



Case Study: 245 Hammersmith Road

Social Value Delivery Report

Project stats:

Client: Legal & General

Gross Internal Area: 330,000 sq ft

Construction cost: £100m

Build duration: 2 years

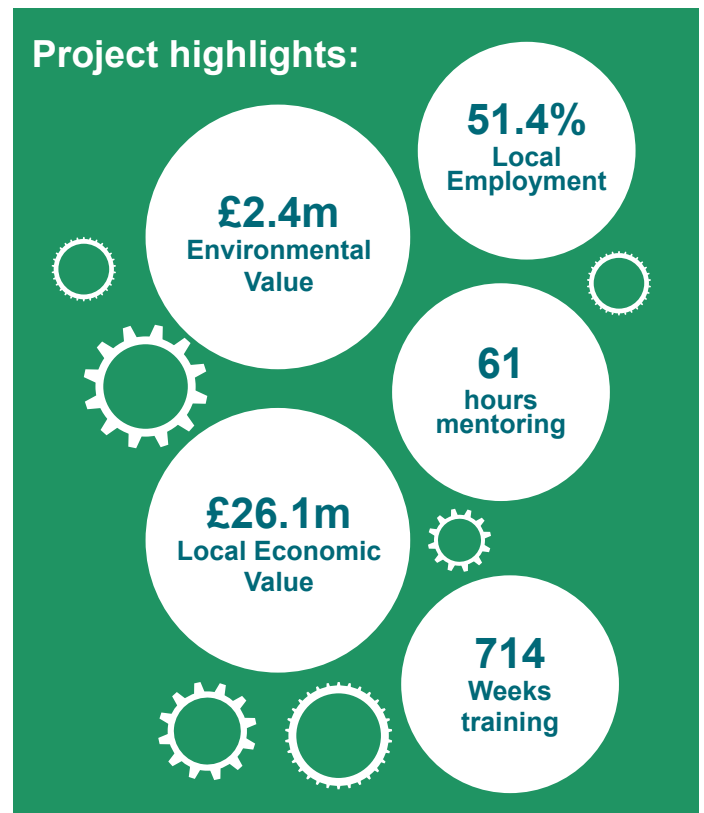
Main contractor: Lendlease

Use: Commercial office

Location: London Borough of Hammersmith & Fulham

Total Social Value delivered:	£28.2m
Total Social Value Add (SVA) per £ contract value:	28.2%
Social Value delivered against target:	211%

Project highlights:





Local supply
chain spend

Local people
employed

Apprenticeships and
work placements

**Total Social Value
delivered: £28.2m**

Contract Value: £100m
Social Value Add: 28%



 **Local skills & employment**

153 local people employed
2 NEETs employed
14 weeks work placements
708 weeks training opportunities

 **Protecting & improving our
environment**

26,654t waste diverted from landfill
148t carbon emission savings

 **Local contributions**

£1.46m S106 contributions to cycle hire,
economic development and highways
£585k CIL contributions

 **Stronger, healthier communities**

440 hours community volunteering
£600 donations to local community projects

Project stats:

MEASURES		TOTAL PROJECT	BASE TARGET	RAG RATING	STRETCH TARGET	RAG RATING
EMPLOYMENT	Local people employed on the contract (FTE)	153 FTE	38 FTE	★	85 FTE	★
	% local people employed on the contract	54.3%	15%	★	34%	★
	No. weeks spent on meaningful work placements	14 weeks	-	-	5 weeks	★
	No. weeks training opportunities / apprenticeships	708 weeks	40 weeks	★	990 weeks	★
	No. hours dedicated to support people into work	61 hours	10 hours	★	30 hours	★
	No. employees (FTE) who were long term unemployed	1 FTE	-	-	4 FTE	●
	No. employees (FTE) who were NEETs	2 FTE	-	-	2 FTE	●
	No. jobs (FTE) created for disabled people	0 FTE	-	-	1 FTE	●
	No. employees (FTE) who are rehabilitating young	0 FTE	-	-	1 FTE	●
ECONOMY	Support for local SMEs & social enterprises to tender	3 hours	16 hours	●	16 hours	●
	% overall spend with local supply chain	17.02%	10%	★	25%	★
	Total amount (£) spent in local supply chain	£17,525,820	£8,000,000	★	£8,000,000	★
	% overall spend with local SMEs	0%	1%	●	-	●
	Total amount (£) spent with local SMEs	£0	£800,000	●	£1,800,000	●
	Total amount (£) spent with VCSEs	£0	£200,000	●	£450,000	●
	Time providing business advice and guidance to local businesses	4 hours	16 hours	●	16 hours	●
SOCIETY	No. hours volunteering time provided by staff to local community	440 hours	-	-	320 hours	★
	Charitable Fundraising/Donations: local communities	£600	-	-	-	★
	Contribution to education (Curriculum Engagement)	29 hours	-	-	4 hours	★
ENVIRONMENT	Total waste diverted from landfill	26,654 tonnes	-	-	1,100 tonnes	★
	Savings in CO2 emissions on contract	148 tonnes	-	-	2,000 tonnes	●
OTHER	Other measures (hrs) - 'time to talk' sessions and one-to-one sessions with an MHFA nurse (bi-weekly basis)	24 hours	22 hours	★	22 hours	★
LOCAL	Section 106 contributions: Economic Development	£288,000	-	-	£285,000	★
	Section 106 contributions: Cycle Hire	£355,635	-	-	£348,000	★
	Section 106 contributions: Highway works	£818,801	-	-	£82,500	★
	Section 106 contributions: Travel plan monitoring	£0	-	-	£4,500	●
	Carbon Offset Contribution	£0	-	-	£280,000	●
	Community Infrastructure Levy Contributions to GLA	£585,804	-	-	£551,000	★
TOTAL SVA DELIVERED						★
£28,238,780						

Supporting young and disadvantaged people into work

Joe Brennan Training (JBT) involvement

The aim of the programme is to support the unemployed, socially disadvantaged and persons from underrepresented groups in achieving industry recognised qualifications and site experience, leading to sustainable long term employment in the industry. At 245 Hammersmith Road, Lendlease partnered with JBT to deliver apprenticeships with sub-contractor Mitchellson.

“JBT were introduced to Mitchellson by the main contractor Lendlease. Although it was the first time that the companies had worked together, the management team ... immediately grasped the ethos of what we were trying to achieve and were fully supportive of the JBT programme. Without the support, mentorship and guidance they demonstrated we would not have had such successful outcomes. Many thanks go to all of those involved and we hope we have the opportunity to work together in the future”



Joe Brennan Training

APPRENTICE	TRADE	CONTRACTOR	NO. OF WEEKS	STATUS
Apprentice A	Site Engineer	Mitchellson	20	Employed and qualification ongoing
Apprentice B	Multiskills Op	Mitchellson	43	Qualified and Employed
Apprentice C	Formworker	Mitchellson	34	Qualified and Employed
Apprentice D	Formworker	Mitchellson	1	Terminated

Apprentice C, recommended by his tutor at West Thames College, jumped at the chance to go on site and gain experience as a trainee Formworker. He continued to attend college two evenings a week to continue his studies. This just showed the level of determination James had, he wanted to get qualified and he had a real thirst for knowledge.

Mitchellson arranged for him to be enrolled on the Formwork NVQ. By the time his placement ended he had completed his Site Carpentry qualification and also completed his NVQ in Formwork and is now working as a fully qualified Shuttering carpenter for Mitchellson.

During Apprentice A's placement JBT were able to find him a Level 3 Diploma in Engineering/Surveying which would suit his skillset and long term goals.

