

Specialists in design, engineering and construction

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Client: GLE Property Developments Ltd
Engineer: Clark Smith Partnership
Architect: GC Partnership & Engineers
Value: £3.8 million

Enterprise development underway in Dagenham.

Faircloth project will help local businesses grow

A £3.8million project to turn an existing recycling depot in Dagenham into a hub for local business is being delivered by The Faircloth Group.

Faircloth is currently building 21 units which will form a mixture of industrial and modern offices for leading enterprise development specialists GLE Property Developments Ltd.

The Dagenham Enterprise Centre project – designed by architects GC Partnership – is being built on 34,500 sq ft of land owned by the London Borough of Barking and Dagenham Council (LBBD). The development is part of a local government strategy to give small and medium sized businesses more affordable space to grow without having to move out of the borough.

Steven Wright, Associate Director for GLE Property Developments, said: "The project is going extremely well and the good relationship developed with Faircloth means we can rely on them to deliver the requirements of the work effectively."



LBBD was one of only two London boroughs that achieved Government funding for the development of a Local Enterprise Growth Initiative programme (LEGI), which will part fund the development.

In addition the centre is being part funded by the London Development Agency's (LDA) European Regional Development Fund (ERDF) Programme 2007-13, securing funding for the environmental aspects of the scheme ensuring the development achieves a BREEAM Excellent rating.

Faircloth began work on the project in November last year and it is due to be completed in September.



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For more information about how Faircloth or Atcost can help with future development projects, please call either David or Darren Faircloth.

Commercial Builders of Sussex

News Update

Developer hungry for Faircloth in Subway restaurant build



WELCOME to the Spring 2011 edition of our newsletter which gives details of some of the major projects The Faircloth Group have been working on over the last few months.

Since Faircloth was incorporated 30 years ago, the company has built more than 220 factories, including five industrial estates.

During that time its work has been governed by the importance of offering good service to customers – and this is a philosophy that remains at the heart of Faircloth today.

The company continues to specialise in design and construction of commercial and industrial units, providing concrete and steel solutions through the expertise within Faircloth and Atcost.

Specialist labour covers all the trades with the majority of staff being long-serving employees.

Highlights of the last few months include diverse projects from a Subway unit in Bristol to the transformation of a former Bacofoil factory in Amersham.

For more information about Faircloth, please do not hesitate to contact either David or Darren Faircloth or visit the websites at www.faircloth.co.uk or www.atcostgroup.co.uk



Client: Aberdeen Asset Management
Architect: 3D Architects
Engineers: Thomasons
Tenant: Subway
Duration: 9 weeks

Subway restaurant in Brislington.

A new Subway restaurant has sprung up in Bristol with help from The Faircloth Group.

Faircloth won the tender from Milton Keynes-based 3D Architects over other contractors located closer to the build site because of its solid reputation. The owners of the site had previously worked with Faircloth Ltd and requested the company be included in the tendering process.

Estelle Reeve, of Aberdeen Asset Management, said: "We had worked with Faircloth previously on the successful build of a retail unit for Tesco in Newbury, so we were pleased to invite them to tender on this project."

Faircloth worked with 3D Architects and engineers Thomasons to construct the glass and steel shell of the building, which is in a prominent position on a retail park on the A4 London Road, the main road into Bristol.

The building was completed early and Subway is now in the process of fitting out the shell.

Ken Wallace, Associate Director at 3D Architects, said: "It was a pleasure to work with Faircloth, they proved to be a collaborative and efficient contractor, completing the project ahead of schedule. We had not worked with them previously, but they were recommended to us by our client for their efficiency and they have not disappointed."

Steve Pasco, Managing Director of the new store, added: "I would like to take this opportunity to say a very big thank you to all those involved in the project for Subway at Brislington. Everyone involved was totally professional."

"The fact that the project was completed prior to the due date bears this out and the quality of the work on the project was also excellent."

Faircloth lays foundations for solid retail future

The Faircloth Group completed an extension to a retail building, but not before they employed a special technique to make sure the foundations were sound.

Part of the build in Rugby included vibro compaction ground improvement, which is used prior to casting foundations to ensure there is sufficient ground-bearing pressure.

Once this process was completed the extension began to take shape. The build consisted of a steel-framed structure with a combination of built up and composite cladding.

The perimeter walls were constructed in cavity brick and blockwork, and design

features included a low level stone-faced block and bands of white Portland stone.

To ensure continuity with the existing building, further features included two curved sections of brickwork to the front of the building and flag poles.

London-based engineers Clark Smith Partnership, have worked with Faircloth in the past and were reunited with them again on this project.

Alan Pipe, from CSP London, said: "Extending an existing building can sometimes prove tricky but fortunately this was a straightforward build. Everything went smoothly and we were pleased to be working with Faircloth again, as always."

Tenant: Maplin
Duration: 15 weeks
Engineer: Clark Smith Partnership
Project Manager: CPMS



Maplin electronics in Rugby.

Specialists save time by developing not demolishing

Client: PMB Holdings
Architect: HKR Architects
Duration: 33 weeks
Value: £2.65 million
Quantity Surveyor: Quantum Consulting



Former Bacofoil factory in Amersham.

The Faircloth Group, along with the expertise of Atcost, has redeveloped a factory that other contractors without such specialist skills would have had to demolish and rebuild.

The £2.6million project was to transform the 90,000 sq ft pre-cast concrete former Bacofoil Factory in Amersham. Everything, apart from the concrete frame, was stripped out and rebuilt to change

one large space into eight smaller units.

Atcost – a division of The Faircloth Group – specialises in precast concrete constructions. Other contractors without Atcost's specialist knowledge would have had to demolish the frame, therefore adding three months on to the whole project.

The redevelopment of the factory included a new roof, concrete floor,

cladding, doors, windows, access route and external drainage. The 33-week project is on schedule to complete on time in May.

HKR Architects worked with engineers Design Consultancy on the project.

Paul Birch, from HKR, said: "We have worked with Faircloth before and they are always very good to work with and always deliver on

time. "Because of their subsidiary Atcost and the specialist skills they have, they were able to give guarantees that we could keep the frame of the building and that had a significant cost and programme advantage.

"We were able to put the roof on first while the rest of the scheme was still being designed, which meant we were able to reduce the timescale of the project."

On the ball with premier project



Client: Tottenham Hotspur
Architect: KSS Group
Duration: 18 Weeks

The Faircloth Group has completed a build at Tottenham Hotspur FC training ground – on time and on budget.

They worked closely with KSS Group Architects, Stace LLP and Hewitts who are specialists in preparing new pitches and grounds.

The greenbelt site leased to THFC is owned by the London Borough of Enfield who insisted the build was sympathetic to its surroundings.

James Budd, from KSS Group Architects, said: "The build had to be of high architectural quality in view of its setting and context."

A steel frame was erected on traditional foundations and the external elevations were clad in Cedar wood

to ensure the building blended in with the rural background.

The Grounds Maintenance Building (GMB) will be used to house heavy and expansive ground care equipment and welfare facilities for the groundsman.

Despite some late changes to the design the project ran smoothly.

"There was a substantial change to the GMB with a 20% increase in floor area, but Faircloth dealt with promptly, positively without issue and still completed on schedule." said James.



The GMB at Tottenham Hotspur FC

James Reilly, from Stace LLP, was also impressed by Faircloth's contributions to the project.

"They were great to work with and came up with some interesting proposals for value engineering which helped us to bring the costs down," he said.

Weather fails to slow work on Faircloth build

Architect: Bozeat Partnership
Duration: 18 weeks
Value: £750,000
Engineers: Granville & Company

The diligence of TheFaircloth Group staff has been credited with enabling a project to finish one month ahead of schedule.

Despite the appalling weather over winter the scheme to build a 400 sq mtr finished goods warehouse for Moss Plastics was finished in December, rather than the scheduled January.

Peter Bozeat, from Bozeat Partnership – the architects on the project, said: "The weather was extremely bad, however because of the diligence of the contractor it didn't affect the overall programming of the project."

The steel-framed high bay warehouse, with composite

cladding to the perimeter, is an extension to an existing building.

The construction of this extension, which included improvements to the existing loading bay facility, began in August and is just the first of three phases of this project in Kidlington.

Phases two and three will see the original warehouse replaced with another high bay building.

Peter added: "Faircloth are good contractors and we have worked with them for this particular client in the past. Both ourselves and the client are very pleased with them which is why we continue to work with them."



Moss Plastic Parks.