



# Cutting waste, saving money

**DELIVERING  
TODAY FOR  
TOMORROW**

Lovell believes that increasing recycling and reducing waste on its projects is not only good for the planet, but also leads to significant cost savings. Here we focus on two Lovell projects, illustrating different ways that reducing waste can deliver financial benefits and contribute towards Morgan Sindall Group's sustainability agenda.

## Recycling rock at Port Glasgow

**Lovell has started work on a £24 million development for the River Clyde Homes housing association, which will include the construction of 195 homes at three sites at Port Glasgow, near Greenock in Inverclyde, Scotland.**

Lovell is keen to liaise with the local community at every stage of the design and construction process. As well as engaging with local residents through presentations, meetings and newsletters, Lovell has also made efforts to spend time

and money supporting local good causes. This has included sponsoring a local boys football team and donating building materials for a new garden and play park at a local nursery school.

Lovell is working closely with the Inverclyde Community Development Trust to ensure the construction provides new employment opportunities for local people and businesses. It is estimated that the project will provide 43 locally sourced positions, including 12 apprenticeships, and therefore provides a timely boost to the local economy.

The sites required significant excavation to create the level surfaces needed to meet Lovell's Housing for Varying Needs commitments. Transporting and disposing of the 26,000 m<sup>3</sup> of excavated rock would have been costly, meaning that rock re-use became a focus. Rock re-use

**continued inside...**



# Cutting waste, saving money continued

onsite has been maximised, for example by using it to construct retaining walls. Surplus rock has been re-used as infill material at the nearby docks at Greenock and Port Glasgow.

Maximising the re-use of excavated rock is likely to save River Clyde Homes a significant sum of money. With the client keen to rationalise the project budget, the emphasis was on Lovell and their design team to find innovative solutions that did not compromise on the design or quality of the completed houses.

More details about the River Clyde Homes project are available online at [www.morgansindall-casestudies.com/riverclyde](http://www.morgansindall-casestudies.com/riverclyde)



**Expected annual saving to each household's energy bill following Lovell's redevelopment of St Athan in the Vale of Glamorgan**

[www.morgansindall-casestudies.com/stathan](http://www.morgansindall-casestudies.com/stathan)

# £870



## Improving waste performance in

**Lovell has been working with Efficiency North, a social housing procurement consortium committed to sustainable development, to help reduce the amount of waste sent to landfill from housing construction and refurbishment projects.**

A partnership of five construction companies helped develop a new scope of services to be met by waste management contractors when tendering for contracts with Sheffield Homes, an organisation that manages 42,000 homes for Sheffield City Council. Lovell drove the process, which aimed to rationalise the number of waste management contractors in the supply chain and promote optimised waste recovery.

Switching and consolidating waste contractors improved performance without increasing cost. Early findings from Lovell's three Sheffield Homes sites show that waste recovery has improved from less than 40% to 94%, while at the same time the average unit cost for an eight-tonne skip has fallen by £45.

Following on from this work, Lovell Eastern Region is currently analysing data on the amount of waste being sent to landfill from all its projects. This analysis will explore how the savings made in Sheffield can be scaled up to a regional scale.

More details about how Lovell has helped improve waste performance are available online as a WRAP case study at [www.morgansindall-today.com/WRAPsheffield](http://www.morgansindall-today.com/WRAPsheffield)



## £20,000

Raised for charity by  
volunteers from Morgan  
Sindall's Poole office by  
cycling from Poole to Paris

[www.morgansindall-today.com/  
p2p](http://www.morgansindall-today.com/p2p)

In all the talk about sustainability, it is important that 'profit' doesn't get forgotten about. After all, a company that makes no money is unlikely to be very sustainable. In practice, a sustainable company is one that finds the right balance between people, planet and profit considerations in its operations.

Welcome to the winter 2010 issue of TODAY, the newsletter of Morgan Sindall Group plc ('Morgan Sindall Group') that's dedicated to bringing you the latest news on sustainability

### PROFIT

This issue focuses on the 'profit' aspect of sustainability. Financial performance is a well-understood indicator for most companies, but a sustainable profit means more than simply what appears on the balance sheet. It also includes thinking about the wider benefits of sustainability to a business, such as efficiency measures to create cost savings, making the supply chain stronger, selling sustainable products or managing longer-term risks.

It also covers how socially responsible companies can put something back into the communities in which they operate, for example through local investment, using local labour and donating time or money to community projects.

### SUSTAINABILITY CASE STUDIES

Since the last issue of TODAY, Morgan Sindall Group has launched its online, sustainability case studies engine at [www.morgansindall-casestudies.com](http://www.morgansindall-casestudies.com).

### LONGER VERSIONS ONLINE

Longer versions of many of the stories that appear in this issue, including additional multimedia content such as photos and video clips, are available online on the Morgan Sindall Group TODAY microsite at [www.morgansindall-today.com](http://www.morgansindall-today.com). Just follow the links given at the end of each story.

### SUGGESTIONS PLEASE

If you have comments about articles in this issue of TODAY, or suggestions for new sustainability case studies, please let us know at [today@morgansindall.com](mailto:today@morgansindall.com) or at Today magazine, Morgan Sindall Group plc, Kent House, 14-17 Market Place, London W1W 8AJ.

# Sheffield



The current global economic downturn has meant that many companies are looking to refurbish, reconfigure or make the most of their existing space, rather than buy or build new premises. This provides an ideal opportunity for businesses to think about ways in which they can make their workplaces more sustainable.

# 50%

**Cost savings to Morgan Sindall through use of compactor skips on BAA Heathrow project**  
[www.morgansindall-today.com/skips](http://www.morgansindall-today.com/skips)



## Why green fit outs are in

Greener offices provide multiple benefits. Savings on energy and water bills mean they are cheaper to run. The introduction of the new CRC Energy Efficiency Scheme, for example, has seen many businesses implementing office refurbishment plans to reduce their energy use and associated carbon emissions.

There are health and efficiency benefits too. An office bathed in natural light has been shown to contribute towards to

a happier and more productive workforce.

Taking a green approach can also give businesses a competitive advantage and even help attract the best staff. A recent survey by law firm Eversheds, showed that two-thirds of employees said that their working environment had a significant influence on whether or not they'd accept a job.



## Calculating the carbon footprint makes financial sense too

**Overbury is committed to minimising the environmental impacts associated with all aspects of its business. In order to reduce the carbon footprint of its fit out projects, it has developed a Carbon Footprint Calculator. Unlike other carbon calculators, Overbury's tool helps clients measure, understand and reduce the carbon emissions associated specifically with the fit out or refurbishment process.**

A simple online interface allows data to be entered for five potential sources of carbon emissions: deliveries, commuting, electricity, waste and materials. When

projects are completed, project managers are able to download a PDF report that displays the carbon footprint in graphical format along with a more detailed breakdown of the carbon emissions associated with each source.

A systematic approach to understanding and reducing carbon emissions can also help promote wider cost savings and efficiencies, including consolidation of deliveries to site, re-use of waste materials and investment in the local economy.

More details about Overbury's Carbon Footprint Calculator are available at [www.morgansindall-today.com/carbonfootprintcalculator](http://www.morgansindall-today.com/carbonfootprintcalculator)



## Morgan Lovell walking the walk for TalkTalk

One of the main financial benefits of improving the sustainability of office spaces is the potential for clients to save money through reduced energy bills. When TalkTalk were looking for a green fit out for their brand new London HQ, they turned to Morgan Lovell's considerable expertise at making workplaces more sustainable and cheaper to run.

The end result for TalkTalk, apart from having a new headquarters that they are justifiably proud of, is a saving of £24,000 per year on their energy bills. This has been achieved primarily through identifying savings using Morgan Lovell's Workplace Footprint Tracker, a building management information system that uses 'smart meters' and wireless technology to collect information about energy usage in buildings when they are in use. This was featured in the **summer 2010** issue of TODAY.

Smart meters were installed on each floor in order to monitor electricity use in real time, allowing problems to be detected early and energy wastage to be cut. For example, it was discovered that parts of the air conditioning system were switched on all night; a practice which was quickly stopped. TalkTalk believe that the cost of installing the meters will be met by the reduction in their energy bills in the first year alone.

More details about the TalkTalk fit out are available online at [www.morgansindall-casestudies.com/talktalk](http://www.morgansindall-casestudies.com/talktalk)

### CASE STUDY

## Department of Energy and Climate Change fit out

Overbury undertook a recent project for the Department of Energy and Climate Change (DECC), including the upgrade of meeting rooms and the development of new break out areas.

The Carbon Footprint Calculator was used to calculate the amount of carbon generated by this project. It enabled Overbury to understand how the tool works in practice and the processes that need to be implemented to make it successful.

The largest carbon saving was accomplished by segregating waste on site for recycling, preventing it going to landfill – without this waste would have been the largest contributor to the project's carbon footprint. Not only did the 94% recycling rate achieve a 98% saving in carbon generated from waste on the project, it also saved DECC money. Project Manager Lee Watson commented: "There are ample opportunities to reuse or recycle, whether on Overbury jobs or elsewhere. It saves the client money and reduces unnecessary waste to a minimum."

More details about the DECC fit out are available online at [www.morgansindall-casestudies.com/decc](http://www.morgansindall-casestudies.com/decc)

# £24,000

Saved off TalkTalk's energy bills after their office fit out by Morgan Lovell

[www.morgansindall-casestudies.com/talktalk](http://www.morgansindall-casestudies.com/talktalk)





## Morgan Sindall enters the Green Dragons' Den

Following the success of BBC TV's Dragons' Den series, Morgan Sindall Group is supporting a similar initiative aimed at spotting and nurturing innovative sustainable construction products.

Green Dragons has been developed to give eco-innovators a chance to pitch new sustainable products to major construction companies, including Morgan Sindall Group, who in return are able to make a commitment to procure and further develop those products that they believe have potential.

Graham Edgell, Morgan Sindall Group's Procurement Director, welcomed the Green Dragons initiative: "We hope this will prove to be a tangible source of encouragement for the introduction of new products, processes and innovative ideas that can improve both the sustainability of our supply chains, and the performance of the final construction product."

More details, including a video clip of the first Green Dragons event, are available online at [www.morgansindall-today.com/greendragons](http://www.morgansindall-today.com/greendragons)

Morgan Sindall Group's top Green Dragon products:

- **Spiralite®**  
A pre-insulated ductwork system that is considerably lighter and easier to install than traditional ducting. Once installed, it provides significant energy savings through its thermal efficiency and air tightness.
- **Cross-Bone™**  
A system that allows rapid profiling of slopes and cambers, ideal for situations where it is difficult for a laser system to do an equivalent job. The re-usable orange cross-bones are made from lightweight recycled plastic and are easy to erect and collapse.

## Investing in skills for the future

To be financially sustainable, it is not simply enough to consider the short-term. Even during these times of economic uncertainty, it is important for companies to look ahead and think about the skills, people and investments that will be needed to realise future profits.

Morgan Sindall's construction business recognises that the graduates and trainees of today will be the managers and decision-makers of tomorrow. With this in mind, it is sponsoring an Engineering Doctorate (Eng.D.) Researcher at the University of Reading's Technologies for Sustainable Built Environments (TSBE) Centre.

Richard Belfitt, from Rotherham, will spend the next four years working alongside Morgan Sindall Group to research sustainable procurement and innovation. Not only will the findings of his work directly benefit the Group's business practices of the future, but Morgan Sindall Group's investment towards this research should help develop skills that could benefit the construction industry as a whole in years to come.

More details about the research are available at [www.morgansindall-today.com/tsbe](http://www.morgansindall-today.com/tsbe)

# £67,000

Savings to National Grid following implementation of Morgan Sindall's Great Crested newt mitigation strategy during construction of a new substation

See [www.morgansindall-today.com/newts](http://www.morgansindall-today.com/newts)

## Stationery catalogue goes green

Morgan Sindall Group has put in place a new 'green' stationery catalogue that makes it easier for its staff to select greener alternatives. In so doing, they have become Lyreco's first corporate customer to request a dedicated green stationery option.

The new catalogue contains approximately 1000 stationery products. When ordering stationery using Morgan Sindall Group's centralised online order system, users will be prompted when environmentally friendly versions are available, and be given the option of changing their order. To date, approximately 300 stationery items have been identified that have direct green alternatives.

Example products from the Lyreco's green catalogue:

- ENERGY STAR labelled printers that conserve power and are on average 25% more efficient than standard devices.
- Avery® EcoFriendly labels that are made from paper certified by the Forest Stewardship Council (FSC) meaning it comes from trees sourced from well-managed forests.
- A wide range of pens and markers made from recycled material and are supplied in recycled packaging, and featuring some pens that are biodegradable.
- Wooden office furniture that is FSC-compliant, containing a minimum of 50% recycled content.

The catalogue demonstrates the Group's ongoing commitment to sustainability. Although the standard stationery products often remain cheaper, Morgan Sindall Group recognises the wider benefits of using environmentally friendly alternatives, and is encouraging its staff to switch to them where available.

# £5.5m

**Estimated to have been fed back into the local economy through Morgan Sindall Investment's use of local labour in the construction of Ashton Primary Care Resource Centre**

[www.morgansindall-casestudies.com/ashtoncentre](http://www.morgansindall-casestudies.com/ashtoncentre)



## Healthy returns from new NHS centre

**Through its Community Solutions Investment Partners Ltd (CSIP) venture, Morgan Sindall Investments involvement in the construction and management of Ashton Primary Care Resource Centre illustrates how the creation of new healthcare facilities can help bring about long-term community health and prosperity. It also shows how the financial benefits of a construction project can extend far beyond the building site.**

Ashton Centre is one of CSIP's largest schemes and was the first to introduce targets in relation to local economic benefits. As a result,

it is estimated that £5.5 million was fed back into the local economy through a combination of local employment and material purchase during construction.

The contractor, Morgan Sindall's construction business, employed 91% of the workforce from across the local community and Greater Manchester (exceeding their target by 26%), eight new apprenticeships were established and links were formed with a local construction college to provide work experience and job opportunities for some of the students.

More details about the Ashton Centre project are available online at [www.morgansindall-casestudies.com/ashtoncentre](http://www.morgansindall-casestudies.com/ashtoncentre)



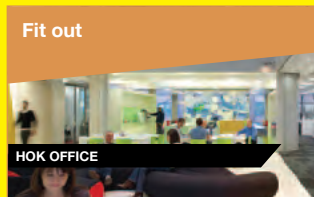
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## LATEST SUSTAINABILITY CASE STUDIES

Since its launch in July 2010, over 40 case studies have been added to the Morgan Sindall Group sustainability case study engine.

The case studies can be searched based on the division and company responsible for the project, as well as on the People, Planet and Profit aspects of sustainability. Each case study is also available as a downloadable PDF document.

Recent additions to the site include:



Visit [www.morgansindall-casestudies.com](http://www.morgansindall-casestudies.com) to read these and more.

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Morgan Sindall Group plc is a leading UK construction and regeneration group with a turnover of £2 billion, employing over 7,000 people and operating in the public and commercial sectors. It operates through four divisions of fit out, construction and infrastructure, affordable housing and urban regeneration, and an investment unit.



# £10,000

Raised for the Association for International Cancer Research through sales of Leica User Forum Charity Book 2010, organised by Muse project manager and keen photographer Andy Barton

[www.morgansindall-today.com/leica](http://www.morgansindall-today.com/leica)



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