

External Improvement Works

Client	Broxtowe Borough Council
Project	External Improvement works
Start	November 2018
Finish	3 years (November 2021)
Value	£130,000 per annum
NNBC representative	David Wadsley
Role	Modernisation Manager
Telephone:	0115 9173659
E-mail	David.Wadsley@broxtowe.gov.uk



Background, Aims & Objectives

Through direct award through the Efficiency East Midlands (EEM) framework, Broxtowe have commissioned Impart links to complete external works throughout the Borough.

The Contract included the following:

Projects Completed	
Ewe Lamb Road General needs properties January 2019 £6,000	Path and Driveway repairs to 2 properties to mitigate potential trip hazards including: Slabbing, releveling existing slabbing, tarmac laying, tarmac fill in repairs, fencing, and gates
The Willows Residential Home February 2019 £13,000	Create new bin store, in keeping with current fencing, and slabbing Relay car park and paint lines to increase car parking by 20%
Newthorpe Common Independent Retirement Living (bungalows) February 2019 – March 2019 £70,000	New tarmac and edgings to all main paths routes around the common and all driveways. Patch repairs to individual residence pathways Step repairs where required New block paved area complete with benches central to the common

Works Programme & Health & Safety

Before commencement of works ILM project manager met with Broxtowe representative David Wadsley to agree general methods of works and procedures including:

- Construction Phase Plans
- Scheduling of works (Programming)
- Staff roles, responsibilities and qualifications
- Health and safety information, including Risk assessments & Method Statements
- Communication Plan, including progress meetings, variations process, first contacts, escalation plans
- Tenant liaison
- Vetted Sub-contractors for Broxtowe approval
- Working times (office hours)
- Code of conduct
- Parking & other courteous behaviours for neighbours

Typical risk Assessment & Methods Statement (RAMS)

Each project is looked at individually to assess particular risks, with the location, work content, residents, main roads, schools, etc. Operatives are empowered to also complete dynamic risk assessments on sites as risks can vary from day to day.

The image shows a screenshot of a 'CONSTRUCTION PHASE HEALTH AND SAFETY INFORMATION' document for Broxtowe Borough Council. The document includes details such as the client name, address, job address, and start/end dates. It also lists activities like road paving and landscaping, and mentions client-advised risks for animals, children, and the elderly. To the right of the document are handwritten notes under the heading 'Organise - Health Risks' and 'Organise - Safety Risks'. The health risks section lists activities like cutting, drilling, and grinding, and notes the need for good ventilation and respiratory protection. The safety risks section lists activities like using a hot iron or using heavy machinery, and notes the need to secure materials and ensure good ventilation.

Results

All works have so far been completed within the allotted time. Standards are high and the client and tenants are very happy.

The main area of learning from this project is to keep in regular contact with the client, to communicate progress, issues, variations, and ensure quality workmanship at all times.

Photos



Broxtowe Borough Council: External Works - Draft Programme for Works up to 31st March 2019



Contract	Activity	Week Commencing																
		03-Dec	10-Dec	17-Dec	24-Dec	31-Dec	07-Jan	14-Jan	21-Jan	28-Jan	04-Feb	11-Feb	18-Feb	25-Feb	04-Mar	11-Mar	18-Mar	25-Mar
Newthorpe Common	Submit CPP to DW for comment			★														
Newthorpe Common	Submit final price			★														
Newthorpe Common	Submit detailed construction programme			★														
Newthorpe Common	Letter of introduction to residents							★										
Newthorpe Common	Door knock to residents - H & S induction								★									
Newthorpe Common	Complete works																	
1 & 4 Ewe Lamb Close	Submit CPP to DW for comment			★														
1 & 4 Ewe Lamb Close	Submit final price			★														
1 & 4 Ewe Lamb Close	Letter of introduction to residents			★														
1 & 4 Ewe Lamb Close	Door knock to residents - H & S induction							★										
1 & 4 Ewe Lamb Close	Complete Works																	
The Willows	Submit CPP to DW for comment								★									
The Willows	Submit final price			★														
The Willows	Submit detailed construction programme			★														
The Willows	Letter of introduction to residents											★						
The Willows	Door knock to residents - H & S induction											★						
The Willows	Complete works																	
Inham Road	Meet with demolition contractors		★															
Inham Road	Submit final price								★									
Inham Road	Submit CPP to DW for comment									★								
Inham Road	Submit detailed construction programme									★								
Inham Road	Complete works																	
The Valleys	Re-survey and submit project plan & Price								★									
The Valleys	Provisional: Complete works																	
Rymere Close	Submit CPP to DW for comment									★								
Rymere Close	Submit final price			★														
Rymere Close	Submit detailed construction programme												★					
Rymere Close	Letter of introduction to residents												★					
Rymere Close	Door knock to residents - H & S induction												★					
Rymere Close	Complete works																	
Wellington Street	Submit CPP to DW for comment			★														
Wellington Street	Submit final price							★										
Wellington Street	Submit detailed construction programme								★									
Wellington Street	Letter of introduction to residents									★								
Wellington Street	Door knock to residents - H & S induction									★								
Wellington Street	Complete works																	

Note: Draft CPP template, site health and safety data sheet and RAM's will be sent to BBC prior to 21st December to sign off as the template for all site specific CPP's moving forward

