



# **Policy & Resources Select Committee**

## **Elizabeth II Court Delivering Efficiencies**

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# What the targets for the project were – 2006

- Deliver the project on cost and on time - achieved
- Reduce the occupancy of offices in Winchester by 4,500m<sup>2</sup> (30% reduction of space in scope)
- Increase occupancy from 600 to 1100 (approx 75% more)
- Achieve a BREEAM (Building Research Establishment Environment Assessment Method) 'Excellent' rating

# What the targets for the project were – 2006

- Exemplar sustainable project
- Reduce energy consumption by 50% on a like-for-like basis
- Achieve significant revenue savings
- Transform the way the County Council staff work (Workstyle)
- Facilities Management: Introduction of a centralised service

# Space efficiency outcomes

- 30% reduction achieved through vacation of:
  - Corinium House (lease)
  - Capitol House (lease)
  - Sheridan House (lease)
  - Trafalgar House (freehold disposal)
- 1250 staff now occupy: Exceeds target by 150

# Energy Consumption Reductions

- Energy consumption down, e.g. Gas 30%
- On a like-for-like basis (per occupant, per hour of use):
  - Average: -60% (target -50%)
- Data Centre Carbon Reduction 700 tonnes per annum
- Three year post-occupancy plan to monitor and drive further improvements (Carbon Trust Case Study)

# Cost and efficiency savings

- Rental savings on leased properties
- Capital receipts from disposals
- 40% reduction in Data Centre running costs
- 6FTE staff savings due to centralised Facilities Management Service
- Managed Print Service Pilot –leading to significant savings of £3 million plus across the Council
- Cost avoidance through using Ashburton Hall and internal meeting facilities

# Catalyst for change and other benefits

- Workstyle programme
- Expertise, knowledge and skills development for staff
- Exemplar project nationally – at least 30 other public sector organisations have visited
- Co-location projects followed on – Havant PSV, Ringwood Gateway

# Catalyst for change and other benefits

- Central FM Service now rolled-out across all HCC offices
- Establishment of workplace management function
- Staff satisfaction significantly higher than before
- Business development opportunities with other public sector organisations
- Modern Data Centre; reduced risk and acceleration of new technology include wireless, thin client desk top etc

# Awards & Commendations

- BREEAM 'Excellent' achieved
- Retrofit Awards 2010 for Commercial Buildings
- Constructing Excellence Awards 2010 for Legacy (Sustainability)
- RICS Awards 2010 – Regional, South East for Sustainability
- British Council for Offices (BCO) Awards 2010 – Regional for Refurbished/Recycled Workplace
- Building UK-GBC Sustainability Awards 2009 for Sustainable Project of the Year
- City of Winchester Trust Design Awards 2010 – Sustainability Award
- City of Winchester Trust Design Awards 2010 – Members' Choice Award

# Awards & Commendations

## Contd

- RICS Awards 2010 – National for Sustainability
- SCALA Civic Building of the Year Award 2010 – Highly Commended
- Royal Town Planning Institute (RTPI) Planning Awards 2009 – Climate Change
- IStructE Structural Awards – David Alsop Sustainability Award



Property Services

# Questions