TOMLINSON
Est. 1892

SCAPE
CONSTRUCTION

Regional Construction framework

Celebrating our Partnership

We take great pride in our long-standing partnership

Since 2009 we've had the privilege of working in partnership with SCAPE on their regional frameworks; empa, empaii and more recently the Regional Construction framework. We take great pride in our long-standing partnership and this report celebrates some of our key achievements from the last three years of the Regional Construction framework.

Using our Client Assurance Model we've nurtured collaborative relationships with existing and new clients, resulting in **90% average client satisfaction** scores for service across delivery of **68 projects**. Whilst we have continued to push growth across the whole of the North Midlands, we are particularly pleased with the **continued growth we have enjoyed in Lincolnshire, with this region now accounting for 32% of our framework turnover**.

We have continued to build on our relationships with partners, Perfect Circle, Lungfish and Arc Partnership, resulting in greater diversity of work, enhanced social value impacts and award-winning project delivery.

Social value is an important part of our role as a regional contractor and we are proud of the impacts we've created for local communities. Whilst social value has always been embedded in everything we do, we've seen real growth and development in this area of our business over the last three years, and establishing our Social Value Working Group and embedding the National TOMs are a big reason for this. At the start of 2021 we were delighted to receive the **Gold standard CSR Accreditation** as independant recognition of our excellence in social responsibility.

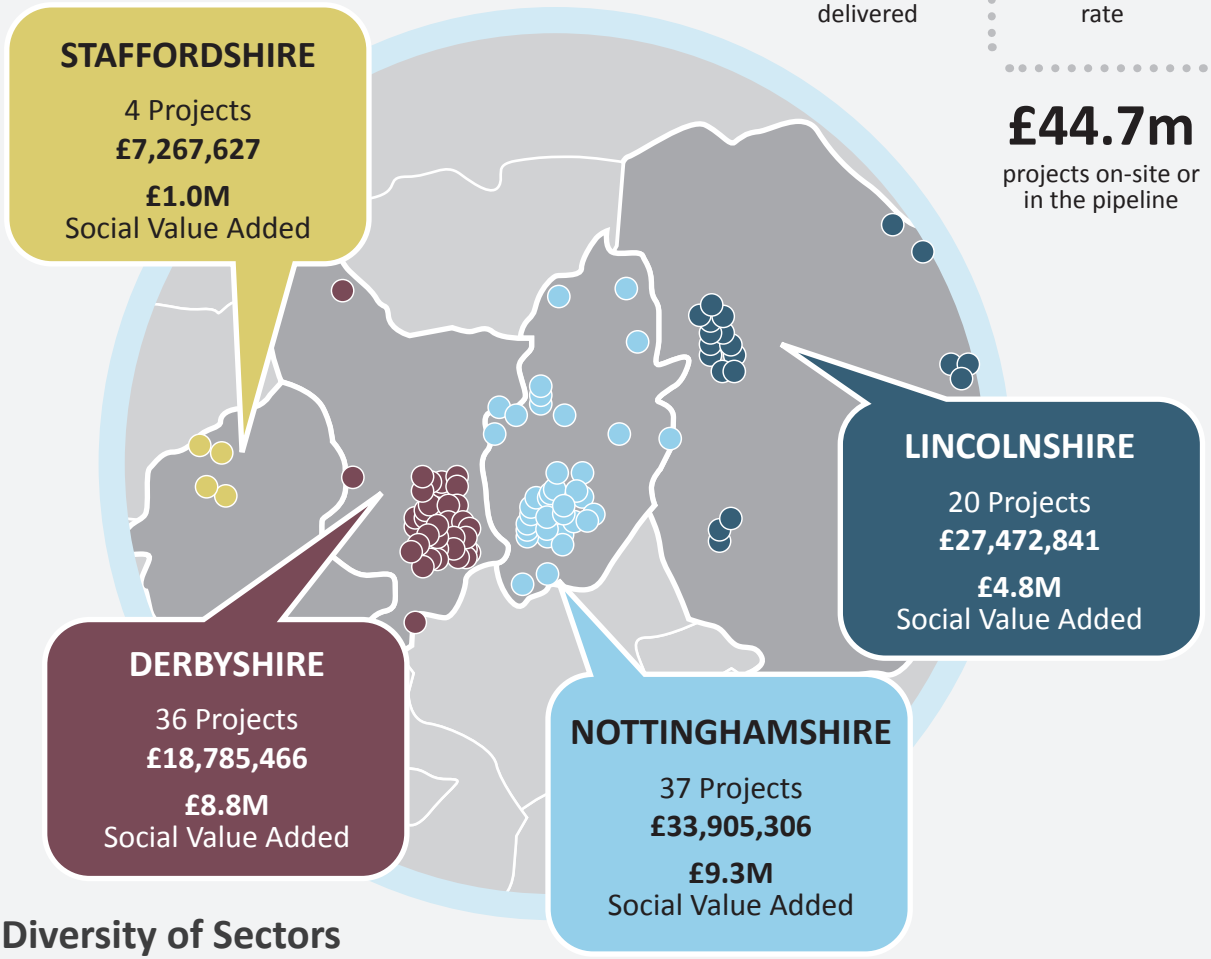
As we embark on the fourth year of the framework, we are excited for what we can continue to achieve with SCAPE.

Our Framework Performance

£45.8m
projects delivered

76%
client re-use rate

£44.7m
projects on-site or in the pipeline



Diversity of Sectors

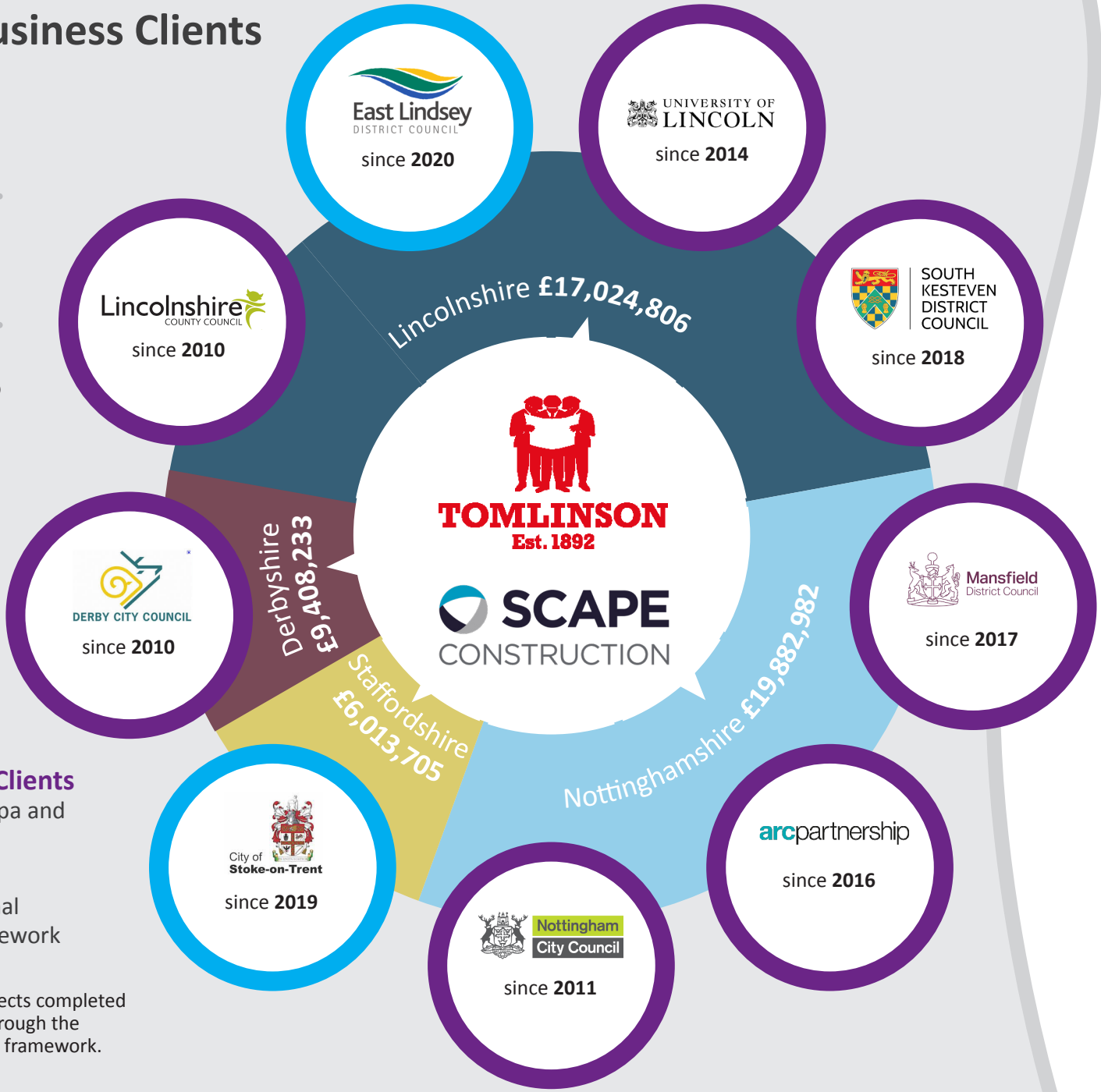
Client Relationships

Repeat Business Clients

£52m
repeat business

11
clients retained from empaii

6
new clients signed up to the framework in the last 3 years



KEY:

Legacy Repeat Clients
Retained from empa and empaii

Repeat Clients
New to the Regional Construction framework

All figures are for projects completed or currently on site through the Regional Construction framework.

New Framework Clients

New to the Regional Construction framework who have appointed G F Tomlinson to deliver one-off projects (to-date)

South Derbyshire District Council

St Oswald's C of E Primary School

PINXTON PARISH COUNCIL

SKEGNESS TOWN COUNCIL

KPI Performance

Our local knowledge, experience and collaborative approach have continued to drive exceptional performance through the Regional Construction framework over the last three years.
We take great pride in our ability to meet and exceed framework targets, providing clients with proof of framework performance and demonstrating delivery to the highest standards and of value for money.

Craig Stopper, Framework Manager

Customer Hub

Consistent client satisfaction:

90% Service

90% Product

87% Value for Money

87% Defects

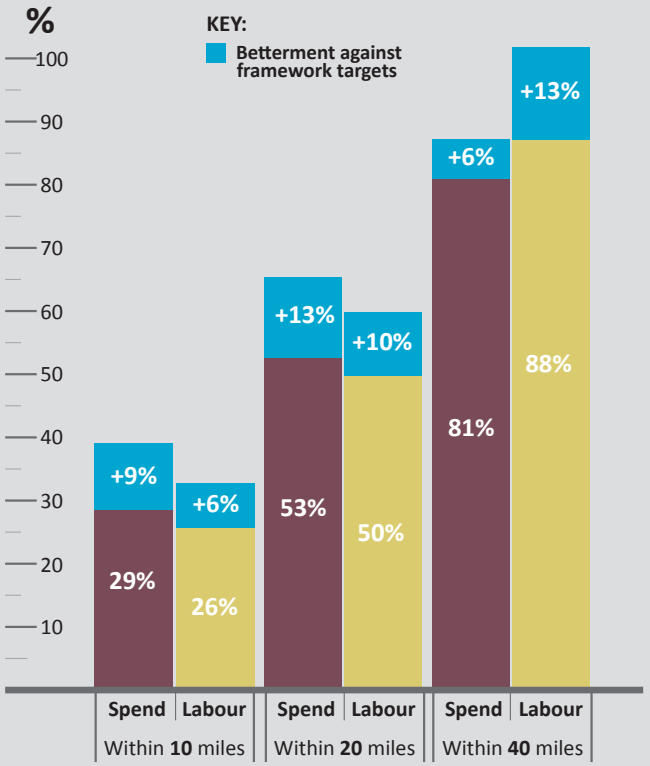
100% of projects delivered on time

100% of projects delivered in budget

Zero reportable accidents

97% waste diverted from landfill

Continually exceeding local spend and labour targets



> **"The Local Supply Chain website is used to identify potential sub-contractors for each project. The system enables G F Tomlinson to ensure their supply chain is reviewed for each project and supports sub-contractors to be able to tender for works. By selecting certain parameters, this also helps G F Tomlinson to support local labour and ensures that the Scape KPI targets are met."** Tom McIntosh, Auditor, Scape

Working with our local supply chain

100% paid within 19 days - Fair payment

100% Supply chain satisfaction

100% SME Engagement and spend

16% micro business engagement

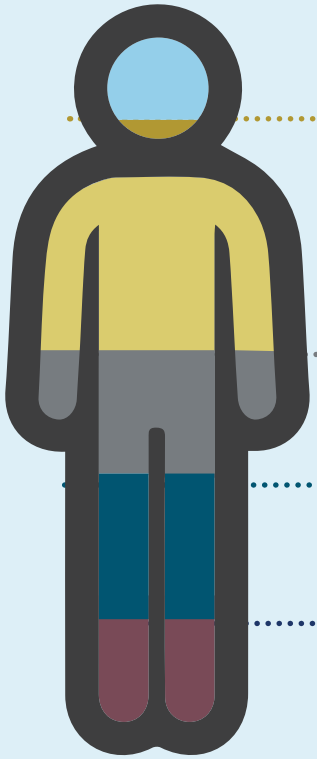
12% micro business spend

Meets or exceeds framework targets

Collaboration

Client Assurance Model

In the last three years we have introduced our Client Assurance Model (CAM), providing a more focused client interface at both strategic framework and operational project level. CAM embeds the principles of Soft Landings and ISO44001 to promote a one-team culture throughout.



Aspirational Client

Having a clear vision known to us and is the focus of our efforts

Certain Client

Having robust information to make good informed decisions

Engaged Client

One Team – client, designers, advisors, supply chain and G F Tomlinson

Fulfilled Client

Stakeholders and community engaged and fully satisfied

Assured Client

Having the proof the project was a success and celebrating it

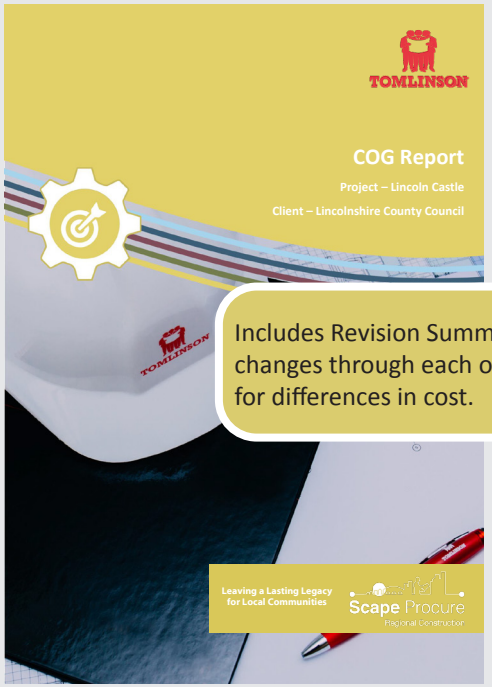
Client Assurance Model

Client Objective Gateway (COG) Reports

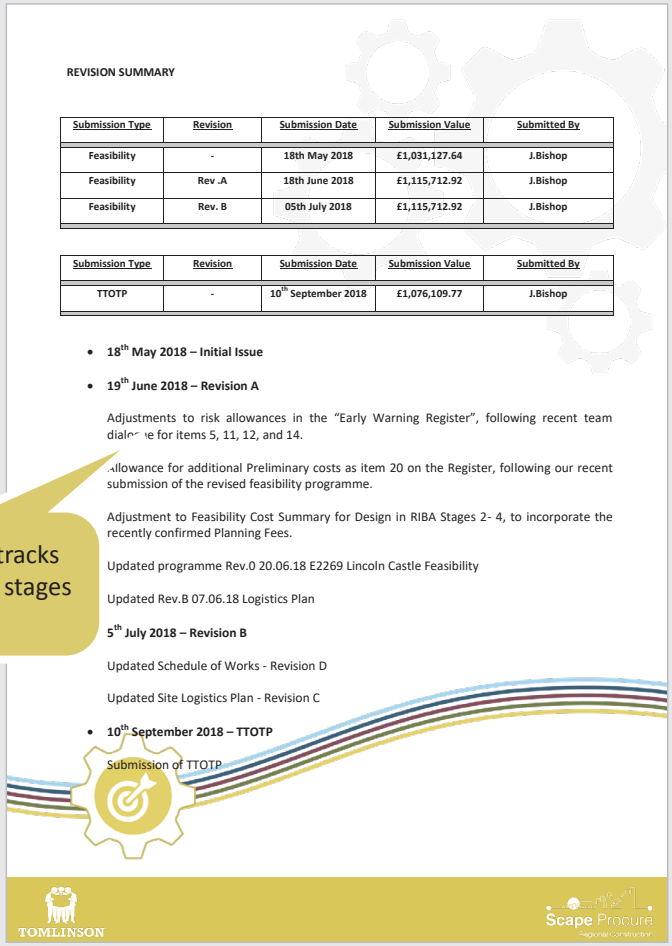
Our COG Reports, introduced at the start of the framework, are a progress reporting tool used to provide clients with a comprehensive overview of project progress and performance through every stage. This report provides clients with a constant, data-driven, tangible sense check of we are performing on the project or programme of works, giving continual assurance of value for money.

100 projects benefitted from COG reports

Lincoln Castle Tender Stage COG Report issued at end of Pre-construction



Includes Revision Summary, tracks changes through each of the stages for differences in cost.



REVISION SUMMARY

Submission Type	Revision	Submission Date	Submission Value	Submitted By
Feasibility	-	18th May 2018	£1,031,127.64	J.Bishop
Feasibility	Rev .A	18th June 2018	£1,115,712.92	J.Bishop
Feasibility	Rev. B	05th July 2018	£1,115,712.92	J.Bishop

Submission Type	Revision	Submission Date	Submission Value	Submitted By
TTOTP	-	10th September 2018	£1,076,109.77	J.Bishop

- **18th May 2018 – Initial Issue**
- **19th June 2018 – Revision A**

  Adjustments to risk allowances in the "Early Warning Register", following recent team dialogue for items 5, 11, 12, and 14.

  Allowance for additional Preliminary costs as item 20 on the Register, following our recent submission of the revised feasibility programme.

  Adjustment to Feasibility Cost Summary for Design in RIBA Stages 2- 4, to incorporate the recently confirmed Planning Fees.

  Updated programme Rev.0 20.06.18 E2269 Lincoln Castle Feasibility

  Updated Rev.B 07.06.18 Logistics Plan

- **5th July 2018 – Revision B**

  Updated Schedule of Works - Revision D

  Updated Site Logistics Plan - Revision C

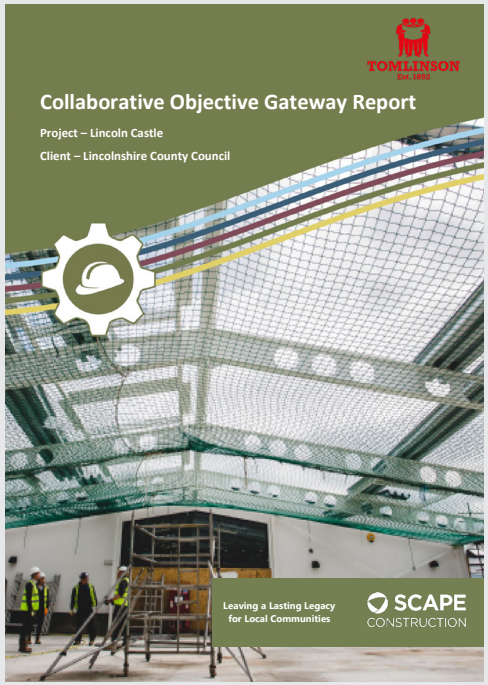
- **10th September 2018 – TTOTP**

  Submission of TTOTP

TOMLINSON

Scape Procure

Lincoln Castle Construction COG Report issued at end of Construction



SOCIAL VALUE IMPACT REPORT

Social value impact on this project has been calculated using Social Value Portal in line with the National TOMS (Themes, Outcomes, Measures).

Total Social Value Added (SVA)	
£577,273.30	61% of project value

THEME	SVA
JOBS Promote local skills and employment	£171,080.36
• 61 local people within 20 miles of site employed • 94 local people within 40 miles of site employed • 2 work experience weeks	
GROWTH Supporting growth of responsible regional business	£395,325.14
• 62% SME spend within 20 miles of site • 94% SME spend within 40 miles of site • 24% Micro business* engagement *(*an organisation with 10 employees or less)* • 11% Micro business* spend *(*an organisation with 10 employees or less)*	
SOCIAL Healthier, safer and more resilient communities	£10,654.47
• 109 hours of on-site training covering health & safety and mental health	
ENVIRONMENTAL Protecting and improving our environment	£213.33
• 98% waste diverted from landfill • 71% labour from within 20 miles of site • 90% labour from within 40 miles of site • 282 miles were recorded by low emission staff vehicles	

TOMLINSON Est. 1892

SCAPE CONSTRUCTION

Construction Stage COG Report includes Social Value Impact Report summarising added value brought to the project/community.

Client Collaboration

Shared Learning

Client training sessions on the Regional Construction framework and NEC4 provided in the last 12 months for

Nottingham City Council

East Lindsey DISTRICT COUNCIL

> "The NEC4 training provided by G F Tomlinson's Kevin Goodall was extremely useful. Kevin was unbiased in his approach in terms of the client/contractor relationship and he provided clarity on a number of responsibilities for particular roles which was particularly useful as our experience on this form of contract was quite limited within the team."
>
> Scott Ashdown, Building Surveyor, East Lindsey District Council

Long-term client relationships

Our relationship with Lincolnshire County Council dates back to 2010, delivering £18.5m of projects in the last 11 years. This relationship has continued to flourish throughout the Regional Construction framework with Skegness Business Park currently on site and a further £6.7m in the pipeline.

The Council appoint G F Tomlinson through SCAPE's regional frameworks because the Early Contractor Involvement enables continual open dialogue, bringing a range of benefits to their projects including:

- Enhanced stakeholder relationships
- Risk Reduction
- Greater efficiency
- Cost savings

Skegness Business Park

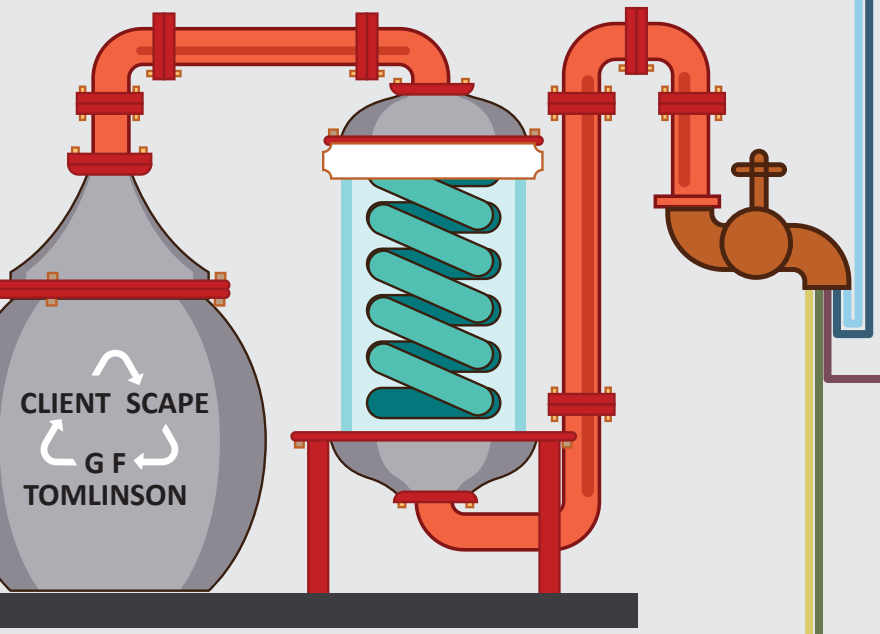
Lincolnshire COUNTY COUNCIL

Our collaboration with the Council, our Designers Lungfish BSP Consulting and our supply chain partner, Dunton Environmental developed a solution to re-engineer and lime stabilise the ground.

Our resulting solution achieved:

2600m³	100%	2.91	300	£248k
soil retained on site	waste diverted from landfill	tonnes CO2 savings	fewer vehicle movements to/from site	client saving

> "The excellent relationship we have with G F Tomlinson enables us to discuss future possible projects and seek informal advice at any time. It is an organisation which has clearly identified the importance of maintaining good relationships with clients and has an excellent appreciation of why a project is required and the benefits it brings to the end user." Tanya Vaughan, Special Projects Officer, Lincolnshire County Council



Multi-Site Programmes of Work

Our repeat-use clients continue to appoint us to plan and deliver their annual programmes of work through the framework. £15.6m of our £44.7m turnover has been delivered through programmes of work, including:

DERBY CITY COUNCIL — **6** programmes of work

arcpartnership — **3** programmes of work

Annual Delivery of Derby City Council Children and Young Persons Programme

- CAM Leader – Craig Stopper
- Commence planning 6-8 months in advance
- ECI and early collaboration ensures we understand programme requirements, including costs, timescales, site constraints etc.
- Help the Council understand the costs for multiple sites, allowing them to prioritise according to their budget. For example on the 2020 programme there were initially 7 sites on the 'wish list'. Our market-informed feasibility studies confirmed the Council's funding could successfully deliver 5 out of the 7 sites. Five sites were then prioritised and the remaining two sites have been re-routed to the 2021 programme.

26% reduction in feasibility period

62% reduction in pre-construction period

Just Imagine Working Here

To support Nottingham Free School with their annual Careers Week we delivered the Just Imagine Working Here event with a little help from Scape, Lungfish and Arc Partnership. The event formed part of a bespoke programme of events to bolster the careers week schedule.

We have been partnered with the school since 2018 as part of the Enterprise Advisor Network. Framework Manager Craig Stopper is their dedicated enterprise advisor who works closely with staff and the senior leadership team to support the school's careers curriculum, helping with the development and implementation of their careers strategy to ensure all students are prepared for the fast-changing world of work.

21 Year 10 students visited our city centre transformation of the Nottingham Castle before settling into SCAPE's City Gate West offices for the team building activity to design and build their own model of the Castle's new Visitor Centre. With a strict budget for materials such as lollipop sticks, paper straws and string, their creative skills were put to the test to create a model for their pitches – with each student in each team taking on the role of either architect, structural engineer, project manager or quantity surveyor.

The activity aimed to give the youngsters a real taste of a construction project from start to finish, including building design, structural stability and budget recording.

Employees from Lungfish Architects and Arc Partnership also provided industry expertise during the day, offering guidance and support to the students when it came to the design and construction of their model visitor centres.

"We are really grateful to G F Tomlinson for putting in the time and effort to provide such a range of exciting activities for our students. Young people gain a lot from interactions with employers and making those links between working life and the classroom is so valuable for promoting employability skills, aspiration, curiosity and knowledge. Thank you to all the volunteers who have contributed to making this such a success." *Philippa Barrett, Careers Co-ordinator, Nottingham Free School,*

PERFECT CIRCLE

5 projects completed

1 project at pre-construction

TOMLINSON Est. 1892

Perfect Circle are supporting our Local Communities Partnership Programme

RICS Social Impact Award Winner

Tower Gardens Pavilion - Leisure Category

This project used a one-team approach to respond to the exising site, surrounding area and local need, whilst making it a functional and useable mixed-use community building.

Employment & Skills

2 apprentices on site (25 apprentice weeks)

Community

108 local school children engaged

Considerate Constructors Scheme Performance Beyond Compliance

Environmental

EPC A rating

Solar photovoltaic panels

Electrical vehicle charging points

Bat boxes incorporated

"The Tower Gardens Pavilion has breathed life back into a previously neglected area of Skegness Town centre. The new Pavilion will provide easier access to crucial town council services, as well as providing flexible spaces and a café for the community to access all year round. The enthusiasm from the team behind the project, as well as the support from the local community is impressive and the judges believe this project will have a positive social impact for both residents and visitors to the area." Sally Walters, RICS Social Impact Awards Judge

RICS Social Impact Awards 2020 Winner

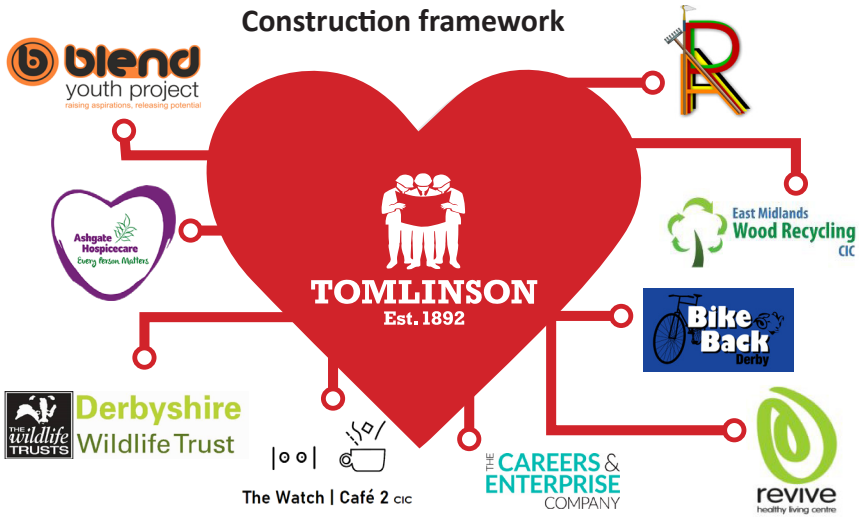
Social Value - More than Metrics

We believe true social value means improving lives, going beyond metrics to leave a positive legacy relevant to the communities we work in. Social value, and what it means to our public sector clients, is continually evolving and our leadership, relationships and flexibility ensure we evolve with it.

Long term relationships with charities and community organisations

We forge long-term relationships with local charities and community organisations in our framework regions to help us identify and deliver positive legacies for local communities. When we form partnerships we seek to ensure longevity of support to the community, providing a legacy beyond the life of the project.

Community Partners During the Regional Construction framework



Recognised as a Leader in Corporate Social Responsibility (CSR)

In January 2021 we secured Gold CSR Accreditation.

CSR Accreditation is a nationally recognised body that awards Bronze, Silver and Gold accreditations to businesses that demonstrate a positive impact on society through areas including social, environmental, ethical, human rights and consumer concerns.

The 3 year accreditation includes continual liaison with the awarding body to review our progress, ensuring we achieve continuous improvement in our CSR policy, procedures and delivery.

> **"Achieving a CSR Accreditation is a visible testimony of your excellence in Social Responsibility. The Accreditation shows you have integrated social responsibility initiatives throughout your business operations and allows you to enrich the quality of lives for all by investing in social value as an essential part of an organisations culture. This provides purpose and impact and will ensure a sustainable and profitable business. It will help to build a better world for future generations by improving the environment and ensuring a cohesive community to live and work in."** Richard Collins, CSR Accreditation

Local Communities Partnership Programme

In February 2021 we launched our Local Communities Partnership Programme to find not-for-profit organisations in Nottinghamshire, Derbyshire, Lincolnshire and Staffordshire who we can support in delivery of an impactful community project. The process includes:

Application Process

Dragons Den-style Event
with 4 shortlisted organisations to understand their needs. Panel of experts from SCAPE, Arc Partnership and Perfect Circle will provide advice/guidance

One organisation Selected
to move forward with to support delivery of their project (using time, resources, expertise and materials).

Ongoing Partnership
to provide an ongoing legacy of support.

22	16	4
enquiries received	applications submitted	organisations shortlisted

Our Community Investment Fund, started at the outset of the framework, has invested 0.01% of our framework turnover over the last three years and we will use this fund to support the project.

Supported by:

PERFECT CIRCLE SCAPE arcpartnership

Social Value - Metrics

Total social value generated from framework projects £23,872,209

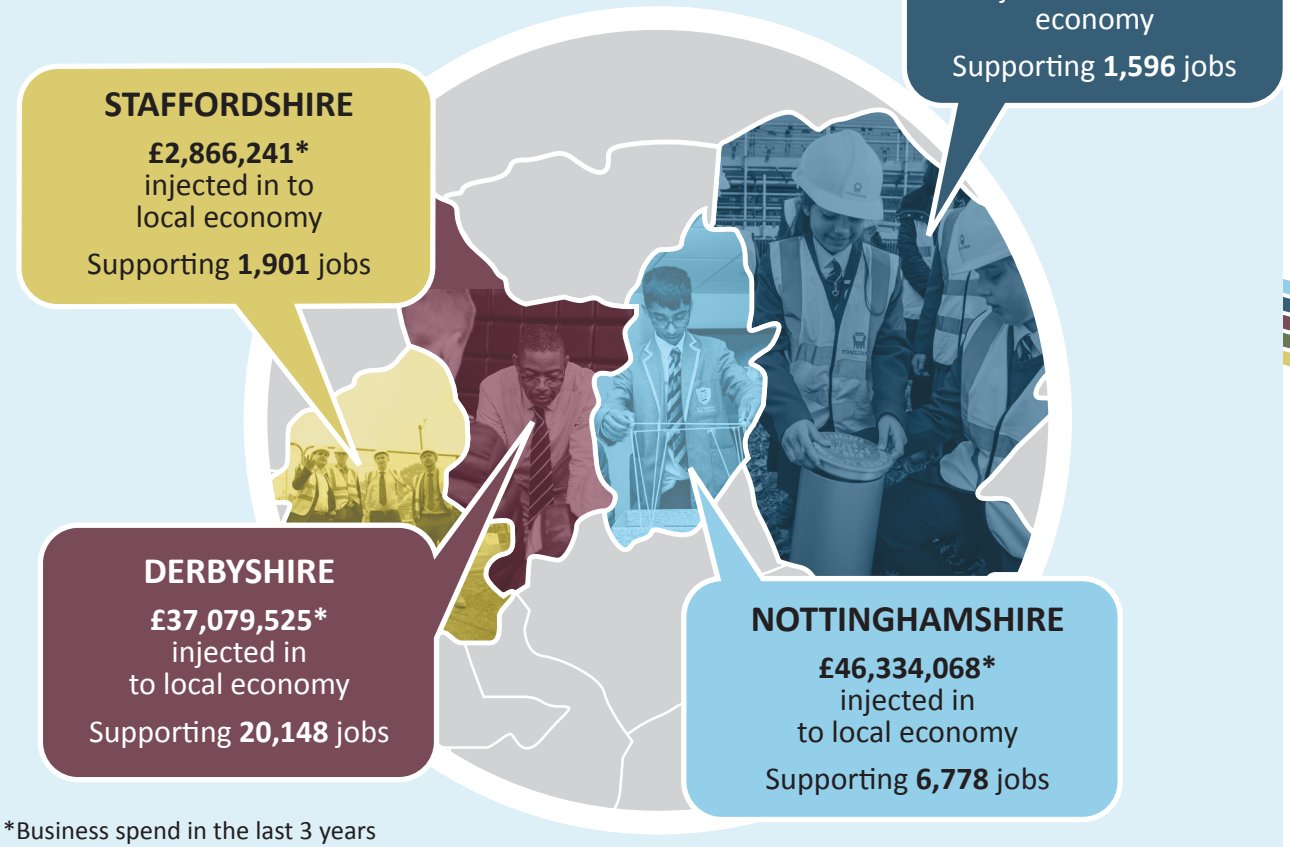
46%
Social and Local Economic Value Add*

44%
Local Economic Value Add*

2%
Social Value Add*

* Against framework turnover

Supporting Jobs and Economies Across our Framework Regions



LINCOLNSHIRE
£12,981,563* injected in to local economy
Supporting **1,596** jobs

STAFFORDSHIRE
£2,866,241* injected in to local economy
Supporting **1,901** jobs

DERBYSHIRE
£37,079,525* injected in to local economy
Supporting **20,148** jobs

NOTTINGHAMSHIRE
£46,334,068* injected in to local economy
Supporting **6,778** jobs

*Business spend in the last 3 years

2,719
Apprentice Weeks

111
Work Experience Placements

6,375
Students engaged

£154k
Fundraising

24,259
Hours dedicated to SV

£1.1m
Investment (corporate time, effort, expertise and funding)

Social Value Timeline

2018

Regional Construction framework Commenced

Social Value Co-ordinator appointed

2 Careers Enterprise Advisors appointed in Nottingham (part of our Cornerstone Employer commitment)

Lincoln Construction Week

First annual regional SVIR created

Social Value Working Group established

Embedding the National TOMs

Started supporting Bike Back Derby

2019

First year supporting Revive healthy Living Centre's Christmas Pantry appeal

Annual Wildlife Trust Volunteering Day

Regional Meet the Buyers Attended by more than 400 local companies

Committed 800 hours of staff time to North Derbyshire Skills Hub

The Watch | Café 2 delivered for Oak Field School

Became part of SCAPE's Social Enterprise Working Group

2020

Lincoln Construction Week

Collaboration with SCAPE, Arc Partnership and Lungfish to deliver our first 'Just Imagine Working Here' event with Nottingham Free School

Turner Farm Environmental Hub officially opened - created using our Community Investment Fund

Ashbourne Road District Allotments Association Community Starter Plots project launched - 2nd community project with the Potty Plotters

Start of relationship with Nottingham Education Trust

Participated in the first Learning in Lockdown

1 Careers Enterprise Advisor appointed in Lincolnshire

Careers Enterprise Advisors in each of our regions - Nottinghamshire, Derbyshire, Lincolnshire and Staffordshire

Joined SCAPE's Climate Emergency Response Working Group

Tower Gardens Pavilion wins RICS Social Impact Award in the Leisure Category

BRONZE

Joined Supply Chain Sustainability School

Hedgehog Highways created at Rosemary Avenue housing in Mansfield - start of policy to create hedgehog highways on all housing projects

2021

YOU ARE HERE

Local Communities Partnership Programme launched

Start of relationship with Derby Play and Recyling Centre

Roll out of University of Derby's Mental Health and Productivity Pilot programme.

Gold standard CSR Accreditation

2022

Environmental

The process of construction has a big impact on the environment. We deliver all projects in a way that minimises negative impact of harm from construction activities (short term) and building use (long term), as well as taking positive steps to protect and enhance the environment within the local communities in which we work.

97%
waste diverted from landfill

225%
increase in electric/hybrid company vehicles for staff

9.71
tonnes CO^2 saved with Low Emission Vehicles

We are part of SCAPE's Climate Emergency Group

Increasing Environmental Training

In 2021 all our Site Management staff have undertaken mandatory additional Site Managers Environmental Training Scheme which covers 10 key areas:

- Sustainable construction and the environment
- Energy Management
- Ecology and biodiversity
- Water protection and management
- Soil management and contamination control
- Environmental management systems
- Archaeology and heritage
- Statutory nuisance
- Resource efficiency
- Waste Management

citb
Approved Training Organisation
Number 3456

Employing East Midlands Wood Recycling on every project

Our relationship with the East Midlands division of Community Wood Recycling goes back to 2016.

The VCSE organisation collect and re-use waste timber from our sites in the most environmentally beneficial way while creating jobs and training for disadvantaged people.

Impacts in the last three years:

198
tonnes of timber rescued from the waste stream (and re-directed for re-use, firewood and recycled)

91
tonnes of CO^2 saved

2.1
paid jobs created

4.5
people trained

East Midlands Wood Recycling CIC

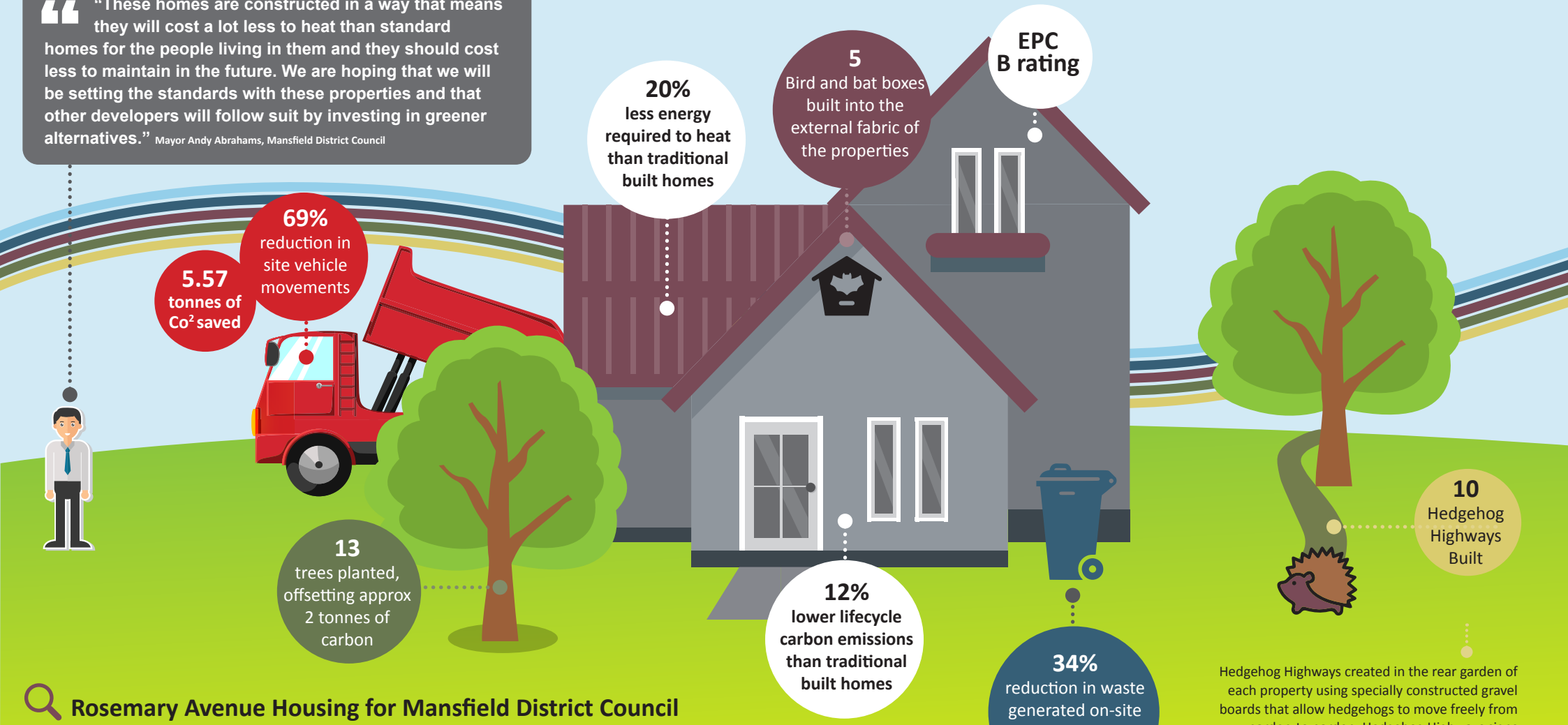
Environmental Benefits on Modular Housing Schemes

South Kesteven District Council Affordable Housing Scheme

Development of former garage sites at Kinoulton Court and Earlsfield Lane, Grantham to create 14 one and two-bed apartments to meet increasing demand for affordable housing in the district.

Use of modular construction provided innovative, 'ready-built' homes, the first of their kind in the area and generated environmental benefits compared to traditional methods.

> "These homes are constructed in a way that means they will cost a lot less to heat than standard homes for the people living in them and they should cost less to maintain in the future. We are hoping that we will be setting the standards with these properties and that other developers will follow suit by investing in greener alternatives." Mayor Andy Abrahams, Mansfield District Council



Hedgehog Highways created in the rear garden of each property using specially constructed gravel boards that allow hedgehogs to move freely from garden-to-garden. Hedgehog Highways signs (sourced from the Hedgehog Preservation Society) to ensure future residents understand the purpose of the gravel boards.

Rosemary Avenue Housing for Mansfield District Council

Development of a town centre site to provide 10 two and three-bed semi-detached houses, the first time Mansfield District Council have used a modular, off-site construction solution for their housing stock.

In addition to the environmental benefits of reduced vehicle movements and waste generated on-site, this project aims to reduce its impact on the environment through protection of biodiversity.

SCAPE CONSTRUCTION

TOMLINSON
Est. 1892

G F Tomlinson Building Ltd
Tomlinson House, 100 Alfreton Rd,
Derby. DE21 4AG
01332 342202
www.gftomlinson.co.uk

Craig Stopper
Framework Manager
07903 239917
c.stopper@gftomlinson.co.uk