



# HEALTHCARE

**A LEADING PROVIDER OF  
HEALTHCARE CONSTRUCTION  
SERVICES ACROSS THE UK**



**WILLMOTT DIXON**

**SINCE 1852**



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# A TAILORED APPROACH TO HEALTHCARE DELIVERY THROUGH EFFICIENT AND COMPLIANT FRAMEWORKS.

38%

**Social value:  
average 38% of  
contract value**



**Your choice  
of preferred  
contract**

FREE

**Free no  
obligation health  
specialist and VFM  
Feasibility Report**



**Net zero carbon  
pre-designed solutions  
offering time and whole  
life cost certainty**

# WHY WORK WITH US?

**FOUNDED IN 1852, WILLMOTT DIXON IS A PRIVATELY-OWNED AND FAMILY RUN BUSINESS WITH 'PURPOSE BEYOND PROFIT'.**

Social inequality and climate change are the focus of our business and we recognise that everybody has a part to play. In September 2020, we launched our new sustainable development strategy, 'Now or Never', with a series of ambitious and industry leading targets to achieve by 2030. The strategy and ambitions are themed to deliver 'Brilliant Buildings', to 'Build Lives' and enable a 'Better Planet'.

**This strategy will help the NHS achieve its own target to be net zero by 2040 with an ambition to reach 80% reduction by 2028-2032.**

We are financially stable with zero debt and a Dun & Bradstreet 5A1 covenant strength.

**"IN THEIR RESPONSE TO OUR COVID19 REQUESTS... I KNEW ANYWAY BUT IT REINFORCED MY FEELING THAT WE ARE VERY HIGHLY VALUED BY WILLMOTT DIXON."**

**Geoff Walsh,**  
Director Capital,  
Estates & Facilities, Cardiff & Vale  
University Local Health Board

**“YOU HAVE  
CONFIDENCE WHEN  
YOU ARE WORKING  
WITH WILLMOTT  
DIXON AND I AM  
LOOKING FORWARD TO  
THE NEXT ONE BECAUSE I  
KNOW IT WILL BE A POSITIVE  
EXPERIENCE. I JUST FELT AS  
THOUGH WE DELIVERED THE  
BUILDING TOGETHER AND THEY  
DID EVERYTHING THEY COULD TO  
MAKE IT HAPPEN. I WOULD WORK  
WITH WILLMOTT DIXON AGAIN AT THE  
DROP OF A HAT.”**

Maria Demmon,  
Project Leader,  
Brooklands Health Centre,  
Milton Keynes

## **WE ARE A CREDIBLE HEALTH SPECIALIST**

with a strong portfolio and specialist Supply Chain. We deliver healthcare projects from £500k up to £150m across all sub sectors of health. Our team understands the challenges facing the sector from the need to rationalise estates, address significant backlog maintenance, integrate healthcare delivery and provide modern efficient whole life solutions often within live clinical environments; focused on ensuring exceptional patient outcomes.

## **WHAT CAN WE DO FOR YOU?**

We offer a healthcare solution with a consultancy and advisory ethos; from initial procurement, sustainability and feasibility advice, estate and clinical service analysis through the process of business case writing and delivery of construction projects and beyond to the running and maintenance of the health asset.

## OUR SERVICES INCLUDE:

- Strategic health planning - master plans, models of care and schedules of accommodation.
- Development solutions – business case development, strategic asset reviews, residual land value assessments, asset disposal strategies, land sourcing and alternative funding mechanisms.
- Pre-designed, technology driven, Design for Manufacture and Assembly, net zero carbon solutions.
- Design and construction management.
- Soft landings – familiarisation and training, extended aftercare.
- Post Project and Occupancy Evaluations.
- Integrated optimisation systems to guarantee in use energy performance.

and much much more....



**“I WOULD  
RECOMMEND TO  
ANYBODY HAVING  
WILLMOTT DIXON ON  
BOARD AS A MAIN  
CONTRACTOR”**

Project Leader,  
Milton Keynes Council

# PROCUREMENT OPTIONS

We are on a selected number of efficient, accountable and collaborative frameworks offering flexibility of contract form, either by direct award or mini competition; the key benefits of these frameworks are outlined here.

Please get in touch to discuss the most appropriate procurement route to suit your requirements.

**INSTANT PUBLIC SECTOR PROCUREMENT**  
compliance through our suite of free to access frameworks



**YOUR CHOICE**  
of preferred contract



**GUARANTEED MAXIMUM PRICE AND PROGRAMME**  
available as part of a feasibility study



**LOCAL SPEND AND LABOUR**  
Minimum 20% within 10 miles  
Minimum 40% within 20 miles  
Minimum 75% within 40 miles



**FREE NO OBLIGATION HEALTH SPECIALIST AND VFM FEASIBILITY REPORT**  
confirming affordability, design and programme



**WORK WITH**  
the health specialist consultant team of your choice



**CONSTRUCTION PLAYBOOK COMPLIANT FRAMEWORKS**  
for all types of construction projects



**INDUSTRY LEADING PAYMENT TERMS**  
at 28 days to your local supply chain



**SOCIAL VALUE: AVERAGE OF 38%**  
of the contract value returned as social engagement activities of your choice. Can include Covid 19 Recovery, Tackling Economic Inequality, Equal Opportunity, Fighting Climate Change, and Wellbeing



**YOUR VFM ASPIRATIONS IDENTIFIED AND DELIVERED;**  
locked into the project delivery plan and regularly monitored. Fully open book pricing process, with minimum 3 suppliers invited to tender for each work package – 100% of the project costs are demonstrated



**EARLY CONTRACTOR AND SUPPLY CHAIN ENGAGEMENT;**  
facilitates efficient project delivery capitalising on the innovation and ingenuity of the whole team to retain maximum value within the project outcomes



# CASE STUDIES

## UNIVERSITY HOSPITAL LLANDOUGH, SPINAL REHABILITATION UNIT



The new state of the art facilities will assist staff in providing an exceptional service for rehabilitating patients with spinal and neurological conditions. We also delivered urgent works during the project, so that the Health Board were able to offer additional Covid 19 beds to critical patients very quickly.

## THE WHITEHOUSE HEALTH CENTRE, MILTON KEYNES



The new facility provides additional integrated health and care services to the town's expansion area. Willmott Dixon also supported growth in Milton Keynes, by investing in community initiatives; work placements, engagement with young people about career opportunities and voluntary projects that improve local environments. SME engagement and spend: 100%

## ST MARY'S HOSPITAL, IMPERIAL COLLEGE HEALTHCARE NHS TRUST



PICU refurbishment and extension delivered in a live environment with works just 6 feet away from a live ICU cot.

### Key outcomes upon completion:

- CQC rating moved from 25th to 1st in the country
- Infection rates drastically reduced
- Patient stays are shorter as recovery is quicker due to the more efficient and therapeutic environment
- Staff recruitment figures and retention improved

# CASE STUDIES

## EAST SUSSEX HEALTHCARE NHS TRUST



**£2m ward refurbishment at Eastbourne Hospital.**  
Covid put extreme pressure on the Trust on capacity to treat patients in Nov/Dec'20. We accelerated works in order to provide additional bed space and handed over 6 beds early in December and the remaining 22 beds on 18th January 2021, 11 days early.

## SUNDERLAND EMERGENCY DEPARTMENT



**£15m Extension & Refurbishment**  
Progressive patient flows and lean working methodologies provide a layout to reduce waiting times and improve staff efficiency and patient privacy and dignity.

## PEARS BUILDING, INSTITUTE OF IMMUNITY AND TRANSPLANTATION



**The first specialist immunology centre outside the US.**  
The £49m building offers the very best laboratory facilities to enable 200 researchers to find cures and new treatments for global health problems including type 1 diabetes, cancer and organ rejection after transplantation.



# LET'S TALK

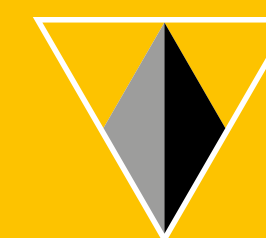


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