

Insite

The newsletter of **Conlon Construction**



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Welcome

Chairman's Update by Michael Conlon

Welcome to the latest edition of Insite, the newsletter of Conlon Construction.

As you read on you will see that we have had another very exciting year, filled with celebrations, project completions, contract awards and community activities.

It is a great pleasure to report that 2015 has been yet another year of growth and success for Conlon. Work on several projects funded via the Education Funding Agency Framework is now underway with more in the pipeline. Our strong ties with Lancashire County Council also continue to thrive through several high profile schemes. These are set to include work at the iconic Preston Bus Station in the coming year.

Work continues for the North West Construction Hub Framework for whom we have been appointed to 11 projects in the last year. Many of these projects are detailed on pages 3 and 5.

Delivering outstanding service remains our constant focus, as we all know this success is wholly dependent upon excellent client relationships. The regular delivery of this high level of service and commitment from all of our employees leads to a huge amount of our turnover being repeat work for regular clients.

This client-focussed culture is found to be both refreshing and reassuring by professional teams who are working with us for the first time; so much so, that many are enthusiastic to work with Conlon again. This has led to many opportunities for the business including, amongst others, the £14m Ashford Hospital project in Kent for One Healthcare.

The company's success is therefore totally reliant on the positive and proactive attitude of our employees. It is for this reason that we love to celebrate the hard work and individual successes of our colleagues. We do this at our annual Conlon Staff Awards ceremony where the entire workforce have the opportunity to congratulate colleagues who have done something special during the year (see photos below).

This year has been another during which the company itself has picked up several awards all of which are detailed on page 8.

We had a recent reminder that we are a family company at a certain project in Cyprus (not one of ours) where three generations of Conlon family members met on site.



Pictured: L to R: Vincent Conlon with grandson Joe and son Neil.

Business Improvement Day Awards



Contract Awards

Below and opposite is a selection of projects we are pleased to have been awarded during 2015



Weeton Primary School, Blackpool

Development of a new £3.2m 1 Form Entry primary school for Lancashire County Council to replace the existing primary school with an internal floor area of 1335m². Work commenced on 4th January 2016 and includes a new timber frame construction with masonry envelope; aluminium window; tiled roof and, upon completion of the new build, demolition of the existing school.

The building has been designed as a timber frame to reduce overall cost and construction time. The main aim of the design is to create a light, airy and stimulating new school environment. The new school is fully compliant with special education needs requirements and provides new facilities such as a rainbow room; therapy room and assembly hall.



Architect's Impression of Kings Leadership Academy courtesy of Pozzoni

Kings Leadership Academy, Warrington

King's Leadership Academy is a new-build, 840-student Secondary School and Sixth Form. Situated within parkland, the wings of the facility are arranged around a series of external spaces, radiating from a central atrium hub, creating light-filled classrooms with external teaching space. The design is both organic and reflective of the Academy's leadership ethos, featuring a dramatic double height colonnaded entrance. A multi-use auditorium, which is ideal for conferences and lectures, also promotes a 'campus feel'.

EFA Projects



Eden Boys School, Preston

Extensive refurbishment of an existing concrete framed building to create a Free School for the Tauheedul Education Trust to accommodate over 700 pupils. The project is due to be completed in August 2016.

West Didsbury C of E Free School

Design and construction of a new 420 place, two form entry, Community Primary for 4-11 year olds. The new school which is due to be completed February 2016 will provide 2072m² of space.

Wellington Primary School, Timperley

Refurbishment involving re-roofing and drainage repairs along with new rooflights to the dining room. All works have been completed on time and within budget whilst the school has remained occupied.

New Islington Primary School, Ancoats

A new build two form entry school, located in Ancoats, Manchester, to accommodate 420 pupils will be completed during 2016 as part of the Government Free Schools Programme.

Other Projects Include:

Oaklands Hospital, Salford

A £2.2m newbuild operating theatre, ward extensions and extensive multi-phased refurbishment of the existing live hospital for Ramsay Healthcare UK.

Lancaster Road Primary School

The project consists of a basic needs extension. The works have been carried out in two phases to the existing primary school in Morecambe, for Lancashire County Council



Following the success of previous schemes and with a few weeks lead in, Conlon was appointed to undertake a fast-track refurbishment programme to five buildings at the University. This scheme involved the creation of Student Support centres and also relocation of various departments around the campus.

Working alongside students and staff in live buildings, and to a very demanding relocation programme, the site team worked seven days a week to ensure successful completion of the £1.1m project in 12 weeks. Many challenges including unforeseen extra works were overcome and the University was delighted with the end results.



Medium Value

Office Refurbishments

We have been awarded a £2.7m project, under the Medium Value Framework. The work consists of office refurbishments in 3 city centre locations for Manchester City Council Social Services.

Low Value

Heaton Hall, Manchester

Grade I listed, neoclassical 18th century country house, £600k refurbishment to the central block and east wing including stonework, roof and window repairs.

Whitworth Baths Demolition

We have been appointed by Manchester City Council to demolish the existing derelict building to create future development land.



Gawthorpe Hall - Grade I listed, Jacobean building located in extensive grounds in Padiham. The building is owned by the National Trust and managed by Lancashire County Council. The works comprise stonework, window and glazing repairs, internal plasterwork to walls and specialist ornate ceiling repairs

Gospel Hall, Carnforth

A £1.5m project, comprising the shell construction of a new 8-pew Gospel Hall. Works include concrete walling; raised seam cladding to curved roof; rainwater harvesting; landscaping and forming of access roads; car parking; coach parking and external lighting.



Architect's Impression of The Gospel Hall, Carnforth courtesy of JMP Architects

Completed Projects

Some of the major projects we have completed this year

Ashford Hospital, Kent.

Opening in February 2016, the £14m One Ashford Hospital will bring state-of-the-art private healthcare to Ashford in Kent. It will comprise 10 consulting and treatment rooms; MRI and diagnostic imaging suites; 12 Ambulatory Care Beds; 20 En-suite Bedrooms; 4 Operating Theatres and an Endoscopy Suite. The hospital site has been designed and built in close partnership with Conlon Construction to offer an unrivalled customer experience. This Design & Build project will offer access to state-of-the-art private facilities.

By focusing on the building's environmental, social and economic benefits over the whole life of the hospital the team have achieved a BREEAM Excellent rating.



Jubilee House, Lytham.



Artist's Impression of Ashford Hospital, Kent.

Jubilee House, Lytham.

An £8.4m project to completely refurbish an existing concrete-framed building and facades to create new bespoke high quality office space. A fourth floor was added creating a total office area of 6,300m² including a café, restaurant, gym, salon, training and community facilities.

Avro Heritage Museum, Woodford.

In May we completed a £1.6m aviation museum at the former Woodford Aerodrome site for BAE Systems and Avro Heritage Trust.

The museum provides a showpiece visitor attraction for the North West which will preserve Woodford's historic links with British aviation history and enable the public to access Avro Heritage Trust's unparalleled collection of aviation artefacts, including a full-sized Vulcan bomber.



Pictured L to R: Michael McLoughlin, Tim Wallis, John Hicks and Terry Fisher



Rothwell Fire Station, Leeds.

This £1.4m project was officially opened on the 17th July by guest of honour, Michael Fox, the Deputy Lieutenant of West Yorkshire. The new facilities provide a two-bay operational fire station, including accommodation for fire service personnel and associated vehicles. This was the first West Yorkshire Fire and Rescue Services project to remain fully functional throughout the extensive contract works. We are proud to say that we never hindered a 'shout' leaving the station.



Sir Tom Finney Community High School

The school was officially opened on 1st October by Andrew Flintoff, Jermaine Beckford and County Councillor Matthew Tomlinson. The new £5m school, commissioned by Lancashire County Council, is an extension and refurbishment of the former Ashton Community Science College in Preston. Designed to accommodate 140 pupils with a broad spectrum of Special Education Needs (SEN), the 6,500m² school includes a new hydrotherapy pool, changing, shower facilities, and a sensory garden.



Bolton School - Girls Division

This £600k, 11 week, project comprised the stripping out of the existing facilities, the installation of a new kitchen and dining area, together with the creation of a servery. Structural alterations were undertaken together with electrical and mechanical modifications.

Thames Academy Primary School

This £750k, 8 week project comprised extensive refurbishment of 10 no. existing Key Stage 2 classrooms, toilets and hall.

The project included demolition, strip out, installation of new internal double glazed partitions and doors, flooring, redecoration throughout & the installation of a new mechanical and electrical system.



North West Construction Hub Projects



Sandilands Primary School, Wythenshawe - (phases 1 & 2) - Installation of modular prefabricated building following demolition works, and replacement of existing roof coverings.

Moss Side Library - Alterations and refurbishment to the Moss Side Leisure Centre converting existing areas into a library space.



Altrincham Market - Alterations and refurbishment to the Grade II listed Market Hall and covered market.



Swansway Land Rover, Stafford

A £3.4m car showroom has been completed in Stafford for The Swansway Group and we are proud to be the first construction company to deliver Land Rover's new car dealership design concept in the UK.

The 36-week programme involved construction of a 2,350m² two-storey showroom with a repair/servicing workshop at ground level, first floor offices and back of house facilities.

Conlon in the Community

Examples to show our commitment to the communities in which we work



L to R: Grant Ormerod a Team GB Triathlete, Ed Wilson, Martin Wallis (runs the team), Michael Conlon, Morgan Hughes (a junior who rides for Wales) and Darren Lee.

Ed to Rio

Michael Conlon and Darren Lee presented Martin Wallis of Wallis Cycles with a cheque for £4000 raised by our staff and supply chain, to assist Ed Wilson in his quest to compete at the Rio Paralympics next year. Ed, who lives in Walton-le-Dale, decided to take up road cycling at 18, when he first visited Wallis Cycles. Martin designed and built a prototype cyclo-cross bike with bespoke electronic controls for use with Ed's prosthetic arm.

Conlon Golf Day

Darren Lee, Commercial Director, organised our Golf Day at Heron's Reach, Blackpool. The event consisted of seventeen 4-balls entered by members of Conlon's Supply Chain.

The AW Glazing team won the Stableford competition with AEGIS winning the yellow ball, after which everyone retired to the 19th hole for a Charity Raffle in aid of "Ed to Rio", see adjacent article.



L to R: Oliver Wood, Alan Wood, Simon Brown, Stefano Matichecchia, Andy Makinson & Anthony Price.



WE ♥ MANCHESTER have benefited from a donation of £1000 in support of the Lord Mayor of Manchester's Charity Appeal Trust. The Charity supports community projects across the city and funds activity breaks for families. As we continue to work on more projects base in Manchester we are delighted to support this charity.

Padiham Kitchen Garden

"Many thanks to Conlon Construction who are currently working on restoration work at Gawthorpe Hall for their kind donation of gardening equipment, a state of the art bug hotel and an urban constant garden kit which provides seeds and plants throughout the year for our allotment area". – The School Council, Padiham Primary



Padiham Primary School children with Site Manager Dave Lyon

Automated External Defibrillator (AED)

Every year an estimated 60,000 "out of hospital" cardiac arrests occur in the UK and survival rates vary from just 2 -12%. AEDs, or 'defibs', are used to treat sudden cardiac arrest, a condition in which the heart suddenly and unexpectedly stops beating. The device checks the heart beat and can send an electric shock to the heart to try and restore normal rhythm.

We have invested in this vital equipment that will provide life-saving support for staff or any of our neighbours who suffer a cardiac arrest. The semi-automatic Automated External Defibrillator (AED) was purchased from Heartbeat, the North West's leading cardiac rehabilitation charity, which provides services for more than 700 people every week from its base in Preston.



Michael Conlon & Sian Edwards of Heartbeat



Book Token donations went to:

Lostock Hall Primary School,
Poynton, Queensgate Primary
School, Stockport
and Sir Tom Finney
SureStart Nursery,
Preston.



Dig In North West

We have provided a container to create additional storage space for the team of gardeners which is made up of people from the military community - both serving and veteran, and their families. People get together and support each other through challenging times and good times.



Supply Chain Conference

In April we held our supply chain conference at UCLan in Preston. On the day, over 100 members of our supply chain were in attendance. Topics for the conference included Health & Safety, Customer Care, Quality Control & Resourcing. Guest speakers included Preston Vocational Centre and Constructing the Future Lancashire, discussing building skills and apprenticeships with our supply chain partners.



Woodwork Area - Thames Academy Primary School, Blackpool.

The purchase of a range of tools and equipment has been funded for the school's new Woodwork Area. The tools are specially designed to build the children's confidence with minimal risk of harm. The donation also includes a selection of wood, glue, screws and nails.

Hopefully we will see our future batch of apprentice joiners emerge from this class! The Woodwork Area was opened in January by Charlie Conlon.



Rabbi Howell

We have contributed towards the headstone of Rabbi Howell, England's first and only Romani team member.

Besides England, Rabbi played for Sheffield United, Liverpool and Preston North End. He had lain in an unmarked grave in Preston Cemetery for 80 years, and now has the gravestone he deserves.



This year Christmas Hampers have been donated to:



Sir Tom Finney Community High School; West Didsbury CE Free School; Heaton Hall; Wellington School; Kings Leadership Academy; Lancaster Road Primary School; Heyhouses Primary School; Emmaus Preston & Age UK Nelson.



The Company's chosen charity for the next 12 months is **EMMAUS Preston**. **EMMAUS** supports homeless people and offers a home for as long as it is needed. The charity started in France shortly after the Second World War, when homelessness and refugee displacement was a major issue. There are now 24 communities spread across the UK, each has its own individual characteristics, providing a set of services which meet the needs of a local area.

We have already contributed a significant sum towards a new Cycle Repair Shop which will provide training for "companions". Over the next 12 months we will be raising as much money as we can through various events during our 55th Anniversary Year for a very worthy cause.



Awards

We are pleased to have collected a number of industry awards again this year

Be Inspired Business Awards (BIBAs)

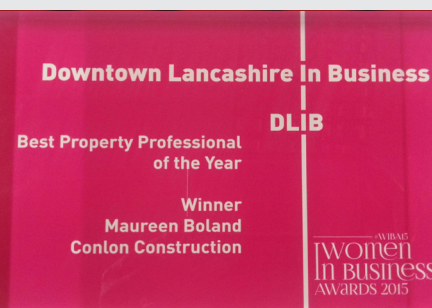
For the second year running we were delighted to receive the 'Construction Business of the Year' award at 'the BIBAs' held at the Blackpool Tower Ballroom. We had also been shortlisted for 'Business of the Year' and 'Most Inspiring Business of the Year'.



Women in Business Awards

In November Director, Maureen Boland, achieved 'Best Property Professional of the Year 2015'.

Well done Maureen!



RoSPA Our approach to occupational health and safety has been recognised once again by the safety charity, the Royal Society for the Prevention of Accidents (RoSPA). The Award is for an "excellent occupational health and safety management system and culture".

We have received the prestigious Gold Award for the second year running, which was presented at the ceremony held in July at the Hilton Hotel, Birmingham.

The RoSPA awards scheme recognises commitment to accident and ill health prevention, and looks at accident records, health and safety management, leadership and workforce involvement.



L to R: Jim Wilcock and Kevin Raftery

The Blackburn Wing at Bowcliffe Hall has won four prestigious awards over the past year.

Two **RIBA** regional awards followed by the **RICS** award for **Tourism & Leisure**, topped off by a 'Highly Commended' in the Project of the Year category at the **Constructing Excellence** awards for the Yorkshire & Humber region.

Looks like we need a bigger trophy cabinet!....



In November our team received the BAE Systems Chairman's Award for exceeding customer expectations for our project at Avro Heritage Museum.



Considerate Constructors Scheme

For the sixth year running Conlon has been recognised at the National Considerate Constructors Scheme Awards. This year we scooped three Bronze awards for Jubilee House, The Hub - Preston's College and Whitefield Infant School & Nursery, Nelson.



SPACES Civic Building Awards

On Friday 6th November we attended the SPACES Civic Building Awards held in Bristol and were delighted to receive the **Education Award** for our project at Whitefield Infant & Nursery School, Nelson.

