Hinkley Point Campus Accommodation
Hinkley Point C will contribute 7% of our total power generation capacity in the UK.

Around 6,000 people will be employed on the site at its peak with 1,000 new apprentices created over the construction period.

50 million hours of work will be carried out on site.

Hinkley Point Campus Accommodation

Overview
Hinkley Point Campus Accommodation
Overview

Hinkley Point Campus is considered to be the largest hotel style development in Europe for 25 years. Works completed December 2018

1496 en-suite bedrooms 31,489m2
44 individual blocks across 2 sites
Modules 96% completion in the factory
Average onsite workforce during construction 47
48 weeks to manufacture 1496 rooms

Single largest Modular Building Project in the UK.
Hinkley Point Campus Accommodation

Overview

Our core strategy from the outset is to improve quality through the application of efficiency and be consistent in our approach to manufacturing.

DFMA
£1.8m of cost savings and a significant reduction in on site labour costs, improving efficiency and programme.

Lean
35% improvement in productivity efficiency, through optimising workflow in manufacturing reducing manufacturing by 9.5 weeks.

Smart Construction
BIM data used to optimise and improve every stage of the Manufacturing and onsite process.

Quality
Inspection and Test Plans aligned to quality objectives which set out critical control points or ‘hold points’ at various stages within the manufacturing process.

Enabling Caledonian to reduce manufacturing by 9.5 weeks and significantly reduce onsite works. improving Health and Safety and significantly reducing working at height.
Hinkley Point Campus Accommodation

HPC - 15 blocks
Hinkley Point Campus Accommodation

HPC - 15 blocks
Hinkley Point Campus Accommodation

HPC 15 Blocks
Hinkley Point Campus Accommodation

St John’s Cemetery

Bridgewater Site

Railway line
Hinkley Point Campus Accommodation

Bridgewater
Hinkley Point Campus Accommodation

Bridgewater
Hinkley Point Campus Accommodation

Bridgewater
Hinkley Point Campus Accommodation

Design Philosophy

- Fully federated BIM model to level 2
- Level of Detail 350 - for Mechanical Electrical and Plant
- Level of Detail 400 - for structural steel chassis (i.e. down to nuts/bolts/washers)
Hinkley Point Campus Accommodation

Our Approach

• Bedrooms and en-suite bathrooms fully completed, quality checked prior to leaving the manufacturing facility
• < 1 hour of work required on-site in each en-suite bedrooms
Hinkley Point Campus Accommodation

Our Approach

- 96% of the work undertaken in each block is limited to the corridor line, which equates to less than 20% of the overall building footprint.
- External work is limited to bolted connections / cladding infill's / sealing roof joints.
Hinkley Point Campus Accommodation

Our Approach

• 88% of external cladding fixed in the manufacturing facility at ground level
• Curtain walling installed in the Manufacturing facility
Hinkley Point Campus Accommodation

Our Approach

• Plant rooms fully completed and tested in the manufacturing facility
Hinkley Point Campus Accommodation

Our Approach

Volumetric Solution with 96% factory completion

- Stair Core modules completed in the manufacturing facility with concrete infill's
- Curtain walling installed and glazed in the manufacturing facility
Hinkley Point Campus Accommodation

Our Approach

• 25 year roof membrane laid to falls and completed in the manufacturing facility
• Parapet details and aluminium trims installed
Hinkley Point Campus Accommodation

Our Approach

Volumetric Solution with 96% factory completion

• Minimise working height onsite
Hinkley Point Campus Accommodation

Our Approach

Volumetric Solution with 96% factory completion

- **Maximise the Pre Manufactured Value (PMV)**
### Hinkley Point Campus Accommodation

**Summary of the key benefits**

<table>
<thead>
<tr>
<th>Benefit</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>Factory conditions</td>
<td>Factory conditions are 80% safer than on-site conditions</td>
</tr>
<tr>
<td>Site labour</td>
<td>Site labour is 2.7 times more expensive than factory labour</td>
</tr>
<tr>
<td>Productivity</td>
<td>We have reduced our waste down to &gt;4%</td>
</tr>
<tr>
<td>Inventory control</td>
<td>85% higher productivity compared with 35% for Hinkley Site</td>
</tr>
<tr>
<td>Kanban</td>
<td>Inventory control and management Kanban</td>
</tr>
</tbody>
</table>

![Images of factory and site conditions](image1.jpg)
Hinkley Point Campus Accommodation

Bridgewater
Hinkley Point Campus Accommodation

Bridgewater