



HJCONNECTS

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FOREWORD FROM PETER HARGREAVES, MD

HJ CONNECT INTRO – Oct '16

I'm taking in a little sun as I write this intro to our latest HJ Connect, but excited enough about the future that as sad as it may seem, I'm enjoying spending the time writing it and I'm going to pass on to you a few reasons why.

The latest Building Magazine survey on the UK's leading consultants was published last month. We have been and continue to be one of the 500 plus invited consultants, that includes architects, engineering and surveying businesses, that have been providing data to the survey compilation team for the last five years. This year we were for the first time included in the overall table named as joint 150th in position in number of chartered professionals employed in the business, and 130th in the measure of fees earned. It's a distinction that made both Glynn Jones and I proud and determined to better in future years.

With regard the even more pertinent table listing the top 50 Quantity Surveying consultancies, Hargreaves Jones was shown 45th in number of chartered professionals employed in the business, and 40th in the measure of fees earned. It's a result to consider with pride by you all. Our business model will always preclude us from growing to a size that requires staff numbers that will push us in to the upper echelon of this table, but our very presence and advancement year on year shows our continued improvement in performance, widening recognition by blue chip clients searching for best in class performance, and it will be this latter achievement that marks us out from our commercial sector colleagues and continues to sustain our expansion plans.

On another, but related topic. I have been personally involved in supporting one of our younger colleagues (what am I writing, they are all younger these days!) in preparing his papers for submission to his RICS interview in November, and have signed off on payment to two other colleagues of their successful attainment of first year completion of their law degree studies and attainment of MCI Arb accreditation which is a credit to them both and the business. The stronger and more professionally able we become individually, the more success we will achieve as a group.

I cannot stress enough how much time we spend at the six Board Meetings we hold per year and the six Board Calls we carryout in the intervening months, on staff discussions regarding performance support and training. I was taught a valuable lesson in my formative years when working for Birse Construction (a company that underwent organic expansion over 11 years in the 1980/90's that resulted in a £25m to £330m expansion in turnover) that growth can only be achieved by continually supporting, training and rewarding staff who undertake the work that drives the businesses growth. It was true then for Birse and it's true now for Hargreaves Jones.

My optimism for the future of our business is based on the fact that the above is recognised not only by myself, but by everyone I interact with in the Company, and it's what makes us different from the rest. Clients seek that difference to ensure they gain certainty of delivery of their objectives, and individuals seek that difference as an indicator that Hargreaves Jones is a Company that they should seek to be employed by to achieve their own personal ambitions.

I can only speak for myself, but I continue to believe this is the business for me to achieve my aims and provide me with the support, excitement and learning I crave, and I aim to continue, along with the rest of the Board, to ensure this is being realised for you all.

Regards

Peter Hargreaves



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Supporting our Clients through Dispute Resolution

Our legally qualified team is growing following Barry Donald (*pictured right*) and Ronan Donaghey (*pictured below*) recently becoming certified Members of the Chartered Institute of Arbitrators (MCIArb) after passing their entry examinations in Arbitration Law and Arbitration Practice and Procedure.

Their qualifications cover both Domestic and International Arbitrations and the usage and application of UNCITRAL Model Law, The UK Arbitration Act 1996, and the Arbitration (Scotland) Act 2010.



tion in most modern day commercial trading contracts.

With the advent of trans-national trade and commerce, and the construction industry looking to have a more speedy and inexpensive means of resolving grievances outside the arena of public courts, there has been an increasing importance of arbitration and other methods of alternate dispute resolution (ADR) with a clause for arbitration in most modern day commercial trading contracts.

Barry and Ronan's membership of this industry recognised body and skills in arbitration further supports Hargreaves Jones' client service offering in commercial dispute avoidance and resolution services. The service compliments our risk management services by helping our clients identify potential issues before they develop into disputes and conflicts.



Our dispute services include:

- Support and advice for the Adjudication process
- Preparation of Adjudication strategies
- Production of referral and documentation
- Defence of Adjudication Notices

Common Commercial and Contractual Observations with Glynn Jones

My contribution to this edition of HJ Connects is to share with you my observations whilst currently working on a daily basis in the Nuclear sector. The significant message is, that the commercial / contractual issues myself and the team are dealing with are not unique to this sector. Yes, the nature of the engineering work, is very specialised but the commercial issues associated with it are not! As experienced practitioners, myself and the rest of the Board who as you know are all active fee earners, recognise this and we need our HJ team to think in a similar way – a firm grasp of core commercial / contractual issues gives you a grounding in recognising the similarities of the issues when applied to varying construction and engineering projects in differing sectors. NEC3 is extensively used by us and I would urge all of our team to be familiar with the basic principles as they will apply to other contracts used such as JCT, FIDIC etc. The basic principles are:-

Look for and understand the Defined Terms and Identified Terms

Apply these in the correct way, both in the written and the spoken word – using the right language when giving advice, sounds simple, but will set us apart from others when we work alongside them in client offices

Know the difference between cost and price – so in NEC3, Defined Cost and the total of the Prices – how change



affects both and don't mix the two up when giving advice or assessing a change and/or a payment application

Defects – know what one is and how the contract manages its identification, assessment and correction

The above may seem simple enough, but the project teams we work with, interpret them in their own way and in my experience, generally incorrectly. It's very rewarding when your Project Manager (deliberately not in italics!), uses them correctly

after taking the advice and you know you are becoming a formidable project/contract management team. Please don't hesitate to come back to me if you have any questions or would like to comment – it might be we can jointly develop a HJ Core Skills forum which baselines key commercial disciplines, that we know, will be unique to the HJ team.

NUCLEAR DECOMMISSIONING WORK AT SELLAFIELD

Background to the Project

The Pile Fuel Cladding Silo (PFCS) was commissioned in late 1951 for dry storage of miscellaneous Intermediate Level Waste (ILW) and is one of Sellafield sites four Legacy Pond and Silo (LP&S) facilities. The PFCS was built primarily to receive fuel cladding from the Windscale Piles and, in later years, from Calder Hall and Chapelcross. The facility reached near-full capacity in 1965, with occasional tipping operations continuing until 1968.



PFCS showing compartments four, five and six. The first Silo Door is installed onto compartment 6 with the DIF and East West Movement System visible

The consequences of loss of containment are significant making PFCS a clear and time-sensitive decommissioning priority.

Hargreaves Jones Involvement

Hargreaves Jones have been supporting the commercial team involved in this programme of work for 3 years with Peter Hargreaves initially managing the team from October 2013 to January 2016 supplemented by Richard Dunn and Paul Jones who have been engaged in contract administration of various contract packages involving NEC3 Option E and C contracts respectively and will continue to manage this commercially challenging project going forward.

Project Progress

Within the PFCS Programme the Phase 3 Rap & Silo Door Works aim is to facilitate access to the Silo to enable waste to be retrieved. The works are progressing well with the Door Installation Frame (DIF) and three out of the six Silo Doors having arrived at Sellafield Site following manufacture, fabrication and testing at Rosyth.

With the utilisation of the DIF the three Silo Doors have subsequently been installed onto compartments four, five and six of the Silo Wall. Fitting of the third Silo Door to com-

partment five of the Silo Wall saw the second of PFCS' Success Criteria targets for 2016 being achieved more than one month ahead of the "Excellent" target date. Commissioning of the remaining three Silo Doors is continuing at Rosyth and these are expected to be transported to Sellafield Site by the end of November 2016.

Retrievals Access Penetration (RAP) trials are ongoing at Rosyth. Once the trial works are completed the RAP rig will then be transported to Sellafield Site (scheduled for November 2016).

New Appointments Since Last Edition

Eduardo Lucas
Senior Quantity Surveyor

James Greaves
Accounts Apprentice

Chris Jowitt
Project Manager

Joe Stachan
Junior Quantity Surveyor

Ian Osborne
Senior Quantity Surveyor

Stephen Kelleher
Senior Quantity Surveyor

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Internal Promotions Since Last Edition

Promotion of Ronan Donaghey from *Senior Quantity Surveyor* to *Associate Director*.

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NEW TO THE TEAM...

CHRIS JOWITT

What is your role with HJ?

I joined Hargreaves Jones in July 2016 as a Project Manager/Senior Consultant supporting a series of commissions for commercial and management services being provided for both the Developers and Funders of energy generation projects across the UK and ROI. My primary responsibilities include project progress reporting, expediting evidence to support validity of technical progress and establishing processes and relationships to enable efficient agreement of achievement of Takeover and Acceptance in accordance with the project specific contract requirements.

How are you finding your first project?

Very interesting, all three Projects are in varying stages of Construction which is giving me a fantastic appraisal as to how things are built. The Project in Scotland will be shortly starting the 14



What have been some of the highlights of your career to date?

Being chosen to be Senior Project Manager for

“Being chosen to be Senior Project Manager for the delivery of all Infrastructure for the London 2012 Olympics was a huge honour.”

day test to ensure everything is compliant. The Teesside site is nearing completion on Civil activities with Mechanical and Electrical installation well in progress. In Ireland many of the main components are starting to arrive on site with FAT tests currently being organised with many of the Main Suppliers.

Why did you choose HJ?

Having worked with Peter and Laurence previously I was keen to join them once again to contribute and be part of the successful dynamic team which is HargreavesJones.

Tell us a little about your background?

I left school in 1985 and started work as a labourer for the Local Water Authority progressing through the ranks to ultimately achieving a Senior Managerial role. For the last 18 years I've spread my wings and have been working in the Rail, Utilities, Civils, Marine and Gas sectors.

the delivery of all Infrastructure for the London 2012 Olympics was a huge honour. I worked with a great team of people and we collectively achieved all the milestone delivery dates.

When you're not in the office, where can you be found?

Either spending time with my family, my wife Lisa, son Callum (21years) and Daughter Ebony (17 years) having primarily worked away from home for the majority of my working life its always nice to have quality time with them, I also like to get out in the fresh air and go for long walks with the 2 dogs.

Who are your dream dinner party guests?

I'd love to re-incarnate my Grandparents from my Mothers side who have both sadly passed away. They were always supportive and a huge inspiration in my early years.

EDUARDO LUCAS

Tell us a little about yourself.

I am a qualified Quantity Surveyor and Project Manager with over 15 years of experience gained mainly in the private sector. I have a proven track record as a Senior Quantity Surveyor and Project Manager in one-off projects, covering a broad spectrum of sectors from retail and hotels to residential and industrial. Though I have mainly worked with UK companies, I have also accrued European and international experience, including projects developed in Spain, Mexico, Kenya and Ghana).

Where were you before HJ?

Before joining HJ I was the Commercial Manager for a small Spanish construction company, building a residential complex for a member of the Saudi Royal family. The holiday residence was built in the mountainous region of North of Morocco.

What is your position at HJ, and why did you choose to join us?

I am currently employed as a Senior Quantity Surveyor with the Company. I first heard about the

“I have also been able to experience the benefits of working alongside one of the Company’s Senior Fee Earning Directors, providing not only an enriching experience, but also the unbeatable opportunity to start off on the right foot.”



How are you finding your first project with HJ?

Having recently joined the Nuclear Commercial Team, my initial impression has been that the actual project I am currently working on is really interesting,

and although challenging, I am finding it to be particularly rewarding.

In addition to this, I have also been able to experience the benefits of working alongside one of the Company’s Senior Fee Earning Directors, providing not only an enriching experience, but also the unbeatable opportunity to start off on the right foot.

Company whilst I was in Manchester undertaking a course on UK construction Industry Specifics when I had the opportunity to meet Simon Brereton for an initial interview, before subsequently meeting

with Glynn Jones. From this meeting I was able to learn all about Hargreaves Jones’ origins, focus on quality service and ethics, as well as future plans, all directly from a Senior Director. As a result, I was convinced that HJ was the right place for me.

If you could have lunch with any three people, who would they be and why?

Great question, but tough to select just three! Without giving it too much thought, my three picks at this moment would be, firstly, Polar Explorer Sir Ernest Shackleton, in order to understand what it takes to really *endure* in such an adverse conditions. Secondly, I would choose someone from the sporting world, specifically someone intimately related to one of my favourite hobbies; sailing. As such, I would choose to share a table with Sir Peter J. Blake, the Zealand Yachtsman who lead and helped to establish New Zealand as a world leading power in sailing, specifically in everything related to the America’s Cup. Last but not least, I would choose Felipe VI (King of Spain) who I would be very interested to have a chat with in relation Spain’s actual political situation, and what is to be expected from the future.

Pratts Hotel Refurbishment Room Preview

The refurbishment works at the Pratts Hotel site are now fully underway, with Phelan Construction taking on the Clients and design teams vision and bringing it to reality to produce what will be ‘the jewel in the crown’ for Somerston Capital. The de-



velopment has grown to include adjacent properties within the scheme to include the Halcyon Hotel and Circo Night Club.

As this scheme is based on Grade 1 listed buildings it has thrown up a fair few challenges. One in particular being the array of services located within the South Parade pavement of the development. The sheer volume of services and various providers impacted on the coordination of removal and suspension of services such as Gas lines, electrical cables and the like.

At the moment 90% of the soft strip and demolition work has taken place, with the contractor in the early stages of commencing the drainage works. The site is a constant hive of activity with progress being measured on a weekly basis.

Amongst the day to day of a construction site and the stereotypical dirty nature perceived it is always good to have a clear vision of the finished product.

Here we have two illustrations of the intended rooms that customers will enjoy.

As this will be a Boutique hotel it will ooze with character to reflect the local history, architecture and style that is synonymous with Bath.

This is no more evident by the use of the rooms underneath the South Parade pavement which expose the original stonework and is incorporated magnificently in the décor. This is sure to provide a luxury stay.



Annual Get Together 2017



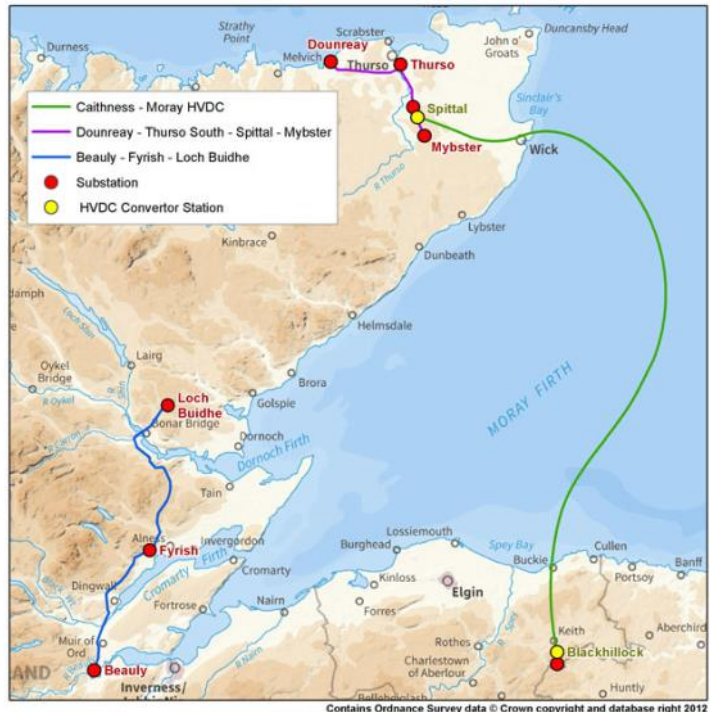
It is with great pleasure that we announce next year’s Annual Get Together will take place 27th—29th January 2017 in Paris. All members of Staff and a guest will spend two days in France’s Capital, enjoying a stay at one of the City’s most historic and glamorous grand hotels: the Hilton Paris Opera (*pictured left*) which only last year enjoyed a \$50m refurbishment to return it to its former glory in exquisite style. Guests will also enjoy a four course meal at Restaurant Macéo . Further details to follow in the coming weeks.

Caithness-Moray HVDC Update

One of the projects we are supporting with our clients in the energy sector is the Caithness-Moray transmission reinforcement - SSE's largest ever capital investment at £1.1bn following swiftly on from the completion of the Beaulay-Denny line last year.

The major overhaul of the north of Scotland's electricity network is needed to accommodate the rapid growth of renewable generation capacity in the north of Scotland, enhancing network resilience and security of supply in the process.

Work on the project is progressing well, with onshore installation of the HVDC cable in Caithness now largely complete. Work to install the subsea cable is due to get under way next year, with the whole project on schedule for completion by the end of 2018.



Key Facts;

Submarine and underground cables covering a total transmission length of nearly 160 kilometers

Two land based 320kV HVDC Light converter stations, one rated 1,200 MW at Blackhillock in Moray and another rated 800 MW situated at Spittal in Caithness

The subsea link will connect the electricity grid on either side of the Moray Firth in Northern Scotland

Land- cable Horizontal Directional Drills (HDD) – over 30 No. HDDs for road, rail, peat and water crossings

Landfall Point Horizontal Directional Drills (HDDs) into the sea - just north of Wick in Caithness the HDD start on the cliff top and travel out under the cliffs and emerge onto the sea bed about 600m offshore. A similar landfall HDD is taking place at Port Gordon in Moray.

Use of High Voltage Direct Current (HVDC) Technology which is different to the AC Network

It has the capacity to carry up to 1,200 MW (megawatt) of electricity, equivalent to the electricity needs of about 540,000 homes

Project Value is £1.1 Billion representing the largest investment in north Scotland's electricity network since the hydro development era of the 1950s.

Almost two thirds (£643.5m) will be spent with UK-based suppliers and contractors

The Caithness-Moray project remains the largest Living Wage contract ever placed

Hargreaves Jones

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Working on a project you want to see in the next issue of HJConnects? Taken part in a company social or charity event that other colleagues might be interested in hearing about? Contact Liz Moore on elizabeth@hargreavesjones.com