

Surrey Police - Salfords

Surrey, UK

Project Details

Client

Surrey Police

Project Manager

Pick Everard

Architect

Mace Design

Contractor

Mace

Value

£5 million

Project Dates

2013

Procurement Type

2 Stage Fixed Price Lump Sum

Form of Contract

JCT Design and Build 2011

Size

1,600 square metres

Apprentices Employed

2

This project provides Surrey Police with a new Custody Centre. The works comprise fit out of an existing Client owned warehouse building into a Police Custody Facility with 24 cells, charge area, vehicle dock, plant rooms, ancillary rooms for staff and solicitors, reception and a locker room with washing areas.

A key part of the building is the provision of the cells for which Mace has developed in conjunction with supplier Wernick a prefabricated solution. Integration of the ICT is also a key element of the project and Mace sought early agreement to enable the client's installer to commence works with a successful early handover of the TER (Technical Equipment Room).

Key challenges:

- Integration of client ICT contractor.
- Delivering the project in line with the client's budget following an extensive VE exercise, whilst maintaining the operational and robust construction requirements required to comply with the client's requirements and Home Office Guidelines.
- Delivering the project in a fast track 27 weeks.

How these were delivered:

- Early engagement and agreement on logistics and programme.
- Early order placement and construction of prefabricated cell units.
- Engagement with tried and tested Mace supply chain members.
- Using lessons learnt and tried and tested design solutions from previous Met Police Custody Projects.
- Excellent working relationship and problem resolution with Clients team.



Lessons Learnt:

The Good

- Two Stage approach worked very well with a truly collaborative approach with Surrey Police and wider team.
- Meeting the client budget through a number of Mace instigated value management opportunities.
- Integrating tried and tested design solutions into the works.
- Use tried and tested supply chain members who are fully conversant with the demands and requirements of Custody.
- Excellent Client/Contractor working relationship established and maintained.

The Bad

- Earlier contractor appointment would have been beneficial and may have provided additional value management opportunities.

Save / IESE Benefits & How:

Mace was able to utilise their experience of delivering similar facilities to identify value management solutions in order to meet the budget. Mace worked closely with their supply chain partners to generate savings in the dry lining, joinery and security packages amounting to in excess of £400k. Mace also engaged with a number of SAVE suppliers including door sets, ICT and floor coverings which further added to the value management agenda.

KPI Data & Framework Targets:

Contract	Gateway 3 Contract Formation	Gateway 4 Final Account	Variation
Cost	£5,008,192	£5,016,196	0.16%
Time	27 weeks	27 weeks	0%

KPI Graphs

Apprentices	2 no.
Average AIR	0
Average CCS score	39/50
Waste diverted from landfill	97.3%
Cost per Sqm	c£3135

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