

# BENCHPRESS

Summer is here at last and with the better weather comes positive news regarding our recent success in securing new work. Since the New Year we have managed to win more, month on month, than we are charging. This means that our pipeline, or balance of turnover as we call it, is building nicely to give us a cushion going forward and job security for the year ahead. In reviewing our recent successes I was struck by the number of high profile and prestigious projects that we are now involved with.



Consequently, I have decided to make the theme of this update a pictorial tour around current sites which you will probably recognise but may not, until now, be aware we are working on. Most shots do not show our scaffolding involvement but many, I am sure, will be familiar to you all.

Some of these projects are featured in more detail later in this edition of Benchpress, namely the latest phase of our major project for John Sisk & Son in the shadow of Wembley Stadium's great arch, and the premier shops of London; Harrods, in Knightsbridge, and Selfridges, in Oxford Street, where we continue our long standing working relationship with Stonewest Ltd. We are back at the Palace of Westminster, or Houses of Parliament as it is more commonly known, where



National Theatre

we are working for several major contractors and are looking very good for the next major phase for Shepley Engineering – the start of a major project to renew the cast iron roofs over the next decade. We are working at the National Theatre and the Imperial War Museum for Lend Lease and on the British Museum for Mace Ltd. Our association with Westfield Shopping Towns continues with further works on their famous flag ship shopping

**BENCHMARK SCAFFOLDING**



*Setting the Standards*

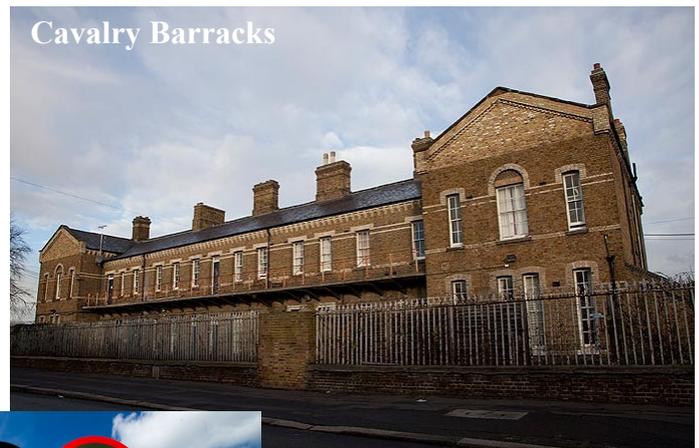
centres at White City and Stratford City where we were previously the main scaffolding provider during the initial construction of these iconic developments. Westfield are key to our future pipeline prospects as a major extension is planned for White City along with a brand new development for Croydon Town Centre commencing in early 2014. In our Northern region Westfield again feature as we hope to take advantage of our established relationship, with the global leading shopping mall developer, to secure significant turnover on their Bradford Shopping Centre later this year.



As you know Benchmark was heavily involved in delivering the Athletes Village for last year's Olympics and we are back in Stratford helping with the conversion of the village to residential use as part of the legacy project for the area.

We are also working at BskyB's site in Isleworth, just around the corner from our Hanwell office, and at the Masonic Hall in Great Queen Street.

For many years now we have been involved in delivering new accommodation for the armed forces through the SLAM projects for the MOD. Recent success in this market involves major projects at Woolwich Barracks and the Cavalry Barracks, Hounslow.





Westfield White City

Westminster Abbey is another famous landmark where we have recently become involved but we are still happy to undertake more traditional work in the form of major residential developments at Greenwich Square and Silchester Gardens for another of our long standing customers, Mace.

Our Northern region continues to perform well and one of our newer customers, Vinci, has awarded us major projects in Doncaster and Nottingham. Carillion have added new orders on their Building

Schools for the Future programme in the Nottingham area and our long standing association with Yorkshire Water continues with a year extension to our service contract with very good chances of a further three year extension next summer.

Benchmark has experienced a difficult time over recent years but I am sure you will agree, going forward, we have much to be positive about. Thank you all for your continuing commitment, hard work and loyalty and as the market starts to improve I am sure that we can all look forward to a successful future together.

Regards  
 Rob West  
 Managing Director



Battersea Power Station



Wembley



Masonic Hall



Westminster Abbey



Imperial War Museum



British Museum



# THE PLACE TO BE

The Shard may have attracted all the attention last year, but its little sister, The Place, represents just as accomplished a technical feat.

Mace says – The Place is well on its way to successful completion in May 2013 and is another dazzling success story.

A complex cantilevered design, a site hemmed in on all sides, and a demanding schedule, have brought Mace’s expertise and client focus to the fore.

Mace is main contractor for The Place, which offers 40,000 square metres of premium commercial office space over 18 storeys. As part of the London Bridge Quarter development, it forms a counterpoint to The Shard standing opposite and is linked to the 72-storey tower by a new public piazza.

Despite its glamorous neighbour, ‘The Place’ is anything but a mini-Shard. It has drawn on all of Mace’s ingenuity, expertise and determination to deliver – a challenge the team has met head on.

The Place sits on a bustling, cramped site. London Bridge railway station, one of the UK’s busiest, is on one side, with a bus station on the other. There are London Underground tunnels and a ticket office underneath the site – piling had to be threaded between them – and there are shops, hotels and restaurants all around. Comprehensive and detailed logistics and the best stakeholder liaisons were absolutely crucial to the success of this project.

An early challenge to the programme was to realign London Bridge Bus Station – which runs underneath the cantilevered structure of The Place – before the building was complete. Careful sequencing made sure the cantilever was in place ready for the first phase of the bus station works, which were intended to provide more space and a better road layout.

It was an uncompromising schedule. The team knew they had to get the building up quickly, and safely, to hit their milestones. Top-down construction on The Place’s two cores – building up at the same time as excavating the basement – was the answer, enabling The Place to reach its lowest and its highest point on the same weekend, just 12 months after starting on site.

The Place’s cantilevered structure is an ambitious and complex design, intended to squeeze as much usable office space out of the constrained site. Temporary props holding up the first four floors were replaced by high-tension steel bars supporting the building from inside the structure, freeing up space at ground level for the bus station.

With the bus station complete, the rest of The Place’s construction took place in a live, operational environment.

Meanwhile construction continued upward, with the steelwork going up 24 hours a day. At the 12th level, the temporary internal steel supports were removed and permanent inclined columns put in, transferring the load of the building onto the concrete core. The building’s distinctive cladding was also added, at a rate of one floor every two weeks.

## **Benchmark Hoists role was:**

To supply 2 number Alimak 650 FC 26/50 Passenger/Goods Hoists – these remarkable Hoists provided the only external access for men and materials. The cages are 2 metres wide and up to 5 metres long developed to suit industry needs for Hoists capable of lifting large cladding elements, rather than relying on the tower cranes, already in demand and more susceptible to high winds, compromising the site program. The Hoists have 2500kgs capacity and travel speeds up to 54 metres a minute proving themselves invaluable to site. A program of staged climbs was carried out to suit the building construction and service support to minimise any down time was imperative to the success of Mace.

In addition Benchmark provided a Goods Hoist in the basement – usually this is front end of the program, but this was anything but usual! The top down construction program meant the basement only became available at the same time as the last steels were placed on top of the building. The M20/40 Goods Hoist was positioned in a permanent plant leave out section serving basement levels, the Hoist was erected on special narrow mast due to the restricted opening. Installation and removal required temporary lifting equipment over the leave out section.

Mace was impressed by the standard of equipment provided and levels of service and technical support by Benchmark Hoists.

The contract for ‘The Place’ was awarded on recommendation from another Mace Major Projects Team who constructed Park House and this Team are now on a new project at 5 Broadgate.....and we are pleased to announce that we are again working with Mace at 5 Broadgate!!!!

Benchmark Hoists setting the standards.....the story continues



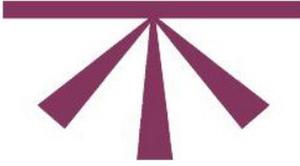


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**Building**

# OUT OF THE SHADOW OF THE SHARD

*The Place* makes its mark on London Bridge



# ACCREDITATIONS - Arising from the Ashes...

One of the challenges of our recent change in company status was to reinstate our certification in the 4 categories that are becoming more and more a key part of our procurement processes with our favoured clients.

Well, I'm pleased to confirm that we (i.e. **Prodrive Solutions Ltd t/a Benchmark Scaffolding**) have successfully regained the following certified awards through a series of interesting audits in the first half of this year:-

Achilles **Building Confidence** – February

SGS **ISO9001:2008** – May

**CHAS** – May

Achilles Network Rail **Link-up** – June



Thank you to all staff who contributed to the high standards we achieved, as all audits were devoid of non-conformities.

Regards  
Graham Pope  
Director & General Manager

## British Museum

Benchmark has been participating in another majorly prestigious development in Central London with the construction of a new wing of the British Museum by Mace Limited. It is a fast tracked project being undertaken to a strict budget as all taxpayers will be pleased to know. The challenge was to cope with the erection of intensively multi-user scaffolds having pre-planned for all the necessary adaptations and extensions and thus avoiding cost over-runs and difficulties with the various trades in terms of programming. To date on site the team has won safety awards by appearing top of the Contractor safety board on two occasions.

Benchmark hoist division is also successfully employed on site supplying a twin caged Alimak 650 25/32 driverless passenger goods hoist; an Alimak MHM 1800S goods only hoist operating in a lift shaft; a 20/32 Alimak Scando passenger goods hoist which is single caged and operated.

Barry Lane—Contracts Manager  
London Region



# Benchmark score a hat trick of orders at Wembley.

London secured its third order from the John Sisk & Son projects at Wembley. This project, which is called W10, is the demolition of an existing Multi Storey Car Park and the new build of another multi storey car park in its place. The order value is around £120k. The same team, headed by our Site Manager Tom Venables Snr, will look after this project as well as finishing off the dismantling of all the scaffold on the W07 project.

The photographs show the scaffold on W07 and the MSCP to be demolished alongside the new build.

Eamonn Gollidge—Contracts Manager  
Contracts Manager



Our *mission* is to not only “Set the Standards” but to progressively and continuously raise them across all aspects of our business.

Our *vision* is to be the scaffolding contractor of choice to our customers and employer of choice to our people.



If you've recently had a new addition to your family,  
or a birthday coming up  
send us a photo to the Barnsley office  
and we'll make sure we show them in the next edition  
or you could email us

[barnsley@benchmarkscaffolding.com](mailto:barnsley@benchmarkscaffolding.com)

# H a r r o d s

In order to enable the large escalator hall to be refurbished at the corner shop in Knightsbridge, otherwise known as Harrods, we have built a protection gantry and a rolling temporary roof structure. This was erected in stages, some of which were carried out at night and was particularly challenging due to the exacting demands of Harrods and the working environment.

The work is being carried out for Specialist Contractors Stonewest Ltd, and Jaysam Contractors Ltd and is still underway in the main escalator hall and is expected to be completed in October 2013. Thanks goes to Dave Crawford, Dave Hastings, Gary Hagger, Ceslovas Andriuskevicius, Alan Hardy and Connor Byrne, who have carried out the project to the very high standard required by Harrods.

Barry Lane—Contracts Manager  
London Region.



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