

**Name of Project:**

Six Continents Retail, Birmingham

**Client:**

Six Continents Retail Ltd

**Architect:**

Corstophine & Wright

**QS & Project Manager:**

Bucknall Austin

**Engineer:**

Curtins

**M&E:**

Hoare Lee & Partners

**Project Description:**

Office accommodation, call centre and hotel

**Contract Value:**

£24.4 million

**Contract Period:**

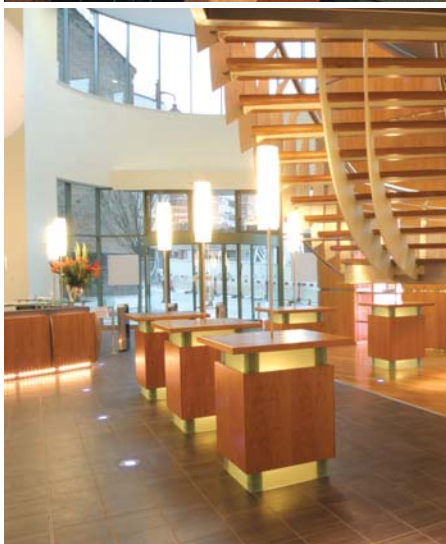
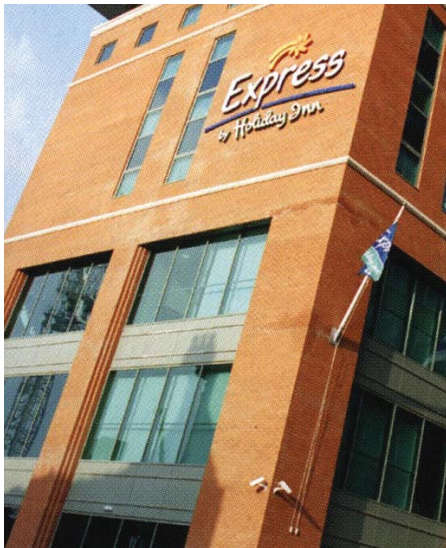
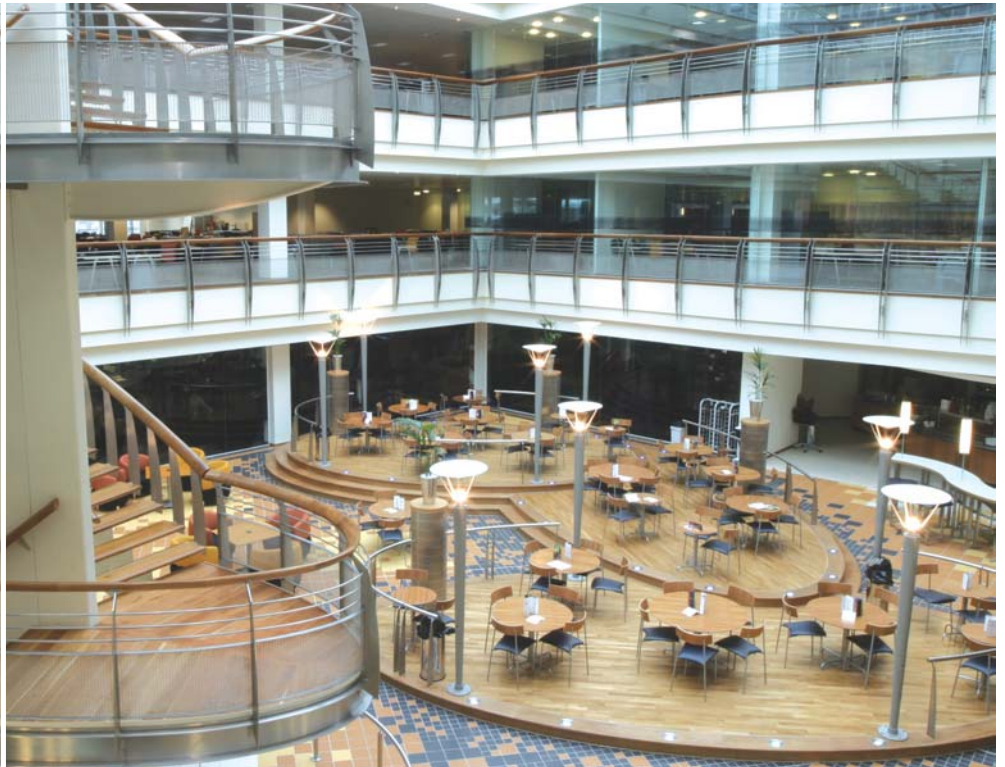
February 2001 – January 2003

**Procurement route:**

Single stage D&B

**Main Contractor:**

Carillion Building



Work began in February 2001 on this contract to design and build a new Headquarters for Six Continents Retail.

The development encompasses three storeys of office accommodation providing around 100,000 sq ft of workspace (incorporating call centre flexibility) with basement car parking for 300 cars. Linked to this is a four-storey 120-bed hotel for Express by Holiday Inn who form part of the Six Continents Group.

The project was procured under a single stage design & build contract for the shell, core and fit-out (turnkey).

We undertook a range of value engineering exercises with the design team prior to the contract being awarded. Our approach was successful in finding approximately £0.5 million in savings, including some innovative structural frame solutions.

The scheme stands on a very restricted city centre site posing a number of logistical issues. For example, we had to set up over-sailing agreements for our tower cranes with BT next door. With no space for on-site storage all deliveries were made on a 'just in time' basis.

In 2003 the project won Birmingham City Council's Built in Quality Award for the Large Commercial category.