

PROCUREMENT



Major Projects framework

# Year three review

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Year three review

## Executive summary



We are delighted to share with you some of the key successes and updates from the third of Procurement Hub's four-year Major Projects framework.

It's hard to believe that we are at the end of the third year of the Major Projects framework, and what a year it has been. For so many businesses this has been a difficult year, and the construction industry is no exception. Companies had to deal with projects put on hold, delayed or postponed plus the added complication of social distanced working.

Despite this, Major Projects has continued to grow reaching the success that no other framework has achieved within the first three years. The close working relationship between Procurement Hub and Willmott Dixon partnership is what set this apart from other frameworks. Right from the start there has been a joined-up approach, a same way of working, a true partnership.

Watching how Willmott Dixon and partners have worked through the difficulties of the pandemic has re-enforced the belief that Procurement Hub have invested in the best supplier for our framework. The focus now is to work together and address the Construction Playbook in England and Wales and the Handbook in Scotland. Keeping ahead of changes and making sure we maintain integrity and innovation are at the heart of what we do.

I am hugely proud of how successful the framework is and look forward to seeing the growth over year four.

### **Alan Heron**

**Director of Procurement,  
Places for People Group**



Welcome to the third annual review of the Procurement Hub's Major Projects framework. This report details the success, efficiencies, customer benefits and social value the Major Projects framework has delivered during the last 12 months.

Last year we addressed the significant issues that our industry was facing with uncertainty, lockdowns and complying with social distancing and safe working practices. Since that report was issued 12 months ago, we have adapted to new ways of working with our people, partners and customers to allow us to continue to deliver construction projects that support our economic recovery.

I am delighted to report that during this period, the Procurement Hub Major Projects framework has continued to grow from strength to strength and has proved to be a key element in supporting our public sector customers to continue to deliver capital projects that support the communities in which we work.

Delivering unrivalled social and sustainability performance on all capital projects is what makes the Major Projects framework so popular. Each and every project that our customers procure through the framework guarantees to provide them with the highest possible positive impact into our communities and environment.

During these unprecedented times we are confident that we have a procurement route that delivers certainty, value, quality and simplicity to our customers which will play a crucial role in our economic recovery.

We hope you enjoy reading this annual review and we thank you for playing your part in the success of the Major Projects framework.

### **Chris Farr**

**National Framework Manager  
Willmott Dixon**





Year three review

# Together we have achieved...

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"I can't think of anything else they could do. Everything I have asked for they have given me. They have tried to make everything as easy and straightforward for me as possible, which I am very grateful for."

**Joanna Johnson**  
Kent County Council



**£135m**

value of projects complete or on site



**£350m**

value of projects in preconstruction



**42**

average considerate constructors score



**100%**

of projects handed over  
**on time**



**30x**

projects now in the preconstruction stage



**35+**

customers now procuring through the framework



**100%**

of projects delivered  
**on budget**



Lowest project value =

**£150k**

Largest project value =

**£105m**

"Willmott Dixon listened to every point we brought forward and they gave every commitment to give a product that we will be proud of... their passion to get it right has absolutely shone through."

**Jo Grainger**  
EMH Care and Support

**emh care & support**  
Part of emh group



Year three review

# Together we have achieved...

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"It's the professionalism, dedication, commitment, efficiency and wanting to get it right that has impressed us about Willmott Dixon."

**Vicki Heselton**  
Gloucestershire Constabulary



**9.3/10**

average customer satisfaction score



**Live**

projects in all  
of the LCO/delivery partner regions



**96%**

current KPI score at  
framework level



**33%**

average social  
return on  
investment



**98%**

of project spend  
with SMEs



**60%**

of project spend  
from within  
20 miles of site



**5x**  
customers  
now procuring their

**2nd/3rd** project through  
the framework



"It's maintaining the relationships, it's working in a live school, which is most important. I think there is daily contact with the team and the school, especially in the early stages. That was really key. You have done really well to keep them up to date. They are really happy and pleased with the way that things have gone, the same as us."

Milton Keynes Council







# Year three review Active projects

[procurementhub.co.uk](https://procurementhub.co.uk)

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FORTEM  
People who care

ROBERTSON

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WILLMOTT DIXON  
SINCE 1852

## Complete

- 01 Tay Road Bridge Refurbishment**  
Tay Road Bridge Joint Board
- 02 Skinners Academy**  
Kent County Council
- 03 Office refurbishment**  
Nursing and Midwifery Council
- 04 Royal Cornwall Hospital**  
Royal Cornwall Hospitals NHS Trust
- 05 1140hrs Early Year**  
Stirling Council
- 06 Catherine Street**  
Stirling Council
- 07 LIIP**  
University of Leeds
- 08 Sabrina Training Centre**  
Gloucestershire Constabulary
- 09 Fairfield Primary School**  
Milton Keynes Council
- 10 Kao Two**  
Princess Alexandra Hospital NHS Trust

## On-site

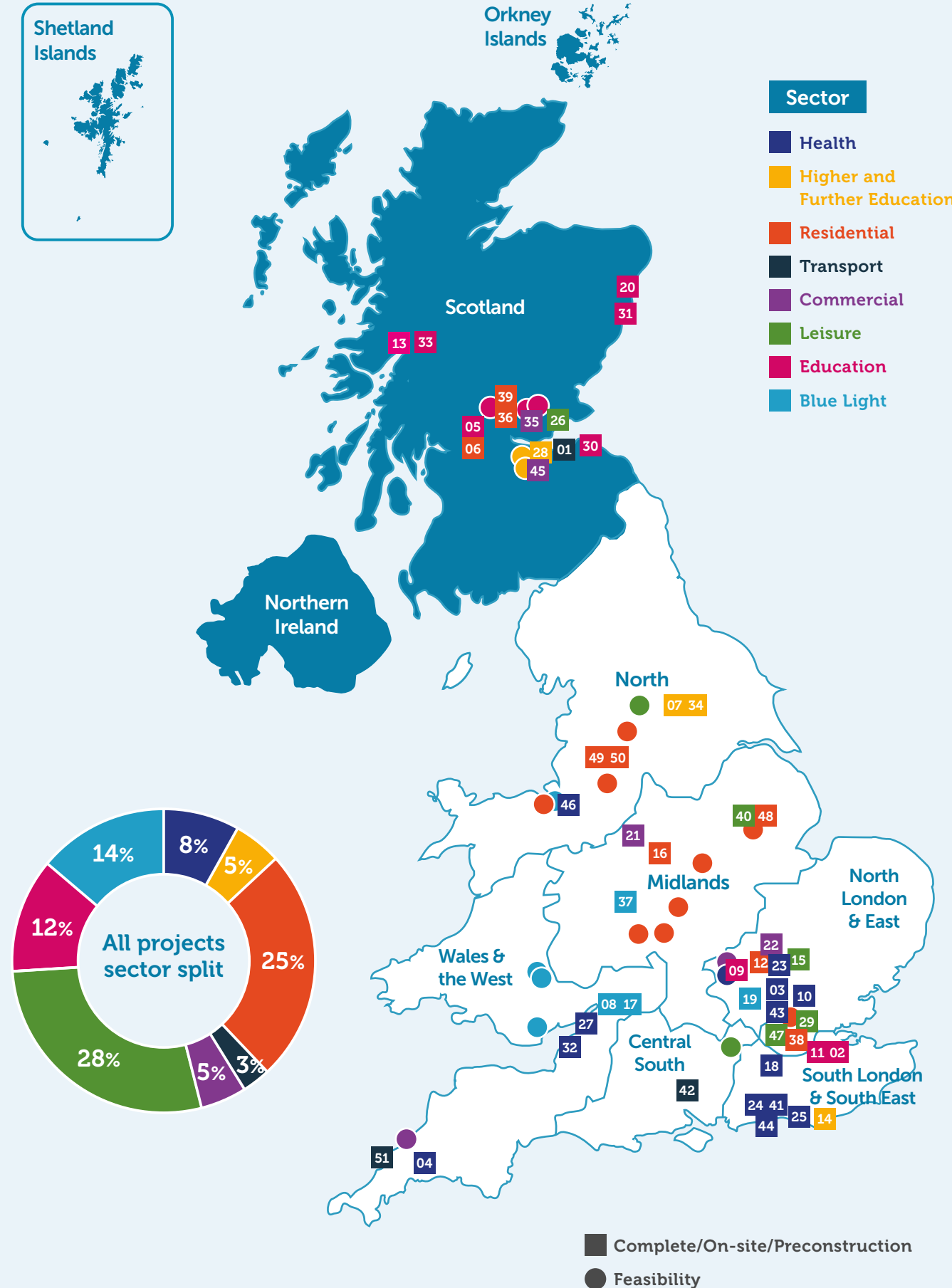
- 11 Tunbridge Wells Grammar School**  
Kent County Council
- 12 Inspira House**  
Welwyn Hatfield Borough Council
- 13 Lochaber High School**  
Highland and Island Council
- 14 Swimming Pool**  
East Sussex Healthcare NHS Trust
- 15 Grange Paddocks Leisure Centre**  
East Herts District Council
- 16 Springfields**  
EMH Group (East Midlands Housing Group)
- 17 Bamfurlong HQ**  
Gloucestershire Constabulary
- 18 Langley Building**  
Epsom & St Helier University Hospitals NHS Trust
- 19 Luton Police Station**  
Bedfordshire Police
- 20 EYL Programme**  
Aberdeen City Council
- 24 Conquest Emergency Department**  
East Sussex Healthcare NHS Trust
- 29 EMD Cinema**  
London Borough of Waltham Forest

## Preconstruction

- 21 Civic Offices Demo**  
Newcastle-under-Lyme Borough Council
- 22 Six Hills Court upgrade**  
Bedfordshire Police
- 23 Forest House**  
Hertfordshire Partnership University NHS FT
- 25 Emergency Department**  
East Sussex Healthcare NHS Trust
- 26 Olympia Remedial Works**  
Dundee City Council
- 27 Weston Hospital**  
University Hospitals Bristol and Weston NHS Trust
- 28 QMRI Radiochemistry Upgrade**  
The University Court of the University of Edinburgh
- 30 ELC 1140 Early Years**  
East Lothian Council
- 31 ELC Programme**  
Aberdeen City Council
- 32 GP Surgery**  
North Somerset Council
- 33 Fort William Gaelic School Extension**  
The Highland Council
- 34 Letec SIIC**  
University of Leeds
- 35 Mill of Mains Community Extension**  
Dundee City Council
- 36 Whitfield Housing Project**  
Dundee City Council
- 37 West Midlands Custody Suite**  
West Midlands Police
- 38 WCC Infill Sites – Package D**  
Westminster City Council

- 39 Dundee City Council Small Works**  
Dundee City Council
- 40 Redevelopment of Lincoln Market**  
City of Lincoln Council
- 41 Cardio Catheter Laboratories**  
East Sussex Healthcare NHS Trust
- 42 Vaultex Park & Ride**  
Winchester City Council
- 43 Aseptic Suite**  
London North West University Healthcare NHS Trust
- 44 Hastings Conquest Hospital**  
East Sussex Healthcare NHS Trust
- 45 George Street**  
Nursing and Midwifery Council
- 46 Mid Cheshire FT ICU Expansion**  
Mid Cheshire Hospitals NHS Foundation Trust
- 47 Gurnell Leisure Centre & Homes**  
London Borough of Ealing
- 48 Rookery Lane Development**  
City of Lincoln Council
- 49 Neighbourhood, Rochdale**  
Rochdale Borough Council
- 50 Rochdale Riverside Phase 2**  
Rochdale Borough Council
- 51 Newquay Aviation Centre**  
Cormack Solutions Limited

Shetland  
Islands





# Year three review Case studies

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## EDUCATION



### Tunbridge Wells Grammar Annexe, London & South East



**Client**  
Kent County Council

**Value**  
£13.7m

**Status**  
On-site

#### Description

Construction of a 3-storey extension to provide an annex for Tunbridge Wells Grammar School for Boys including fit-out of existing shell and core areas. Installation of a mezzanine floor and refurbishment to parts of adjoining Weald of Kent Grammar School for Girls. Refurbishment of existing hockey pitch.

"Willmott Dixon has gone above and beyond, they have accommodated lots of meetings, some at short notice. They've hand delivered samples to the school for me. I have requested drawings and changes quite quickly and it's all been done. It's just been really, really good."

**Joanna Johnson, Kent County Council**

**100%**  
of waste  
diverted from  
landfill



## LEISURE



**Client**  
London Borough of Waltham Forest

**Value**  
£18m

**Status**  
On-site

#### Description

Refurbishment of Walthamstow's Grade II\* listed former EMD Cinema into a multi-purpose entertainment venue and cultural hub. Our specialist team are transforming the existing building into a 1,000 seat live performance venue with restaurant, café and bar areas.

"Willmott Dixon have been very good to work with on this complicated project – the speed of the design process has been very impressive and design has constantly sought to innovate."

**Customer, London Borough of Waltham Forest**

**9/10**  
customer  
satisfaction



## BLUE LIGHT



### Bamfurlong Operational Hub Wales & West



**Client**  
Gloucester Constabulary

**Value**  
£12.8m

**Status**  
On-site

#### Description

The project will bring all of Gloucester Constabulary's operational units together in one place for the first time. The new facility will provide a fit-for-purpose, modern environment for the constabulary's officers and staff. Our team developed a close working relationship with the customer on the previous project at the Sabrina Centre, Berkeley which has been continued onto this new project.

"Genuinely, there isn't anything I can fault, I am extremely happy."

**Vicki Heselton, Gloucestershire Constabulary**

**10/10**  
customer  
satisfaction





# Year three review Case studies

procurementHub.co.uk

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## COMMERCIAL



### Michelin Scotland Innovation Parc, Dundee



**Client**  
Joint Venture between Scottish Enterprise,  
Dundee City Council and Michelin

**Value**  
£20m

**Status**  
In development

#### Description

The Incubator Building, contains six new factory spaces for smaller tenants to develop and test proposals. The masterplan, considers the entire site, ensuring it will be home to a dynamic campus dedicated to advanced manufacturing, research and innovation initiatives that drive sustainable mobility and decarbonisation.

"The transformation of the MSIP site is a key part of our journey to being a world leading Innovation Parc for sustainable mobility and decarbonisation."

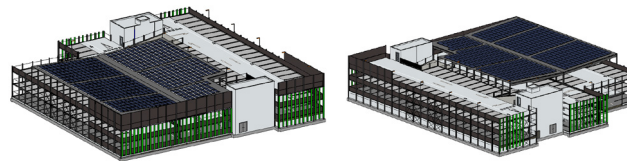
**Colin McIlraith, Michelin Scotland Innovation Parc**

**New**  
Customer to  
framework

## TRANSPORT



### Vaultex car park Central South



**Client**  
Winchester City Council

**Value**  
£6m

**Status**  
Preconstruction

#### Description

Since a first approach Autumn 2020 we have delivered and developed a 300 space featured (green walls, 800m<sup>2</sup> PVs, EV charging and battery storage) multi-storey car park for our existing (WSP) customer Winchester City Council.

WCC wished to single source the work due to both the great work our team have done delivering throughout CV19 on their £37m Sport & Leisure Centre and their need to quickly appoint an OJEU-compliant contractor to support their application for Local Enterprise Partnership (LSP) funding.

We are now finalising price and forming contract to start on site 18/05/21 and still deliver the pre-31/01/22 funding completion requirement.

**9.86/10**  
Customer  
satisfaction

## EDUCATION



### Fairfields Primary School, Milton Keynes



**Client**  
Milton Keynes Council

**Value**  
£2.6m

**Status**  
Complete

#### Description

The new, two storey, extension and alteration of Fairfields Primary School provided urgently needed additional teaching accommodation for secondary school age pupils who will attend the new Watling Academy due for completion in 2021.

"Despite the challenges of COVID-19 being realised during the construction stage of the Fairfields project Willmott Dixon have managed and mitigated the risk and managed to complete the project early and on budget."

**Milton Keynes Council**

**97%**  
Waste diverted  
from landfill  
(target 95%)





Year three review

# Your framework team

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## Mark Pheasey

The North

I am delighted that our Northern region now has Procurement Hub activity in all of our three sub regions. It is great to see that we have a diverse range of projects through our core and emerging sectors the majority of our projects are over £20m and sectors include: - Education, Leisure, Health, Blue Light, Civic, Residential, Hotels and Retail.

We have now secured into pre-construction two projects in Rochdale with a combined value in excess of £110m.

## Roy Horsfall

The Midlands

Year 3 has been quite different with the pandemic affecting so many activities. The response of our Major Projects' Teams has been fantastic, adapting quickly to keep projects at all stages moving forward safely, procuring PPE for customers when stocks were limited and embracing technology to take social value activities and customer site visits online.

## Michael Page

London & East

It is great to see that the Procurement Hub framework continues to gain momentum in our London and East region with a couple of recent project wins with Westminster City Council for two residential projects totalling nearly £10m.

Our Grange Paddocks Leisure Centre is currently on site and expected to handover in September this year providing an extensive array of both wet and dry leisure facilities for a delighted customer.

## Erika Buckenham

London & South

Since the start of the framework at London & South we have secured three projects amounting to £22m, one of which was with a repeat customer following an exceptional 10/10 feedback report which demonstrates the framework delivers absolute value to our customers.

We are looking forward to the future of the framework with a pipeline of work in our area currently sitting at £267m.



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The North

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Year three review

# Your framework team

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## Kevin Stewart

Scotland

Over the last three years, MPF has allowed Robertson to offer existing and new customers flexibility to quickly and collaboratively develop solutions that would otherwise have been slow and cumbersome. Major Projects allows customers to focus on what their project needs, rather than what the process dictates, resulting in continued sustainable growth for the framework.

## Nathan Howells

Wales & the West

In 2020/21 we have seen growth in customer engagement with seven new customers to the framework. This has brought new commissions such as University Hospitals Bristol & Western NHS Trust and repeat activity with Gloucester Police.

We have seen our 4th project start on site with Health and Blue Light being strength sectors.

## Josh Armstrong

Interiors National

Across Willmott Dixon Interiors the Procurement Hub Major Projects framework has provided our customers with a simple but rapid procurement route, which includes the necessary governance from a quality and commercial perspective.

We are delivering projects across a number of sectors including Local Authority, Health and Blue Light.

It is great to see that the framework is catering for all project values that our Interiors business wants to deliver.

## Lisa Greenland

Central South

Year three of the framework saw our region secure our first commissions through the Major Works framework. Two new customers to the framework are now engaged with us and we will deliver a new multi-storey car park for Winchester City Council and a new leisure centre with Rushmore Borough Council in Farnborough.



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Shetland Islands



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Year three review  
**Coming soon...**

**ideasHUB**  
Insight 💡 Inspire 💡 Innovate

For the first in our leadership event series where we will be sharing knowledge, insight, intelligence and innovation from industry renowned speakers to unlock proactive conversation with members, partners and guests.

**Thursday 3rd June, 11-12pm**

**Register your interest**

E: [nick.mennell@willmottdixon.co.uk](mailto:nick.mennell@willmottdixon.co.uk)

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Bringing invaluable thoughts and insights will be two renowned visionaries of the procurement world.

**Peter Kilkenny**

**Executive Director**

PG Reviews will give his opinion and thoughts around how City and Town centres may regenerate in the future.

**Alan Heron FCIPS**

**Director of Procurement  
at Procurement Hub**

Will provide an overview of the green paper and offer his thoughts on best practice moving forward.



[procurementhub.co.uk](http://procurementhub.co.uk)

**Thank you for your support in making  
the Major Projects such a success.**

If you want to know more, or how to get  
involved, please contact either:



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