chain.

Delivery

This unique interactive workshop will be delivered by Ali Mafi of Lean Thinking Ltd. For more than 10 years Ali has been working with some of the UK's leading construction clients and their supply chain partners to help deliver substantial improvements in project completion time whilst achieving significant cost reduction.

Who should attend?

The Workshop has been developed for senior managers and decision takers from organisations representing clients (public or private sector), architects, consultants, contractors, sub-contractors, SMEs, modular manufactures and suppliers. To date these workshops have attracted more than 1200 senior managers and executives from across the client and construction community.

When: Tuesday 22 November 2011

Venue: Gillingham Street, Victoria, London SW1V 1HU

Time: 9.00am–4.00pm

For more details contact Ali Mafi on:

Email: workshop@lean-thinking.co.uk

Tel: 07974 138283

Towards intelligent construction – a major conference and exhibition

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Knowledge Transfer Network
Modern Built Environment

Buildoffsite has teamed up with The Royal Institute of British Architects to deliver a major conference to highlight and debate the

ways in which design and construction are evolving to embrace new processes and techniques. The “Towards intelligent construction” conference and exhibition which takes place on 30 November at RIBA's Portland Place HQ will mark the first time that RIBA, as the world's oldest architectural institute, and the Buildoffsite organisation will have worked together.

The conference, which will be chaired by Richard Ogden, Chairman of Buildoffsite, will feature a keynote address from Angela Brady the new RIBA President. The programme will focus on innovative processes and technologies by reference

to significant construction projects that are setting new benchmarks for the UK construction industry. The presentations will include the landmark development at 122 Leadenhall Street in the City of London and also the project programme being rolled out across the country by Circle.

The presentations will focus on the role of offsite solutions, design for manufacture and assembly, lean production techniques, integration between the design and construction team and on the utilisation of Building Information Modelling. All of these techniques contribute to the identification and elimination of waste and the maximising client and asset value.

Although presented with reference to substantial construction projects the learning points and the techniques and processes are just as applicable to smaller and more main-stream developments.

The role of architects as critically important members of an integrated project team will feature strongly in the presentations and in the discussion.

Conference programme

- 2.00pm Welcome and overview of the afternoon – Richard Ogden, Chairman, Buildoffsite
- 2.05pm The changing role of the architect – challenges and opportunities – Angela Brady, President, RIBA
- 2.15pm Case Study 1: 22 Leadenhall Street (The Cheese grater building)

Presentations from:

- Matthew White, British Land the client
- Andy Young, Rogers Stirk Harbour the architect

- Andy Butler, Laing O'Rourke the constructor
- Arup – The Building Information Model

3.15pm BIM: "The future", RIBA

3.20pm Q&A

3.35pm Comfort break

3.55pm Case study 2: Circle Health's Capital Project Programme

Presentations from:

- Mark Cammies, Property Director, Circle
- Darron Haylock, Partner, Foster and Partners
- Jaimie Johnston, Director, Bryden Wood

4.40pm Process efficiency: "Getting better all the time" – RIBA

4.45pm Q&A

5.00pm Towards intelligent construction - panel and audience discussion – chaired by Richard Ogden

- Initial contributions from Panel Members
- Contributions from the audience

5.30pm Next steps – Richard Ogden

5.45pm Networking, visiting the exhibition, drinks reception

When: Wednesday 30 November 2011

Location: RIBA, 66 Portland Place, London W1B 1AD

**Time: Conference starts at 2.00pm
Exhibition from 12.30pm**

The conference is free to attend on a first come first served basis. It is being jointly hosted by RIBA and the Buildoffsite organisation.