

# ● UKBIM Alliance event

**Operations and Asset Management Virtual Conference,  
4 February 2021**

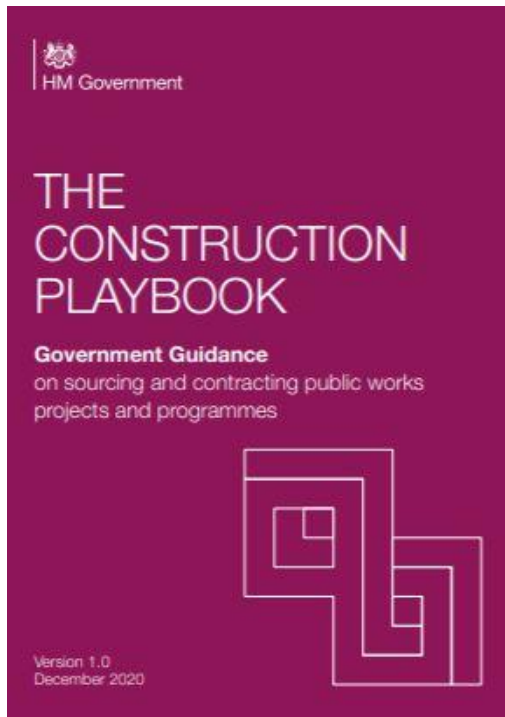


# ● Caroline Gumble

**CEO of the Chartered Institute of Building**



# ● The Construction Playbook



# Objectives:

## **The Construction Playbook aims to:**

1. Reset the relationship with the construction sector to make it more strategic
2. Increase the speed of end-to-end project and programme delivery and contribute to Project Speed
3. Embed delivering best value at the heart of government procurement
4. Drive innovation and the adoption of MMC – including product platforms with standardised designs, components and interfaces
5. Create longer term, sustainable, effective, and fairer contracting arrangements



# Objectives - continued:

**The aims of the Playbook are intended to achieve:**

1. A more productive, efficient, innovative and profitable industry, which delivers better outcomes for clients
2. Improved building and workplace safety
3. Supports the transition to net zero carbon by 2050 and the delivery of other environmental objectives e.g. biodiversity
4. Deliver greater social value



# Timeline:

- Establishment of industry consultative group, developing content of chapters, defining content and approach - June - August 2020
- Detailed drafting of Playbook content and testing with industry groups - August-November 2020
- Launch - December 2020
- Currently - implementation phase
- During 2020 – roll out of training



# Approach:

- 1** Publication of commercial pipelines
- 2** Portfolios & longer term contracting
- 3** Harmonise, digitalise & rationalise demand
- 4** Market health & capability assessments
- 5** Early supply chain involvement
- 6** Outcome-based approach
- 7** Further embed digital technologies
- 8** Should Cost Models & benchmarking
- 9** Delivery Model Assessments
- 10** Risk allocation
- 11** Pricing & payment mechanisms
- 12** Effective contracts
- 13** Assessing the economic & financial standing of suppliers
- 14** Resolution planning



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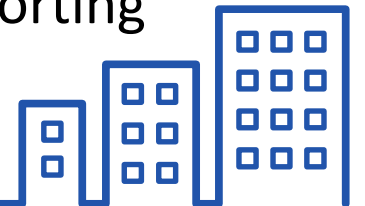
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# Scope:

1. The Construction Playbook applies to all public works projects and programmes, including building, civil engineering, construction or equipment projects
2. It is mandated for central government departments and Arms Length Bodies on a 'comply or explain' basis
3. The Playbook applies to all new projects and programmes from December 2020
4. There will be a package of support to assist Departments and ALBs to implement the Playbook, including wider policy measures, technical guidance, training and direct support
5. Working with the Construction Leadership Council on a plan for supporting implementation in the private sector



# What should the sector do?

1. Ensure the principles and policies set out in the Playbook flow down your supply chain. Adopt collaborative ways of working
2. Embed value-based procurement in tender responses, considering:
  - Achieving net zero by or ahead of 2050
  - Adopting manufacturing-led solutions and invest in innovation
  - Continuing to put health and safety at the heart of all public works projects and programmes
  - Identify how to deliver social and environmental value
3. Submit tender responses that include realistic costs and a fair margin of profit



# What should the sector do, continued:

4. Adopt digital, automated processes and embed prompt payment practices
5. Adopt quality planning processes
6. Meet the standards set out by the UK BIM Framework
7. Use the certainty provided by longer term contracts and pipelines to invest in skills, people and innovation
8. Respond to requests for ongoing financial monitoring and engage collaboratively on potential opportunities and issues



## Where it focuses on BIM & digital implementation:

- Page 3: **“We need to drive industry reform through our buying actions, and this Playbook sets out what we will expect (and will contract for) from industry, including continuous improvement ... and adoption of the UK BIM Framework.”**
- Page 11: **“Contracting authorities should use the UK BIM Framework to standardise the approach to generating and classifying data, data security and data exchange, and to support the adoption of the Information Management Framework and the creation of the National Digital Twin.”**



# Where it focuses on BIM & digital, continued:

## Pre-handover:

Before a project is signed off, it is critical to ensure that the public work is operationally ready to be used. This includes:

- As-built project information model delivered to the contracting authority.
- Information transferred from the project information model to the contracting authority's operator. End user orientation and training should be undertaken, ensuring familiarity with key operating systems.
- Handover of a digitised operation and maintenance manual including the CDM2015 Health and Safety file.
- Initial and extended aftercare plans in place and team mobilised.



# ● The Construction Playbook

