

STUART BROWN PARTNERSHIP LLP



PROJECT MONITORING SERVICES

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PROFILE

The Stuart Brown Partnership (SBP) first came into being in 1989, with the aim of applying the project management skills learned in the Oil industry to the British construction and fit-out industry. The partnership grew over the next few years and won prestigious projects, combining techniques new to the London construction industry with more traditional methods to bring in projects on time, to budget and of a sufficiently high quality that we are regularly recommended to other companies.

This success led to our Clients demanding more services from us, which have been honed and translated into a construction project monitoring service. This combines our project management skills with the use of independent unaffiliated experts in M&E, engineering, surveying, architecture and acoustics for example.

We save our clients money.

On One Silk Street, acting on behalf of the tenant to monitor the base build we conservatively estimate to have saved around £3.5 million. Others calculate the figure to be in excess of £6 million.

Throughout the 21 years of Stuart Brown Partnership's existence we have built a reputation for excellence.

We continually refine and innovate to ensure we stay a step ahead of the competition, but more importantly offer a constantly improving service for our clients. We offer what we believe to be a unique and comprehensive service that exceeds that on offer by other companies. To do this we have developed new methodologies which improve our ability to ensure quality and timeliness.

We can categorically state that we act solely in the Client's interest to provide impartial advice and a service that reaches our own and our Clients' exacting standards. Our policy is always to put the Client first and, to do this effectively, we choose not to align ourselves with any other partnerships or companies in the construction industry. Our commitment to independence enables us to offer a completely unbiased overview of the services and products available to our Client. This ensures that the best and most appropriate use of resources is guaranteed.

In addition, we offer a wide range of services from which Clients can tailor a package to suit their needs - from 'one-off' advice to full project implementation.

The name of Stuart Brown Partnership has become synonymous with quality and we give the same level of effective, professional service to every project we accept, regardless of status or size.

SBP

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CONSTRUCTION PROJECT MONITORING



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The whole objective of Project Monitoring is to produce a service which provides our clients with protection of their interests, aids and records progress and monitors quality.

Aspects of Construction Project Monitoring can include the following:

Negotiations

We can assist with the legal negotiations to ensure that our client's interests are preserved, and the rights to monitor the project are protected. This assistance leads to the inclusion of practical measures to achieve our and our clients' aims.

Costs

Costs are monitored throughout the project to ensure both value for money and preservation of the budget on which the investment is based. With detailed monitoring, potential overspend is recognised at an early stage, allowing recovery measures to be introduced.

Programmes & Progress

The monitoring includes regular detailed evaluation of site programmes. These programmes show the stage of completion the individual contractors should be at, in relation to the time elapsed. Our years of experience enable us to monitor effectively all the contractors at any given point in the project.

Quality Review

Alongside the criteria of cost and time, there is an ongoing requirement to ensure that the standard achieved preserves the value of the investment and provides protection against future problems. The preservation of quality on the project is often overlooked. Our service recognises this fact and allows the appropriate action to be taken

Other Methods

The process includes detailed analysis of other site records/factors which can be used to determine progress and quality. These include labour histograms, crane hook time and site material holdings to give a more accurate representation of progress.

Reports

The service provides in depth detailed reports covering all aspects of the project which can be produced weekly, fortnightly or monthly. Included are updated programmes, commentaries on site conditions, factors affecting progress and / or quality and proposals for improvement. These reports provide the client with a complete overview of the project.

Photography

Stuart Brown Partnership (SBP) has trained, highly skilled site photographers who understand the construction process. Photographs are individually timed and dated, with the locations carefully recorded. The photographic log this builds up shows the state and progress of the project throughout its working life. They can also highlight potential problems and concerns.

Risks and Remedies

The information is compiled in such a way that it is not solely a historical record. One of the main aspects it offers is to assist us to identify potential risks and causes of delay, together with practical measures to avoid or reduce the problems, thereby, aiming to save our client money.

Co-ordination of Design

SBP can, if required, provide as part of this service, an independent audit of the design (including the M&E design) at an early stage to identify potential clashes on the site, saving time and money later on.

Non-Confrontational

Detailed monitoring reports of this type invariably contain potential for confrontation (which could defeat the objective). Our aim is always to avoid unnecessary confrontation and work alongside the main contractors to achieve necessary improvements.

Commissioning

The service includes the facility to review the commissioning programme to determine its applicability and effectiveness, also to ensure that all identified commissioning activities are undertaken, and that the commissioning is duly completed.

Materials

The monitoring team will check delivery records to site to ensure that sufficient materials are available to support the progress required. Checks will also be made to ensure the quantities of offsite materials are correct, and that they match the payments. The quantity will also be checked to ensure there is no surplus of material on or off site, which could lead to delays or even in extreme cases, theft.

Review of Site

The service includes commentary on the site set-up, safety organisation and storage of materials, co-ordination of contractors with practical suggestions for improvements if required.

CLIENT LIST

A&L Goodbody, Dublin and London

ABN AMRO Holdings (UK) Ltd

Allen & Overy

Ashursts

BAE Systems

BNP Paribas

Brick Court Chambers

BSkyB

BTG

Credit Suisse

Dechert

DTZ

Duchy of Lancaster Office

Ernst & Young

Forsters

Frere Cholmeley Bischoff

GlaxoSmithKline

Great Portland Estates

Grosvenor

Herbert Smith

Hiscox plc

JP Morgan Chase & Co

Lehman Brothers International

Limit

Linklaters

Lowndes Lambert

Lovells

MAFF

Merrill Lynch

Neville Russell

Norton Rose

Office for National Statistics

Simmons & Simmons

Smith & Williamson

Société Générale

Swiss Re

UBS

UBS Singapore

Visa International

Wilde Sapte

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