



Richard Ogden,
Chairman

Over the last few months Buildoffsite has run a series of discussion groups for its members, which have focused on the challenge of delivering essential change within the UK construction industry. These discussions have taken place against an economic background that is unlikely to show significant and lasting improvement anytime soon.

Those of us of a certain age will recall experiencing and managing businesses during economic cycles of boom and bust and the unfortunate habit of successive governments to use public investment in construction as a regulator of the wider economy. With the economy flat, youth unemployment on the increase and competition fierce now should be the time for the Government to invest in the delivery of buildings and infrastructure necessary to maintain the UK's position as a leading and progressive economy. After all it's not as if we don't need to upgrade and add to our housing stock, our communications infrastructure, our utilities, our schools and so on. Unfortunately public finances are now so tight that the political focus will be on deficit reduction and the holding back on capital investments to cover only the absolute essentials for a long time to come. Catch 22...?

Our member discussions have recognised this economic reality and our approach has been to address the challenge not on the basis that more money will be found from somewhere but rather looking at ways in which waste can be taken out of the construction process in order to free up

capital to deliver more of the assets that clients and UK PLC actually want. Total Flow has been drawing on their experiences of working with other industries to help us address the issues, opportunities and implications.

Now I realise that there is nothing radically fresh in this approach. It was a core component of the review carried out by Sir Michael Latham and also in Sir John Egan's seminal *Rethinking Construction* report. Unfortunately the reality is that with some notable exceptions clients and investors have tended to accept that there is nothing much that can be done about the construction industry's working methods even if this means that we have in effect institutionalised processes, methods and levels of waste that just about all other manufacturing industries were forced to abandon decades ago.

I would really like to hear from anyone who would like to defend current levels of productivity and efficiency within the UK construction industry. It would make for an interesting debate.

I have been around long enough to appreciate that for convenience we tend to use the term waste in a very narrow sense...usually as a proxy for material waste on site. What we tend not to want to do is to be sufficiently honest to describe inefficient processes, failure to integrate delivery teams, multi-man marking, and so on for what it is...it's waste, pure and simple...waste that at the end of the day the client and ultimately the customer and taxpayer ends up paying for. It is of course also profit for one or more of the interests in the supply chain – hence the inevitable vested interest in maintaining the status quo in terms of how the industry operates.

Over the years lots of studies have been carried out about levels of waste within the industry but I suspect that the reality is that we have no real idea what the actual figure is. However, I'm going to put down 30 per

cent as a figure to start with. Actually this is not my figure it has two owners. Firstly it belongs to one of our client members who by understanding the construction process and then working with an integrated supply chain to deliver process efficiency – and yes taking some managed risks to do things differently – is already starting to deliver its buildings for about 30 per cent less than was previously the case. Their direction of travel predicts substantial additional savings to come. Let me point out that this has not been achieved by squeezing supply chain margins – a destructive practice that much of the industry will recognise and indeed many will regard as established and necessary practice.

The 30 per cent figure also belongs in the report to government that Sebastian James has recently delivered on education spending – school building to you and me. *The James Report* has been gathering evidence from across the supply chain that indicates cost savings of 30 per cent are readily achievable without compromising quality. The James Report is currently with the Government to consider and we await the response from Ministers. The message is clear enough but as always the challenge will be getting from where we are at the moment to where we want to be. A host of practical issues come to mind – where are the exemplars, who has got the skills, what are the downsides, are we geared up to make the most of opportunities for increased levels of standardisation and the use of standard components, how do we ensure design excellence...and so on. Against this is that simple burning proposition that provided we have the will perhaps we can deliver three quality schools for the price of two, three excellent new homes for the price of two and so on. Now why would we not want to have this ambition? Is this not the right sort of ambition for a modern, sustainable industry...?

Yes, I am well aware that embedded in the drive to reduce waste are clear and very positive messages that support a substantial increase in the use of offsite construction solutions. Even in challenging markets such as home building there are clear messages emerging about the commercial value of a shift in favour of using off site construction methods. I have no doubt that across the board our section of the industry will be able to rise to the challenge and support the delivery of fresh and cost effective solutions provided they are able to bring their expertise to the supply chain at the earliest possible opportunity.

The Buildoffsite discussions I mentioned above have now concluded and we are looking at the practicalities of establishing consortia with key clients to disrupt established working practices and to work in ways that we believe will deliver a step-change in value. We'll keep you informed how things develop over the next few months. It is probably inevitable that initially at least we will focus attention on working with private sector clients. However, over the longer term would it not be a fantastic challenge to seek to bring the benefits of such change to the public sector? This is certainly what we will aim for.



New members

SIG – its vision



SIG plc is a leading European distributor of insulation, exteriors, interiors and specialist construction products. We are the UK's leading specialist distributor with an extensive UK branch network offering the widest product ranges and have taken the lead in the drive towards sustainability. Our dedicated technical teams bring together expertise from each specialist area. In addition, several manufacturing units produce the complete range of fire, acoustic, thermal insulation and cladding products with the capability of special designs as required. Our objective is to ensure that we supply the most cost effective and practical product package, so involving us at the early stage of the project will help to ensure the best impartial solution.

As a strong partner we can help to provide the support, technical expertise and products to meet the client's expectations both for off site and later on site processes.

For more information go to:
www.sigplc.com/Home.htm

Structex is a new and unique, prefabricated concrete, modular construction system



It is the perfect solution for anyone planning an extension to their home, or undertaking a new-build project, where flexible designs,

quick construction times, and the ability to create and uphold accurate budgets are paramount.

The benefits of the Structex system are apparent during all phases of the build, here's a stage-by-stage summary:

Planning

- accurate pricing eliminates hidden costs encountered with traditional builds
- time savings at the planning and approval stage
- system meets all building regulations and standards
- system meets the national standards for the sustainable design and construction of new homes.

Design

- complete design flexibility
- Structex can provide full project management or basic structure erection
- expansive range of finishes to suit clients, including, brickwork, renders and tiling
- flexible "sandwich panel" construction incorporates insulation within the design.

Installation

- massive time savings for erection of the structure
- quick turnaround limits disruption for the client
- labour costs are dramatically reduced
- installation of the system is not weather-dependant
- no opportunity for bad quality workmanship or poor build quality
- experienced and quality approved workforce
- reduced environmental impact, with little or no on-site waste.

Future

- extremely high-quality finish and guaranteed longevity

- system is future-proofed and complies with soon to be introduced government standards.

General benefits

- cost savings, relative to traditional builds of up to 40 per cent
- massive time savings for project completion, and guaranteed timescales
- robust, factory-manufactured solution requires minimal future maintenance.

Once complete, your building is shipped in component parts, like flat-packed furniture, to be rapidly assembled on site, by our quality assured workforce.

Because Structex buildings are factory built in pre-fabricated form, when it comes to erection of the structure, on-site labour costs are dramatically reduced, compared to those of a traditional build. With traditional builds, teams of workers are required to set out and lay blockwork. This can be a time-consuming process, which in turn can lead to high labour costs for the client. In addition, this stage of the build can be adversely affected by human error or through the influence of poor weather conditions, which can have obvious detrimental knock-on effects for the project schedule and budget.

In contrast, Structex panels can be installed in virtually any weather conditions, and structures may be erected in a matter of hours, with accuracy, and the structural integrity guaranteed.

Working with Structex, you can build your perfect home more quickly, economically and easily than you may have imagined. Once your design is passed over to the Structex team, we can provide you with accurate budgets, and timescales for the completion of the project, which are impossible to achieve with any other form of construction. When you eliminate the possibility of inaccuracies within the build, you eliminate the opportunity for budgets and schedules to change, and that is central to the philosophy behind Structex.

With labour costs accounting for anything up to 50 per cent of traditional builds, it is easy to see why prefabricated systems, like Structex, are advantageous. We are able to provide our clients with complete transparency over the costs associated with this stage of the build. This means that there are no hidden costs, there is no need for a contingency budget and the headache of managing the project finances can become a thing of the past.

**For further information Structex can be contacted at enquiries@structex.com
Go to: www.structex.com**

McAvoy joins Buildoffsite



The McAvoy Group Limited, the leading offsite construction company, is headquartered in Northern Ireland with teams based throughout GB and Ireland. The company employs 150 people at locations including Dungannon, Lisburn, Oxford, Liverpool, Dublin and Cork. Formerly John McAvoy Limited, the company has been in existence since 1972 and has been owned by the McAvoy family since its formation. The company operates in sectors including Education, Leisure, Health, Infrastructure and Justice for both the public and private sectors on projects worth up to £5m. Our buildings are bespoke – we work closely with clients at all stages of the project to provide them with the solution which best meets their needs.

Our range of services includes design, installation, electrical installation, mechanical installation, civil works, mains services connections, specialist joinery works, planning and building control applications, SBEM calculations, air tightness testing, fencing, car parking and drainage. We also engage in re-locations,

refurbishment and storage of modular buildings as well as facilities management and the provision of furniture and fittings.

McAvoy designs, manufactures and installs modular buildings for sale or hire throughout the UK and Ireland from its 12500 M2 manufacturing space based on two sites with support and maintenance workshops and stores throughout GB and Ireland. Whilst the largest McAvoy operational area is GB and Ireland, projects we have delivered projects in Norway, Nigeria, Romania and the Gulf.

McAvoy Group Regulatory Policy acknowledges the importance of our buildings meeting Building Regulations 2010, Parts A to P, from design to manufacturing and into the operations function including erection, installation and commissioning.

Geographically, we are uniquely placed to experience and adhere to Northern Ireland, England and Wales, Scotland and Southern Ireland Regulations. These regions have substantial regulatory similarities but there are also differences. Our procedures ensure measures are in place to achieve compliance with the Regulations of each subject country.

Our design department is fully conversant with extant and new Regulations whereby designers' knowledge is current as is the manager signing off applications. The Regulations are availed of and referenced constantly. Each company division has extensive experience in applying the Regulations for compliant product delivery.

Design and technical staff attend regular seminars/workshops to keep abreast of developments in Building Regulations, Codes and Standards. Our design manager and staff retrain and pursue further qualifications to keep in line with any regulatory changes to maintain currency and effectiveness of our design office.

Our quality management system includes formalised procedures as a route map for

achieving auditable regulatory compliance and quality. Employees are required to be fully conversant with procedures relevant to their area of work. We engage an external consultant building control assessor in order to pre-certify and thus demonstrate that our product design is compliant.

We always strive to improve our product and increase longevity of our buildings and structures, which minimises life cycle cost/maintenance and repair and maximising nett residual value. This is a key methodology for the business as we provide an alternative to traditional build construction.

Managed by our business improvement agent, and promoted in the company's ethos, we aim to continuously improve and innovate through measures such as business excellence initiatives/workshops, research and development projects, and regular reviews of recent and past contracts to gain experience for future performance and longevity of modular structures.

With a dedicated research and development workgroup we are at the forefront of the off-site construction markets in new, innovative approaches and systems such as our new concept school, which is currently being under development.

News

McAvoy group wins major contract at Premier Inn, London



The McAvoy Group have secured a £345,000 contract to design and manufacture bathroom pods for the new 122-bedroom Premier Inn in Lavington Street, Southwark, London.

McAvoy Group, a UK leader in off-site building technology, will manufacture the complete pods in Lisburn for the London Office of Bennett Construction Ltd, the main contractor building the latest hotel in the successful Premier Inn chain.

McAvoy Off-Site is a UK industry leader in the design and manufacture of bathroom and bedroom pods. The bathroom pods for Bennett Construction in London will be provided fully-fitted with quality tiling, sanitary ware, showers and lighting for ease of installation at the hotel on a restricted site in the centre of London.

Commenting on the group's latest contract in Great Britain, Orla Corr, McAvoy Off-Site Business Development Director, said: "We are delighted to be working with Bennett Construction Ltd on this important contract, which strengthens our position as a leading supplier of fully-fitted pods to the hospitality sector.

"As the hotel is located in the centre of London access is restricted and transport is limited to certain times. The contractor required a smart solution to help surmount the restricted access to the site. Our focus on innovation and the latest off-site technology enabled us to offer a smart design and build solution.

"Our experienced in-house design team developed the steel cage design around the standard Premier Inn bathroom and less abled bathroom layouts. The bathrooms include high quality fittings from Hansgrohe, Ideal Standard and Kaldewei.

"The finish features tiled and painted walls, a mosaic feature band around the basin and a solid surface corian vanity top. All fixtures and finishes are in line with the Premier Inn brand standards. There are in total 116 standard bathrooms and six less abled bathrooms for wheelchair users."

The pods include mechanical and electrical services for ease of connection on-site. All pods will be fully quality checked in-line with ISO9001 and will be issued with the

required mechanical and electrical certificates.

The McAvoy group will complete the design and manufacture of the pods over eight weeks in line with the client's delivery programme.

Formed in 1973, The McAvoy Group has manufacturing operations at Dungannon and Lisburn and offices in the UK and the Republic of Ireland. The group currently employs around 150 people.

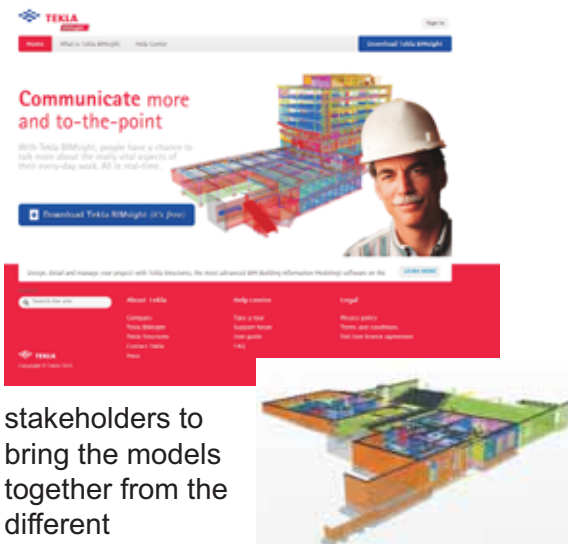
The group has supplied bathroom and bedroom pods to other major hotel developments in the UK and Republic of Ireland.

For further information please visit:
www.mcavoygroup.com

Tekla deliver a free professional BIM application for everyone in construction



Finnish software developer Tekla have released Tekla BIMsight, a new advanced application to support building information model (BIM) based project communication and co-operation. Clients, architects, main contractors, MEP and all other specialist sub-contractors can combine models from different BIM software applications, check and prevent clashes, collaborate and communicate through a model based process. Tekla BIMsight allows project



stakeholders to bring the models together from the different disciplines and see the big picture as well as every important detail in the same, illustrative and easy to use 3D environment. Allowing interpretation of design intent, sharing of construction information, commenting on changes and powerful clash checking and management tools, the flow of information becomes much simpler when visualised in a 3D building information model.

“Tekla’s mission is to drive the evolution to digital information modelling in the construction industry” explains Andrew Bellerby, Managing Director, Tekla (UK) Ltd. “BIM should be accessible to everyone and by providing a free tool Tekla will help to promote the understanding of BIM as a centralised process rather than ‘just a model’ For BIM to succeed as a process there is a reliance on co-operation and goodwill between the construction disciplines and all people involved, Tekla’s part in the goodwill is to distribute this for free.”



This free application can be downloaded and shared from the Tekla website, go to: www.teklabimsight.com.

The application is supported by video tutorials through the online customer community making it easy for anyone to get started visualising and communicating with building information models.

For more information please contact Andrew Bellerby, Managing Director, Tekla (UK) Ltd on:

Email: andrew.bellerby@tekla.com or

Tel: 0113 307 1200

Caledonian appoints new Managing Director



Derrick Tyler

Derrick Tyler has been appointed Managing Director of Caledonian Building Systems, the leading UK modular construction business.

Derrick will steer Caledonian to continued success at a time when government and industry recognition is growing of the advantages that the off-site approach can offer clients and occupiers.

Derrick is now taking responsibility for the Caledonian Group in the UK, including its sister company, ModularUK. Derrick will bring to this role his considerable experience in the construction industry and his extensive knowledge of the modular market. He has joined the Newark-based company from Modulex, where he was Chief Executive and has previously held roles including Managing Director at Britspace and Regional Managing Director at Costain.

“This is an exciting time to be joining Caledonian, the leading force for modular construction in the UK, as government and industry are both pointing to off-site construction as the solution to national challenges such as meeting housing needs and improving education facilities,” Derrick commented.

He adds: “I have long been an admirer of Caledonian’s innovative approach, the company’s commitment to quality and value, and the structures that it has been delivering. I am looking forward to taking the business from strength to strength over the coming years.”

Derrick succeeds the role from Paul Hudson, who has been Interim Managing Director since April 2010. Paul returns to the role of Commercial Director at the company, taking responsibility for the military, residential and hotel sectors.

The appointment is with immediate effect and all other management positions remain unchanged.

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 United Kingdom.

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 further 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 further information go to:
<www.cbbuildings.co.uk>.**

For more information contact Suzanne Bennett on:

Email: sbennett@camarguepr.com or

Isobel Shayle on:

ishayle@camarguepr.com

Tel: 01242 577 277

Composite completes car park at Wakefield’s Trinity Walk



Composite has completed work on the 1000 space car park for the new Trinity Walk Shopping Centre in Wakefield, which is due to open in May 2011.

Construction of the car park originally started in early 2009, but was delayed when the original developer went into

administration. Composite was re-appointed to complete the contract in March last year by main contractor Shepherd Construction, which along with AREA Property Partners and Sovereign Land, purchased the scheme from the administrators in December 2009.

The clear span, precast concrete car park, which has a suspended area of 9600 sqm, has undergone significant change since the beginning of the project. When work restarted Sainsbury's, one of the major occupiers of the new centre, requested that the store be linked to the car park by a feature atrium entrance.

Composite removed a section of the original partly built car park structure and modified the design, so that Sainsbury's requirements could be met.

In addition to the structural frame and floors, Composite has provided precast concrete staircases, asphalt waterproofing and movement joints, above ground drainage and sixty concrete plinths for framing to customer trolley bays.

Composite managing director, Roy Nield-Dumper, said the completion of the car park marked a significant milestone: "The project has posed many challenges, not least of which were the delays and uncertainty early on in the construction period. We are very pleased to have been able to maintain our involvement and deliver a successful outcome, including significant modifications to meet occupiers' needs.

Composite is a design and build contractor, specialising in the construction of precast concrete frames and modular buildings. Operating across mainland UK, it provides building solutions for customers in the commercial, retail, transport, education, health, car parking and custodial sectors.

Founded in 1983, the company offers a comprehensive service from initial advice and feasibility and in-house design capability, to project management and offsite construction expertise.

Recent projects include teaching blocks for Tipton Academy in the West Midlands and multi-storey car parks for hospitals in York, Bournemouth, Bridgend and Swansea and for the St Catherine's Walk retail and leisure development in Camarthen and the new Trinity Walk shopping centre in Wakefield.

Composite works in partnership on custodial projects with its sister company, Precast Cellular Structures Ltd. Recent projects include houseblocks at HMP Nottingham, Swaleside and Long Lartin.

For more information contact Helen Symes, Hallmark PR, on:
Email: helen.symes@hallmarkpr.com
Tel: 01962 774833

Environmental award for Buchan Concrete Solutions Ltd



Buchan Concrete is committed to integrating environmental management in to its business and following assessment by the British Standards Institution, Buchan is pleased to announce the award of BS EN ISO 14001:2004.

The certification was awarded to Buchan after it implemented a company wide environmental management system. It demonstrated a commitment to reduce, reuse and recycle waste and to efficiently use resources and energy, while complying fully with environmental legislation and offering greater protection to the environment.

Buchan are part of the Roger Bullivant Group of Companies and produces offsite manufactured precast concrete crosswall solutions. These are used to build a range of projects from schools, classroom extensions, sports halls, hotels, secure accommodation, student accommodation through to warehousing, commercial and retail buildings.

Buchan is aware that clients have continual aspirations for increasingly sustainable buildings, so has set high standards for further improvement and is passionate about making a positive difference to the environment and the world we live in.

**For further information, please contact:
Julie Cagna on tel: 01606 843519**

Britspace strengthens retail position

BRITSPACE



With the second phase of Tesco stores secured, Britspace has strengthened its

experience within the retail sector, building a strong market position within just 12 months.

The new Britspace “podular” system has been utilised to provide back of house facilities for Tesco stores throughout the UK. Stretching from as northerly as Tain in Scotland to as southerly as Helston in Cornwall, Britspace has installed the new facilities at 18 of Tesco’s retail stores.

This innovative “podular” solution has also been used recently by Timpson’s and webuyanycar.com with both companies having a roll-out programme for new retail outlets housed on site at large supermarkets and retail parks. The units are 100 per cent finished and fitted by Britspace before being delivered and easily installed on site.

Founded in 1972, Britspace now has the capacity to output over 80 modules per week, equating to 1200 m², which is enough to cover a football pitch in just one month.

Offsite construction vastly reduces a construction programme and with fewer trades on site, improvements in health and safety standards, increases in the level of quality and with less waste removal, reduces the carbon footprint of a project.

Through the construction recession of the last two years, Britspace has expanded the business by 30 per cent.

During the last five years, Britspace has maintained 0 RIDDOR accidents on site.

For over 15 years, Britspace has held a BBA structural guarantee for permanent buildings.

**For more information please visit:
www.britspace.com**

Yorkon launches revolutionary new design for retail kiosks to be open and trading in less than 24 hours

Award-winning off-site construction specialist, Yorkon, has launched a revolutionary new design for retail kiosks that can be open and serving customers less than 24 hours after the arrival of the building on site.



Measuring just 4.8 m × 4.8 m (240 sqft) and designed to take up the equivalent of only two standard car parking bays, the kiosk has a slimmer floor allowing it to be located on a supermarket site, retail park or in a car park.

Built to permanent standards whilst still being relocatable, each kiosk arrives at its location fully fitted out with all electrics, glazing, door, roller shutter, and counters to reduce work on site to less than 24 hours.

This is a fast, flexible and sustainable retail solution, which can provide retailers and developers with increased trading weeks for a new outlet, a faster return on investment and less disruption to customers.

Applications for the new retail kiosk include retail banking, opticians, pharmacies, coffee bars, fast food, mobile phone outlets and bakeries. The floor design allows access without the need for steps.

One of the first retailers to use the new concept is Timpson to offer key cutting, shoe repair and dry cleaning services at a number of supermarket locations.

John Monks, Project Manager at Timpson, said: "We have been impressed with the efficiency benefits and the value for money off-site construction can bring to our business. It is just not feasible to use traditional methods of construction at trading supermarkets so we need to move

the building work off site. Yorkon has proved to be very flexible, has delivered what we needed, and very quickly."

David Johnson, Director and General Manager of Yorkon, said: "This is an exciting and innovative new development in off-site construction which can offer significant commercial benefits to leading retailers and developers, and with none of the difficulties, disruption or inconvenience of traditional expansion. The design and layout of each kiosk can also be tailored to meet a customer's specific business requirements."

Yorkon is the UK's market leader in off-site construction solutions for the retail sector. Yorkon has worked with Tesco for more than 10 years, and has delivered more than 200 modular building projects for the food retailer – from convenience and petrol filling station stores to award-winning 10,000 sqft interim supermarkets and a 28,000 sqft eco-store.

The advantages of off-site construction for retail projects include:

- programme times reduced by up to 50 per cent, allowing earlier completion and a faster return on investment
- reduced disruption to trading and customers' shopping experience
- up to 90 per cent fewer vehicle movements to site
- safer, quieter and cleaner construction
- improved quality and reduced future maintenance



- a high level of design flexibility, both internally and externally
- traditionally-constructed supermarkets can be expanded without decanting
- improved thermal efficiency for lower running costs and reduced carbon emissions
- greater cost control
- material wastage reduced by up to 90 per cent
- delivery on time and on budget – Yorkon completed 99 per cent of projects on time and on budget in the past year.

Yorkon is part of the Portakabin Group.
For more information go to:
www.yorkon.info

CIRIA's Build Lean guide: transforming construction by adopting a Lean Thinking approach...



Lean symbolises creating more value for customers with fewer resources.

CIRIA recently launched *Build Lean: Transforming construction using Lean Thinking* (C696) written in the form of a novel. This innovative guide introduces Steve, a senior leader in a construction business, as he receives news of another failed tender. He licks his wounds and goes on to compare two projects, one that outperformed the other, as a result of using the Lean Thinking approach.

To find out more and to read chapter summaries visit:
<www.ciria.org/documents/Build_Lean/Build_Lean/index.html>
To order a copy visit:
<www.ciria.org/SERVICE/Home/core/orders/product.aspx?catid=14&prodid=1802>

Tented structures: design and implementation in the 21st century



On the 31st March, Buildoffsite members Accio Group hosted an event at RIBA headquarters designed to facilitate discussion on the use of fabric tented structures in modern construction projects.

During a morning and afternoon session, Accio Group Managing Director, Stephen Casey, delivered an overview of the uses and applications of tented structures with a particular emphasis on the benefits they can offer the construction sector.

The content of the event was tailored towards architects and project managers, but was attended by representatives across all disciplines. Stephen used a selection of both domestic and international worked examples to deliver the message that the quality of temporary and semi-permanent tented structures can match permanent installations as they embrace the use of offsite construction principles.

The lively debates that ensued during both sessions opened the dialogue as to how tented structures can offer a cost effective, viable alternative to traditional build methods.

The introductory address was delivered by Richard Ogden, Chairman of Buildoffsite, who emphasised the need for change within an industry that is increasingly seeking greater value, cost and time certainty.

Accio Group is planning a series of further events to engage and educate fellow construction professionals on the role tented structures can occupy in projects from all sectors.

For further information on Accio Group or regarding future events, please contact Emma on:

**Email: emma@acciogroup.com or
Tel: 0800 389 6884**

Lime Technology – the first offsite provider to be assessed and accredited under the Buildoffsite Property Assurance Scheme (BOPAS)



Lime Technologies are the first of the offsite Providers, involved in the BOPAS Scheme pilot, to have successfully completed the assessment process, comprising system accreditation and 60 year durability and maintenance assessment.

Ian Pritchett, the Technical Director and Vice Chairman of Lime Technologies said: "Lime Technology is delighted to be involved with the BOPAS. In our view there has been worrying gap between the mortgage lenders and the challenging legislative countdown to zero carbon



Richard Ogden presenting Ian Pritchett, Technical Director of Lime Technology, with the Buildoffsite Property Assurance Scheme certification

housing. This has been exacerbated by the banking crisis and the current recession. We think the BOPAS has arrived in the nick of time and will help to close the gap between mortgage lending and innovative construction. This scheme could be the most important step towards delivering zero carbon housing."

The BOPAS assessment processes and the pilot schemes currently underway have been approved by the BOPAS Working Group comprising: Royal Institute of Chartered Surveyors (RICS), Royal Bank of Scotland, Nationwide, Lloyd's Banking Group, Santander, BLP, Lloyd's Register and Buildoffsite.

For more information on the scheme contact Anna Whiting, Buildoffsite on email: anna.whiting@buildoffsite.com

Skanska getting credit for R&D

SKANSKA

Skanska, with support from ela8, have successfully made a claim for R&D tax credits. The costs associated with investigating the opportunity and establishing the extent and validity of the claim, were more than offset by the credit.

Now having a clear understanding of the subject, particularly what qualified as R&D,



Roger Bayliss

Skanska will be making further claims in future years. There is now a wider understanding of the subject within Skanska, which will in turn further promote R&D.

“We are very pleased with the results of the exercise we have carried out. HMRC were very receptive and the claim has in no way affected our very good relationship”, said Roger Bayliss, Executive Vice President and CFO of Skanska UK.

For more information go to:
www.skanska.co.uk/

Benchmarking best practice in the offsite sector, breakfast briefing, 21 September 2011



Why is the Buildoffsite Accreditation Scheme important to the offsite construction industry?

The answer is:

- it provides client organisations with greater confidence of delivery to time, cost and quality through the implementation of risk management best practice
- it provides management and shareholders with the assurance that

their risk management, competency management and configuration management systems have been independently validated as meeting best practice with the attendant likelihood of costly mistakes minimised

- it represents a key element of the Buildoffsite Property Assurance Scheme and will facilitate a route to market for the offsite provider with recognition of the scheme by all major lenders including RBS, Lloyd's Bank, Santander and Nationwide, together with RICS and the valuer community.

Highlights

The workshop will represent an interactive session with opportunities for delegate debate and discussion throughout.

Representatives from accredited offsite providers will deliver their perspective of the accreditation process – what it meant for them in terms of investment and the realised added value.

What will the participants gain from attendance?

The opportunity to discuss the Buildoffsite Accreditation Scheme with both the accrediting body and organisations accredited.

You will learn that we do not seek to introduce new systems and processes but to work with those you have already implemented to achieve best practice.

The session will cover:

- an overall insight into the scheme, scope and coverage
- the importance of an integrated risk management system
- how risk management and configuration management processes reduce the likelihood of costly mistakes
- how an integrated risk management system involves everyone in the organisation and aligns everyone to common aims and goals

- how definitive competency matrices minimise variability of performance
- how the systems required by the scheme encourages communication between members of the supply chain, minimising interface issues.

When: Wednesday 21 September 2011

Venue: Buildoffsite, Classic House, 174–180 Old Street London, EC1V 9BP

Time: 08.30am – 10.00am

Delegate places at this event are free – on a first come first served basis

Presenters: Terry Mundy, Nick Whitehouse, Buildoffsite, Lloyds Register and Acermetric

To register for this workshop contact Anna Whiting, Buildoffsite, on:

Email: anna.whiting@buildoffsite.com or

Tel: 0207 549 3306

Laidlaw overall winner at Guild of Architectural Ironmongery Awards



Laidlaw Solutions Limited once again featured prominently in the 2010–2011 Specification Awards organised by the Guild of Architectural Ironmongery in conjunction with the RIBA. Held this year at Ironmongers Hall in the Barbican, Laidlaw's Rose Lodge project in Hebburn, Tyne and Wear was judged overall "winner of winners" as well as "best public sector project". Laidlaw worked alongside Laing O'Rourke and award winning healthcare specifiers Medical Architecture (MAAP) in the construction and fit-out of the £6.1m Specialist Care Centre. Twelve en-suite bedrooms cater for the specific needs of

acute, enhanced and supported care adults with learning disabilities so products from the specialist Laidlaw Orbis Anti-Ligature range were specified throughout. The company was also "commended" in the "hospitality and residential buildings" category for its work with specialist fit-out contractor E. E. Smith on "bespoke hotels" Bermondsey Square project.



Receiving the awards with Architectural Ironmongery Division MD Peter O'Brien (far left) are Group Marketing Manager Shafiq Sharif, Regional Manager Clint Robertson, Ian Tyrens of Northumberland and Tyne & Wear NHS Trust and MAAP Project Architect Lianne Knotts. Completing the group are those involved in the Bermondsey Square Hotel project, Laidlaw Doorsets Major Projects Manager David Manley and Doorsets Division MD Ian Hopkinson and, on the far right E. E. Smith's Senior Buyer Matthew Incles. AI Sales Director Simon Walden is also featured second from the right.

The GAI/RIBA Specification Awards are acknowledged as recognising the best projects, regardless of budget or scale, with each award being made jointly to the architect and ironmongery provider. John Jefferies, Laidlaw Solutions Group Managing Director, commented: "These awards recognise excellence in what is undoubtedly one of the crucial elements of any commercial interior. The ultimate accolade afforded to us as 'winner of winners' is a reflection of the hard work put in by Laidlaw personnel throughout what was an exacting specification and scheduling process. The two Laidlaw projects highlighted illustrate the totally different scheduling requirements for projects large and small that Laidlaw now routinely manages throughout the UK."

Laidlaw confirmed its commitment to the promotion of design excellence by sponsoring the Public Education Buildings Award category. Group Marketing Manager Shafiq Sharif concluded: "The GAI/RIBA Awards continue to increase in prominence and as one of the industry's leading players we felt that sponsorship would help raise the profile of the event still further."

For more information go to:
www.laidlaw.net/

Introducing Professor Nick Whitehouse



Nick Whitehouse

We are delighted to report that Nick Whitehouse MBE, has been appointed as a visiting professor at Oxford Brookes University.

Nick will be working in the School of Architecture on a number of projects including mentoring the Building Physics Team to develop the University's capacity to provide support services and testing to assist manufacturers and suppliers to develop innovative construction materials, methods and building components.

"My involvement with the University started when I was Chairman and CEO of Terrapin Limited. Since joining the University on retirement from Terrapin, I have enjoyed contributing to the management and marketing of the team, lead by Prof. Ray Ogden, and the development of the John Payne laboratory. My experience and history in the offsite construction sector and

my continuing exposure to major client groups has helped me spread the Oxford Brookes University brand."

Nick will continue in his role as a member of Buildoffsite's Executive Group.

"Buildoffsite's activities I feel fit perfectly with my new role at Oxford Brookes. Both organisations are pushing for a more efficient construction sector and are proactive in making things happen. This is where I want to be in my retirement!"

Britspace appoints new Business Development Director



Helen Drennan

Britspace welcomes Helen Drennan as Business Development Director as of 1 April 2011. Helen brings with her over 15 years experience in the construction industry and will form a key role in the continued progression of the company.

Specialising in education, commercial, government, law and order, and regeneration, Helen has worked on numerous high profile projects and was part of the team to deliver the first BREEAM excellent project for Leeds City Council.

Helen was previously Business Development Manager at Wates.

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