

Insite



The newsletter of Conlon Construction

In this issue...



Contract Awards

Spanish Hall Winter Gardens; Armfield Academy School; North Cestrian School; Glenburn Sports College; Cheadle Primary School; Cumbria Academy for Autism and Hazel Grove Primary School.

3

Current Projects

Preston Bus Station; Wythenshawe Hall; Low Wood Bay Hotel; New Market Facility Preston; Royal Exchange Building; UCLan Social Spaces and many more.

4

Completed Projects

'One Hatfield' Hospital; County Hall Preston; Birchfield Primary School; Weeton Primary School and many more.

5

Conlon in the Community
Our CSR and Charitable Activities

6-7

Awards
Celebrating our Awards Success

8



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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.

2017 has flown by and has been another period of success for the company. We have undertaken our usual broad spectrum of construction projects with heritage work being a larger part of turnover than in other years.

Heritage projects include Wythenshawe Hall which we are restoring following extensive fire damage. The Tudor Hall was originally built in 1539, making it the oldest building we have ever worked on. The challenges of working in seasoned oak and using similar techniques to the Tudor craftsmen have been fascinating to say the least.

Another listed building we are working on embodies another aspect of heritage. Preston Bus Station built in 1969 is a shining example of the 'Brutalist' architecture prominent in that era. Updating the tired fabric of the concourse and car park above, all has to meet with the approval of Heritage England and the transformation so far is fantastic. The greatest challenge we are successfully meeting here is to safely manage the flow of over 10,000 pedestrians daily, making this probably the busiest project we have ever undertaken.

The transformation of the Victorian covered markets in Preston is yet another heritage project. A glazed market hall has been created beneath the largest canopy to provide space for stallholders serving gourmet foodstuffs amongst other products. A major factor in us winning this project was our previous success working on Atrincham Market.

With ongoing work at the 18th Century Grade I-Listed Heaton Hall and a new project at Blackpool's Listed

Winter Gardens it has been quite a year for heritage!

Along with these projects we have recently completed the £16m Hatfield One hospital in Hertfordshire. This was a project as far from heritage as is imaginable with its 'state of the art' operating theatres and plush modern reception area. This is proof of the breadth of skills within the company and our ability to undertake all aspects and sectors of construction.

Work in the education sector continues apace with several new projects on the horizon. These include the £5.8m North Cestrian School in Altincham; The £4.4m Cumbrian Academy for Autism Primary School in Workington; and the £14.6m Armfield Academy in Blackpool.

With a forward workload filling up with projects such as these, 2018 is likely to be another busy year for us all.



The company would not be able to achieve continued success without our dedicated staff and we should like to mention, in particular, Michael McLoughlin. Michael began working for the company in 1972, joining us at the tender age of 20. Having clocked up 45 years' service he now deserves a bit of a rest! We would like to express our grateful thanks to Michael for all the dedication, loyalty, knowledge and experience he brought to the company. He has made an enormous contribution to our reputation for delivering quality projects, leading to repeat business. In the process he has gained the respect of many clients and designers and we wish him a very happy retirement.



Dragon Bay raises awareness of Paddlers for Life, an amazing charity for cancer survivors. They receive a donation from each Dragon Bay team entry fee. Once entered, Conlon fundraised for our Charity of the Year, North West Children's Support Group. Fantastic news from Windermere! We won Fastest Time; Tug Of War, Dragon Boat Race and were the overall champions.

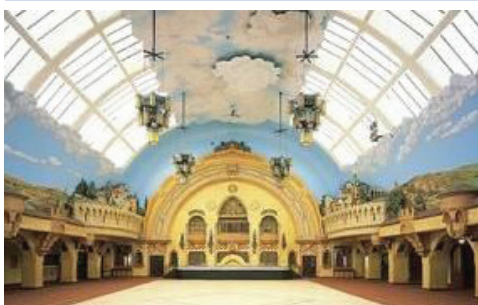


Contract Awards

Below is a selection of projects we are pleased to have been awarded



New Armfield Academy School, Blackpool will provide facilities for up to 1,280 pupils in nursery, primary and secondary education (ages 2-16 years). The project commenced in November 2017 and will be fully complete by September 2019, with the primary school opening for September 2018.



Spanish Hall Winter Gardens, Blackpool Grade II-Listed
Replacement of the Spanish Hall roof and restoration works to Coronation Street Facade of the Winter Gardens. Works are due to commence early 2018.



North Cestrian School, Altrincham

The works comprise of demolition, new build, refurbishment and remodelling works to North Cestrian School. Commenced on site November 2017.

Hazel Grove Primary School, Stockport
Repairs and refurbishment to the existing school including new ICT, kitchen, roof and windows. Works due to commence mid 2018.



Glenburn Sports College, Skelmersdale

Asbestos Removal, Demolition and Landscaping works for LCC. Commenced on site September 2017.



Cheadle Primary School

Repairs and refurbishment works to existing school including new windows reroofing and remodelling of internal layout. Works due to commence mid 2018.



Cumbria Academy for Autism, Workington

A new autism academy comprising of a 56 place facility catering for 4 to 19 year olds. Due to commence on site May 2018.

Royal Exchange Building, Manchester

- Internal fit out of the "Exchange Floor" within the Grade II-Listed Building providing offices, court accommodation and public areas / facilities for the Coroner's Court.



Current Projects

Some of the major projects we are working on this year



Preston Bus Station

We are currently working on a multi-million pound investment to the bus station which will create a vibrant public space whilst preserving the building's unique 'Brutalist' architecture. The bus and coach facilities will remain within the Grade II-Listed public open space on the city centre side, as well as changes to the road layout, the bus station concourse and improvements to the multi-storey car park.

Wythenshawe Hall, Manchester Works are well underway to repair the roof and external facades, as part of the reconstruction works to the fire damaged Grade II-Listed Hall for Manchester City Council. Internal restoration will commence in 2018.

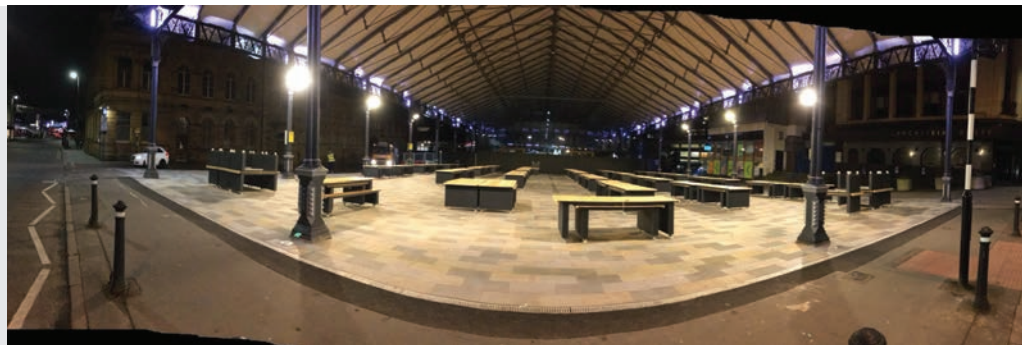


Low Wood Bay Hotel, Windermere

Major building work is currently on-going on the largest redevelopment of Low Wood Bay Hotel since 1859, creating the Lake District's first luxury destination resort for our client, English Lakes Hotels. This will be the biggest transformation of the hotel in its history.

New Market Facility, Preston

Work is nearing completion on the Grade II-Listed 1875 Preston Outdoor Market. Beneath the iconic roof we are creating a glazed, 'boutique-style' market hall and events space to compliment the 1924 'Old Fish Market'.



UCLan Social Spaces, Preston

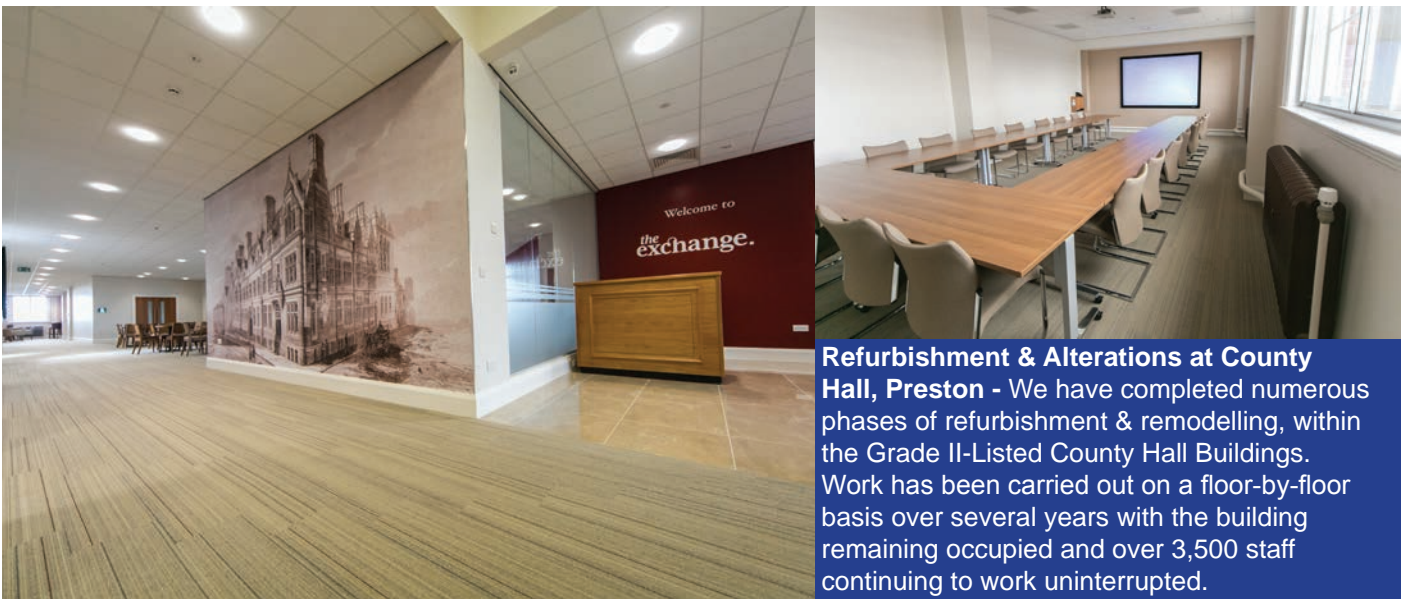
We have created two exciting and inspiring social hubs which will respond flexibly to the changing needs of both students and staff.

Completed Projects

Some of the major projects we have completed in 2017



One Hatfield, the second hospital for One Healthcare Group, was handed over on programme and budget to a delighted client in November 2017. The new facility, rated BREEAM Excellent, comprises 21 beds, three of which are designated for critical care, three ultra clean ventilation (UCV) theatres, physiotherapy unit, 14 day-case pods, two treatment rooms, 10 outpatient consulting rooms, a high tech diagnostic imaging suite and ample parking. Adrian Stevensen, CEO of One Healthcare, said: "One Hatfield Hospital is the second successful state-of-the-art private hospital development delivered by Conlon, following the opening of Ashford Hospital last year, which was also delivered on time and on budget, and has since seen tremendous success."



Refurbishment & Alterations at County Hall, Preston - We have completed numerous phases of refurbishment & remodelling, within the Grade II-Listed County Hall Buildings. Work has been carried out on a floor-by-floor basis over several years with the building remaining occupied and over 3,500 staff continuing to work uninterrupted.

Birchfield Primary School, Manchester

Works consisted of general roofing repairs to pitched and flat roof areas, repointing ridge tiles, removing vegetation from brickwork, replacing stolen lead flashings and cleaning out hidden valley gutters. The project was completed in December 2017.

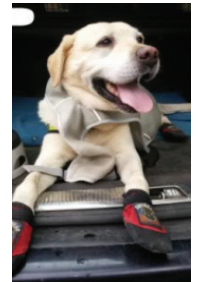


Weeton Primary School is the first education project that we have built in the heart of a military installation during our 55 years of business. We're excited to have delivered it so successfully and to have received such positive feedback from the team at the school.

Conlon in the Community

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

Charity of the Year, NWCSG
Members of our staff recently joined North West Children's Support Group on one of its holidays, took part in various activities and supported participating children throughout the day. We will be organising a number of events throughout the year to raise money for the charity.



Conlon wish 'Rot Hound Sam' all the best in his retirement, after completing his final job at Wythenshawe Hall. Brought in suitably booted, during initial intrusive surveys he sniffed out dry rot in the manor house.



Our One Hatfield project recently raised £11,346 for Isabel Hospice by participating in a Charity 4-ball golf tournament at Bocket Hall, Herts. We also offered the residents a handyman for 2 days to carry out minor repairs & donated benches & plant boxes made by site to local schools.



The Hatfield project has been scored as EXCEPTIONAL by the Considerate Constructors Scheme with a maximum 5 star rating. Well done Amy, Steve, Arthur & Charlie!



On 21st September, 18 teams took part in the **Conlon Charity Golf Day** held at Heron's Reach, Blackpool, to help raise funds for our partnering charity this year, NWCSG.



Neil & Charlie Conlon carrying out a 'Dive Against Debris' in Lake Windermere with one of our Lakeside Clients.



Ribble Way Run



The race, sponsored by Conlon, took place on part of the 72-mile Ribble Way footpath along the scenic banks of the River Ribble on a very wet and windy day in September. Well done to the six Conlon participants for braving the weather: Michael, Andy, Simon, Joe, Amanda and Fiona. All proceeds will be donated to local, national and international charities.





In June we held our Annual Supply Chain Conference at UCLan in Preston. Around 75 members of our supply chain supported the event. The theme for the conference was best practice, continuous improvement and key performance indicators.

Gemma & Amy encouraging customers to donate food for FareShareUK at Haslingden Tesco.



Firefighters from Manchester Fire practising rope rescue at Wythenshawe Hall, a NWCH project.



We welcomed 6 Work Experience Students during 2017 both in our office and out on site. A big thank you to all the staff who helped to encourage the next generation of professionals.



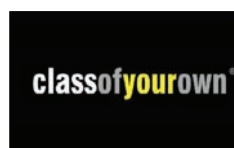
Neil Conlon & Terry Fisher with Paul Shipley of Commando Joe's at Kingcraig Primary School Blackpool. We have donated a CJ activity box for the pupils to complete their assignments.



To promote Child Safety Week, Charlie Conlon visited Broadheath Primary School, Altrincham, a NWCH project for Trafford Council.



Dave Lyon pictured with pupils from Sandilands School after receiving their Commando Joe's Activity Box.



"Design Engineer Construct" is an accredited learning programme for secondary school age students and has been expertly developed to create and inspire the next generation of Build professionals. Below, our John Hicks delivers his 4th lesson of the curriculum to pupils of Philips High School, Whitefield. To date we have covered the following subjects; BIM, BREEAM, Sustainability, Measurement & Careers in Construction.



AED Training - A further 12 Heaton Hall staff members (22 in total) have been trained in the use of the defibrillator donated by Conlon in 2017.



Awards

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

LABC Building Excellence Awards 2017

Our team members attended the Awards held in Manchester in May 2017. Eden Boys & Sir Tom Finney Schools, both in Preston, and King's Academy, Warrington, were all shortlisted. The recognition and reward for our project teams, including our supply chain, for their excellent works is always appreciated.



RoSPA Gold Award

For the fourth year running our approach to occupational health and safety has been recognised by RoSPA. The award scheme recognises commitment to accident and ill health prevention, and looks at accident records, health and safety management, leadership and workforce involvement.



Michael Conlon was presented with the 'Star Emmaus Supporter' award by Preston Council Deputy Mayor, Cllr Trevor Hart, in recognition of our support of Emmaus Preston, our charity of the year in 2016/17.



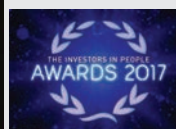
In September we sponsored the arts and culture event 'Brief Encounter' in Preston City Centre.



Guy Parker pictured with winners of the 'Secondary School of the Year 2017' Award, St Cecilia's RC High, Longridge and Ormskirk School who were Highly Commended.



Considerate Constructors Scheme - For the eighth year running we have been recognised as one of the most considerate building contractors in the country. At the ceremony held in March, we were presented with four National awards one Bronze award for our project at Weeton Primary and three Silver awards for our projects: Southlands High School, Moss Side District Offices and Etrop Court.



Investors in People

We have been ranked 8th out of 170 companies nationally in the Silver category. A true reflection of how we appreciate our staff for all their hard work.



Congratulations to the NWCH and our collaborative partners for achieving the Constructing Excellence National Award for 'Integration & Collaborative Working'.