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# GOODRICH news

## Co-op driving ahead in Avonmouth!

Goodrich are delighted to announce that they have been appointed as Project Manager, Quantity Surveyor and CDM Co-ordinator by The Co-operative Group on a 430,000 sq ft cross-dock style distribution centre at Polar Way West, Avonmouth.

The 32 acre site forms part of a 93 acre facility previously occupied by Honda Motor Europe which is now owned by Stoford Developments. We are working closely with Stoford on the base build and fit-out of this project and works are due to start on site in July/August 2011. The facility includes integral offices and an operations office. The warehouse includes temperature controlled areas for the storage of fresh, chilled and frozen food products, and incorporates significant refrigeration and racking installations.

The warehouse will be the main south west distribution centre for The Co-operative Group. The site has good transport links to serve more than 400 food stores in Bristol, the South West and South Wales and is part of the Co-operative's reorganisation of its UK logistics following the acquisition of Somerfield in 2009. The whole warehouse facility will be fully operational in May 2012.



# Education Sector...

## BEDFORD GIRLS SCHOOL, Bedford

Goodrich has broken into the education sector with the prestigious award for the construction works associated with the creation of a new selective independent day school for girls aged 7-18, known as Bedford Girls' School. This is a new and exciting project resulting from the merger of Bedford High School for Girls and Dame Alice Harpur School. The school will be located on the current Dame Alice Harper School site, Cardington Road, Bedford.



Goodrich Projects is delighted to have been appointed as Project Manager and Quantity Surveyor on this innovative project. The works started on site in April 2011 and will involve a complex mix of refurbishment and new build within the existing school campus, some of which is designated as Grade II Listed. Planning permission to develop No. 15 Cardington Road, and converting it into a new Music Centre for Bedford Girls' School, has been approved. The existing Music Centre, currently located in Wing House on Cardington Road, will be converted into a Language School. Other changes being made is the extension of the main building of the school and its interior spaces rationalised. More Science laboratories are being built in the main building as well as space being made available to accommodate new ICT suites. The plans also include re-decoration of the Dining Hall and extension of the kitchen area. The Sixth Form space will be extended with a larger Sixth Form Common Room and a new entrance to the Sixth Form Centre. In addition to construction work, Goodrich will be managing the process of relocating furniture, fittings and equipment into the new school.



The Senior School is due to be completed in September 2011 with the exception of Years 11 and 12 who will remain at the current Bedford High School for Girls' site on Bromham Road until July 2012. This is in order to minimise disruption to their students' studies in these important academic years.



*Front of Senior School*



### Message from Richard Goodenough - Managing Director

2010 proved to be a good year for Goodrich. Despite the very difficult conditions within the wider economy, we continued to keep very busy. We are carrying out projects countrywide; from Glasgow in the North to Andover in the South. We will go wherever our clients take us and our office location is ideally situated to cover any part of the UK.

During 2010 we have gained new Clients in new sectors and we are delighted to have been awarded a major project in the Education Sector at Bedford Girls' School (see above). We will shortly be commencing our second project with Travis Perkins in Solihull following a new builders merchants at Radcliffe. We are also delighted to have been selected by St Andrew's Healthcare for their new Consultancy Services Framework Agreement and we are due to commence our first project in Northampton acting as Project Manager, Quantity Surveyor and CDM Co-ordinator (see further details on Page 3).

We have an outstanding team which has been strengthened over the last 12 months by further key appointments and we are very excited at the opportunities 2011 will bring. I would also like to thank the continued support we have received from our valued Clients and we look forward to working with them and continuing the excellent relationships that we have developed. I hope you enjoy the latest edition of Goodrich News.

# Current Projects...



## **TREK BICYCLES, Milton Keynes**

Goodrich acted as Project Manager, Quantity Surveyor, CDM Co-ordinator and BREEAM Assessor on a new 82,000 sq ft single storey warehouse with integral ground floor reception/showroom, canteen, workshop and first floor office area for Hampton Brook Estates Limited at Sherbourne Drive, Milton Keynes. Trek Bicycles, one of the biggest bicycle manufacturers in the world, will be occupying the warehouse once the project is complete.

## **SEAGRAVE HOUSE, Corby**

Works are also complete at the Seagrave Care Home in Corby. The development, previously a nightclub, has been designed to accommodate 75 bedrooms providing Residential, Nursing and Dementia care. The care home completed on time in March 2011. Project Manager Paul Riley said "This has been an exciting project utilising some innovative construction methods, for example the use of porotherm blocks on this project has cut the overall programme by 4 weeks."



## **ANDOVER AIRFIELD, Andover**

Works have progressed well at the former airfield site in Andover on the construction of a 470,000 sq ft unit for the Co-operative Group Limited. Goodrich has been appointed by the Co-op as Project Manager, Quantity Surveyor and CDM Co-ordinator. The unit has a unique barrel vaulting roof design in keeping with the former original aircraft hangers. The unit is sub divided into temperature controlled and ambient areas with on site vehicle maintenance facilities. The project was completed in April 2011.

## **BOLTON AND BURY ROAD, Radcliffe**

Goodrich has been appointed by Builders' Merchant giants, Travis Perkins, as Project Manager and Quantity Surveyor on the design and construction of a new 8,000 sq ft Travis Branch Building, located on Bolton and Bury Road, Radcliffe. Also included in these works is the alteration of the existing exterior storage together with the mezzanine and external works. The project is due for completion in May 2011.



## **In brief...**

**Avery - Care Home, Cobham** - Due for completion Autumn 2012, this 72 bed residential care home overlooks Silvermere Lake and the Silvermere golf course. Currently in pre-contract stage.

**Avery - Care Home, Hanford** - The development comprises the demolition and site clearance of the entire one acre site on Bankhouse Road, Hanford and the design and construction of a new 61 bed care home facility. The project started on site in March 2011 and is due for completion in March 2012.

**Avery - Care Home, Weston Super Mare** - A 60 bedroom care home facility with residential and dementia care as well as shorter respite care located in Weston Super Mare, Somerset. The carehome is due for completion in September 2011.

**Hampton Brook - Distribution Facility, Wirral** - New 169,933 sq ft warehouse facility with integral offices. The warehouse will be occupied by Great Bear Distribution and will be ready towards the end of 2011.

**Travis Perkins - Solihull** - The project comprises the construction of a 30,000 sq ft unit (including mezzanines) which will be split into three to accommodate Travis Perkins Branch Building, Benchmarx Kitchen Trade Outlet with a third vacant unit.

**St Andrew's Healthcare - Cliftonville House, Northampton** - The project comprises the refurbishment of the existing 73,000 sq ft office building and works are due to commence in early summer 2011.

# Completed Projects...

## CO-OP NEWHOUSE, Scotland

Goodrich is delighted to announce the completion of the base build of a new 496,507 sq ft food distribution centre for Co-op Retail at Newhouse, Glasgow. We acted as Project Manager, Quantity Surveyor and CDM Co-ordinator for the Co-op on the warehouse, production and office areas. The warehouse includes temperature controlled areas for the storage of fresh, chilled and frozen food products, and required significant refrigeration and racking installations. The base build was completed in August 2010.



## BROADWAY HALLS, Dudley



Next in line to open its doors to residents is a new 83 bedroom care home in Dudley. The project was completed in June 2010. Broadway Hall was the former student halls of residence for Dudley University that was demolished to make way for the new 83 bed care home providing residential, nursing and EMI dementia care for the elderly. Goodrich was appointed as Project Manager, Quantity Surveyor and CDM Co-ordinator.



## HORSE FAIR, Rugeley

Goodrich acted as Project Manager, Quantity Surveyor and CDM Co-ordinator on a new 72 bed care home on Horse Fair, Rugeley located close to the town centre and on the main through road to Lichfield. The site was previously the location of a health centre. Rugeley is situated approximately midway between Cannock, Uttoxeter, Stafford and Lichfield and is a historic market town. The care home was completed in September 2010.



## ELM BANK, Kettering (Renovation)



Works are complete on the renovation of the Grade II Listed 19th Century Manor House at Elm Bank, Kettering. The 2.2 acre site has undergone refurbishment into a 10 room care hotel. The surrounding area is being constructed into a series of link blocks to the manor house providing an additional 95 bedroom care home to compliment the manor house. The whole project is due for completion in May 2011.



## CDM UPDATE - Stephen Vickers



Goodrich are delighted to announce that Stephen Vickers has now taken over as head of CDM.

Stephen along with Paul Riley are now RMaPS qualified. Pete Mitchell, Mark Plowman and Bill Gibbon have all attended and completed the RMaPS accredited Course in 2010. This allows Goodrich to provide this expertise as part of our inhouse service to Clients.

## PROJECT SHERPA, Peterborough

Goodrich has completed works on the third floor expansion of an existing mezzanine conveyor operation for Debenhams on their 746,000 sq ft national distribution centre in Kingston Park, Peterborough. We acted as Project Manager and Quantity Surveyor on the 12 week programme which completed in August 2010. The works are part of Debenhams expansion programme that is being developed over the next 4-5 years.





## MARSH FARM, Luton

Bill Gibbon was appointed as BREEAM Assessor in the construction of the new two storey Community & Enterprise

Resource Centre (CERC) building in the Marsh Farm area of Luton, which is officially classified as a 'Deprived Area'. The project achieved a BREEAM 'Very Good' rating.

## iCON, Daventry

The iCon Centre will become a multi-use building that will offer first class conference and community facilities for Daventry and the East Midlands. The building is unique as it is being constructed using the very latest sustainable construction techniques with a design that will minimise the impact of its construction upon the environment. The building is on target to achieve a BREEAM 'Excellent' rating.



## BREEAM UPDATE - Bill Gibbon, AP

BRE has released preliminary information on changes that will take place when the assessment process is updated later this year. The new requirements will apply to any new BREEAM registrations from April/May 2011.

The most significant changes are in the Management section where quite arduous requirements such as life-cycle costing and stakeholder consultation will become applicable to all building types – previously most commercial buildings did not have to meet these particular standards.

- There will be more focus on sustainable procurement and a smooth handover/occupation, and on post handover consultation which may go on for up to 3 years.
- Contractors will be required to monitor waste and materials transport more closely; this could require more site-based administrative staff and see an increase in contractors site costs.

The more significant changes are that the new version promises to be less prescriptive in terms of things like occupant control of heating and lighting, and the almost impossible credit relating to building fabric performance and air infiltration credit has been removed.

BRE continue to promote the benefits of using an Accredited Professional throughout the design process. Previously worth 2 credits, in the new version the appointment will be worth 3, and with the increasing complexity of achieving a high BREEAM rating, that will be seen to be a very worthwhile investment.

## New website launch...



Goodrich has been working hard behind the scenes over the last few months to develop the new website. This website has been designed not only to look aesthetically striking, but as a crucial cutting edge tool that will benefit Clients and other professionals whom we work with on a day to day basis, and give them the ability to interact and exchange information with the Goodrich team.

The new website has a user friendly design, with the incorporation of a search facility and Client Login Area. The Client Area has been created to enhance the availability of documentation to our Clients and make information accessible from anywhere. The structure of the Client Area can be adapted to suit our individual Client requirements.

The addition of the Login Area means we are now able to issue e.tenders to Main Contractors. This will provide a simple and easy way of accessing tenders and sharing information without worrying about file size limits or relying on the postal system. We have made use of the interactive service that Google Maps has to offer by including this resource into our Site Location Map. This versatile tool displays all completed and in progress projects allowing us to use all aspects of the features including Google Street Map.

Goodrich Sustainability has a featured section on the website displaying the services we can provide.

Goodrich now have the solid foundations in place to develop the website even further, keeping up with the constant development in technology we all face, allowing us to provide an unrivalled service to our Clients.



## ADAM TAKES OFF IN FRANCE!

Our very own Adam Evershed took to the slopes on his holiday in Serre Chevalier, France. Adam is a keen snow boarder and can be seen in the photograph performing stunts on the Boarder Cross Course. Once Adam's feet were firmly back on the ground he ran a half marathon around Silverstone Circuit achieving a credible time of 1hr 53 minutes!

## NEW TO THE GOODRICH TEAM



Goodrich are delighted to introduce you to the newest members of the team (starting from left) **Laura Fletcher** - PA/Office Manager joined Goodrich in March 2011, **Adam Evershed** - Assistant Project Manager joined Goodrich in November 2010, **Paul Riley** - Associate/Senior Project Manager & **Simon Skinner** - Senior Quantity Surveyor both joined the team almost a year ago but we felt they deserved a mention in Goodrich Gossip!

## ACHIEVEMENTS & PROMOTIONS



Also Congratulations to Tom Chatterton for attaining his BSc (Hons) degree in Quantity Surveying. Tom has now been promoted to Quantity Surveyor. Congratulations to Jordan Connachie who has been promoted to Junior Quantity Surveyor.



## CLAY PIGEON SHOOTING

Fun was had by all in March 2011 at Goodrich's Clay Pigeon Shooting Event in Bedfordshire. It was a chilly but fantastic day with Danny Nelson swooping first prize with 39 clays (pictured left with his Trophy), 2nd Place went to Thomas Chatterton and 3rd Place to Jason Denning.



## THE GOODRICH GOLF DAY

The event was a fantastic day which raised £217.00 for the Warwickshire and Northamptonshire Air Ambulance charity. Thank you to everyone who kindly donated on the dreaded 18th Hole Charity Challenge! The golf was followed by dinner and drinks and was enjoyed by all.



## TOM RUNS THE LONDON MARATHON

Thomas Chatterton set himself his biggest challenge so far in his passion for outdoor activities by running the London Marathon.

Tom ran for the charity Sense, which is a charity for the deaf and blind raising £1,400. Well done Tom!



## YOU'RE FIRED!

Goodrich stepped into the firing line when meeting Nick Hewer from the TV series 'The Apprentice' at a Co-op do in Manchester. Pictured left is Jason Denning with his wife Sally and Stephen Vickers with his wife Heidi.

Fortunately neither of them got hired or fired upon meeting Nick as Lord Sugar was not there but they had a great evening at Co-op's charity event.